RESOLUTION NO. 22-

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF FORT LAUDERDALE, FLORIDA, RELATING TO THE PROVISION OF THE UNDERGROUND UTILITY LINE FACILITIES IN THE LAS OLAS ISLES NEIGHBORHOOD; IMPOSING UNDERGROUND UTILITY LINE ASSESSMENTS AGAINST ASSESSED PROPERTY LOCATED IN THE CITY OF FORT LAUDERDALE, FLORIDA; APPROVING THE ASSESSMENT ROLL; AUTHORIZING A PUBLIC HEARING AND DIRECTING THE PROVISION OF NOTICE THEREOF; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City Commission of the City of Fort Lauderdale, Florida (the "City Commission") has enacted Ordinance No. C-10-12, as amended and codified in Chapter 25, Article IV, Division 2 of the Code of Ordinance of the City of Fort Lauderdale, Florida (the "Ordinance"), which authorizes the imposition of Underground Utility Line Assessments to fund all or any portion of the underground utility line assessed cost upon benefited parcels at a rate of assessment based on the special benefit accruing to such parcel from the provision of underground utility line facilities; and

WHEREAS, the City Commission adopted Resolution No. 13-86 creating an underground utility planning service area for Las Olas Isles Area "B" for the purpose of undertaking certain planning activities for the benefit of property located within the Underground Utility Planning Service Area ("UUPSA") Area "B" with respect to the undergrounding of overhead utility lines; Resolution No. 19-33 electing to use the uniform method of collecting non-ad valorem assessments to be levied for the cost of providing utility undergrounding to properties within the incorporated areas of the City; and Resolution No. 21-198 amending and restating in its entirety Resolution No. 19-123 declaring the intent to install underground utility line facilities in the Las Olas Isles neighborhood and imposing an assessment against property located within the assessment area pursuant to the Ordinance; and

WHEREAS, the City Commission of the City of Fort Lauderdale, Florida, deems it to be in the best interest of the citizens and residents of the City of Fort Lauderdale to adopt this Preliminary Rate Resolution;

BE IT RESOLVED BY THE CITY COMMISSION OF THE CITY OF FORT LAUDERDALE, FLORIDA:

SECTION 1. AUTHORITY. This Resolution is adopted pursuant to the provisions of Ordinance No. C-10-12 as amended by Ordinance No. C-12-37 codified as Division 2, Article IV, Chapter 25 of the City of Fort Lauderdale Code of Ordinances entitled “Undergrounding” (hereinafter referred to as “Ordinance”), Sections 166.021 and 166.041, Florida Statutes, and other applicable provisions of law.

SECTION 2. PURPOSE AND DEFINITIONS. This Resolution constitutes a Preliminary Rate Resolution initiating the annual process for updating the Assessment Roll and directing the reimposition of Underground Utility Line Assessments for a specific fiscal year. All capitalized words and terms not otherwise defined herein shall have the meanings set forth in the Ordinance. Unless the context indicates otherwise, words imparting the singular number include the plural number, and vice versa; the terms "hereof," "hereby," "herein," "hereto," "hereunder" and similar terms refer to this Resolution; and the term "hereafter" means after, and the term "heretofore" means before the effective date of this Resolution. Words of any gender include the correlative words of the other gender, unless the sense indicates otherwise. As used in this Resolution, the following terms shall have the following meanings, unless the context hereof otherwise requires:

SECTION 3. IMPOSITION OF UNDERGROUND UTILITY LINE ASSESSMENTS. Underground Utility Line Assessments shall be imposed against all Tax Parcels within the Las Olas Underground Special Assessment Area for each Fiscal Year in which Obligations remain outstanding as described on the map, Appendix A attached hereto. The Underground Utility Line Assessments shall be computed in accordance with Section 4. When imposed, the Underground Utility Line Assessments for each Fiscal Year shall constitute a lien upon such Tax Parcels pursuant to the Ordinance and shall be collected on the ad valorem tax bill in the manner authorized by the Uniform Assessment Collection Act.

SECTION 4. COMPUTATION OF UNDERGROUND UTILITY LINE ASSESSMENTS. For each Fiscal Year in which Obligations remain outstanding, on or before July 1 preceding each Fiscal Year and based upon the Tax Rolls as of October 1 preceding each Fiscal Year, Underground Utility Line Assessments shall be computed in the following manner:

(A) ANNUAL ASSESSED COSTS. The “Annual Assessed Costs” shall be computed for each Fiscal Year as the sum of (1) the Annual Debt Service Amount, (2) the Annual Administration and Collection Cost Amount, and (3) the Annual Statutory Discount Amount.

(1) The "Annual Debt Service Amount" shall be computed for each Fiscal Year as the amount which would be payable in respect of the Obligations in accordance with a debt service schedule prepared under the following assumptions: (1) the principal installments and administrative, trustee, legal and other costs associated with the Obligations equal those of the Obligations coming due (or estimated to come due) during each Fiscal Year, and (2) the Obligations bear interest at a rate of one full percentage point in excess of the actual (or estimated) rates during each Fiscal Year; provided, however, that the "Annual Debt Service Amount" for any Fiscal Year shall not exceed the principal amount of Obligations then outstanding, plus interest thereon, plus administrative, trustee, legal and other costs due in relation thereto. In the first Fiscal Year in which the Underground Utility Line Assessments for the Las Olas Isles Underground Utility Line Facilities Project are imposed, the City may use an estimated debt service schedule.

(2) The "Annual Administration and Collection Cost Amount" shall be computed for each Fiscal Year as the estimated cost to be incurred by the City during any Fiscal Year in connection with the administration and collection of Underground Utility Line Assessments for the Las Olas Isles Underground Utility Line Facilities Project, including reasonable contingencies.

(3) The "Annual Statutory Discount Amount" shall be computed for each Fiscal Year as the amount allowed by law as the maximum discount for early payment of ad valorem taxes and non-ad valorem assessments plus one percent, currently estimated to equal five percent (5%) of the sum of (a) the Annual Debt Service Amount and (b) the Annual Administration and Collection Cost Amount.

(B) ANNUAL ASSESSED COSTS APPORTIONMENT METHODOLOGY.

(1) The Annual Assessed Costs shall be apportioned each Fiscal Year to specially benefitted Tax Parcels based upon the amount of Equivalent Benefit Units or EBUs attributable to each Tax Parcel in the manner hereinafter described in the City of Fort Lauderdale, Florida Supplemental Engineering and Assessment Methodology Final Report prepared by Stantec Consulting Services, Inc. dated September 2, 2021 (“Supplemental Assessment Methodology Report), supplementing the Town of Jupiter Inlet Colony Utility Undergrounding Assessment Methodology prepared by Willdan Financial Services, dated June 24, 2010 (“Initial Assessment Report”) also described in Appendix B attached hereto which Initial Assessment Report served as the basis of the Town of Jupiter Inlet Colony, Florida’s special assessment validated through the a bond validation process

before the Circuit Court of the Fifteenth Judicial Circuit of the State of Florida, in and for Palm Beach County, Florida done and ordered on March 11, 2011.

(2) EBU reflects the proportional special benefit of each Single-Family Detached Residential Parcel from the improved safety, improved reliability, and improved aesthetics in connection with the proposed utility undergrounding.

(3) Properties that are not a Single-Family Detached Residential Parcel are assigned EBUs proportionally weighted based on a benefit formula that equates each property's specific characteristics and special benefits to that of the single-family residential dwelling unit. Currently, there are no properties within the Las Olas Isles Underground Special Assessment Area that are not Single-Family Detached Residential Parcels.

(4) It is fair and reasonable to determine the degree of benefit between affected parcels through three primary categories of benefit -- 1) improved safety, 2) improved reliability, and 3) improved aesthetics -- as these categories reflect the overall proportional special benefits that properties will receive from the undergrounding of the overhead utilities within the Las Olas Isles Underground Special Assessment Area.

(5) It is fair and reasonable to split the Annual Assessed Cost of the Underground Utility Line Facilities among the three special benefit components based upon the proportionate numbers of EBUs in each category.

(C) PARCEL APPORTIONMENT METHODOLOGY. The Cost Apportionment for the Annual Assessed Costs for each EBU shall be apportioned each Fiscal Year among the Tax Parcels within the Underground Special Assessment Area as follows:

(1) It is fair and reasonable and proportionate to the special benefit received to apportion the Annual Assessed Cost of the Underground Utility Line Facilities based upon EBUs because the aesthetic, safety, and reliability benefits received are substantially proportional to the assessed Tax Parcel's size, density, location and type of development as expressed in EBUs and as more particularly described in the Assessment Methodology Reports.

(2) It is fair and reasonable to the special benefit received to assign all Tax Parcels that are a Single-Family Detached Residential Parcel one EBU per Tax Parcel due to the similar size and use of Single-Family Detached Residential Parcel, so that each Single-Family Detached Residential Parcel shall be assigned one (1) EBU in total – divided in equal

one-third portions comprised of 1/3 Safety EBU, 1/3 Reliability EBU and 1/3 Aesthetic EBU.

(3) It is fair and reasonable and proportionate to the special benefit received by Tax Parcels that are not Single-Family Detached Residential Parcels for safety, reliability and aesthetics to assign a minimum of 1/3 Safety EBU, 1/3 Reliability EBU and 1/3 Aesthetic EBU for such Tax Parcels. The actual number of EBUs assigned to Tax Parcels that are not Single-Family Detached Residential Parcels will be determined on the basis of the Tax Parcel's size, density, and type of development. Currently, there are no properties within the Las Olas Isles Underground Special Assessment Area that are not Single-Family Detached Residential Parcels.

(4) Based on the foregoing and on the methodology described in the Assessment Methodology Report, the maximum assessment rate (the "Maximum Assessment Rate") shall be $2,020 per EBU, calculated based on the assumptions more particularly described in Schedule 1, attached hereto.

SECTION 5. METHOD OF COLLECTION. The Underground Utility Special Assessments shall be collected pursuant to the Uniform Assessment Collection Act, and pursuant to Section 25-131.1 of the Ordinance. No prepayment or acceleration of Assessment will be allowed due to the recalculation of the Annual Assessment based upon new development or redevelopment.

SECTION 6. SEVERABILITY If any clause, section or provision of this Resolution shall be declared unconstitutional or invalid for any reason or cause, the remaining portion of said Resolution shall be in full force and effect and be valid as if such invalid portion thereof had not been incorporated herein.

SECTION 7. ASSESSMENT ROLL. The City Manager is hereby directed to prepare, or cause to be prepared, an Assessment Roll for the Fiscal Year commencing October 1, 2022 in the manner provided in the Ordinance. The Assessment Roll shall include all Tax Parcels within the Las Olas Underground Special Assessment Area. The City Manager shall apportion the estimated Project Cost to be recovered through Underground Special Assessment in the manner set forth in Final Assessment Resolution.

A copy of this Preliminary Rate Resolution, documentation related to the estimated amount of the Project Cost to be recovered through the imposition of Underground Special Assessment, and the Assessment Roll shall be maintained on file in the office of the City Clerk and open to public inspection. The foregoing shall not be construed to require that the Assessment Roll be

in printed form if the amount of the Underground Special Assessment for each parcel of property can be determined by the use of a computer terminal available to the public.

It is hereby ascertained, determined, and declared that the method of determining the Underground Special Assessment for Las Olas Isles Underground Utility Line Facilities as set forth in this Preliminary Rate Resolution is a fair and reasonable method of apportioning the Project Cost among parcels of Assessed Property located within the Assessment Area.

SECTION 8. AUTHORIZATION OF PUBLIC HEARING. There is hereby established a public hearing to be held at 5:01 p.m. on September 12, 2022, in the Commission Chambers of City Hall, 100 North Andrews Avenue, Fort Lauderdale, Florida, 33301 at which time the City Commission will receive and consider any comments on the Underground Special Assessment from the public and affected property owners and to consider (A) creation of the Las Olas Underground Special Assessment Area, (B) imposition of the Assessments, and (C) collection of the Assessments pursuant to the Uniform Assessment Collection Act.

SECTION 9. NOTICE BY PUBLICATION. The City Manager shall publish a notice of the public hearing in the manner and time provided in Sections 25-129.10 of the Ordinance. The notice shall be published no later than August 23, 2022, in substantially the form attached hereto as Appendix C.

SECTION 10. NOTICE BY MAIL. The City Manager shall direct the provision of notice by first class mail to the owner of each parcel of Assessed Property, as required by Section 25-129.11 of the Ordinance.

SECTION 11. EFFECTIVE DATE. This Preliminary Rate Resolution shall take effect upon the final adoption.

ADOPTED this 5th day of July, 2022.

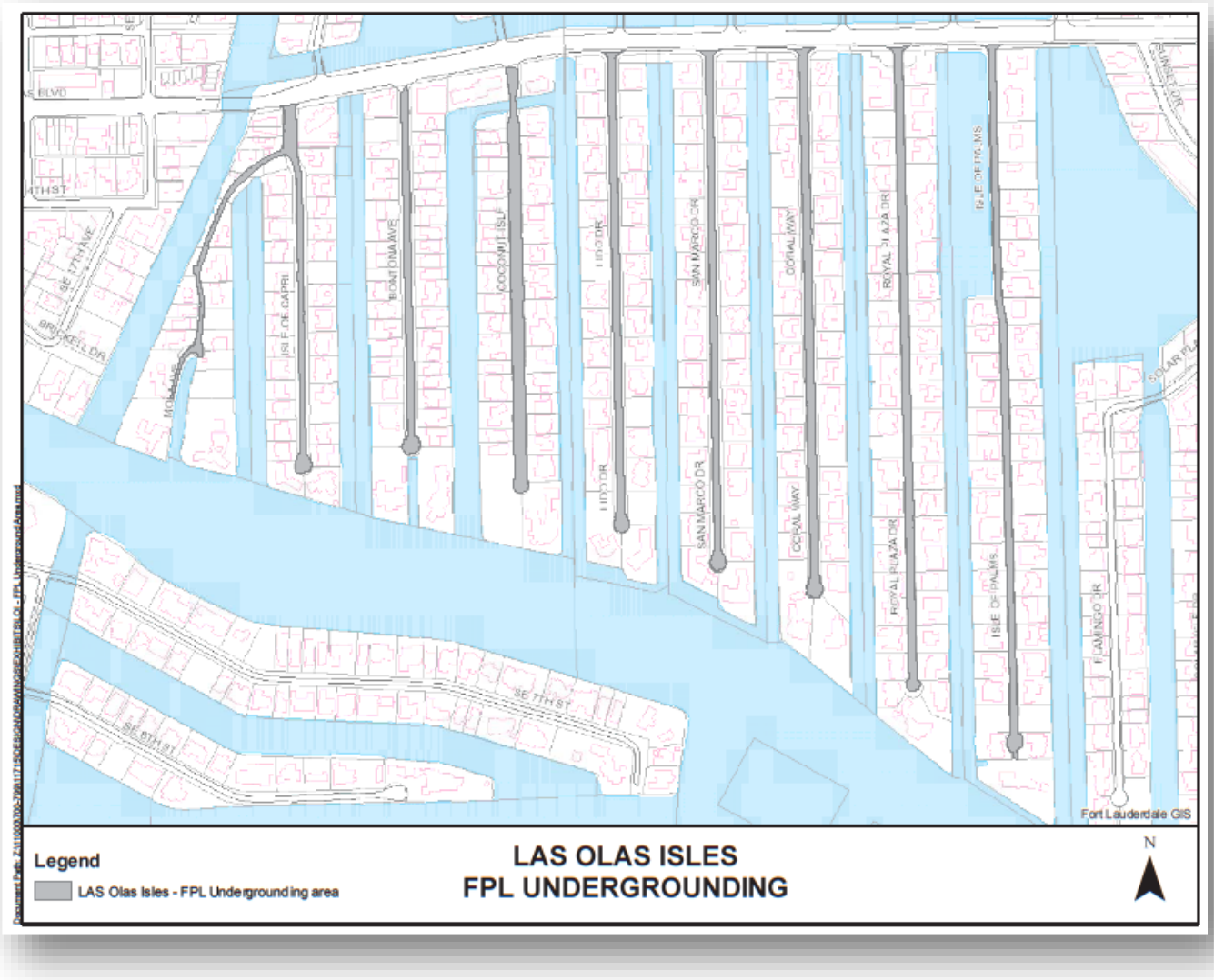
_____
Mayor
DEAN J. TRANTALIS

ATTEST:

_____
City Clerk
DAVID R. SOLOMAN

APPENDIX A

MAP OF LAS OLAS ISLES UNDERGROUND UTILITY
ASSESSMENT AREA AND PROPOSED IMPROVEMENTS



[This map illustrates the boundary of the USAA, street where existing utility lines are located and the location for the proposed Underground Utility Line Facilities]

APPENDIX B

City of Fort Lauderdale, Florida Supplemental Engineering and Assessment Methodology Final Report prepared by Stantec Consulting Services Inc. dated September 2, 2021, supplementing the Town of Jupiter Inlet Colony Utility Undergrounding Assessment Methodology prepared by Willdan Financial Services, dated June 24, 2010

Stantec

City of Fort Lauderdale, Florida

Supplemental Engineering and Assessment Methodology Final Report

September 2, 2021

September 2, 2021

Ms. Susan Grant
Director of Finance
City of Fort Lauderdale
100 N. Andrews Avenue
Fort Lauderdale, FL 33301

Re: Supplemental Engineering and Assessment Methodology Final Report

Dear Ms. Grant,

Stantec Consulting Services Inc. is pleased to present this Final Supplemental Engineering and Assessment Methodology Report performed for the City of Fort Lauderdale, Florida. Stantec appreciates the City's extensive assistance and genuine engagement, without which this Study would not have been possible.

If you or others at the City have any questions, please do not hesitate to call me at (813) 204-3332. We appreciate the opportunity to be of service to the City and look forward to working with you again in the near future.

Sincerely,

Kyle Stevens
Managing Consultant

777 S. Harbour Island Blvd, Suite 600
Tampa, FL 33602
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Ramon Castella, PE, ENV SP, LEED AP
Vice President

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Enclosure
Enclosure

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1. INTRODUCTION

As engineering and financial consultants for the City of Fort Lauderdale, Florida (the "City") in connection with the undergrounding by the City of utility lines in the Las Olas Isles Neighborhood (as defined below), Stantec Consulting Services Inc. ("Stantec") has conducted an assessment methodology and engineering analysis (the "Supplemental Engineering and Assessment Methodology Report" or this "Report"). This Report presents the objectives, approach, methodologies, source data and assumptions, as well as the findings and recommendations of Stantec relating to the levy of special assessments in the USAA (as defined below), its analysis of the Initial Methodology Report (as defined below), and in support of the proposed issuance of the Series 2021 Bonds (as defined herein). This Report has been prepared and is intended to comply with the provisions of the Code of Ordinances of the City (the "City Code"), Chapter 25, Article IV, Division 2, that require a "study" in connection with the levy of special assessments to finance the cost of undergrounding projects such as the project described herein.

The City Commission previously adopted the Town of Jupiter Inlet Colony Utility Undergrounding Assessment Methodology, dated June 24, 2010, prepared by Willdan Financial Services (the "Initial Methodology Report"), in connection with the proposed undergrounding project in the Las Olas Isles Neighborhood within the City (the "Las Olas Isles Neighborhood"). The purpose of this Report is to expand upon the findings and methodology used in the Initial Methodology Report with findings and methodology that are specific to the proposed project being undertaken in the USAA. This Report is intended to supplement, not supersede, the Initial Methodology Report.

The Las Olas Isles Homeowners Association expressed its desire to harden the overhead utilities under Section 25-127 of the City Code. In support of this action, the City's Public Works Department– Engineering Division, evaluated the proposed project location (Appendix A: Las Olas Isles FPL Undergrounding), coordinated with the appropriate utility companies, and developed plans and specifications of work in accordance with the requirements of Chapter 25, Article IV, Division 2 of the City Code. Capitalized terms used but not defined in this Report shall have the meanings assigned to such terms in Section 25-124 of the City Code. Property owners within the Las Olas Isles Homeowners Association were balloted according to Section 25-129.4 of the City Code and agreed to pay the total implementation cost of undergrounded utility line infrastructure. On July 9, 2019, the City Commission publicly recognized the intent of the Las Olas Isles Homeowners Association and authorized an underground utility assessment.

Based on the Initial Methodology Report and the assessment proceedings undertaken by the City in connection therewith (the "Initial Assessment Proceedings"), the City has already levied and collected special assessments in Fiscal Years 2020 and 2021, and expects to levy and collect special assessments for Fiscal Year 2022. The proceeds of the special assessments collected in

Fiscal Years 2020 – 2022 will be applied by the City to reduce the cost of the undergrounding project described herein that is to be financed with the proceeds of the Series 2021 Bonds (as defined herein).

The principal objectives of this Supplemental Engineering and Methodology Report are:

Benefits Conferred to Parcels – Describe the physical improvements to utility infrastructure that convey benefits to the individual parcels served by the improvements and certify that the assessment imposed on parcels will be less than the benefit conferred to parcels.

Special Assessment Methodology Analysis – Analyze and validate that the initial methodology for assessing the cost of undergrounding utilities in the Las Olas Isles Neighborhood comports with the special benefits conferred to individual parcels served by the improvements.

Application of the Methodology – Apply the proposed methodology to the USAA to determine the amount of special benefit received by each parcel within the USAA from the undergrounding of utilities and to apportion the total cost fairly and equitably among the individual parcels within the USAA.

Establishing the City's Ability to Levy Special Assessment – Conduct a brief review of the legal authority providing the City the authority to levy a special assessment for the desired purpose and define the legal tests that must be satisfied for special assessments.

The following sections of this Report discuss each of the objectives in greater detail and provide the recommended assessment methodology.

