

SENATE STAFF ANALYSIS AND ECONOMIC IMPACT STATEMENT

(This document is based only on the provisions contained in the legislation as of the latest date listed below.)

Date: April 8, 1998 Revised: \_\_\_\_\_

Subject: State Property

	<u>Analyst</u>	<u>Staff Director</u>	<u>Reference</u>	<u>Action</u>
1.	<u>Gee</u>	<u>Voigt</u>	<u>NR</u>	<u>Favorable/CS</u>
2.	<u>Lombardi</u>	<u>Wilson</u>	<u>GO</u>	<u>Favorable</u>
3.	<u>_____</u>	<u>_____</u>	<u>WM</u>	<u>Withdrawn</u>
4.	<u>_____</u>	<u>_____</u>	<u>_____</u>	<u>_____</u>
5.	<u>_____</u>	<u>_____</u>	<u>_____</u>	<u>_____</u>

**I. Summary:**

This bill transfers the ownership of a building from the Game and Fresh Water Fish Commission (GFWFC) to Palm Beach County.

**II. Present Situation:**

In 1958, Palm Beach County sold property located at 551 North Military Trail in West Palm Beach to the GFWFC to be used for an office building. The land was conveyed for a minimal amount, subject to a reversion to the county if the GFWFC ever ceased to use the property. The GFWFC constructed an office building on the site, at least in part using federal funds, and occupied it for many years. The building has become dilapidated and now is unusable due to its condition and extremely poor air quality. The GFWFC has vacated the building, now occupies another site, and wishes to return the site to county ownership, as required by the reverter clause. Due to its constitutional status, real property held by the GFWFC is not required to be titled in the Board of Trustees of the Internal Improvement Trust Fund.

The U. S. Fish and Wildlife Service has indicated that if the building is fully depreciated and is no longer needed for its original purpose, its transfer to the county would not be considered a diversion of license sales proceeds (which provided a portion of the building's cost), and that the service would not object to the action. The GFWFC is now documenting these requirements.

**III. Effect of Proposed Changes:**

The bill directs the GFWFC to transfer its ownership interest in the land and facilities located at 551 North Military Trail in West Palm Beach to the County of Palm Beach. The transfer is

contingent upon the GFWFC determining that the transfer will not result in an ineligibility for future federal funding.

**IV. Constitutional Issues:**

A. Municipality/County Mandates Restrictions:

None.

B. Public Records/Open Meetings Issues:

None.

C. Trust Funds Restrictions:

None.

**V. Economic Impact and Fiscal Note:**

A. Tax/Fee Issues:

None.

B. Private Sector Impact:

None.

C. Government Sector Impact:

The building is of no present value to the GFWFC. The site is expected to be used as a parking lot by the county and has an uncalculated value for that purpose.

**VI. Technical Deficiencies:**

None.

**VII. Related Issues:**

None.

**VIII. Amendments:**

None.

---

This Senate staff analysis does not reflect the intent or official position of the bill's sponsor or the Florida Senate.

---