

**RESOLUTION**

of the

**SEMINOLE COUNTY BOARD OF COUNTY COMMISSIONERS**

**ADOPTING AN INCREASED PRELIMINARY ASSESSMENT FOR WEKIVA GREEN-CHURCHILL DRIVE ROAD IMPROVEMENTS BASED ON REVISED PROJECT COST PROJECTIONS AND SUPPORTED BY A PETITION TO CONTINUE; PROVIDING FOR AN EFFECTIVE DATE.**

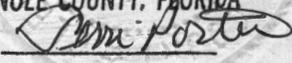
**WHEREAS**, on March 25, 2014, the Board of County Commissioners of Seminole County created the Wekiva Green-Churchill Drive Road Improvement Municipal Service Benefit Unit (Ordinance 2014-19); and

**WHEREAS**, Section 2 of Ordinance 2014-19 provides special accommodations for ensuring continued support from owners of property located within the assessed boundary and benefiting from the proposed improvements should certain assessment increases be anticipated following preliminary procurement activity; and

**WHEREAS**, the preliminary procurement activity (contract award recommendation) per lowest qualified bid exceeds the authorized assessment threshold specified in Ordinance 2014-19; and

**WHEREAS**, the required *Petition to Continue*, attached herein as Exhibit A, coordinated by the Seminole County MSBU Program and required by Ordinance 2014-19, demonstrated a property owner support rate in excess of the required sixty-five percent (65%) to proceed at a higher project cost and increased assessment rate; and

**WHEREAS**, the Board of County Commissioners has held a public hearing to consider concerns of any of the property owners and to make any adjustment it deems necessary to the preliminary assessment per property for authorized road improvements,

CERTIFIED COPY  
MARYANNE MORSE  
Clerk of Circuit Court and Comptroller  
SEMINOLE COUNTY, FLORIDA  
BY   
DEPUTY CLERK

**NOW, THEREFORE, BE IT RESOLVED** by the Board of County Commissioners of Seminole County, Florida that:

**Section 1.** Pursuant to Section 2, Ordinance 2014-19, Seminole County Code, the attached *Petition to Continue* indicating property owner support of the revised cost projection for the Wekiva Green-Churchill Drive Road Improvement MSBU Ordinance is hereby acknowledged and accepted.

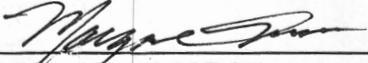
**Section 2.** The project is continued with a revised cost projection of THREE HUNDRED EIGHTY-NINE THOUSAND ONE HUNDRED AND NO/100 DOLLARS (\$389,100.00), with a ten percent (10%) contingency for unknown occurrences and change orders, and with a preliminary assessment rate per benefiting parcel of TEN THOUSAND FIVE HUNDRED SIXTEEN AND NO/100 DOLLARS (\$10,516.00).

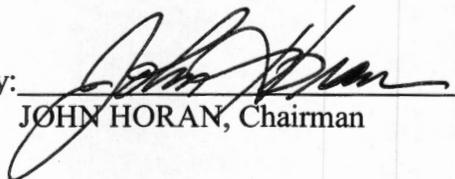
**Section 3.** This Resolution shall become effective upon adoption by the Board of County Commissioners.

**ADOPTED** this 23<sup>RD</sup> day of Feb., 2016.

ATTEST:

BOARD OF COUNTY COMMISSIONERS  
SEMINOLE COUNTY, FLORIDA

  
\_\_\_\_\_  
MARYANNE MORSE  
Clerk to the Board of  
County Commissioners of  
Seminole County, Florida

By:   
\_\_\_\_\_  
JOHN HORAN, Chairman

Attachment:  
Exhibit A – Petition to Continue

AEC/sjs  
1/22/16  
P:\Users\ssharrar\Resolutions\2016\Wekiva Green-Churchill Drive Road Improvements Resolution.doc

Authority: Ordinance 2014-19

PETITION TO CONTINUE

WEKIVA GREEN – CHURCHILL DRIVE ROADWAY IMPROVEMENT MSBU

TO : Seminole County Board of County Commissioners (BCC)
THROUGH : MSBU Program, Department of Resource Management
FROM : Owners of Property along Churchill Drive in Wekiva Green
DATE : December 22, 2015
RE : Cost & Assessment Increase - Churchill Drive Roadway Improvements in Wekiva Green



The projected total cost for completing the requested road improvements exceeds the maximum cost designated in the Ordinance governing the referenced MSBU. Demonstrating continued community support via this Petition to Continue is required before proceeding to the construction phase. If 65% support is not demonstrated, a public hearing will be scheduled to dissolve the MSBU and the maintenance of the roadway will remain a private responsibility.