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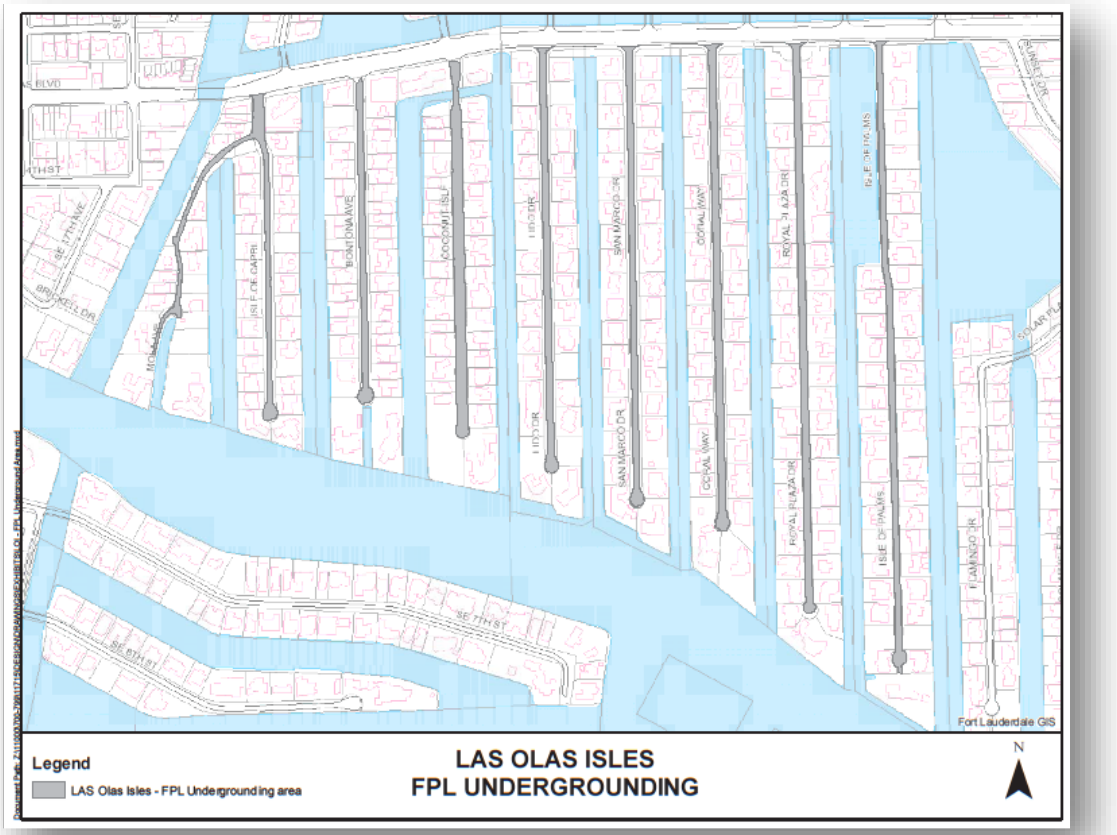
2. UTILITY UNDERGROUNDING BENEFIT AREA

The proposed utility undergrounding improvements are confined to a defined area referred to as the Las Olas Isles Neighborhood's underground special assessment area (the "USAA"). Broadly speaking, the USAA includes nine residential streets in the Las Olas Isles Neighborhood and is bordered by East Las Olas Boulevard to the north, the New River to the south and canals on both the east and west ends. The USAA currently contains 309 single family parcels, is substantially built out and no other land uses are present. Figure 2-1 includes a map of the area. The parcels contained in the USAA are those that are expected to receive direct tangible benefit from the proposed utility undergrounding improvements and are therefore included in the assessment and this analysis.

Figure 2-1: Los Olas Isles Benefit Area



3. NATURE OF THE IMPROVEMENTS

The City intends to convert the existing overhead electrical, telephone and cable utility systems in the Las Olas Isles Neighborhood to an underground configuration. The sequencing of such a project starts with the installation of the necessary underground conduits, pull boxes, vaults and junction boxes. These installations are composed of empty PVC conduits of varying sizes, as required to accommodate the proposed underground systems for the three utilities, Florida Power and Light, Comcast and AT&T. Since the existing Las Olas Isles Neighborhood is essentially fully developed, most of the linear conduit installation work will be done via "trenchless" technologies, such as horizontal directional drilling, which allows the conduit to be installed with minimal disturbance to aboveground features such as pavements, driveways and landscaping. Some of the conduit installation will require trenching and backfill. For this project, the City will hire a Contractor to perform this installation work, including the service lines to each individual single-family parcel.

Once the new underground conduit systems have been installed and verified to be correctly configured and located (horizontally and vertically), the electrical, telephone and cable companies will then come in with their crews and contractors and install their new wiring, transformers, switchgear and other equipment inside the new underground system of conduits that were installed. Some of the new equipment will sit aboveground, typically on concrete pads, and be located as unobtrusively as possible, and often shielded by landscaping. When the utility companies have finished their work, and all systems have been verified to be working correctly, they will switch over the individual house services from the existing overhead services to the newly installed underground services. Finally, the Contractor will take down the old poles, wires and other overhead equipment and dispose of those materials. The City will then perform restoration activities within the affected roadway corridors, such as paving, sidewalk repairs, sodding and landscape replacement.

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4. UTILITY UNDERGROUNDING PROJECT COST

The project budget, presented below in Table 4-1, is developed from the summation of the estimated contracted services and related costs. The City has bid, received prices from, and selected a contractor to perform the work. Further, agreements between the electric utility, Florida Power and Light, and the two communication utilities, Comcast and AT&T, include firm values for the utility related work. The project budget includes costs for new streetlight infrastructure, and soft costs such as engineering design as well as construction supervision. In addition to the costs related to the construction, the City will incur costs related to financing the project. Financing costs include bond counsel, disclosure counsel, underwriting, issuance, and financial advising. For budget purposes, these anticipated financing costs, plus a contingency percentage related to the construction, were included in the estimate. In total, the project is estimated to cost $9,000,000. The City anticipates funding the project with proceeds from the issuance of the Series 2021 Bonds described below, with the resulting annual payments of principal and interest to be paid from special assessments to be levied and collected over a period not to exceed twenty-seven (27) years (since the City has already levied and collected special assessments in Fiscal Year 2020 and 2021, and expects to levy and collect special assessments in Fiscal Year 2022, pursuant to the Initial Assessment Proceedings). The actual cost of financing will be finalized as the City secures the long-term financing for the project.

Table 4-1: Estimated Project Cost

Activity	Amount
Engineering Design, Supervision, Contingency	$350,000
Construction Services, including service drops & restoration	$4,733,400
Communication Utility Costs (Comcast & ATT)	$1,224,700
Electrical Utility Costs (FPL)	$1,313,073
Bond Issuance and Contingency	$1,378,827
Total:	**$9,000,000**

The budgeted costs represent the estimated cost of replacing existing power lines, phone lines, cable television and internet communications facilities. Currently, these lines are suspended in the air with a network of utility poles along with the associated electrical transformers, switches, and other appurtenances necessary to bring electrical and communications utilities to the properties within the Las Olas Isles Neighborhood. The engineers considered costs associated with, but not limited to, trenching, horizontal directional drilling, installing new utility vaults, conduits, transformers, access points, laying conduit lines into the trenches, switching services to the underground systems, placing new street lighting poles and fixtures, and removing the existing overhead lines poles, wires and related equipment. Additional costs included by the engineers are costs for inspection of the work and management of the project.

The project is expected to require less than 12-months to complete, with phasing implemented by the Contractor and in accordance with agreements between the City and the overhead utility companies. The City and each overhead utility company will enter into agreements indicating the participation of the respective utility, describing phasing, sequencing, and transfer of services to each property. The agreements indicate timeframes and requirements for inspection and monitoring to facilitate the satisfactory completion of the Work in the Las Olas Isles Neighborhood. To finance a portion of the cost of acquiring, constructing and implementing the project, the City is expected to issue its not to exceed $9,000,000 Special Assessment Bonds, Series 2021 (Las Olas Isles Undergrounding Project) (the "Series 2021 Bonds"). Payment of the Series 2021 Bonds will be secured by special assessments levied on all benefitted properties within the USAA. Special assessments have been levied on the benefitted properties within the USAA pursuant to the Initial Assessment Proceedings and collected on the tax roll since fiscal year 2020. As of the end of July 2021, the City has collected approximately $479,343 in special assessments from the USAA, which amount, together with any special assessments levied and collected pursuant to the Initial Assessment Proceeding for Fiscal Year 2022, will be used to pay costs of the project and reduce the par amount of the Series 2021 Bonds.

The annual costs recovered in the assessment are comprised of three distinct components which are defined in detail in the City's declaration resolution and summarized below.

Annual Debt Service Amount - The annual amount associated with principal and interest repayment on the Series 2021 Bonds issued to finance the construction and purchase cost of the infrastructure.

Annual Administration Amount and Collection Amount - This portion covers the administration and collection of special assessments for the USAA, including reasonable contingencies.

Annual Statutory Discount - This portion represents 5% of the annual assessment amount. It accounts for the anticipated collection rate and covers the maximum discount for early tax payment.

The sum of the three cost components represents the total amount of revenue requirement that is to be collected as a non-ad valorem special assessment and is recalculated on an annual basis. Once established, the total annual revenue requirement becomes the amount that will be proportioned to the benefiting properties using the recommended assessment methodology based on the benefits received by parcels in the USAA.

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5. BENEFIT APPORTIONMENT METHODOLOGY

This section identifies the benefits of undergrounding utilities and the rationale for determining how benefits accrue to parcels contained in the special benefit area from the proposed utility undergrounding improvements. Additionally, the apportionment methodology is discussed along with recommendations for application of the methodology in the special benefit area.

The improvements to be undertaken in the USAA will benefit each parcel in the Las Olas Isles Neighborhood though three primary means, generally described herein and more particularly summarized in Table 5-1. First, through improved safety conditions around electrical distribution equipment. In undergrounding the local distribution equipment, adverse events, such as fallen lines or support poles, are avoided. This benefit is especially valuable when adverse weather events, such as severe tropical storms, tornadoes and hurricanes are considered. Such weather events frequently affect South Florida coastal areas like the City. Undergrounding utilities hardens the electrical systems' ability to withstand high winds, storm surges, and other damage from extreme weather events. This reduces the possibility of damage to property or lives in the benefitted area. The benefits accruing to each parcel include the elimination of costs incurred to protect against the inherently unsafe conditions created by overhead utility lines.

Second, when electrical utility services are undergrounded, there is also an improvement in the reliability of services. This benefit accrues to each parcel as more reliable service equates to a lower frequency of service outages and lesser duration of outages when they do occur. This benefit is tangible and significant in South Florida coastal areas like the City, where extreme weather events that can cause major service outages occur frequently.

Third, in areas where the utility lines for electrical services are underground, the aesthetics of the area are improved when contrasted against an area with above ground service. The improved aesthetics result in a more appealing street scape with more unobstructed views in the right-of-way and improved pedestrian access.

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Table 5-1: Benefits Conferred to Parcels

Benefit Type	Benefits	Benefit Conferred to Parcel
Reliability	• Less frequent outages and lower duration outages • Protect the utility facilities from damage due to vehicular impact • Providing an environment that has a better chance of maintaining utility services during and after extreme weather conditions • Providing greater reliability under normal conditions • Facilitating fewer wind outages with lower costs to utility providers for restoration outages due to wind, translating into lower costs for utility customers	• Future Cost Avoidance • Future Service Interruption Avoidance • Increased Parcel Value
Safety	• Greatly reduced chance of personal injury or death from utility lines and poles hazards • Improve visibility along public rights-of-way • Reduce obstructions in the path of vehicles driving off of a right-of-way	• Future Cost Avoidance • Future Injury Avoidance • Increased Parcel Value
Aesthetics	• Improving the aesthetics of an area by removing above-ground utility poles, lines and above-ground appurtenances from view • Decreased obstructions in right of way providing improved pedestrian access	• Increased Parcel Value

The special benefits provided to the property owners within the USAA as a result of the proposed undergrounding improvements exceed the special assessments imposed on the parcels receiving such benefits. In addition to the clear but intangible benefits derived from undergrounding utility lines, some of which are described in Table 5-1, the above summary of benefits also describes some of the present and future cost avoidance from reliability and safety upgrades that will inure to the benefit of parcel owners in the USAA. Among the benefits to be received, future cost

avoidance as a result of the undergrounding project is expected to produce a current increase in property values in the USAA, although the precise amount is unknowable as it involves calculating the probability of future events that would impact reliability or safety. The aesthetic improvements that result from undergrounding are also expected to result in the benefit of increasing property values in the USAA. A review of published literature on the topic suggest that a property value appreciation of 2.5%[1] can reasonably be attributed to the undergrounding of utility lines. The parcels comprising the USAA are some of the highest valued residential parcels in the City. Recent sales data provide a range in property values in the Las Olas Isles Neighborhood from $1 million[2] to in excess of $17 million, with an average property value of approximately $3 million. Applying a 2.5% benefit to the current average market value of the parcels in USAA demonstrates that the cost of the project would need to exceed $24 million to be greater than the monetary collective benefit expected to be conferred solely from the projected increase in property values. Current project costs are estimated to be approximately $9 million. Such analysis helps to demonstrate that the benefits of the proposed undergrounding improvements in the USAA are greater than the cost of the improvements. The conclusion that benefits exceed the cost of the improvements is significantly bolstered by the fact that the parcel owners in the USAA were balloted and such parcel owners overwhelmingly voted in favor of being assessed for the cost of the improvements. Individual parcel owners, through their vote, have effectively and convincingly signaled that they believe the benefits of undergrounding utility lines in the USAA outweigh the cost of the improvements.

The proportional cost of the improvements to the benefits conferred to parcel owners has been assumed to be divided in equal one-third portions. Table 5-2 displays this apportioning of the project costs to the three benefit types in an equal amount.

Table 5-2: Project Cost Allocated to Benefit Type

Benefit Type	Allocation	Amount[3]
Reliability	1/3	$3,000,000
Safety	1/3	$3,000,000
Aesthetics	1/3	$3,000,000
	Total:	**$9,000,000**

[1] STATE HIGHWAY ADMINISTRATION RESEARCH REPORT COST BENEFITS FOR OVERHEAD/UNDERGROUND UTILITIES:

EDWARDS AND KELCEY, INC/EXETER ASSOCIATES, INC

[2] Broward County Property Sales Data examined 8/1/2021

[3] Figures Rounded

A cost apportionment methodology is broadly the mechanism by which the cost of the proposed improvements are assigned to benefitting parcels in relation to the benefit type they receive from the proposed improvements. Cities are given wide deference in regard to the manner in which an apportionment methodology is designed, as it is considered a legislative function, allowing for the inclusion of local development characteristics and relevant property attributes. Two key and sequential steps are required to properly allocate the cost of the proposed utility undergrounding improvements. First, it is necessary to determine if any differences in parcel use characteristics warrant broad customer class distinctions, and second, it is necessary to determine the manner in which benefit is assigned to individual parcels.

With regards to customer class distinctions, the benefit area is homogenous, since it only includes single family home parcels and no other land uses are present or are expected in the future. For this reason, it is reasonable to assume that all parcels in the benefit area can be assessed as a singular customer class and benefit from the improvements in similar manner to one another.

With regards to the way benefits will be assigned to parcels for cost apportionment, an equivalent benefit unit ("EBU") mechanism is recommended. The EBU mechanism allows for the benefits allocated to each parcel to be weighed based on the unique development characteristics of the parcel in relation to the benefits provided by the improvements. This creates a strong rational nexus between the improvements in the benefit area broadly and those conferred to individual parcels within the benefit area. Given that the utility undergrounding improvement results in the defined benefits of reliability, safety and aesthetics, it is recommended that parcels in the improvement area receive a defined benefit allocation reflecting each of the three identified benefit types. For a single-family home parcel, it is recommended that one-third EBU for each type of benefit be assigned, as shown in Table 5-3, reflective of the benefits a single family home parcel receives from the proposed improvements. In total a single-family home parcel will receive 1 EBU of benefit.

Table 5-3: Single Family Parcel Benefit Allocation

Benefit Type	EBU Allocation
Reliability	1/3
Safety	1/3
Aesthetics	1/3
Total	**1**

To derive the gross assessment per parcel, the EBUs per parcel are multiplied by the number of parcels to be assessed in the USAA, as shown in Table 5-4, to generate the total number of EBUs assessed per year. Dividing the gross amount required to be assessed in a year by the number of EBUs will generate the gross assessment per EBU.

Table 5-4: Calculation of Total Assessable EBUs

Metric	Value
EBUs Assigned Per Single Family Home Parcel	1
Total Assessed Single Family Home Parcels in USAA	309
Total EBUs in USAA:	309

The EBU allocation mechanism is commonly utilized to substantiate the appropriateness of electric line undergrounding assessments. Previously, the City adopted the Initial Methodology Report in connection with the proposed undergrounding project in the Las Olas Isles Neighborhood. The Initial Methodology Report outlined a methodology for determining costs, analyzing benefits and accurately establishing special assessments to be collected to fund the costs of undergrounding utility lines in an established residential community comparable to the Las Olas Isles Neighborhood. As part of the supplemental analysis provided herein, this Report validates and affirms the methodology described in the Initial Methodology Report as an acceptable approach and appropriate framework for the imposition and apportionment of special assessments, as described in Chapter 25, Article IV, Division 2 of the City Code, including, without limitation, determining costs, analyzing benefits and accurately establishing the special assessments to be collected to fund the costs of undergrounding utility lines in the USAA. Such methodology considered the unique developmental characteristics of the Las Olas Isles Neighborhood, the reasonably estimated costs of the proposed improvements, the special benefits conferred to each of property from the proposed improvements, and industry best practices. The Las Olas Isles Neighborhood is uniformly comprised of single-family home parcels and, as such, no property currently assessed has greater than 1 EBU assigned for accrued benefit. Should any parcels that are substantially different from a single-family home parcel be developed in the USAA over time, the EBU framework allows flexibility for the assignment of benefit units to conform to the unique developmental characteristics of parcels, in that assigning more benefit units can be accommodated for parcels that demonstrably derive more benefits. For example, if a multifamily parcel were to develop, it would almost certainly warrant a greater allocation of benefit and the benefit units assigned to this parcel could be increased to recognize the greater benefit to the parcel from the improvements. Additionally, over time it is possible that parcels may combine or split during redevelopment; EBUs per parcel and in total can be adjusted accordingly to insure the proper apportionment of benefit to parcels in the USAA.

The use of an EBU-based assessment methodology is consistent with industry best practices, currently in use for comparable communities with similar improvements, and appropriate for the defined USAA. Specifically, the use of reliability, aesthetics, and safety as the measured benefits conferred to parcels from the improvements creates a strong logical nexus in the method of determining benefit and the subsequent allocation of cost to parcels.

6. NON-AD VALOREM ASSESSMENT

This section discusses the legal authority and precedent surrounding non ad valorem assessments as it relates to the undergrounding of utility services. It is intended to be informational and not legal advice.

The City's power to impose a special assessment is set forth in Florida Statues, specifically Chapters 166 and 170. Special assessments are distinguished from taxes in that the parcels assessed must have a special benefit conferred to them from the service or capital infrastructure funded in the assessment. Additionally, the Florida Supreme Court has determined, *"the validity of a special assessment turns on the benefits received by the recipients of the services and the appropriate apportionment of the cost thereof*."

Based on this consideration, a two-pronged test has been developed for determining the validity of special assessments: 1) whether the services/capital investments at issue provide a special benefit to the assessed property; and 2) whether the assessment for the services/capital investments are fairly and reasonably apportioned among the benefitted properties. These are questions of fact to be determined by a legislative body rather than the judiciary or an agency of the executive branch. Thus, the City Commission of the City is the appropriate entity to make the determination of whether a proposed special assessment will satisfy the test established by Florida courts for a valid special assessment.

In deciding what types of projects may be the subject of special assessments by a city, it is prudent to consider the statutorily authorized uses for special assessments imposed by municipalities. Chapter 170, Florida Statutes provides a supplemental and alternative method of making local municipal improvements. This chapter authorizes municipalities to impose special assessments for numerous projects such as the construction, reconstruction, repair and paving of streets, and the construction, reconstruction, and repair of sewers. Of particular significance, section 170.01(1)(d), Florida Statutes, provides that a municipality may:

"*Pay for the relocation of utilities, including the placement underground of electrical, telephone, and cable television services, pursuant to voluntary agreement with the utility, but nothing contained in this paragraph shall affect a utility's right to locate or relocate its facilities on its own initiative at its own expense[.]*"

Thus, the Florida statutes clearly recognize the placement of underground electrical, telephone and cable services as a proper purpose for municipalities imposing special assessments. Additionally, pursuant to its home rule power, the City enacted the ordinances which comprise

Chapter 25, Article IV, Division 2 of the City Code and provide a legal framework for the undergrounding of utilities and the levy of special assessments on benefitted properties to pay the costs of such improvements.

As it relates to prong one of the two prong test, the geographic scope of this assessment is limited to the real property that is contained in the USAA, as this is the project area receiving the electric line undergrounding upgrades. Limiting the geographic scope of the assessment to those parcels that receive benefit ensures that there is a logical nexus between the benefits a parcel receives, and the cost apportioned to the parcel.

To meet the needs of the second prong of the test, a recommended apportionment methodology has been developed to apportion cost to parcels within the USAA, recognizing the benefits that parcels receive from the infrastructure improvements and apportioning cost in alignment with those benefits, namely reliability, safety and aesthetics. The recommended methodology is in alignment with accepted industry best practices and comports with the legal requirements established by the State of Florida and legal precedent.

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7. FINDINGS AND RECOMMENDATIONS

This section presents the key findings and recommendations for the City of the conducted analysis.

1) This analysis certifies that the parcels in the USAA receive benefits from the proposed utility undergrounding improvements in the form of reliability, aesthetics, and safety. Additionally, it is certified that the special assessments proposed to be levied on the parcels within the USAA would be less than the benefit to the parcels to be assessed.

2) This analysis verifies that the Initial Methodology Report and the initial assessment methodology adopted by the City Commission in the Initial Assessment Proceedings is valid and applicable to the unique developmental characteristics of parcels in the USAA where the proposed improvements will be made, and parcels assessed. The assignment of EBUs to parcels is an industry standard mechanism for assigning the cost of improvements such as the proposed utility undergrounding project.

Disclaimer

This document was produced by Stantec Consulting Services, Inc. (“Stantec”) for the City of Fort Lauderdale, Florida (“City”) and is based on a specific scope agreed upon by both parties. Stantec’s scope of work and services do not include serving as a “municipal advisor” for purposes of the registration requirements of the Dodd-Frank Wall Street Reform and Consumer Protection Act (2010) or the municipal advisor registration rules issued by the Securities and Exchange Commission. Stantec is not advising the City, or any municipal entity or other person or entity, regarding municipal financial products or the issuance of municipal securities, including advice with respect to the structure, terms, or other similar matters concerning such products or issuances.

In preparing this report, Stantec utilized information and data obtained from the City or public and/or industry sources. Stantec has relied on the information and data without independent verification, except only to the extent such verification is expressly described in this document. Any projections of future conditions presented in the document are not intended as predictions, as there may be differences between forecasted and actual results, and those differences may be material.

Additionally, the purpose of this document is to summarize Stantec’s analysis and findings related to this project, and it is not intended to address all aspects that may surround the subject area. Therefore, this document may have limitations, assumptions, or reliances on data that are not readily apparent on the face of it. Moreover, the reader should understand that Stantec was called on to provide judgments on a variety of critical factors which are incapable of precise measurement. As such, the use of this document and its findings by the City should only occur after consultation with Stantec, and any use of this document and findings by any other person is done so entirely at their own risk.

APPENDIX A: RIGHT OF WAY IMPACTS BY STREET

NOTES:
1. THE CONDUIT ALIGNMENT SHOWN IS PRELIMINARY. FINAL ALIGNMENT TO BE BASED ON RESULTS OF SOFT DIG POT-HOLES CONTRACTED BY THE CITY OF FORT LAUDERDALE.
2. UTILITIES (FPL, AT&T AND COMCAST) TRANSFORMERS, HANDHOLES AND PEDESTALS HAVE BEEN LOCATED IN ACCORDANCE WITH PRELIMINARY SCHEMATIC DRAWINGS PROVIDED TO THE ENGINEER DURING DESIGN DEVELOPMENT PHASE. FINAL LOCATIONS TO BE REVIEWED, APPROVED/ACCEPTED BY EACH UTILITY COMPANY FOR FINAL CONSTRUCTION DOCUMENT PHASE.
3. PLANS INDICATE THE UNDERGROUNDING CONDUITS AND NECESSARY WORK WITHIN THE STREET R/W ONLY. CONTRACTOR TO REFER TO EACH UTILITIES PLANS FOR ROUTING FROM TRANSFORMERS, HANDHOLES AND PEDESTALS TO THE INDIVIDUAL RESIDENCE SERVICE POINTS.
LEGEND PROPOSED:
LOCATION TO BE CONFIRMED
MATCHLINE - SEE SHEET 06
BID SET
PROJECT # 11715
LAS OLAS ISLES UNDERGROUNDING
O/H TO U/G CONVERSION
MOLA AVE
PLAN
05
CITY OF FORT LAUDERDALE
PUBLIC WORKS DEPARTMENT
ENGINEERING & ARCHITECTURE
100 North Andrews Avenue, Fort Lauderdale, Florida 33301

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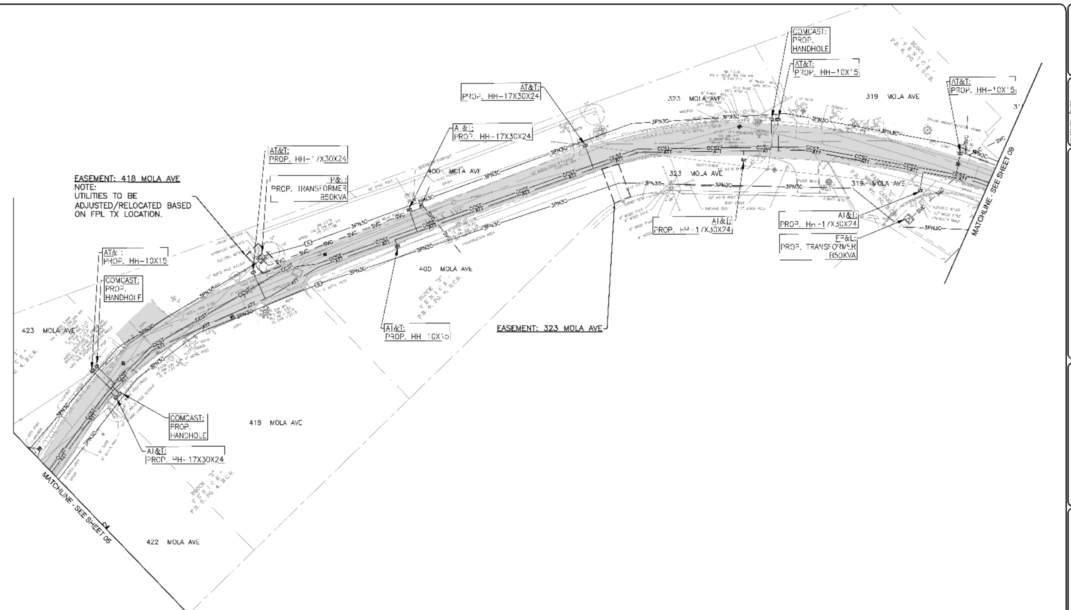

GRAPHIC SCALE
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(IN FEET)
1 inch = 20 ft.

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LEGEND PROPOSED:

- FNC — FLORIDA POWER & LIGHT FEEDER NETWORK CABLE AND CONDUIT
- #PN#C — FLORIDA POWER & LIGHT PRIMARY CABLE AND CONDUIT
- SVC — FLORIDA POWER & LIGHT SERVICE CABLE AND CONDUIT
- ATT — AT&T CONDUIT
- CCST — COMCAST COMMUNICATIONS CONDUIT
- AT&T PROPOSED HANDHOLE
- COMCAST PROPOSED HANDHOLE
- CITY STREET LIGHT SPLICE BOX
- CITY STREET LIGHT FOUNDATION
- CITY HANDHOLE
- PROPOSED BORE PIT
- FP&L SPLICE BOX
- FP&L FEEDER SPLICE BOX
- FP&L SWITCH CABINET
- FP&L TRANSFORMERS (PROPOSED)
- FP&L TRANSFORMERS (EXISTING)
- EXISTING PAVEMENT
- FP&L FUSE CABINET
- FP&L CAPACITOR BANK
- FP&L SPLICE BOX
- FP&L HANDHOLE

BID SET

PROJECT # 11715
LAS OLAS ISLES UNDERGROUNDING
O/H TO U/G CONVERSION
MOLA AVE
PLAN

SHEET NO. 06
TOTAL: 60
CAD FILE: 11715-BID-MULTI-PLAN
DRAWING FILE NO. 4-106-94

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CITY OF FORT LAUDERDALE
PUBLIC WORKS DEPARTMENT
ENGINEERING & ARCHITECTURE
100 North Andrews Avenue, Fort Lauderdale, Florida 33301

DRAWN BY: CWD
DATE: 09/18/20
DESIGNED BY: CC
SCALE: AS NOTED
CHECKED BY: RV
FIELD BOOK:

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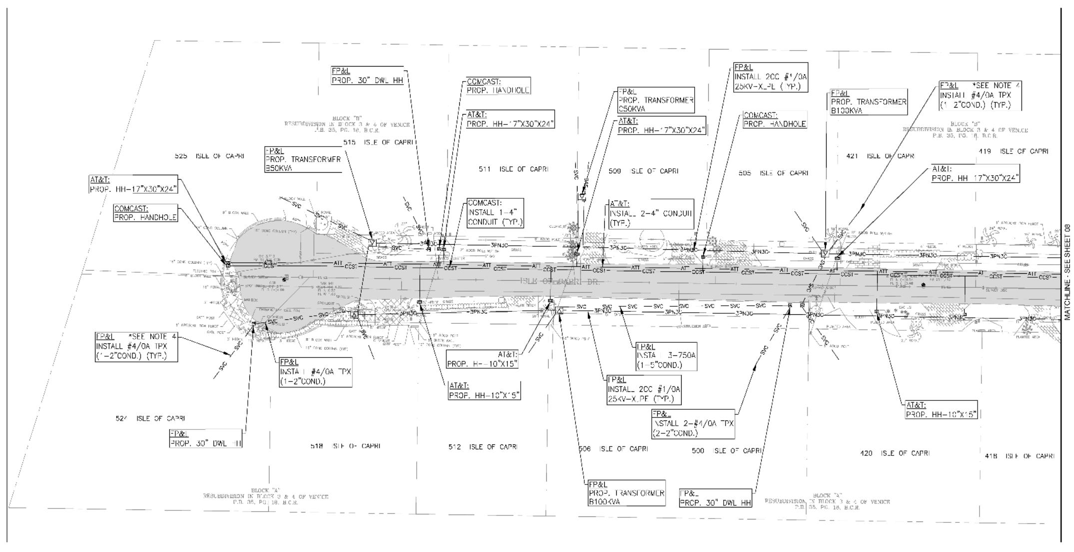

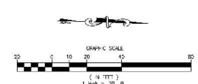

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4. TYPICAL FOR THE MAJORITY OF ALL FPL SERVICES UNLESS OTHERWISE CALLED OUT.

LEGEND PROPOSED:

- FNC — FLORIDA POWER & LIGHT FEEDER NETWORK CABLE AND CONDUIT
- #PN#C — FLORIDA POWER & LIGHT PRIMARY CABLE AND CONDUIT
- SVC — FLORIDA POWER & LIGHT SERVICE CABLE AND CONDUIT
- ATT — AT&T CONDUIT
- CCST — COMCAST COMMUNICATIONS CONDUIT
- AT&T PROPOSED HANDHOLE
- COMCAST PROPOSED HANDHOLE
- CITY STREET LIGHT SPLICE BOX
- CITY STREET LIGHT FOUNDATION
- CITY HANDHOLE
- PROPOSED BORE PIT
- FP&L SPLICE BOX
- FP&L FEEDER SPLICE BOX
- FP&L SWITCH CABINET
- FP&L TRANSFORMERS (PROPOSED)
- FP&L TRANSFORMERS (EXISTING)
- EXISTING PAVEMENT
- FP&L FUSE CABINET
- FP&L CAPACITOR BANK
- FP&L SPLICE BOX
- FP&L HANDHOLE

BID SET

PROJECT # 11715
LAS OLAS ISLES UNDERGROUNDING
O/H TO U/G CONVERSION
ISLE OF CAPRI
PLAN

REVISIONS				
NO.	DATE	BY	CHK'D	DESCRIPTION

CITY OF FORT LAUDERDALE
PUBLIC WORKS DEPARTMENT
ENGINEERING & ARCHITECTURE
100 North Andrews Avenue, Fort Lauderdale, Florida 33301

DRAWN BY: CMG | DATE: 09/15/20
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FIELD BOOK:

SHEET NO. 07
TOTAL: 50
CAD FILE: 11715-BID-MULTI-PLAN
DRAWING FILE NO. 4-136-94

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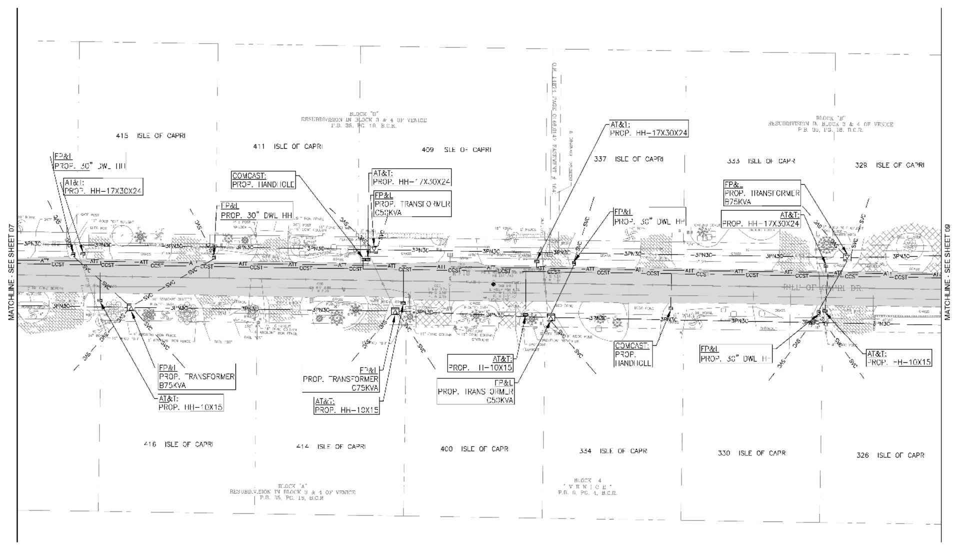

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AT&T PROPOSED HANDHOLE
COMCAST PROPOSED HANDHOLE
CITY STREET LIGHT SPLICE BOX
CITY STREET LIGHT FOUNDATION
CITY HANDHOLE
PROPOSED BORE PIT

FP&L SPLICE BOX
FP&L FEEDER SPLICE BOX
FP&L SWITCH CABINET
FP&L TRANSFORMERS (PROPOSED)
FP&L TRANSFORMERS (EXISTING)

EXISTING PAVEMENT
FP&L FUSE CABINET
FP&L CAPACITOR BANK
FP&L SPLICE BOX
FP&L HANDHOLE

GRAPHIC SCALE
20 0 10 20 40 80
(IN FEET)
1 inch = 20 ft.

BID SET

PROJECT # 11715
LAS OLAS ISLES UNDERGROUNDING
O/H TO U/G CONVERSION
ISLE OF CAPRI
PLAN

SHEET NO. 08
TOTAL: 60
CAD FILE: 11715-BID-MULTI-PLAN
DRAWING FILE NO. 4-136-94

REVISIONS				
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CITY OF FORT LAUDERDALE
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100 North Andrews Avenue, Fort Lauderdale, Florida 33301

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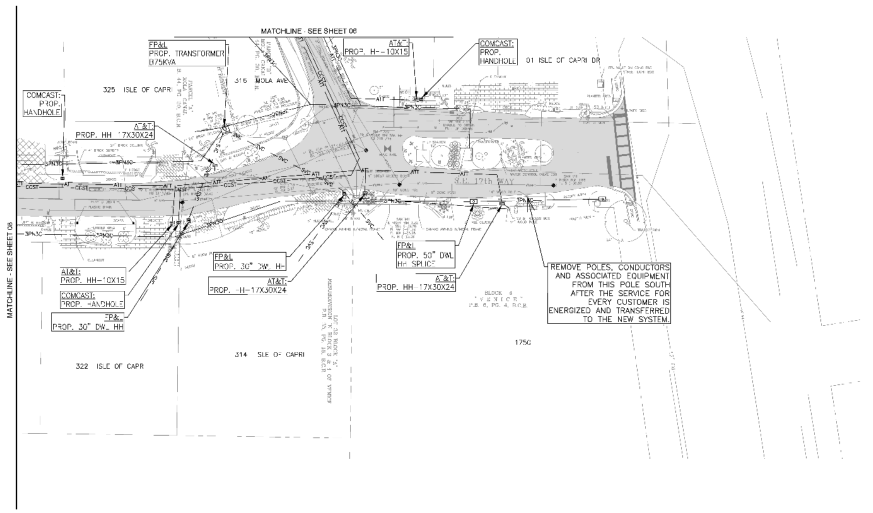

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CITY STREET LIGHT SPLICE BOX
CITY STREET LIGHT FOUNDATION
CITY HANDHOLE
PROPOSED BORE PIT

FP&L SPLICE BOX
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FP&L TRANSFORMERS (PROPOSED)
FP&L TRANSFORMERS (EXISTING)

EXISTING PAVEMENT
FP&L FUSE CABINET
FP&L CAPACITOR BANK
FP&L SPLICE BOX
FP&L HANDHOLE

GRAPHIC SCALE 20 0 10 20 40 80 (IN FEET) 1 inch = 20 ft.

BID SET

PROJECT # 11715
LAS OLAS ISLES UNDERGROUNDING
O/H TO U/G CONVERSION
ISLE OF CAPRI - MOLA AVE
PLAN

SHEET NO. 09 TOTAL: 60

CITY OF FORT LAUDERDALE
PUBLIC WORKS DEPARTMENT
ENGINEERING & ARCHITECTURE
100 North Andrews Avenue, Fort Lauderdale, Florida 33301

DRAWN BY: CVD DATE: 06/18/20
DESIGNED BY: CC SCALE: AS NOTED
CHECKED BY: RV

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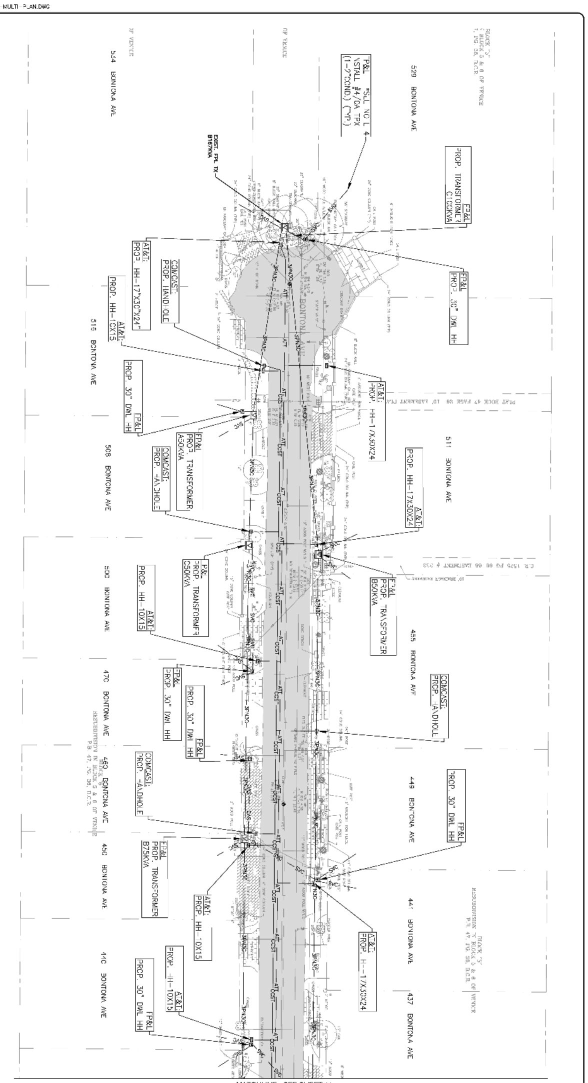
- FP&L CAPACITOR BANK
- FP&L SPLICE BOX
- FP&L HANDHOLE



MATCHLINE - SEE SHEET 11

BID SET

SHEET NO.	10

PROJECT # 11715
LAS OLAS ISLES UNDERGROUNDING
O/H TO U/G CONVERSION
BOTONA AVE
PLAN

REVISIONS				
NO.	DATE	BY	CHK'D	DESCRIPTION

CITY OF FORT LAUDERDALE
PUBLIC WORKS DEPARTMENT
ENGINEERING & ARCHITECTURE
100 North Andrews Avenue, Fort Lauderdale, Florida 33301

DRAWN BY: CWD	DATE: 09/18/20
DESIGNED BY: CG	SCALE: AS NOTED
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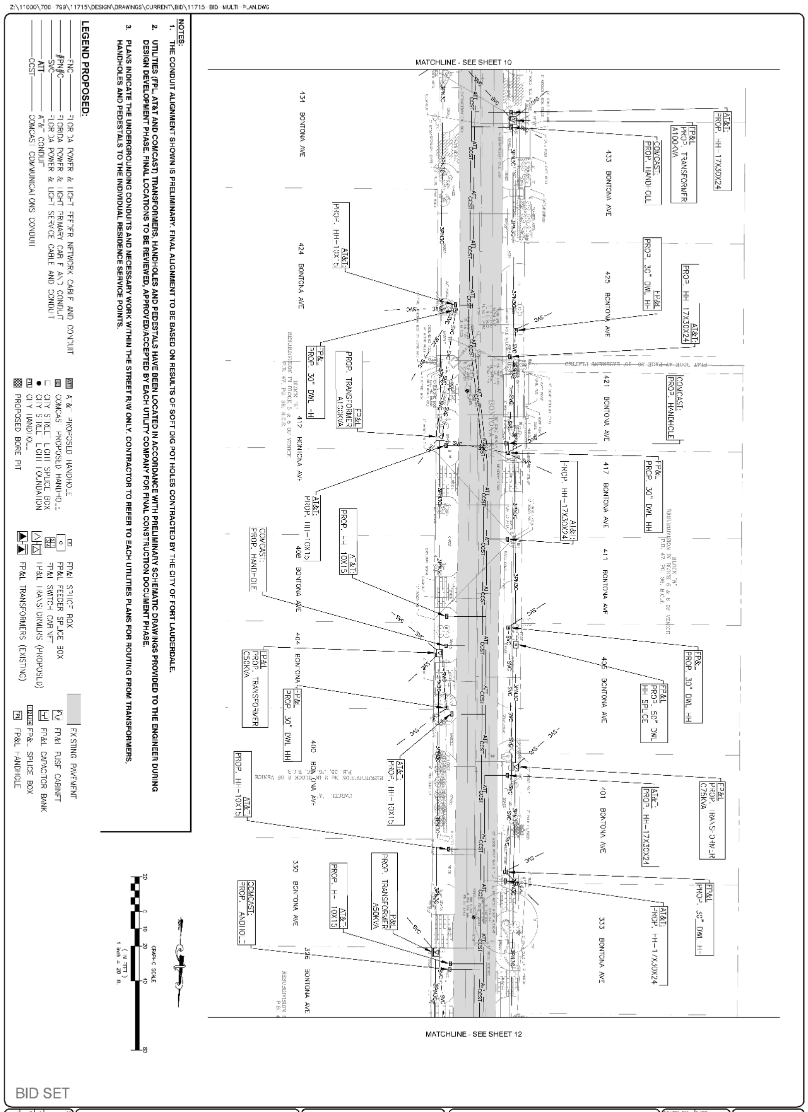
MATCHLINE - SEE SHEET 10
NOTES:
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LEGEND PROPOSED:
MATCHLINE - SEE SHEET 12
BID SET

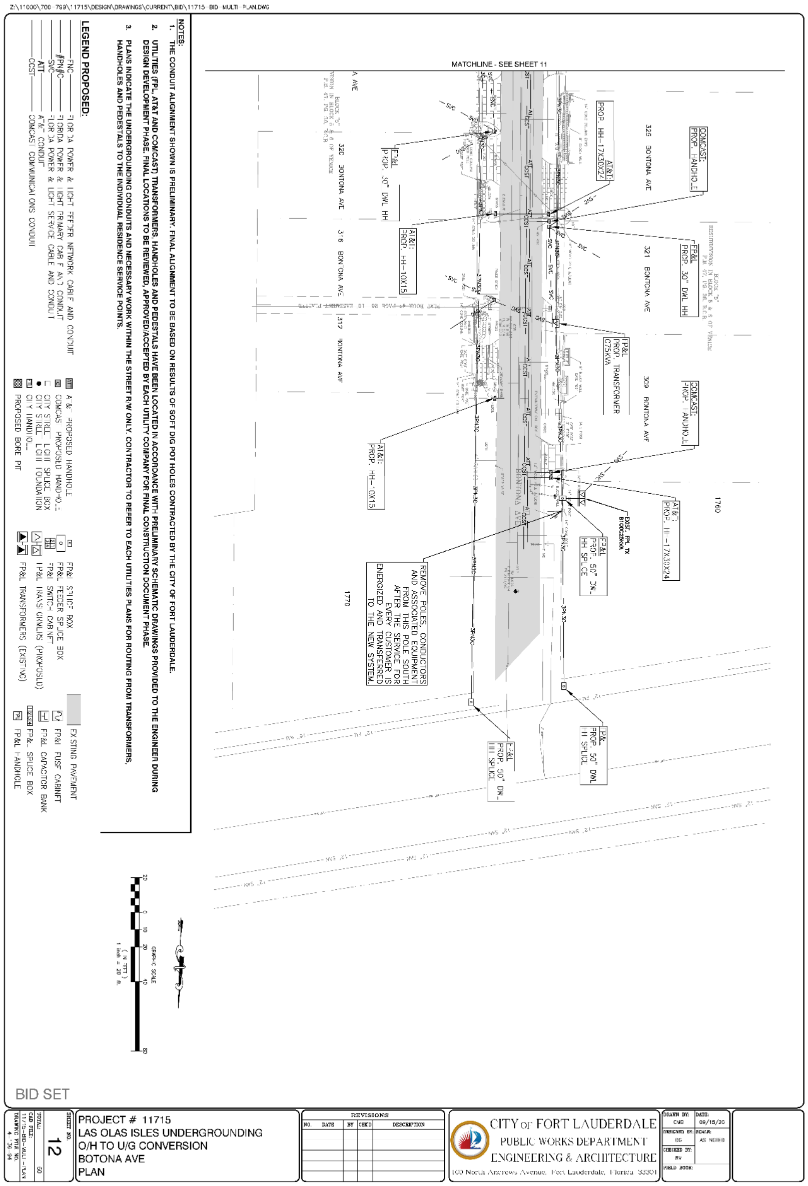
SHEET NO.	PROJECT
11 (TOTAL: 60; CAD FILE: 11715-BID-MULTI-PLAN; DRAWING FILE NO. 4-136-94)	PROJECT # 11715 LAS OLAS ISLES UNDERGROUNDING O/H TO U/G CONVERSION BOTONA AVE PLAN