Project Cost and Assessment Expectations

REVISED ESTIMATE OF PROJECT COST: The following costs are projected in association with completing the required roadway improvements and for providing an indication of the per property assessment associated with the project. These estimated costs are derived from the lowest qualified bid and are subject to change as a result of unknown occurrences and potential change orders.

Table with 2 columns: Item and Amount. Items include Project (Engineering-Construction) \$339,500.00, Contingency [10%] \$33,950.00, Project Management/MSBU Administration \$15,650.00, and Total Project Cost (Estimate) \$389,100.00.

ESTIMATED ASSESSMENT PER PARCEL: For repayment purposes the project cost is allocated equally to each of the thirty-seven properties located along Churchill Drive in Wekiva Green. Based on the above Total Project Cost (Estimate) the assessment (cost share) per property is \$10,516.00. Final assessment would be calculated based on actual project cost whether more or less than the referenced Total Project Cost (Estimated).

ASSESSMENT PAYMENT & FINANCING: Following project completion, property owners are given opportunity to pay the assessment (cost share) in full or to pay the assessment in annual installments billed via the property tax bill. Financing terms (finance fee and pay-back period) for installment billing will be determined by the Board of County Commissioners. Based on the above Total Project Cost (Estimate), the above estimated assessment per parcel, and a repayment period of twenty [20] years, the annual installment payment (including financing expenses) would be \$733.00.

In accordance with the referenced conditions and expectations, and by checking the box designated above, the undersigned hereby submit(s) this petition and attest(s) to be the true and current property owner(s) of:

Parcel: «Parcel» Address: «Address»

Check one box only – either "FOR" or "AGAINST"

"FOR" By checking this box and signing below, I am communicating support for continuing with the road improvements as per the noted cost and assessment increase. I hereby petition Seminole County to proceed with this MSBU by awarding the contracts needed to complete the improvements. I understand the estimated assessment for my property will be increased to \$10,516.00

"AGAINST" By checking this box and signing below, I am communicating opposition for continuing with the road improvements as per the noted cost and assessment increase. I hereby petition Seminole County to dissolve the Wekiva Green-Churchill Drive Roadway Improvement MSBU. I understand that maintenance of the roadway will remain a private responsibility.

Signature \_\_\_\_\_ Date \_\_\_\_\_, 201\_\_ «Owner\_1»

Signature \_\_\_\_\_ Date \_\_\_\_\_, 201\_\_ «Owner\_2»

Signature \_\_\_\_\_ Date \_\_\_\_\_, 201\_\_ «Owner\_3»

NOTE: ALL listed owners must sign to be counted as "FOR".

Petition Deadline January 15, 2016

To be counted, completed petitions must be received in the MSBU Program office by January 15, 2016. Petitions are considered as complete when one box ["FOR" or "AGAINST"] is checked and all owners of record have signed. The filing deadline may be extended if deemed appropriate by the MSBU Program. If the deadline is extended, the revised date will be posted on the MSBU Program website prior to the close of the former deadline. The petition response for property not returning a petition will be noted as "UNKNOWN" and will be counted as an "AGAINST" response. Please return your completed petition to:

MSBU Program
1101 East First Street, Room 3301
Sanford, FL 32771-1468

==> RETURN BY January 15, 2016 <===

«Owner»,
«Owner Street Address»
«Owner City,State,Zip»

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 THROUGH : MSBU Program, Department of Resource Management  
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**REVISED ESTIMATE OF PROJECT COST:** The following costs are projected in association with completing the required roadway improvements and for providing an indication of the per property assessment associated with the project. These estimated costs are derived from the lowest qualified bid and are subject to change as a result of unknown occurrences and potential change orders.

Project (Engineering-Construction)	\$ 339,500.00
Contingency [10%]	\$ 33,950.00
Project Management/MSBU Administration	\$ 15,650.00
<b>Total Project Cost (Estimate)</b>	<b>\$ 389,100.00</b>

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 «Owner Street Address»  
 «Owner City,State,Zip»