REVISIONS

NO.	DATE	BY	CHK'D	DESCRIPTION

CITY OF FORT LAUDERDALE
PUBLIC WORKS DEPARTMENT
ENGINEERING & ARCHITECTURE
100 North Andrews Avenue, Fort Lauderdale, Florida 33301

DRAWN BY: CMB	DATE: 09/15/20
DESIGNED BY: CG	SCALE: AS NOTED
CHECKED BY: RV	
FIELD BOOK:	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MATCHLINE - SEE SHEET 11
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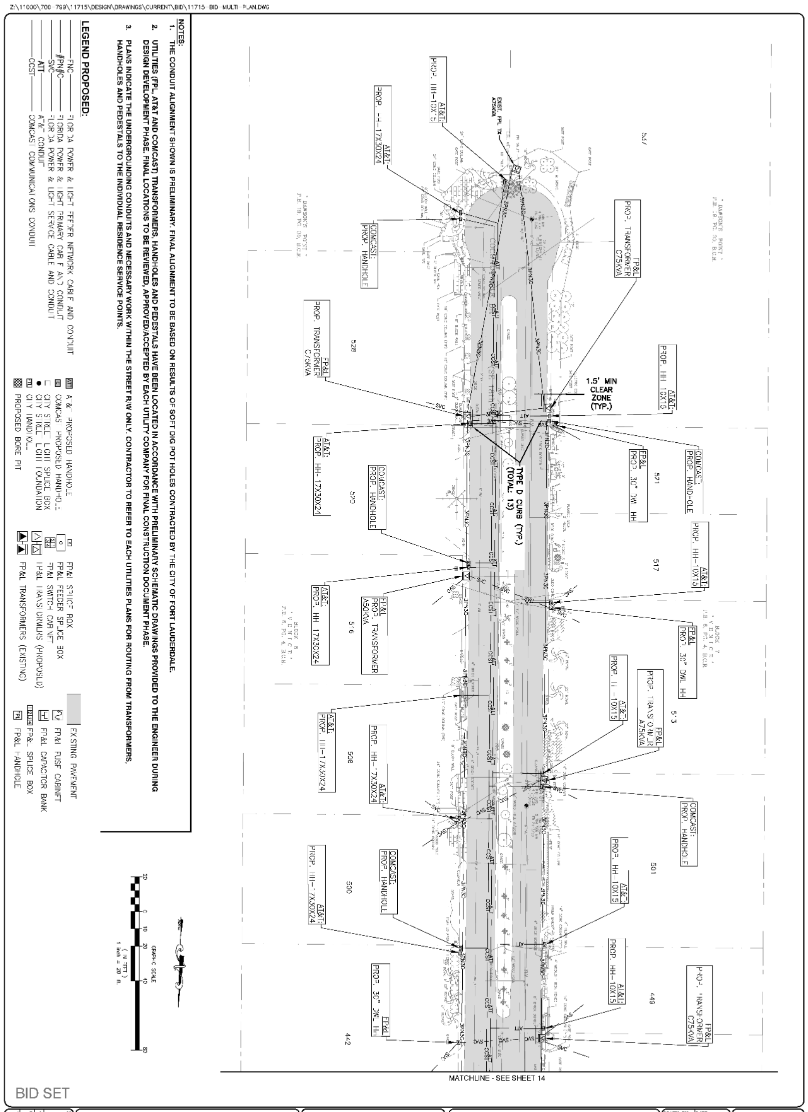
AT&T: PROP. HH-17X30X24
FP&L PROP. TRANSFORMER 075KVA
EXIST. FPL TX
FP&L PROP. 50" DWL HH SPLICE
AT&T: PROP. HH-10X15
325 BONTONA AVE
321 BONTONA AVE
309 BONTONA AVE
320 BONTONA AVE
316 BONTONA AVE
312 BONTONA AVE
BONTONA AVE
1760
1770
REMOVE POLES, CONDUCTORS AND ASSOCIATED EQUIPMENT FROM THIS POLE SOUTH AFTER THE SERVICE FOR EVERY CUSTOMER IS ENERGIZED AND TRANSFERRED TO THE NEW SYSTEM.
NOTES:
1. THE CONDUIT ALIGNMENT SHOWN IS PRELIMINARY. FINAL ALIGNMENT TO BE BASED ON RESULTS OF SOFT DIG POT HOLES CONTRACTED BY THE CITY OF FORT LAUDERDALE.
2. UTILITIES (FPL, AT&T AND COMCAST) TRANSFORMERS, HANDHOLES AND PEDESTALS HAVE BEEN LOCATED IN ACCORDANCE WITH PRELIMINARY SCHEMATIC DRAWINGS PROVIDED TO THE ENGINEER DURING DESIGN DEVELOPMENT PHASE. FINAL LOCATIONS TO BE REVIEWED, APPROVED/ACCEPTED BY EACH UTILITY COMPANY FOR FINAL CONSTRUCTION DOCUMENT PHASE.
3. PLANS INDICATE THE UNDERGROUNDING CONDUITS AND NECESSARY WORK WITHIN THE STREET R/W ONLY. CONTRACTOR TO REFER TO EACH UTILITIES PLANS FOR ROUTING FROM TRANSFORMERS, HANDHOLES AND PEDESTALS TO THE INDIVIDUAL RESIDENCE SERVICE POINTS.
LEGEND PROPOSED:
FNC — FLORIDA POWER & LIGHT FEEDER NETWORK CABLE AND CONDUIT
FPN/C — FLORIDA POWER & LIGHT PRIMARY CABLE AND CONDUIT
SVC — FLORIDA POWER & LIGHT SERVICE CABLE AND CONDUIT
ATT — AT&T CONDUIT
CCST — COMCAST COMMUNICATIONS CONDUIT
AT&T PROPOSED HANDHOLE
COMCAST PROPOSED HANDHOLE
CITY STREET LIGHT SPLICE BOX
CITY STREET LIGHT FOUNDATION
CITY HANDHOLE
PROPOSED BORE PIT
FP&L SPLICE BOX
FP&L FEEDER SPLICE BOX
FP&L SWITCH CABINET
FP&L TRANSFORMERS (PROPOSED)
FP&L TRANSFORMERS (EXISTING)
EXISTING PAVEMENT
FP&L FUSE CABINET
FP&L CAPACITOR BANK
FP&L SPLICE BOX
FP&L HANDHOLE
GRAPHIC SCALE
(IN FEET)
1 inch = 20 ft.
BID SET
PROJECT # 11715
LAS OLAS ISLES UNDERGROUNDING
O/H TO U/G CONVERSION
BOTONA AVE
PLAN
SHEET NO. 12
TOTAL: 50
REVISIONS
NO. DATE BY CHK'D DESCRIPTION
CITY OF FORT LAUDERDALE
PUBLIC WORKS DEPARTMENT
ENGINEERING & ARCHITECTURE
100 North Andrews Avenue, Fort Lauderdale, Florida 33301
DRAWN BY: CWD
DATE: 06/18/20
SCALE: AS NOTED
CHECKED BY: RV

Z:\11000\700-799\11715\DESIGN\DRAWINGS\CURRENT\BID\11715-BID-MULTI-PLAN.DWG

NOTES:
1. THE CONDUIT ALIGNMENT SHOWN IS PRELIMINARY. FINAL ALIGNMENT TO BE BASED ON RESULTS OF SOFT DIG POT HOLES CONTRACTED BY THE CITY OF FORT LAUDERDALE.
2. UTILITIES (FPL, AT&T AND COMCAST) TRANSFORMERS, HANDHOLES AND PEDESTALS HAVE BEEN LOCATED IN ACCORDANCE WITH PRELIMINARY SCHEMATIC DRAWINGS PROVIDED TO THE ENGINEER DURING DESIGN DEVELOPMENT PHASE. FINAL LOCATIONS TO BE REVIEWED, APPROVED/ACCEPTED BY EACH UTILITY COMPANY FOR FINAL CONSTRUCTION DOCUMENT PHASE.
3. PLANS INDICATE THE UNDERGROUNDING CONDUITS AND NECESSARY WORK WITHIN THE STREET R/W ONLY. CONTRACTOR TO REFER TO EACH UTILITIES PLANS FOR ROUTING FROM TRANSFORMERS, HANDHOLES AND PEDESTALS TO THE INDIVIDUAL RESIDENCE SERVICE POINTS.

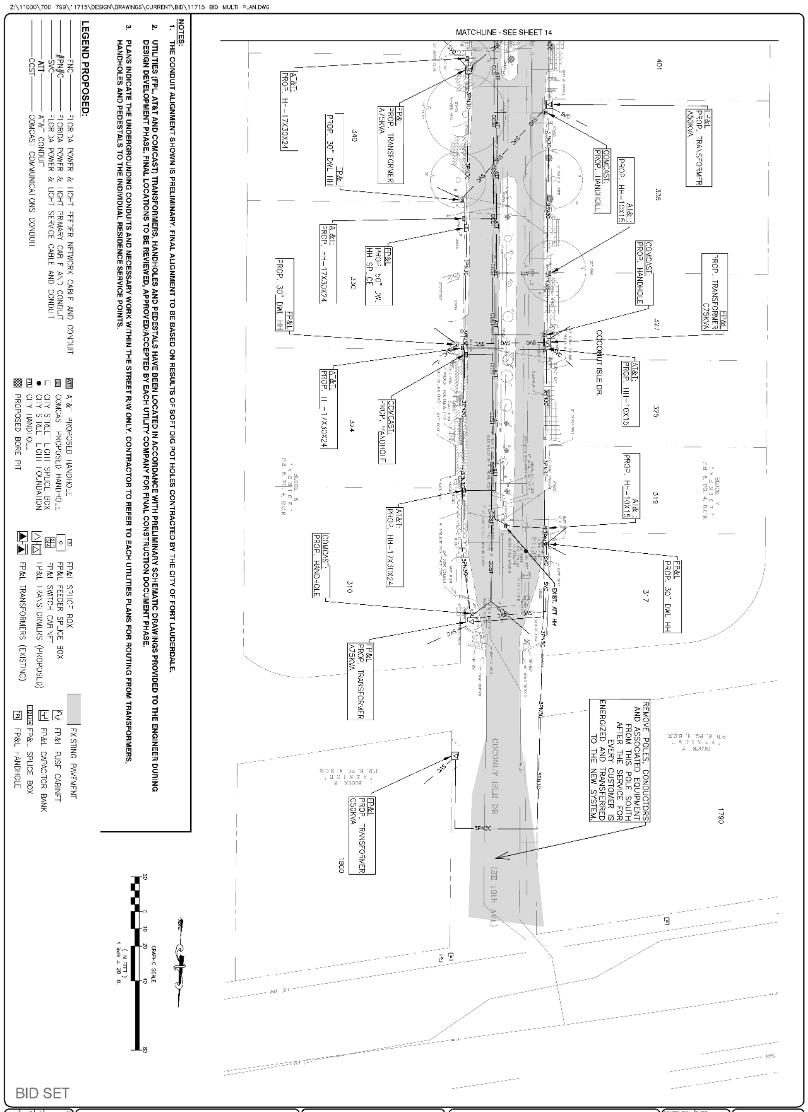


BID SET

SHEET NO. 13 TOTAL: 60 CAD FILE: 11715-BID-MULTI-PLAN	PROJECT # 11715 LAS OLAS ISLES UNDERGROUNDING O/H TO U/G CONVERSION COCONUT ISLES DRIVE PLAN	CITY OF FORT LAUDERDALE PUBLIC WORKS DEPARTMENT ENGINEERING & ARCHITECTURE 100 North Andrews Avenue, Fort Lauderdale, Florida 33301	DRAWN BY: CMB DATE: 09/15/20 DESIGNED BY: CG SCALE: AS NOTED CHECKED BY: RV FIELD BOOK:

REVISIONS				
NO.	DATE	BY	CHK'D	DESCRIPTION

Z:\11000\700-799\11715\DESIGN\DRAWINGS\CURRENT\BID\11715-BID-MULTI-PLAN.DWG
NOTES:
1. THE CONDUIT ALIGNMENT SHOWN IS PRELIMINARY. FINAL ALIGNMENT TO BE BASED ON RESULTS OF SOFT DIG POT HOLES CONTRACTED BY THE CITY OF FORT LAUDERDALE.
2. UTILITIES (FPL, AT&T AND COMCAST) TRANSFORMER, HANDHOLES AND PEDESTALS HAVE BEEN LOCATED IN ACCORDANCE WITH PRELIMINARY ACHROMATIC DRAWINGS PROVIDED TO THE ENGINEER DURING DESIGN DEVELOPMENT PHASE. FINAL LOCATIONS TO BE REVIEWED, APPROVED/ACCEPTED BY EACH UTILITY COMPANY FOR FINAL CONSTRUCTION DOCUMENT PHASE.
3. PLANS INDICATE THE UNDERGROUNDING CONDUITS AND NECESSARY WORK WITHIN THE STREET R/W ONLY. CONTRACTOR TO REFER TO EACH UTILITIES PLANS FOR ROUTING FROM TRANSFORMERS, HANDHOLES AND PEDESTALS TO THE INDIVIDUAL RESIDENCE SERVICE POINTS.
LEGEND PROPOSED:
FPL
AT&T
COMCAST
MATCHLINE - SEE SHEET 13
MATCHLINE - SEE SHEET 15
BID SET
PROJECT # 11715
LAS OLAS ISLES UNDERGROUNDING
O/H TO U/G CONVERSION
COCONUT ISLES DRIVE
PLAN
REVISIONS
CITY OF FORT LAUDERDALE
PUBLIC WORKS DEPARTMENT
ENGINEERING & ARCHITECTURE
SHEET NO. 14



SHEET NO. 15	TOTAL: 60	CAD FILE: 11715-BID-MULI-PLAN
DRAWING FILE NO. 4-36-94		

PROJECT # 11715
LAS OLAS ISLES UNDERGROUNDING
O/H TO U/G CONVERSION
COCONUT ISLES DRIVE
PLAN

REVISIONS				
NO.	DATE	BY	CHK'D	DESCRIPTION

CITY OF FORT LAUDERDALE
PUBLIC WORKS DEPARTMENT
ENGINEERING & ARCHITECTURE
100 North Andrews Avenue, Fort Lauderdale, Florida 33301

DRAWN BY: CMB	DATE: 09/15/20
DESIGNED BY: CG	SCALE: AS NOTED
CHECKED BY: RV	
FIELD BOOK:	

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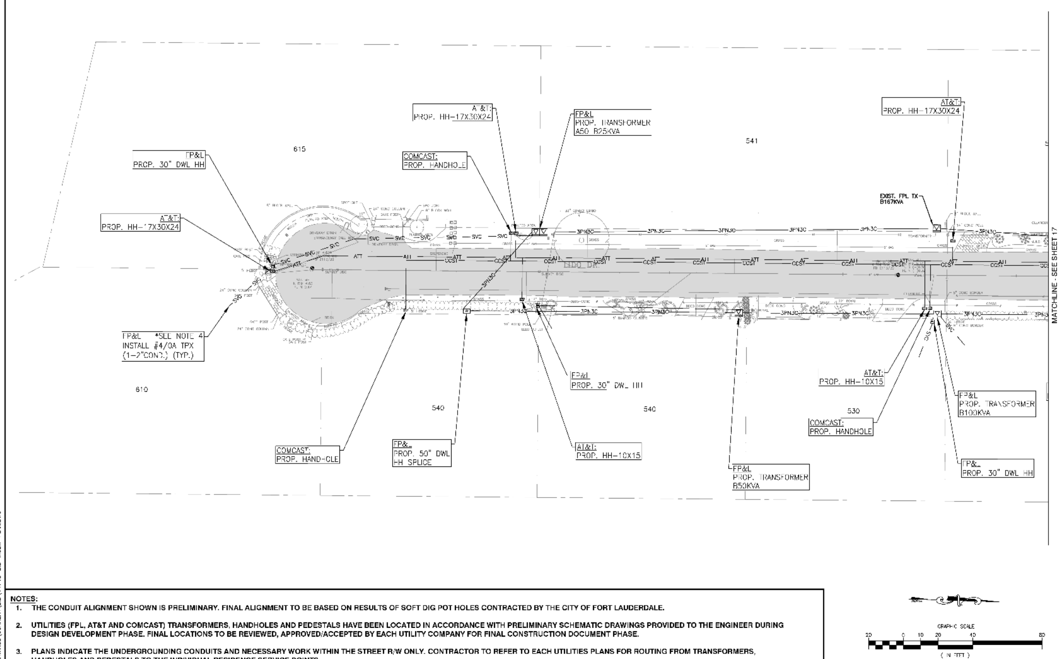

NOTES:

1. THE CONDUIT ALIGNMENT SHOWN IS PRELIMINARY. FINAL ALIGNMENT TO BE BASED ON RESULTS OF SOFT DIG POT HOLES CONTRACTED BY THE CITY OF FORT LAUDERDALE.
2. UTILITIES (FPL, AT&T AND COMCAST) TRANSFORMERS, HANDHOLES AND PEDESTALS HAVE BEEN LOCATED IN ACCORDANCE WITH PRELIMINARY SCHEMATIC DRAWINGS PROVIDED TO THE ENGINEER DURING DESIGN DEVELOPMENT PHASE. FINAL LOCATIONS TO BE REVIEWED, APPROVED/ACCEPTED BY EACH UTILITY COMPANY FOR FINAL CONSTRUCTION DOCUMENT PHASE.
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LEGEND PROPOSED:

- FNC — FLORIDA POWER & LIGHT FEEDER NETWORK CABLE AND CONDUIT
- #PN#C — FLORIDA POWER & LIGHT PRIMARY CABLE AND CONDUIT
- SVC — FLORIDA POWER & LIGHT SERVICE CABLE AND CONDUIT
- ATT — AT&T CONDUIT
- CCST — COMCAST COMMUNICATIONS CONDUIT
- AT&T PROPOSED HANDHOLE
- COMCAST PROPOSED HANDHOLE
- CITY STREET LIGHT SPLICE BOX
- CITY STREET LIGHT FOUNDATION
- CITY HANDHOLE
- PROPOSED BORE PIT
- FP&L SPLICE BOX
- FP&L FEEDER SPLICE BOX
- FP&L SWITCH CABINET
- FP&L TRANSFORMERS (PROPOSED)
- FP&L TRANSFORMERS (EXISTING)
- EXISTING PAVEMENT
- FP&L FUSE CABINET
- FP&L CAPACITOR BANK
- FP&L SPLICE BOX
- FP&L HANDHOLE

BID SET

SHEET NO.	16
TOTAL:	50
CAD FILE:	11715-BID-MULTI-PLAN
DRAWING FILE NO.	4-136-94

PROJECT # 11715
LAS OLAS ISLES UNDERGROUNDING
O/H TO U/G CONVERSION
LIDO DRIVE
PLAN

REVISIONS				
NO.	DATE	BY	CHK'D	DESCRIPTION

CITY OF FORT LAUDERDALE
PUBLIC WORKS DEPARTMENT
ENGINEERING & ARCHITECTURE
100 North Andrews Avenue, Fort Lauderdale, Florida 33301

DRAWN BY: CMB	DATE: 09/15/20
DESIGNED BY: DG	SCALE: AS NOTED
CHECKED BY: RV	
FIELD BOOK:	

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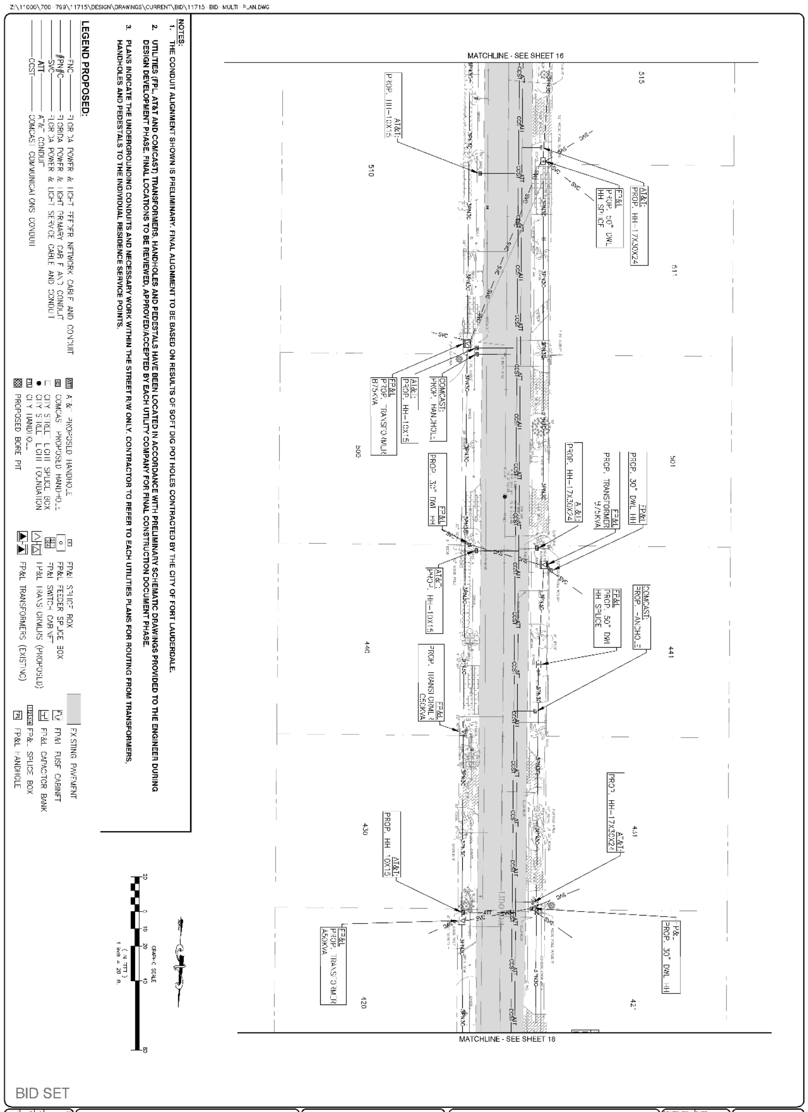

PROJECT # 11715	SHEET NO. 17
LAS OLAS ISLES UNDERGROUNDING	
O/H TO U/G CONVERSION	
LIDO DRIVE	
PLAN	

REVISIONS

NO.	DATE	BY	CHK'D	DESCRIPTION

CITY OF FORT LAUDERDALE
PUBLIC WORKS DEPARTMENT
ENGINEERING & ARCHITECTURE
100 North Andrews Avenue, Fort Lauderdale, Florida 33301

DRAWN BY: CVO	DATE: 06/18/20
DESIGNED BY: CG	SCALE: AS NOTED
CHECKED BY: RV	
FIELD BOOK:	

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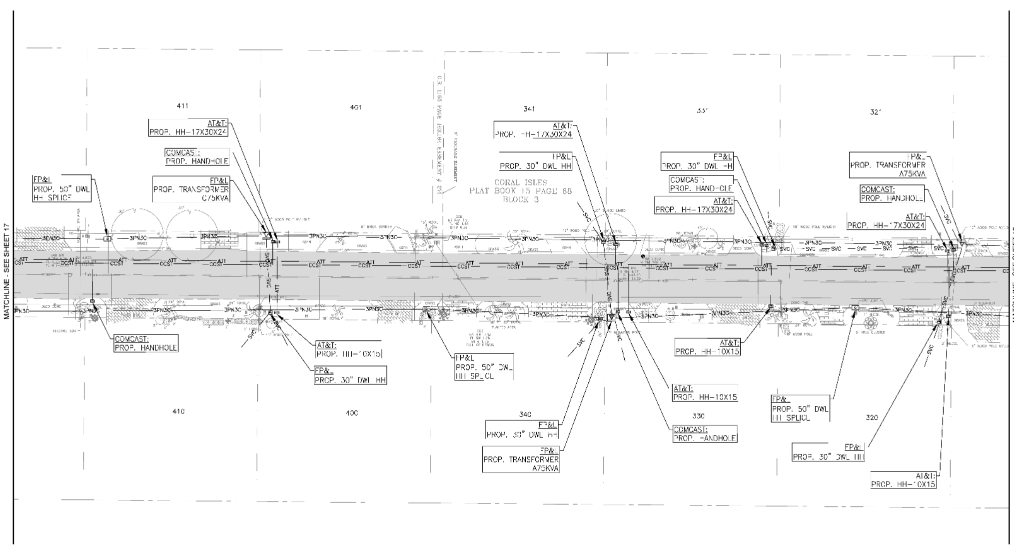

NOTES:

1. THE CONDUIT ALIGNMENT SHOWN IS PRELIMINARY. FINAL ALIGNMENT TO BE BASED ON RESULTS OF SOFT DIG POT HOLES CONTRACTED BY THE CITY OF FORT LAUDERDALE.
2. UTILITIES (FPL, AT&T AND COMCAST) TRANSFORMERS, HANDHOLES AND PEDESTALS HAVE BEEN LOCATED IN ACCORDANCE WITH PRELIMINARY SCHEMATIC DRAWINGS PROVIDED TO THE ENGINEER DURING DESIGN DEVELOPMENT PHASE. FINAL LOCATIONS TO BE REVIEWED, APPROVED/ACCEPTED BY EACH UTILITY COMPANY FOR FINAL CONSTRUCTION DOCUMENT PHASE.
3. PLANS INDICATE THE UNDERGROUNDING CONDUITS AND NECESSARY WORK WITHIN THE STREET R/W ONLY. CONTRACTOR TO REFER TO EACH UTILITIES PLANS FOR ROUTING FROM TRANSFORMERS, HANDHOLES AND PEDESTALS TO THE INDIVIDUAL RESIDENCE SERVICE POINTS.

LEGEND PROPOSED:

FNC — FLORIDA POWER & LIGHT FEEDER NETWORK CABLE AND CONDUIT
#PN#C — FLORIDA POWER & LIGHT PRIMARY CABLE AND CONDUIT
SVC — FLORIDA POWER & LIGHT SERVICE CABLE AND CONDUIT
ATT — AT&T CONDUIT
CCST — COMCAST COMMUNICATIONS CONDUIT

AT&T PROPOSED HANDHOLE
COMCAST PROPOSED HANDHOLE
CITY STREET LIGHT SPLICE BOX
CITY STREET LIGHT FOUNDATION
CITY HANDHOLE
PROPOSED BORE PIT

FP&L SPLICE BOX
FP&L FEEDER SPLICE BOX
FP&L SWITCH CABINET
FP&L TRANSFORMERS (PROPOSED)
FP&L TRANSFORMERS (EXISTING)

EXISTING PAVEMENT
FP&L FUSE CABINET
FP&L CAPACITOR BANK
FP&L SPLICE BOX
FP&L HANDHOLE

BID SET

SHEET NO.	PROJECT # 11715
18	LAS OLAS ISLES UNDERGROUNDING
TOTAL: 50	O/H TO U/G CONVERSION
CAD FILE: 11715-BID-MULTI-PLAN	LIDO DRIVE
DRAWING FILE NO. 4-136-94	PLAN

REVISIONS

NO.	DATE	BY	CHK'D	DESCRIPTION

CITY OF FORT LAUDERDALE
PUBLIC WORKS DEPARTMENT
ENGINEERING & ARCHITECTURE
100 North Andrews Avenue, Fort Lauderdale, Florida 33301

DRAWN BY: CWD	DATE: 06/18/20
DESIGNED BY: CC	SCALE: AS NOTED
CHECKED BY: RV	
FIELD BOOK:	

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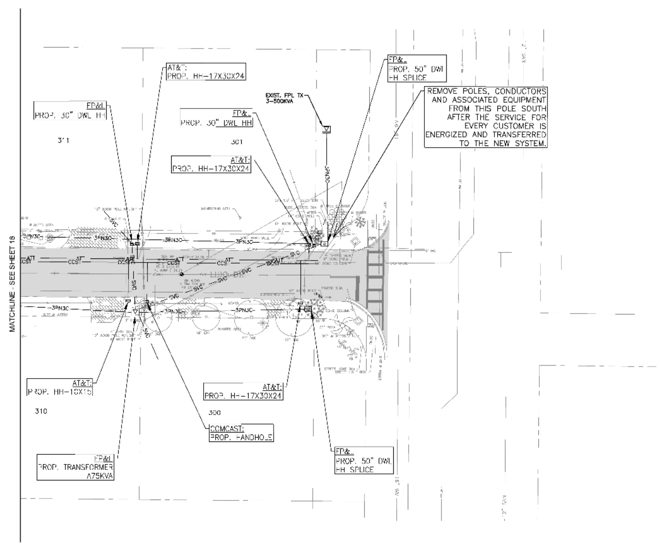

NOTES:

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LEGEND PROPOSED:

- FNC — FLORIDA POWER & LIGHT FEEDER NETWORK CABLE AND CONDUIT
- FPNPC — FLORIDA POWER & LIGHT PRIMARY CABLE AND CONDUIT
- SVC — FLORIDA POWER & LIGHT SERVICE CABLE AND CONDUIT
- ATT — AT&T CONDUIT
- CCST — COMCAST COMMUNICATIONS CONDUIT
- AT&T PROPOSED HANDHOLE
- COMCAST PROPOSED HANDHOLE
- CITY STREET LIGHT SPLICE BOX
- CITY STREET LIGHT FOUNDATION
- CITY HANDHOLE
- PROPOSED BORE PIT
- FP&L SPLICE BOX
- FP&L FEEDER SPLICE BOX
- FP&L SWITCH CABINET
- FP&L TRANSFORMERS (PROPOSED)
- FP&L TRANSFORMERS (EXISTING)
- EXISTING PAVEMENT
- FP&L FUSE CABINET
- FP&L CAPACITOR BANK
- FP&L SPLICE BOX
- FP&L HANDHOLE

GRAPHIC SCALE 20 0 10 20 40 80 (IN FEET) 1 inch = 20 ft.

BID SET

PROJECT # 11715
LAS OLAS ISLES UNDERGROUNDING
O/H TO U/G CONVERSION
LIDO DRIVE
PLAN

REVISIONS				
NO.	DATE	BY	CHK'D	DESCRIPTION

CITY OF FORT LAUDERDALE
PUBLIC WORKS DEPARTMENT
ENGINEERING & ARCHITECTURE
100 North Andrews Avenue, Fort Lauderdale, Florida 33301

DRAWN BY: CWD DATE: 06/18/20
DESIGNED BY: CG SCALE: AS NOTED
CHECKED BY: RV
FIELD BOOK:

SHEET NO. 19
TOTAL: 50
CAD FILE: 11715-BID-MULTI-PLAN
DRAWING FILE NO. 4-136-94

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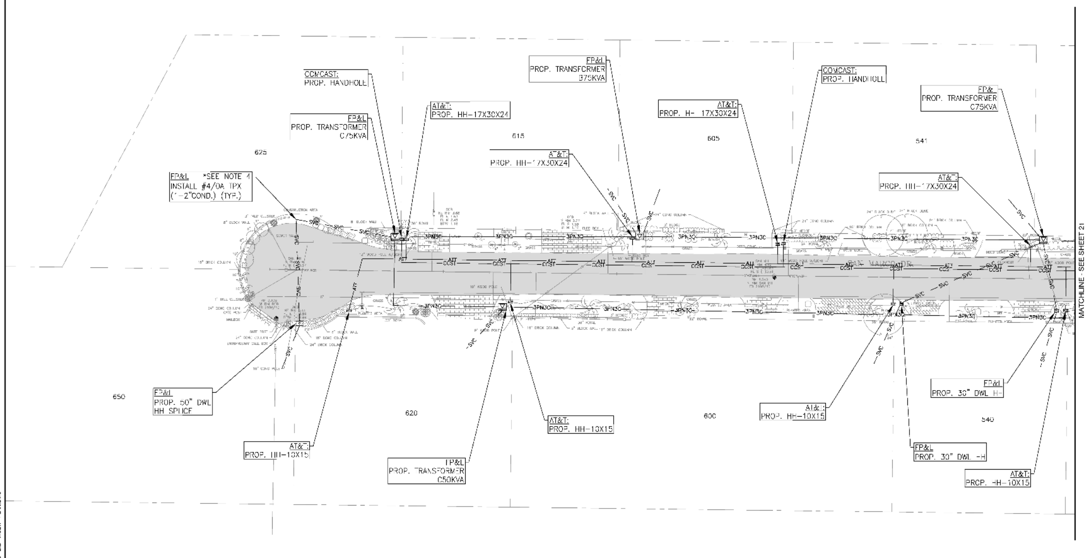

NOTES:

1. THE CONDUIT ALIGNMENT SHOWN IS PRELIMINARY. FINAL ALIGNMENT TO BE BASED ON RESULTS OF SOFT DIG POT HOLES CONTRACTED BY THE CITY OF FORT LAUDERDALE.
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LEGEND PROPOSED:

- FNC — FLORIDA POWER & LIGHT FEEDER NETWORK CABLE AND CONDUIT
- #PN#C — FLORIDA POWER & LIGHT PRIMARY CABLE AND CONDUIT
- SVC — FLORIDA POWER & LIGHT SERVICE CABLE AND CONDUIT
- ATT — AT&T CONDUIT
- CCST — COMCAST COMMUNICATIONS CONDUIT
- AT&T PROPOSED HANDHOLE
- COMCAST PROPOSED HANDHOLE
- CITY STREET LIGHT SPLICE BOX
- CITY STREET LIGHT FOUNDATION
- CITY HANDHOLE
- PROPOSED BORE PIT
- FP&L SPLICE BOX
- FP&L FEEDER SPLICE BOX
- FP&L SWITCH CABINET
- FP&L TRANSFORMERS (PROPOSED)
- FP&L TRANSFORMERS (EXISTING)
- EXISTING PAVEMENT
- FP&L FUSE CABINET
- FP&L CAPACITOR BANK
- FP&L SPLICE BOX
- FP&L HANDHOLE

BID SET

SHEET NO. 20
TOTAL: 50
CAD FILE: 11715-BID-MULTI-PLAN
DRAWING FILE NO. 4-36-94

PROJECT # 11715
LAS OLAS ISLES UNDERGROUNDING
O/H TO U/G CONVERSION
SAN MARCO DRIVE
PLAN

REVISIONS				
NO.	DATE	BY	CHK'D	DESCRIPTION

CITY OF FORT LAUDERDALE
PUBLIC WORKS DEPARTMENT
ENGINEERING & ARCHITECTURE
100 North Andrews Avenue, Fort Lauderdale, Florida 33301

DRAWN BY: CMB | DATE: 09/15/20
DESIGNED BY: CG | SCALE: AS NOTED
CHECKED BY: RV
FIELD BOOK:

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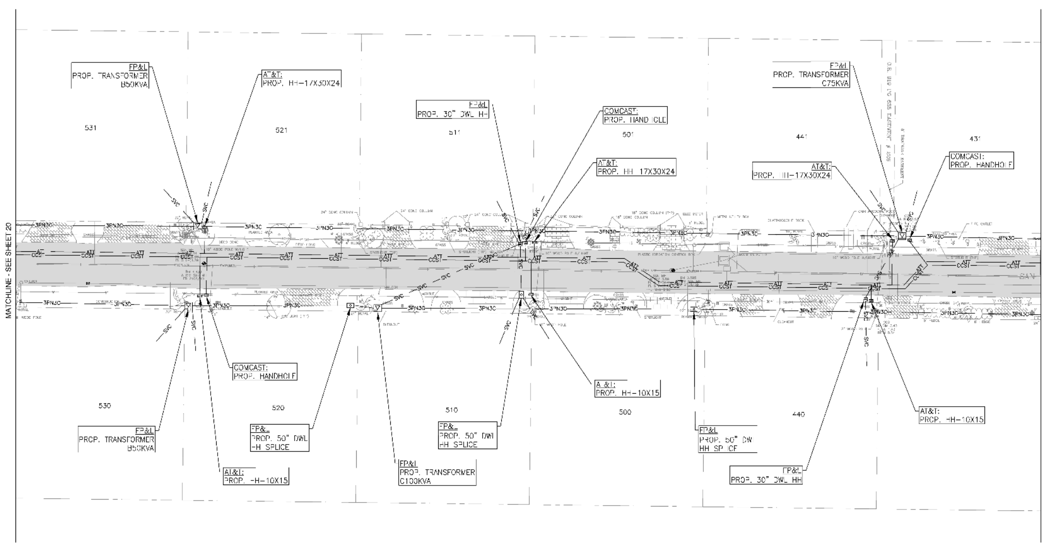


NOTES:

1. THE CONDUIT ALIGNMENT SHOWN IS PRELIMINARY. FINAL ALIGNMENT TO BE BASED ON RESULTS OF SOFT DIG POT HOLES CONTRACTED BY THE CITY OF FORT LAUDERDALE.
2. UTILITIES (FPL, AT&T AND COMCAST) TRANSFORMERS, HANDHOLES AND PEDESTALS HAVE BEEN LOCATED IN ACCORDANCE WITH PRELIMINARY SCHEMATIC DRAWINGS PROVIDED TO THE ENGINEER DURING DESIGN DEVELOPMENT PHASE. FINAL LOCATIONS TO BE REVIEWED, APPROVED/ACCEPTED BY EACH UTILITY COMPANY FOR FINAL CONSTRUCTION DOCUMENT PHASE.
3. PLANS INDICATE THE UNDERGROUNDING CONDUITS AND NECESSARY WORK WITHIN THE STREET R/W ONLY. CONTRACTOR TO REFER TO EACH UTILITIES PLANS FOR ROUTING FROM TRANSFORMERS, HANDHOLES AND PEDESTALS TO THE INDIVIDUAL RESIDENCE SERVICE POINTS.

LEGEND PROPOSED:

- FNC — FLORIDA POWER & LIGHT FEEDER NETWORK CABLE AND CONDUIT
- #PN#C — FLORIDA POWER & LIGHT PRIMARY CABLE AND CONDUIT
- SVC — FLORIDA POWER & LIGHT SERVICE CABLE AND CONDUIT
- ATT — AT&T CONDUIT
- CCST — COMCAST COMMUNICATIONS CONDUIT
- AT&T PROPOSED HANDHOLE
- COMCAST PROPOSED HANDHOLE
- CITY STREET LIGHT SPLICE BOX
- CITY STREET LIGHT FOUNDATION
- CITY HANDHOLE
- PROPOSED BORE PIT
- FP&L SPLICE BOX
- FP&L FEEDER SPLICE BOX
- FP&L SWITCH CABINET
- FP&L TRANSFORMERS (PROPOSED)
- FP&L TRANSFORMERS (EXISTING)
- EXISTING PAVEMENT
- FP&L FUSE CABINET
- FP&L CAPACITOR BANK
- FP&L SPLICE BOX
- FP&L HANDHOLE

GRAPHIC SCALE (IN FEET) 1 inch = 20 ft.

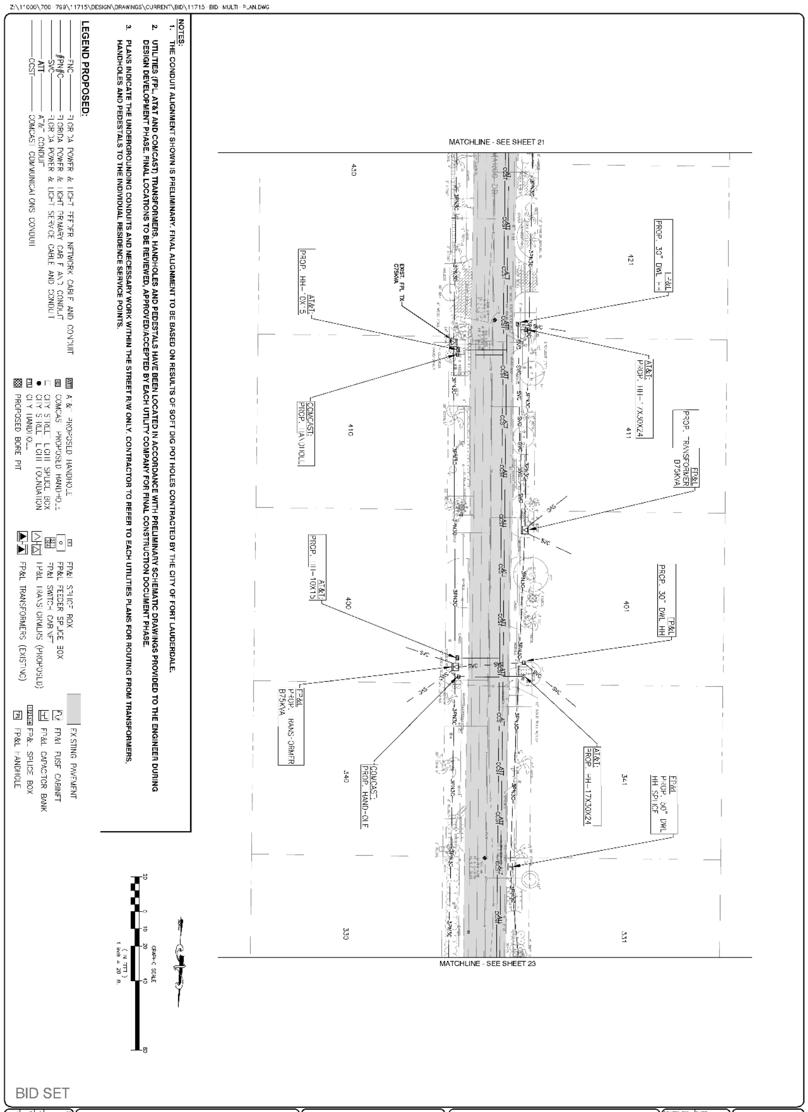
BID SET

PROJECT # 11715
LAS OLAS ISLES UNDERGROUNDING
O/H TO U/G CONVERSION
SAN MARCO DRIVE
PLAN

SHEET NO. 21 | TOTAL: 50

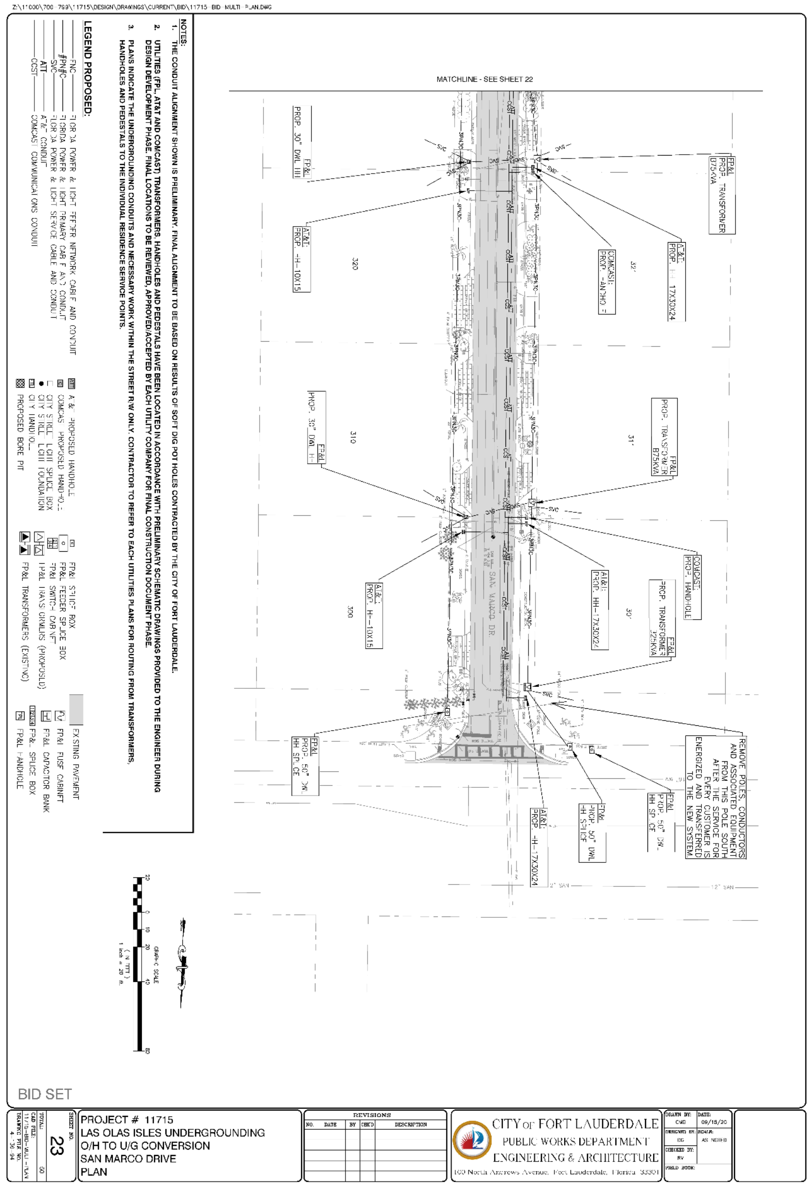
CITY OF FORT LAUDERDALE
PUBLIC WORKS DEPARTMENT
ENGINEERING & ARCHITECTURE
100 North Andrews Avenue, Fort Lauderdale, Florida 33301

DRAWN BY: CWD | DATE: 09/18/20
DESIGNED BY: CC | SCALE: AS NOTED
CHECKED BY: RV



SHEET NO. 22	PROJECT # 11715 LAS OLAS ISLES UNDERGROUNDING O/H TO U/G CONVERSION SAN MARCO DRIVE PLAN

CITY OF FORT LAUDERDALE
PUBLIC WORKS DEPARTMENT
ENGINEERING & ARCHITECTURE
100 North Andrews Avenue, Fort Lauderdale, Florida 33301


MATCHLINE - SEE SHEET 22
NOTES:
1. THE CONDUIT ALIGNMENT SHOWN IS PRELIMINARY. FINAL ALIGNMENT TO BE BASED ON RESULTS OF SOFT DIG POT HOLES CONTRACTED BY THE CITY OF FORT LAUDERDALE.
2. UTILITIES (FPL, AT&T AND COMCAST) TRANSFORMERS, HANDHOLES AND PEDESTALS HAVE BEEN LOCATED IN ACCORDANCE WITH PRELIMINARY SCHEMATIC DRAWINGS PROVIDED TO THE ENGINEER DURING DESIGN DEVELOPMENT PHASE. FINAL LOCATIONS TO BE REVIEWED, APPROVED/ACCEPTED BY EACH UTILITY COMPANY FOR FINAL CONSTRUCTION DOCUMENT PHASE.
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LEGEND PROPOSED:
REMOVE POLES, CONDUCTORS AND ASSOCIATED EQUIPMENT FROM THIS POLE SOUTH AFTER THE SERVICE FOR EVERY CUSTOMER IS ENERGIZED AND TRANSFERRED TO THE NEW SYSTEM
SAN MARCO DR.
BID SET
PROJECT # 11715
LAS OLAS ISLES UNDERGROUNDING
O/H TO U/G CONVERSION
SAN MARCO DRIVE
PLAN
23
CITY OF FORT LAUDERDALE
PUBLIC WORKS DEPARTMENT
ENGINEERING & ARCHITECTURE

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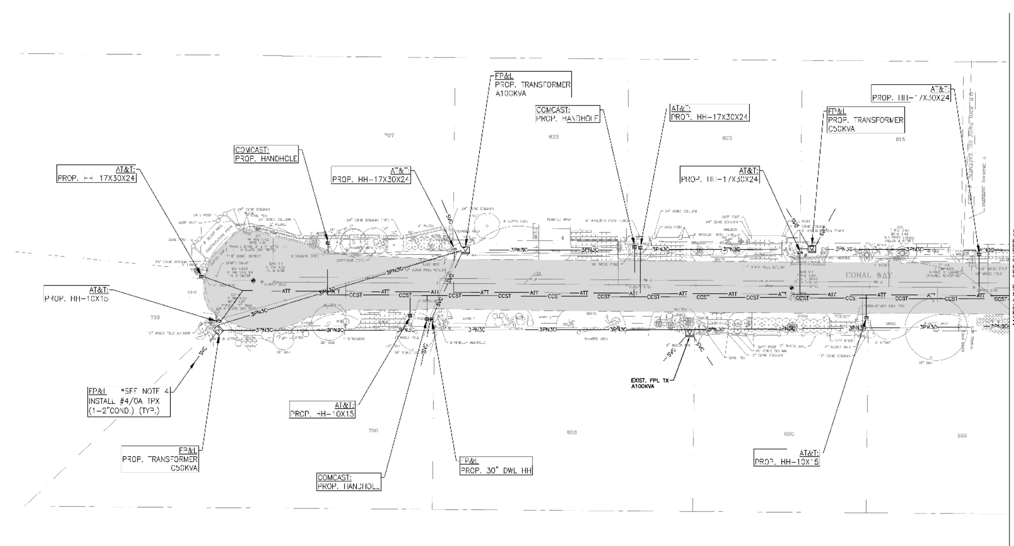

NOTES:

1. THE CONDUIT ALIGNMENT SHOWN IS PRELIMINARY. FINAL ALIGNMENT TO BE BASED ON RESULTS OF SOFT DIG POT HOLES CONTRACTED BY THE CITY OF FORT LAUDERDALE.
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LEGEND PROPOSED:

- FNC — FLORIDA POWER & LIGHT FEEDER NETWORK CABLE AND CONDUIT
- FPNC — FLORIDA POWER & LIGHT PRIMARY CABLE AND CONDUIT
- SVC — FLORIDA POWER & LIGHT SERVICE CABLE AND CONDUIT
- ATT — AT&T CONDUIT
- CCST — COMCAST COMMUNICATIONS CONDUIT
- AT&T PROPOSED HANDHOLE
- COMCAST PROPOSED HANDHOLE
- CITY STREET LIGHT SPLICE BOX
- CITY STREET LIGHT FOUNDATION
- CITY HANDHOLE
- PROPOSED BORE PIT
- FP&L SPLICE BOX
- FP&L FEEDER SPLICE BOX
- FP&L SWITCH CABINET
- FP&L TRANSFORMERS (PROPOSED)
- FP&L TRANSFORMERS (EXISTING)
- EXISTING PAVEMENT
- FP&L FUSE CABINET
- FP&L CAPACITOR BANK
- FP&L SPLICE BOX
- FP&L HANDHOLE

GRAPHIC SCALE
20 0 10 20 40 80
(IN FEET)
1 inch = 20 ft.

BID SET

REVISIONS				
NO.	DATE	BY	CHK'D	DESCRIPTION

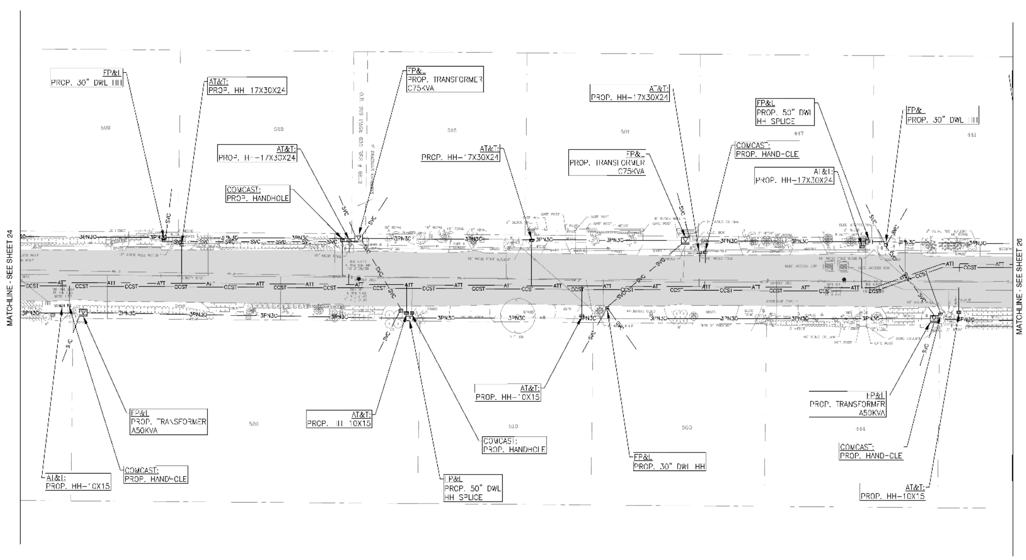
CITY OF FORT LAUDERDALE
PUBLIC WORKS DEPARTMENT
ENGINEERING & ARCHITECTURE
100 North Andrews Avenue, Fort Lauderdale, Florida 33301

DRAWN BY: CVD | DATE: 09/18/20
DESIGNED BY: CC | SCALE: AS NOTED
CHECKED BY: RV
FIELD BOOK:

PROJECT # 11715
LAS OLAS ISLES UNDERGROUNDING
O/H TO U/G CONVERSION
CORAL WAY
PLAN

SHEET NO. 24
TOTAL: 50
CAD FILE: 11715-BID-MULTI-PLAN
DRAWING FILE NO. 4-136-94

Z:\1'000\700 799\11715\DESIGN\DRAWINGS\CURRENT\BID\11715 BID MULTI PLAN.DWG



NOTES:

1. THE CONDUIT ALIGNMENT SHOWN IS PRELIMINARY. FINAL ALIGNMENT TO BE BASED ON RESULTS OF SOFT DIG POT HOLES CONTRACTED BY THE CITY OF FORT LAUDERDALE.
2. UTILITIES (FPL, AT&T AND COMCAST) TRANSFORMERS, HANDHOLES AND PEDESTALS HAVE BEEN LOCATED IN ACCORDANCE WITH PRELIMINARY SCHEMATIC DRAWINGS PROVIDED TO THE ENGINEER DURING DESIGN DEVELOPMENT PHASE. FINAL LOCATIONS TO BE REVIEWED, APPROVED/ACCEPTED BY EACH UTILITY COMPANY FOR FINAL CONSTRUCTION DOCUMENT PHASE.
3. PLANS INDICATE THE UNDERGROUNDING CONDUITS AND NECESSARY WORK WITHIN THE STREET R/W ONLY. CONTRACTOR TO REFER TO EACH UTILITIES PLANS FOR ROUTING FROM TRANSFORMERS, HANDHOLES AND PEDESTALS TO THE INDIVIDUAL RESIDENCE SERVICE POINTS.

LEGEND PROPOSED:

- FNC — FLORIDA POWER & LIGHT FEEDER NETWORK CABLE AND CONDUIT
- #PN#C — FLORIDA POWER & LIGHT PRIMARY CABLE AND CONDUIT
- SVC — FLORIDA POWER & LIGHT SERVICE CABLE AND CONDUIT
- ATT — AT&T CONDUIT
- CCST — COMCAST COMMUNICATIONS CONDUIT
- AT&T PROPOSED HANDHOLE
- COMCAST PROPOSED HANDHOLE
- CITY STREET LIGHT SPLICE BOX
- CITY STREET LIGHT FOUNDATION
- CITY HANDHOLE
- PROPOSED BORE PIT
- FP&L SPLICE BOX
- FP&L FEEDER SPLICE BOX
- FP&L SWITCH CABINET
- FP&L TRANSFORMERS (PROPOSED)
- FP&L TRANSFORMERS (EXISTING)
- EXISTING PAVEMENT
- FP&L FUSE CABINET
- FP&L CAPACITOR BANK
- FP&L SPLICE BOX
- FP&L HANDHOLE

BID SET

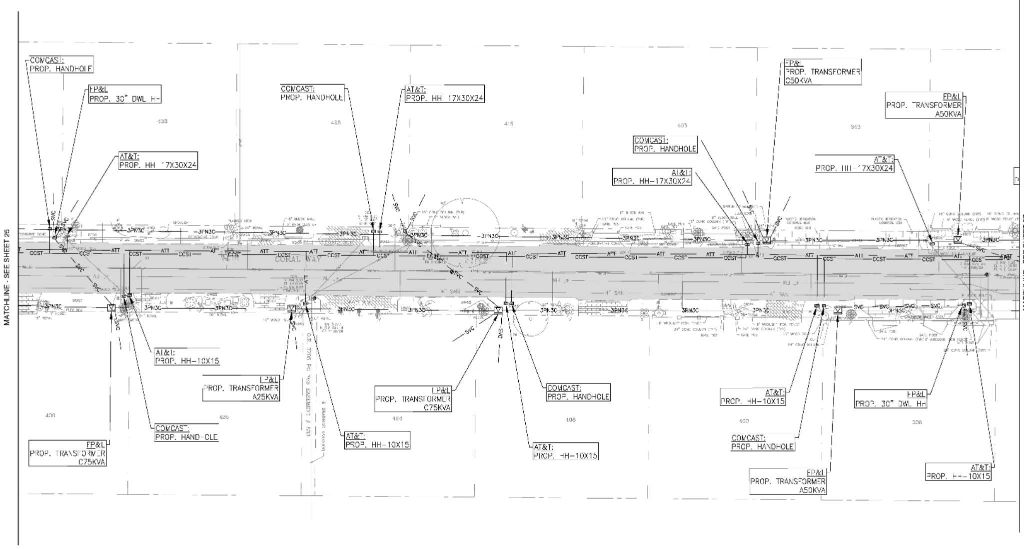
PROJECT # 11715
LAS OLAS ISLES UNDERGROUNDING
O/H TO U/G CONVERSION
CORAL WAY
PLAN

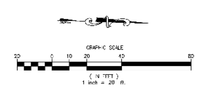
REVISIONS				
NO.	DATE	BY	CHK'D	DESCRIPTION

CITY OF FORT LAUDERDALE
PUBLIC WORKS DEPARTMENT
ENGINEERING & ARCHITECTURE
100 North Andrews Avenue, Fort Lauderdale, Florida 33301

DRAWN BY: CMB	DATE: 09/15/20
DESIGNED BY: DG	SCALE: AS NOTED
CHECKED BY: RV	
FIELD BOOK:	

SHEET NO. 25
TOTAL: 50
CAD FILE: 11715-BID-MULTI-PLAN
DRAWING FILE NO. 4-136-94





NOTES:

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LEGEND PROPOSED:

- FNC — FLORIDA POWER & LIGHT FEEDER NETWORK CABLE AND CONDUIT
- #PN#C — FLORIDA POWER & LIGHT PRIMARY CABLE AND CONDUIT
- SVC — FLORIDA POWER & LIGHT SERVICE CABLE AND CONDUIT
- ATT — AT&T CONDUIT
- CCST — COMCAST COMMUNICATIONS CONDUIT
- AT&T PROPOSED HANDHOLE
- COMCAST PROPOSED HANDHOLE
- CITY STREET LIGHT SPLICE BOX
- CITY STREET LIGHT FOUNDATION
- CITY HANDHOLE
- PROPOSED BORE PIT
- FP&L SPLICE BOX
- FP&L FEEDER SPLICE BOX
- FP&L SWITCH CABINET
- FP&L TRANSFORMERS (PROPOSED)
- FP&L TRANSFORMERS (EXISTING)
- EXISTING PAVEMENT
- FP&L FUSE CABINET
- FP&L CAPACITOR BANK
- FP&L SPLICE BOX
- FP&L HANDHOLE

BID SET

CITY OF FORT LAUDERDALE
PUBLIC WORKS DEPARTMENT
ENGINEERING & ARCHITECTURE
100 North Andrews Avenue, Fort Lauderdale, Florida 33301

DRAWN BY: CWD	DATE: 06/18/20
DESIGNED BY: CG	SCALE: AS NOTED
CHECKED BY: RV	
FIELD BOOK:	

REVISIONS				
NO.	DATE	BY	CHK'D	DESCRIPTION

PROJECT # 11715
LAS OLAS ISLES UNDERGROUNDING
O/H TO U/G CONVERSION
CORAL WAY
PLAN

SHEET NO. 26
TOTAL: 50
CAD FILE: 11715-BID-MULTI-PLAN
DRAWING FILE NO. 4-136-94

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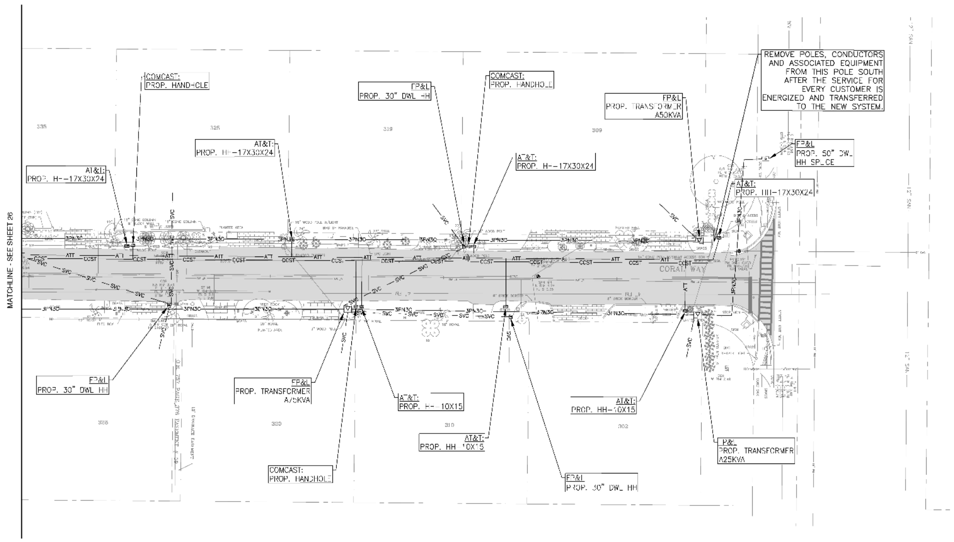

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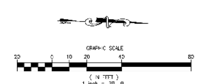

LEGEND PROPOSED:

- FNC — FLORIDA POWER & LIGHT FEEDER NETWORK CABLE AND CONDUIT
- #PN#C — FLORIDA POWER & LIGHT PRIMARY CABLE AND CONDUIT
- SVC — FLORIDA POWER & LIGHT SERVICE CABLE AND CONDUIT
- ATT — AT&T CONDUIT
- CCST — COMCAST COMMUNICATIONS CONDUIT
- AT&T PROPOSED HANDHOLE
- COMCAST PROPOSED HANDHOLE
- CITY STREET LIGHT SPLICE BOX
- CITY STREET LIGHT FOUNDATION
- CITY HANDHOLE
- PROPOSED BORE PIT
- FP&L SPLICE BOX
- FP&L FEEDER SPLICE BOX
- FP&L SWITCH CABINET
- FP&L TRANSFORMERS (PROPOSED)
- FP&L TRANSFORMERS (EXISTING)
- EXISTING PAVEMENT
- FP&L FUSE CABINET
- FP&L CAPACITOR BANK
- FP&L SPLICE BOX
- FP&L HANDHOLE

BID SET

SHEET NO. 27
TOTAL: 50
CAD FILE: 11715-BID-MULTI-PLAN
DRAWING FILE NO. 4-136-94

PROJECT # 11715
LAS OLAS ISLES UNDERGROUNDING
O/H TO U/G CONVERSION
CORAL WAY
PLAN

REVISIONS				
NO.	DATE	BY	CHK'D	DESCRIPTION

CITY OF FORT LAUDERDALE
PUBLIC WORKS DEPARTMENT
ENGINEERING & ARCHITECTURE
100 North Andrews Avenue, Fort Lauderdale, Florida 33301

DRAWN BY: CMB | DATE: 09/15/20
DESIGNED BY: DG | SCALE: AS NOTED
CHECKED BY: RV
FIELD BOOK:

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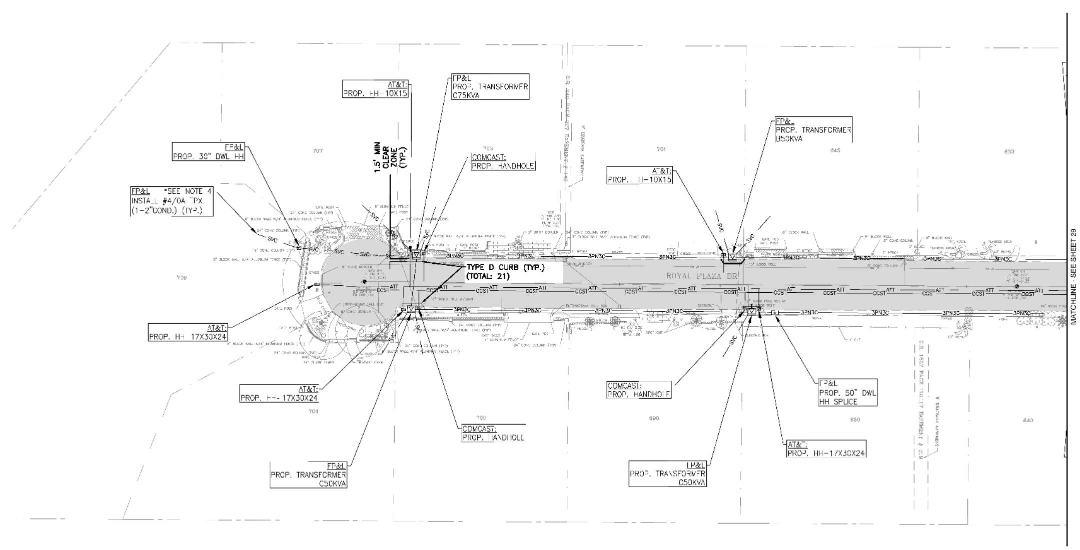

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LEGEND PROPOSED:

- FNC — FLORIDA POWER & LIGHT FEEDER NETWORK CABLE AND CONDUIT
- FPNC — FLORIDA POWER & LIGHT PRIMARY CABLE AND CONDUIT
- SVC — FLORIDA POWER & LIGHT SERVICE CABLE AND CONDUIT
- ATT — AT&T CONDUIT
- CCST — COMCAST COMMUNICATIONS CONDUIT
- AT&T PROPOSED HANDHOLE
- COMCAST PROPOSED HANDHOLE
- CITY STREET LIGHT SPLICE BOX
- CITY STREET LIGHT FOUNDATION
- CITY HANDHOLE
- PROPOSED BORE PIT
- FP&L SPLICE BOX
- FP&L FEEDER SPLICE BOX
- FP&L SWITCH CABINET
- FP&L TRANSFORMERS (PROPOSED)
- FP&L TRANSFORMERS (EXISTING)
- EXISTING PAVEMENT
- FP&L FUSE CABINET
- FP&L CAPACITOR BANK
- FP&L SPLICE BOX
- FP&L HANDHOLE

BID SET

PROJECT # 11715
LAS OLAS ISLES UNDERGROUNDING
O/H TO U/G CONVERSION
ROYAL PLAZA DRIVE
PLAN

SHEET NO. 28
TOTAL: 50
CAD FILE: 11715-BID-MULTI-PLAN
DRAWING FILE NO. 4-136-94

REVISIONS				
NO.	DATE	BY	CHK'D	DESCRIPTION

CITY OF FORT LAUDERDALE
PUBLIC WORKS DEPARTMENT
ENGINEERING & ARCHITECTURE
100 North Andrews Avenue, Fort Lauderdale, Florida 33301

DRAWN BY: CVD | DATE: 06/18/20
DESIGNED BY: CG | SCALE: AS NOTED
CHECKED BY: RV
FIELD BOOK:

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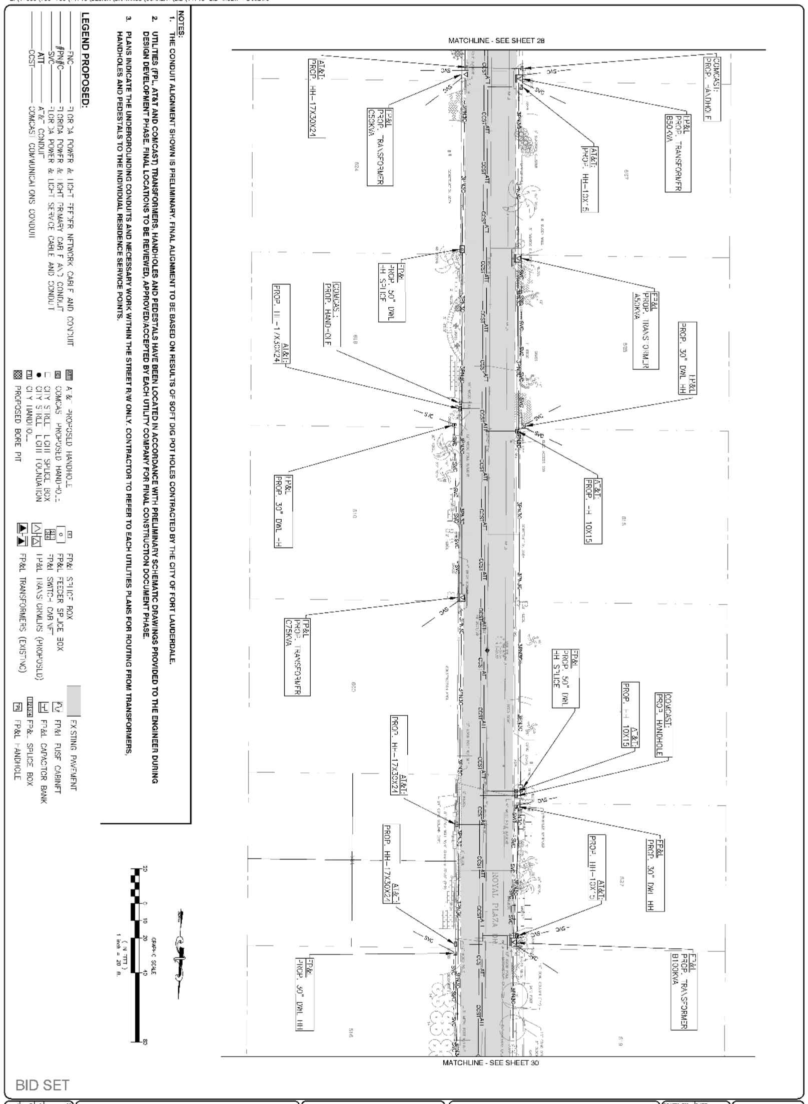


BID SET

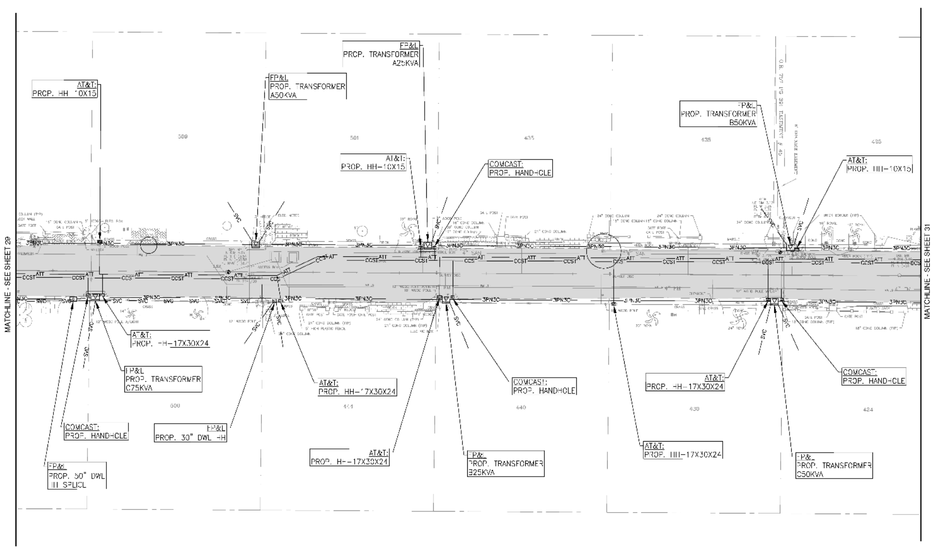
SHEET NO.	29
PROJECT # 11715	LAS OLAS ISLES UNDERGROUNDING O/H TO U/G CONVERSION ROYAL PLAZA DRIVE PLAN

NO.	DATE	BY	CHK'D	DESCRIPTION
REVISIONS				

CITY OF FORT LAUDERDALE
PUBLIC WORKS DEPARTMENT
ENGINEERING & ARCHITECTURE
100 North Andrews Avenue, Fort Lauderdale, Florida 33301

DRAWN BY: CVD	DATE: 09/18/20
DESIGNED BY: CC	SCALE: AS NOTED
CHECKED BY: RV	
FIELD BOOK:	

Z:\1000\700-799\1715\DESIGN\DRAWINGS\CURRENT\BID\11715 BID MULTI PLAN.DWG



NOTES:

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LEGEND PROPOSED:

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- SVC — FLORIDA POWER & LIGHT SERVICE CABLE AND CONDUIT
- ATT — AT&T CONDUIT
- CCST — COMCAST COMMUNICATIONS CONDUIT
- AT&T PROPOSED HANDHOLE
- COMCAST PROPOSED HANDHOLE
- CITY STREET LIGHT SPLICE BOX
- CITY STREET LIGHT FOUNDATION
- CITY HANDHOLE
- PROPOSED BORE PIT
- FP&L SPLICE BOX
- FP&L FEEDER SPLICE BOX
- FP&L SWITCH CABINET
- FP&L TRANSFORMERS (PROPOSED)
- FP&L TRANSFORMERS (EXISTING)
- EXISTING PAVEMENT
- FP&L FUSE CABINET
- FP&L CAPACITOR BANK
- FP&L SPLICE BOX
- FP&L HANDHOLE

GRAPHIC SCALE 20 0 10 20 40 80 (IN FEET) 1 inch = 20 ft.

BID SET

PROJECT # 11715
LAS OLAS ISLES UNDERGROUNDING
O/H TO U/G CONVERSION
ROYAL PLAZA DRIVE
PLAN

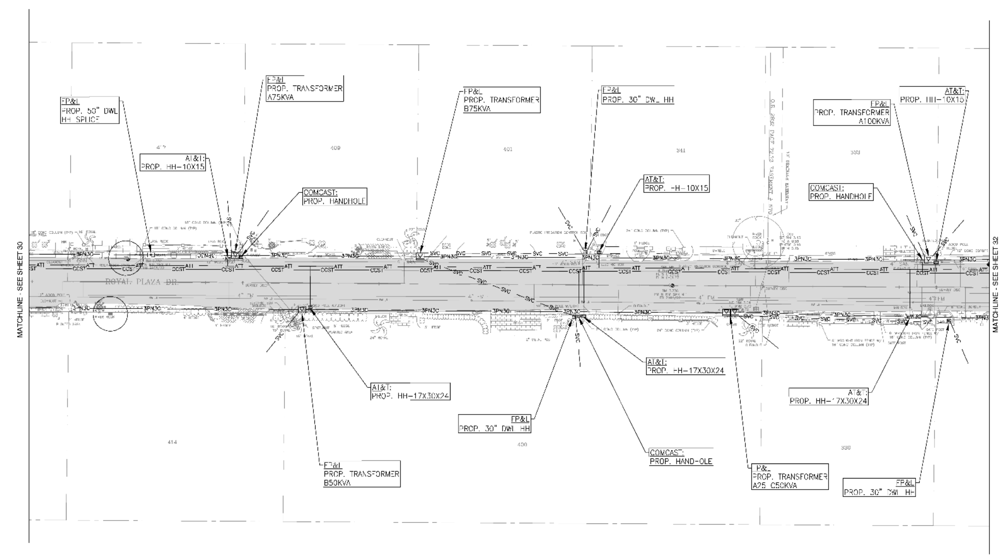
SHEET NO. 30 TOTAL: 50
CAD FILE: 11715-BID-MULTI-PLAN
DRAWING FILE NO. 4-136-94

NO.	DATE	BY	CHK'D	DESCRIPTION

REVISIONS

CITY OF FORT LAUDERDALE
PUBLIC WORKS DEPARTMENT
ENGINEERING & ARCHITECTURE
100 North Andrews Avenue, Fort Lauderdale, Florida 33301

DRAWN BY: CWD DATE: 06/15/20
DESIGNED BY: CG SCALE: AS NOTED
CHECKED BY: RV
FIELD BOOK:



NOTES:

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LEGEND PROPOSED:

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- FPN/PC — FLORIDA POWER & LIGHT PRIMARY CABLE AND CONDUIT
- SVC — FLORIDA POWER & LIGHT SERVICE CABLE AND CONDUIT
- ATT — AT&T CONDUIT
- CCST — COMCAST COMMUNICATIONS CONDUIT
- AT&T PROPOSED HANDHOLE
- COMCAST PROPOSED HANDHOLE
- CITY STREET LIGHT SPLICE BOX
- CITY STREET LIGHT FOUNDATION
- CITY HANDHOLE
- PROPOSED BORE PIT
- FP&L SPLICE BOX
- FP&L FEEDER SPLICE BOX
- FP&L SWITCH CABINET
- FP&L TRANSFORMERS (PROPOSED)
- FP&L TRANSFORMERS (EXISTING)
- EXISTING PAVEMENT
- FP&L FUSE CABINET
- FP&L CAPACITOR BANK
- FP&L SPLICE BOX
- FP&L HANDHOLE

GRAPHIC SCALE 20 0 10 20 40 80 (IN FEET) 1 inch = 20 ft.

BID SET

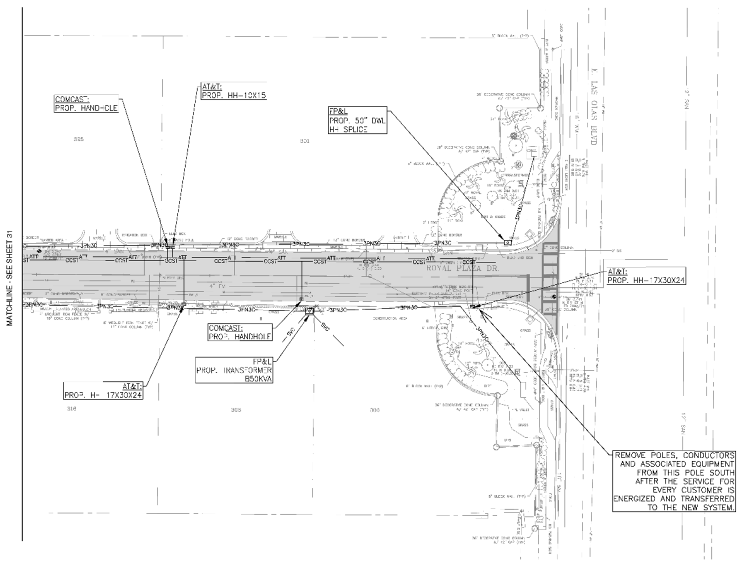
PROJECT # 11715
LAS OLAS ISLES UNDERGROUNDING
O/H TO U/G CONVERSION
ROYAL PLAZA DRIVE
PLAN

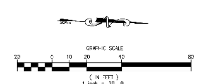
SHEET NO. 31
TOTAL: 50
CAD FILE: 11715-BID-MULTI-PLAN
DRAWING FILE NO. 4-136-94

REVISIONS				
NO.	DATE	BY	CHK'D	DESCRIPTION

CITY OF FORT LAUDERDALE
PUBLIC WORKS DEPARTMENT
ENGINEERING & ARCHITECTURE
100 North Andrews Avenue, Fort Lauderdale, Florida 33301

DRAWN BY: CWD DATE: 09/18/20
DESIGNED BY: CG SCALE: AS NOTED
CHECKED BY: RV
FIELD BOOK:





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LEGEND PROPOSED:

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- #PN#C — FLORIDA POWER & LIGHT PRIMARY CABLE AND CONDUIT
- SVC — FLORIDA POWER & LIGHT SERVICE CABLE AND CONDUIT
- ATT — AT&T CONDUIT
- CCST — COMCAST COMMUNICATIONS CONDUIT
- AT&T PROPOSED HANDHOLE
- COMCAST PROPOSED HANDHOLE
- CITY STREET LIGHT SPLICE BOX
- CITY STREET LIGHT FOUNDATION
- CITY HANDHOLE
- PROPOSED BORE PIT
- FP&L SPLICE BOX
- FP&L FEEDER SPLICE BOX
- FP&L SWITCH CABINET
- FP&L TRANSFORMERS (PROPOSED)
- FP&L TRANSFORMERS (EXISTING)
- EXISTING PAVEMENT
- FP&L FUSE CABINET
- FP&L CAPACITOR BANK
- FP&L SPLICE BOX
- FP&L HANDHOLE

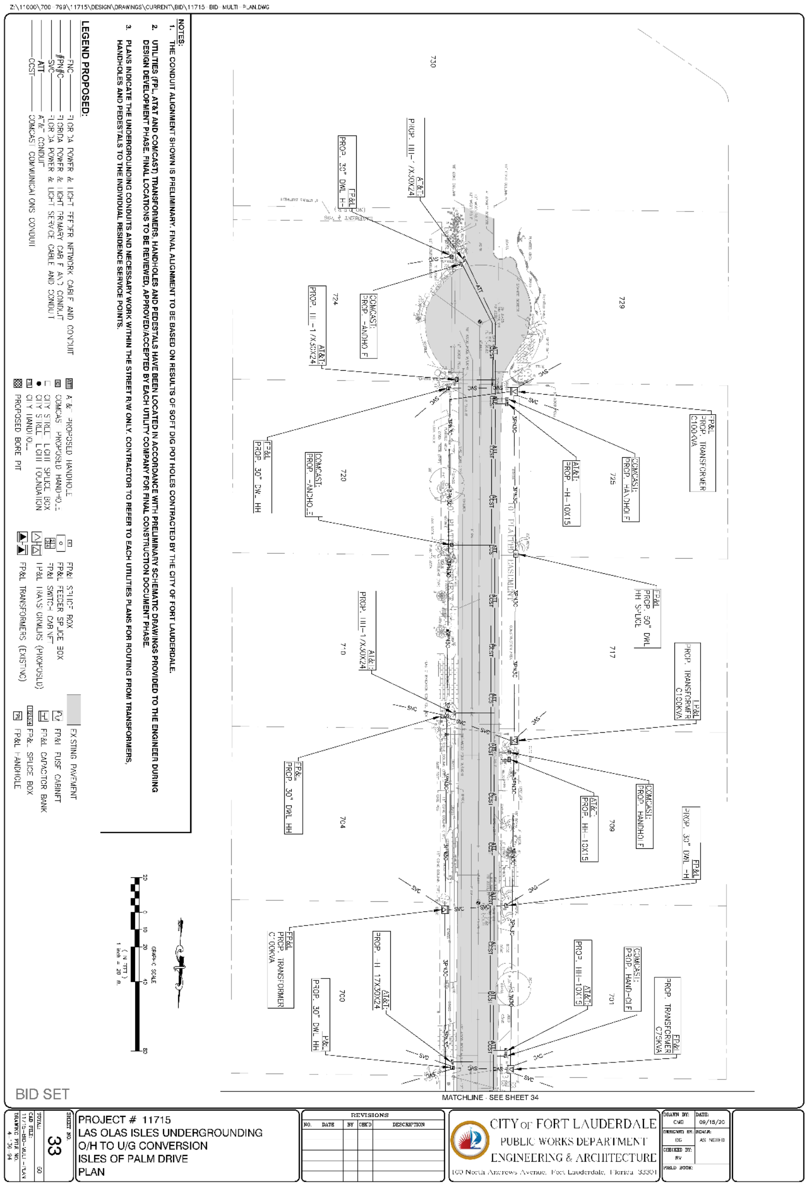
BID SET

PROJECT # 11715 LAS OLAS ISLES UNDERGROUNDING O/H TO U/G CONVERSION ROYAL PLAZA DRIVE PLAN	SHEET NO. 32 TOTAL: 50 CAD FILE: 11715-BID-MULTI-PLAN DRAWING FILE NO. 4-136-94

REVISIONS				
NO.	DATE	BY	CHK'D	DESCRIPTION

CITY OF FORT LAUDERDALE
PUBLIC WORKS DEPARTMENT
ENGINEERING & ARCHITECTURE
100 North Andrews Avenue, Fort Lauderdale, Florida 33301

DRAWN BY: CVD	DATE: 09/18/20
DESIGNED BY: CG	SCALE: AS NOTED
CHECKED BY: RV	
FIELD BOOK:	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LEGEND PROPOSED:
BID SET
MATCHLINE - SEE SHEET 34
PROJECT # 11715
LAS OLAS ISLES UNDERGROUNDING
O/H TO U/G CONVERSION
ISLES OF PALM DRIVE
PLAN
SHEET NO.
33
TOTAL
80
REVISIONS
NO.
DATE
BY
CHK'D
DESCRIPTION
CITY OF FORT LAUDERDALE
PUBLIC WORKS DEPARTMENT
ENGINEERING & ARCHITECTURE
100 North Andrews Avenue, Fort Lauderdale, Florida 33301
DRAWN BY:
CMB
DATE:
09/15/20
DESIGNED BY:
CG
SCALE:
AS NOTED
CHECKED BY:
RV
FIELD BOOK:

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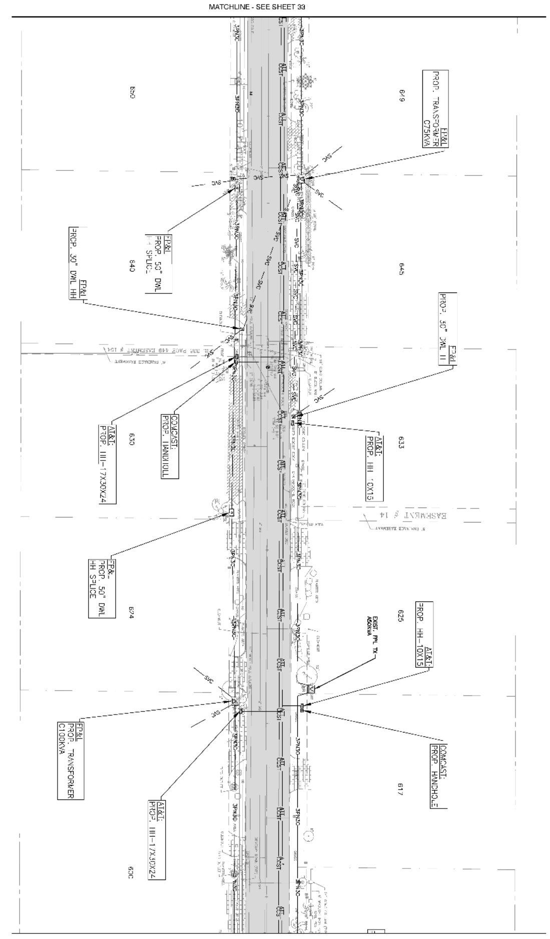

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LEGEND PROPOSED:

- FNC — FLORIDA POWER & LIGHT FEEDER NETWORK CABLE AND CONDUIT
- FPN/FC — FLORIDA POWER & LIGHT PRIMARY CABLE AND CONDUIT
- SVC — FLORIDA POWER & LIGHT SERVICE CABLE AND CONDUIT
- ATT — AT&T CONDUIT
- CCST — COMCAST COMMUNICATIONS CONDUIT
- AT&T PROPOSED HANDHOLE
- COMCAST PROPOSED HANDHOLE
- CITY STREET LIGHT SPLICE BOX
- CITY STREET LIGHT FOUNDATION
- CITY HANDHOLE
- PROPOSED BORE PIT
- FP&L SPLICE BOX
- FP&L FEEDER SPLICE BOX
- FP&L SWITCH CABINET
- FP&L TRANSFORMERS (PROPOSED)
- FP&L TRANSFORMERS (EXISTING)
- EXISTING PAVEMENT
- FP&L FUSE CABINET
- FP&L CAPACITOR BANK
- FP&L SPLICE BOX
- FP&L HANDHOLE

BID SET

SHEET NO.	34
TOTAL:	50
CAD FILE:	11715-BID-MULTI-PLAN
DRAWING FILE NO.	4-136-94

PROJECT # 11715
LAS OLAS ISLES UNDERGROUNDING
O/H TO U/G CONVERSION
ISLES OF PALM DRIVE
PLAN

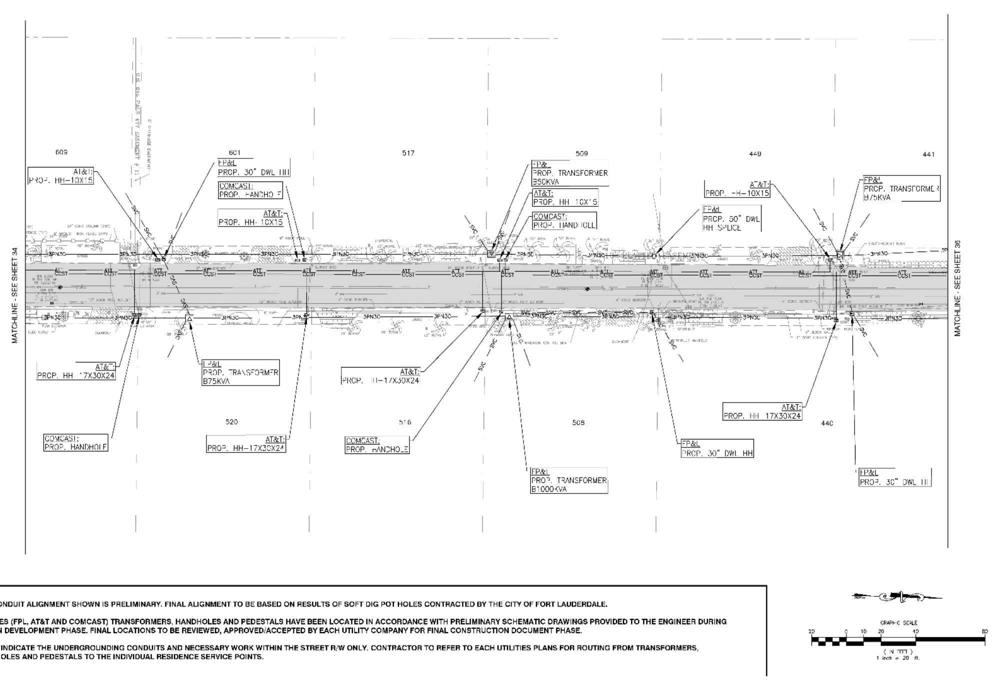
REVISIONS

NO.	DATE	BY	CHK'D	DESCRIPTION

CITY OF FORT LAUDERDALE
PUBLIC WORKS DEPARTMENT
ENGINEERING & ARCHITECTURE
100 North Andrews Avenue, Fort Lauderdale, Florida 33301

DRAWN BY: CWD	DATE: 06/15/20
DESIGNED BY: CG	SCALE: AS NOTED
CHECKED BY: RV	
FIELD BOOK:	

Z:\1'000\700 - 799\11715\DESIGN\DRAWINGS\CURRENT\BID\11715 - BID - MULTI - PLAN.DWG



NOTES:

1. THE CONDUIT ALIGNMENT SHOWN IS PRELIMINARY. FINAL ALIGNMENT TO BE BASED ON RESULTS OF SOFT DIG POT HOLES CONTRACTED BY THE CITY OF FORT LAUDERDALE.
2. UTILITIES (FPL, AT&T AND COMCAST) TRANSFORMERS, HANDHOLES AND PEDESTALS HAVE BEEN LOCATED IN ACCORDANCE WITH PRELIMINARY SCHEMATIC DRAWINGS PROVIDED TO THE ENGINEER DURING DESIGN DEVELOPMENT PHASE. FINAL LOCATIONS TO BE REVIEWED, APPROVED/ACCEPTED BY EACH UTILITY COMPANY FOR FINAL CONSTRUCTION DOCUMENT PHASE.
3. PLANS INDICATE THE UNDERGROUNDING CONDUITS AND NECESSARY WORK WITHIN THE STREET R/W ONLY. CONTRACTOR TO REFER TO EACH UTILITIES PLANS FOR ROUTING FROM TRANSFORMERS, HANDHOLES AND PEDESTALS TO THE INDIVIDUAL RESIDENCE SERVICE POINTS.

LEGEND PROPOSED:

- FNC — FLORIDA POWER & LIGHT FEEDER NETWORK CABLE AND CONDUIT
- #PN#C — FLORIDA POWER & LIGHT PRIMARY CABLE AND CONDUIT
- SVC — FLORIDA POWER & LIGHT SERVICE CABLE AND CONDUIT
- ATT — AT&T CONDUIT
- CCST — COMCAST COMMUNICATIONS CONDUIT
- AT&T PROPOSED HANDHOLE
- COMCAST PROPOSED HANDHOLE
- CITY STREET LIGHT SPLICE BOX
- CITY STREET LIGHT FOUNDATION
- CITY HANDHOLE
- PROPOSED BORE PIT
- FP&L SPLICE BOX
- FP&L FEEDER SPLICE BOX
- FP&L SWITCH CABINET
- FP&L TRANSFORMERS (PROPOSED)
- FP&L TRANSFORMERS (EXISTING)
- EXISTING PAVEMENT
- FP&L FUSE CABINET
- FP&L CAPACITOR BANK
- FP&L SPLICE BOX
- FP&L HANDHOLE

BID SET

PROJECT # 11715
LAS OLAS ISLES UNDERGROUNDING
O/H TO U/G CONVERSION
ISLES OF PALM DRIVE
PLAN

SHEET NO. 35
TOTAL: 50
CAD FILE: 11715-BID-MULTI-PLAN
DRAWING FILE NO. 4-136-94

REVISIONS				
NO.	DATE	BY	CHK'D	DESCRIPTION

CITY OF FORT LAUDERDALE
PUBLIC WORKS DEPARTMENT
ENGINEERING & ARCHITECTURE
100 North Andrews Avenue, Fort Lauderdale, Florida 33301

DRAWN BY: CWD
DATE: 09/18/20
DESIGNED BY: CG
SCALE: AS NOTED
CHECKED BY: RV
FIELD BOOK:

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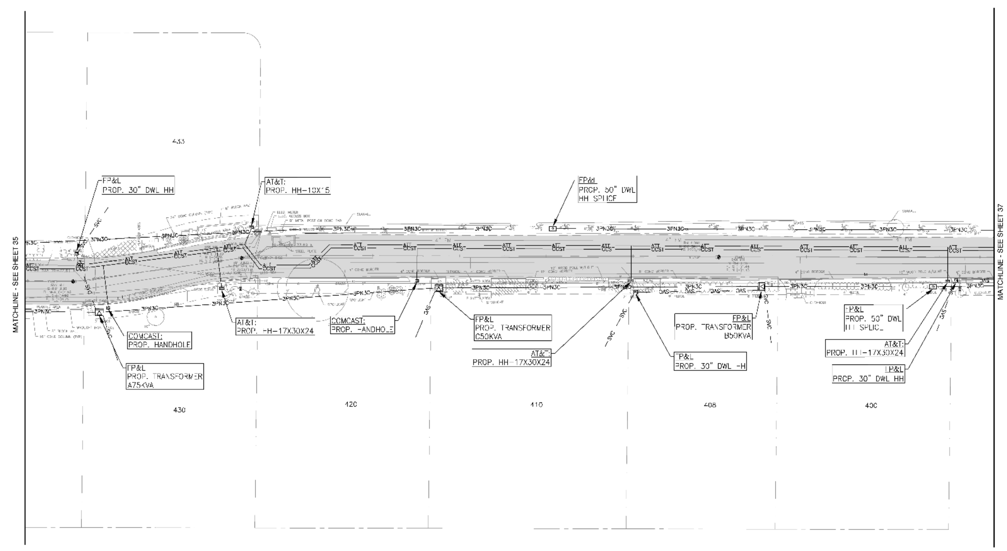

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GRAPHIC SCALE
20 0 10 20 40 80
(IN FEET)
1 inch = 20 ft.

LEGEND PROPOSED:

FNC	FLORIDA POWER & LIGHT FEEDER NETWORK CABLE AND CONDUIT
FPN/C	FLORIDA POWER & LIGHT PRIMARY CABLE AND CONDUIT
SVC	FLORIDA POWER & LIGHT SERVICE CABLE AND CONDUIT
ATT	AT&T CONDUIT
CCST	COMCAST COMMUNICATIONS CONDUIT

- AT&T PROPOSED HANDHOLE
- COMCAST PROPOSED HANDHOLE
- CITY STREET LIGHT SPLICE BOX
- CITY STREET LIGHT FOUNDATION
- CITY HANDHOLE
- PROPOSED BORE PIT
- FP&L SPLICE BOX
- FP&L FEEDER SPLICE BOX
- FP&L SWITCH CABINET
- FP&L TRANSFORMERS (PROPOSED)
- FP&L TRANSFORMERS (EXISTING)
- EXISTING PAVEMENT
- FP&L FUSE CABINET
- FP&L CAPACITOR BANK
- FP&L SPLICE BOX
- FP&L HANDHOLE

BID SET

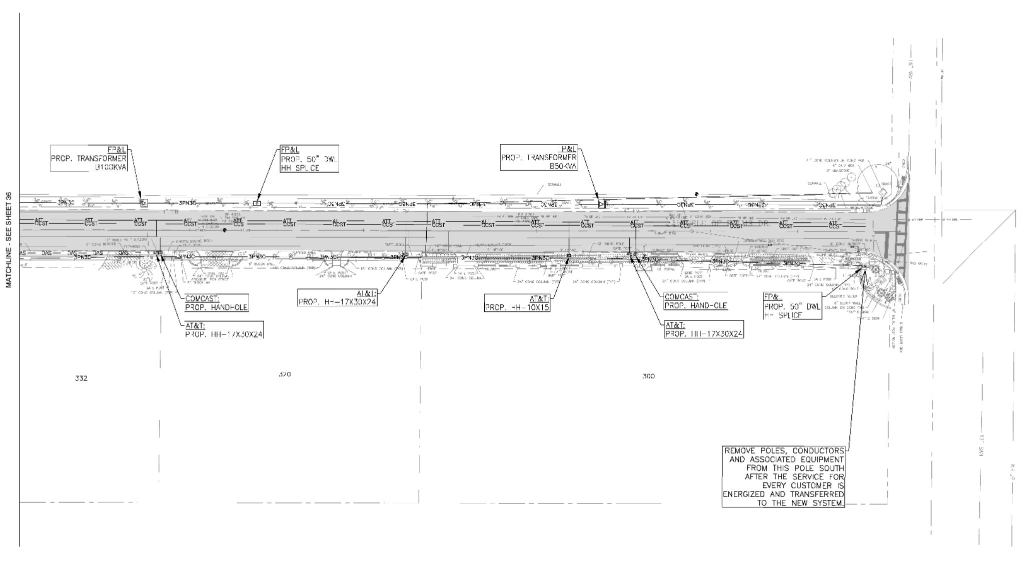
PROJECT # 11715
LAS OLAS ISLES UNDERGROUNDING
O/H TO U/G CONVERSION
ISLES OF PALM DRIVE
PLAN

SHEET NO. 36
TOTAL: 50
CAD FILE: 11715-BID-MULTI-PLAN
DRAWING FILE NO. 4-136-94

REVISIONS				
NO.	DATE	BY	CHK'D	DESCRIPTION

CITY OF FORT LAUDERDALE
PUBLIC WORKS DEPARTMENT
ENGINEERING & ARCHITECTURE
100 North Andrews Avenue, Fort Lauderdale, Florida 33301

DRAWN BY: CVD
DATE: 09/18/20
DESIGNED BY: CG
SCALE: AS NOTED
CHECKED BY: RV
FIELD BOOK:



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3. PLANS INDICATE THE UNDERGROUNDING CONDUITS AND NECESSARY WORK WITHIN THE STREET R/W ONLY. CONTRACTOR TO REFER TO EACH UTILITIES PLANS FOR ROUTING FROM TRANSFORMERS, HANDHOLES AND PEDESTALS TO THE INDIVIDUAL RESIDENCE SERVICE POINTS.

LEGEND PROPOSED:

- FNC — FLORIDA POWER & LIGHT FEEDER NETWORK CABLE AND CONDUIT
- FPNFC — FLORIDA POWER & LIGHT PRIMARY CABLE AND CONDUIT
- SVC — FLORIDA POWER & LIGHT SERVICE CABLE AND CONDUIT
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- AT&T PROPOSED HANDHOLE
- COMCAST PROPOSED HANDHOLE
- CITY STREET LIGHT SPLICE BOX
- CITY STREET LIGHT FOUNDATION
- CITY HANDHOLE
- PROPOSED BORE PIT
- FP&L SPLICE BOX
- FP&L FEEDER SPLICE BOX
- FP&L SWITCH CABINET
- FP&L TRANSFORMERS (PROPOSED)
- FP&L TRANSFORMERS (EXISTING)
- EXISTING PAVEMENT
- FP&L FUSE CABINET
- FP&L CAPACITOR BANK
- FP&L SPLICE BOX
- FP&L HANDHOLE

GRAPHIC SCALE
20 0 10 20 40 80
(IN FEET)
1 inch = 20 ft.

BID SET

PROJECT # 11715
LAS OLAS ISLES UNDERGROUNDING
O/H TO U/G CONVERSION
ISLES OF PALM DRIVE
PLAN

SHEET NO. 37
TOTAL: 50
CAD FILE: 11715-BID-MULTI-PLAN
DRAWING FILE NO. 4-126-94

REVISIONS

NO.	DATE	BY	CHKD	DESCRIPTION

CITY OF FORT LAUDERDALE
PUBLIC WORKS DEPARTMENT
ENGINEERING & ARCHITECTURE
100 North Andrews Avenue, Fort Lauderdale, Florida 33301

DRAWN BY: CWR
DATE: 09/15/20
DESIGNED BY: DG
SCALE: AS NOTED
CHECKED BY: RV
FIELD BOOK:

Town of Jupiter Inlet Colony
Utility Undergrounding Assessment Methodology

June 24, 2010

Florida Office
7380 Sand Lake Road
Suite 500
Orlando, FL 32819
Tel: (407) 352-3958
Fax: (888) 326-6864

Corporate Office
27368 Via Industria
Suite 110
Temecula, CA 92590
Tel: (800) 755-6864
Fax: (951) 587-3510

Regional Offices
Phoenix, AZ
Sacramento, CA

City of Industry, CA
Oakland, CA
Anaheim, CA

TABLE OF CONTENTS

Executive Summary

Willdan Financial Services (WFS) has been retained by the Town of Jupiter Inlet Colony (the Town), to develop a methodology that reflects the special benefit received by properties within the Town from the proposed undergrounding of overhead utilities within the Town.

As part of the creation of this benefit methodology, WFS conducted fieldwork, surveying the entire Town to accurately incorporate the characteristics of the Town and the relationship between properties within the Town and the overhead utilities proposed to be undergrounded. Fieldwork is necessary to identify each property's special benefit. WFS conducts this research to quantify any general benefit that may exist, which pursuant to State statute, may not be an included cost when developing a non-ad valorem assessment. This information also allows the methodology to account for the fact that some properties in the Town may already have one of their utility services already undergrounded and, therefore, do not benefit to the same degree as properties whose utilities are currently transmitted through overhead facilities. In addition to the fieldwork conducted, Willdan Financial also created a parcel database of all properties within the Town, and categorized those properties based on their land use codes (DOR codes).

Proposed Public Facilities

Utilities, as used in this report, include power lines, phone lines, and cable television facilities. The undergrounding of overhead utility lines within the Town includes the costs associated with, but not limited to, trenching, horizontal directional drilling, installing new utility vaults, conduits and transformers, laying conduit lines into trenches, switching services to underground systems and removing existing overhead poles and wires.

The benefit methodology presented in this Report focuses on the entire project cost for the undergrounding of overhead facilities throughout the Town, including costs of connecting each property's utility services to the undergrounded facilities.

Budget

Jupiter Inlet Colony Underground Conversion Project

Survey Costs (Design, Const, and As-Built/ROW)	$ 69,650.02
Legal Costs (Review Easements,Contracts, and ROW)	$ 30,181.67
Cost Allocation Methodology	$ 30,000.00
Project Management and Administrative Support	$ 155,551.70
Project Engineering Services	$ 69,650.02
Electrician Elect. Meter Enclosure Conversion Costs	$ 147,500.00
New Streetside Underground FPL Service Lateral Costs	$ 58,455.76
New Streetside Underground AT&T Service Lateral Costs	$ 44,750.00
New Streetside Underground Comcast Service Lateral Costs	$ 38,925.00
Utility Conversion Costs (Contractors, FPL, TEL, & CATV)	$ 1,721,769.64
Management of Traffic	$ 36,000.00
Site Landscape Restoration Costs	$ 44,000.00
Street Lighting	$ -
Contingency Buffer (18%)	$ 537,022.06
Total Opinion of Cost	$ 2,983,455.87
Recommended Minimum Budget Forecast	**$ 2,985,000.00**

Benefit Analysis

Florida law requires non ad-valorem assessments to be based on the special benefit properties receive from the improvements. "Special Benefit" is a particular and distinct benefit over and above general benefits conferred to the public at large. Florida law does not specify the methodology or formula that may be used in calculating assessments; however, the assessment methodology must be reasonable and not arbitrary.

It is necessary to identify the special benefit provided to properties within the Town as a result of undergrounding overhead utilities. The distribution of electricity and other utilities are generally available to all properties in the Town. However, placing overhead electrical lines and other utilities underground will provide direct and special benefit to properties and such special benefit supports funding the undergrounding projects through an assessment program.

There are several distinct direct and special benefits that will be provided to properties within the Town as a result of undergrounding the Town's overhead utilities including the following: improved safety, improved reliability and improved neighborhood aesthetics. Each of these benefits is discussed below.

The removal of utility poles and overhead lines provides an improved **safety** benefit by reducing the potential of hazardous conditions in the event of natural disasters. Severe tropical storms, hurricanes, and other natural disasters can cause poles and/or overhead lines to fall and impact property, and possibly cause live electric lines to be exposed. Downed electric lines pose a potential threat of fire and potential injury due to electric shock and can restrict ingress and egress to and from properties within the Town.

The undergrounding of the overhead facilities will also improve the **reliability** of utility services received by properties within the Town. Based on a report entitled *Out of Sight Out of Mind?*, Edison Electric Institute (2006), the undergrounding of overhead utilities substantially reduces the frequency of power outages, when compared to the frequency of outages occurring with overhead networks. Parcels will also specially benefit from new upgraded utility lines, cables, and appurtenant facilities installed through the proposed utility undergrounding. This will provide a higher level of reliability of utility services, and reduces exposure to the elements that could cause potential damage and speed deterioration to facilities resulting in potential interruptions services. In this particular project area, some properties have already undergrounded one or more of the three utilities to their service connection. Therefore, the cost of the service laterals for each utility was separated and individually assessed to the applicable properties. Certain properties will also need to upgrade their meters in order to accept the utility connection from underground, which has been accounted for by separating out the costs associated with the meter upgrade and apportioning the cost to such properties.

In addition to the safety and reliability benefits provided by undergrounding utilities, removing the overhead facilities and utility poles will eliminate a heavy visual concentration of electric lines and communication facilities. This will improve the overall **neighborhood aesthetics** for all properties within the Town.

Method of Assessment

GENRAL BENEFIT vs. SPECIAL BENEFIT

It is necessary to identify the special benefit that the Improvements will render to the properties within the Town. It is also necessary to identify and separate any portion of the Improvements, which provide a general benefit to the public at large from the portion of Improvements that provide a special benefit to parcels within the Town. Any cost of Improvements, or portion thereof, that is considered general benefit cannot be included as part of the total assessment. For the proposed utility undergrounded in the Town, a portion of the improvements will provide a general benefit to a condominium complex outside of the Town's boundaries. Therefore, a portion of the overall project cost has been determined to be a general benefit to the public at large and will not be assessed against the properties within the Town, but rather, shall be funded from other available revenues. The general benefit calculation and amount not assessed is described below and based on the method of assessment described herein.

EQUIVALENT BENFIT UNITS

The method of assessment is an analysis of a project or service, in this case the proposed undergrounding of the existing overhead utilities, to determine the special benefits received by a property from the proposed improvements. The method of assessment is determined by an analysis of the benefit a property receives from the proposed undergrounding of existing overhead utilities in comparison to the benefit received by other benefiting properties. To establish an equitable benefit nexus it is necessary to relate each property's proportional special benefits to the special benefits of all other properties within a project area. The method of assessment established for this project utilizes a weighted methodology of apportionment typically referred to as an Equivalent Benefit Unit (EBU) methodology to reflect the proportional special benefit of each parcel from the improved safety, improved reliability, and improved neighborhood aesthetics in connection with the proposed utility undergrounding. This method of apportionment establishes the typical detached single-family residential lot as the basic unit of assessment. A single-family residential unit is assigned one (1.0) Equivalent Benefit Unit (EBU) and other property types (land uses) are proportionately weighted (weighted EBU) based on a benefit formula that equates each property's specific characteristics and special benefits to that of the single-family residential unit. This proportional weighting may be based on several considerations that may include, but are not limited to the following: the type of development (land use), size of the property (acreage or units), densities, or other property related factors.

Collectively, the three categories of special benefit listed above reflect the overall proportional special benefits that properties within the Town will receive from the undergrounding of the overhead utilities. Properties within the Town are assigned EBUs to distinguish the degree of special benefits received by different property types from the undergrounding of overhead utilities. A majority of the properties within the Town are classified as Single-Family Residences, with two parcels classified as non-residential. Each Single-Family Residential Lot has been assigned

1.0 EBU regardless of the lot size since each Single-Family Residential Lot has a maximum development potential equal to one Single-Family Residence and the distribution of electricity, and other utilities are constant for each single-family residential property. However, there exists one Single-Family Residential Property that has two dwelling units (PCN: 32434031010000030), which will receive two separate utility underground access points based on the construction plans. As such, this property has been assigned two EBUs (one EBU per dwelling unit).

Non-residential properties within the Town may have a greater potential of development when compared to properties classified as Single-Family Residential. Therefore, an equivalency must be developed for these properties to proportionately assign EBUs when compared to the baseline, which is the Single-Family Residential Lot. Since the potential use of non-residential properties may change, equivalent benefit units were assigned to each non-residential parcel based on the parcel's lot size when compared to that of the average Single-Family Residential Lot. Assigning equivalent benefits units based on the lot size of a parcel, provides a means to capture the benefit associated with the highest potential use of each parcel. As such, utilizing the average lot size of a Single-Family Residential Lot within the boundaries of the Town, equal to approximately 0.28 acres; the two non-residential properties have been assigned EBUs based on the lot size equivalency of a Single-Family Residential Lot. However, in order to fairly assess these two non-residential properties and assign benefit units that reflect a true equivalency to the baseline 1.0 EBU, the lot size of each non-residential property was reduced by 50% to account for the Town's ordinance that restricts the development of a residential lot to 50% of the overall area.

PROPERTY SPECIFIC IMPROVEMENTS

The Budget identified herein provides specific detail on the costs associated with the improvements along the public rights-of-way and improvements along the easements of each property to connect the utility services. For purposes of calculating each parcel's assessment, costs associated with meter conversions and service laterals were separated and assessed against those properties that required the specific improvement. Below is a summary of these expenditures and the number of service connections.

Property Specific Improvement Costs	Costs	Quantity	Cost per Service
Electrician Elect. Meter Enclosure Conversion Costs	$147,500.00	61	$ 2,418.03
New Streetside Underground FPL Service Lateral Costs	$ 58,455.76	181	$ 322.96
New Streetside Underground AT&T Service Lateral Costs	$ 44,750.00	179	$ 250.00
New Streetside Underground Comcast Service Lateral Costs	$ 38,925.00	173	$ 225.00

GENERAL BENEFIT AND SPECIAL CASES

GENERAL BENEFIT

The condominium complex just outside the northern border of the Town will partially benefit from the improved safety and improved neighborhood aesthetics as a result of the proposed utility undergrounding of the Town. This is considered a General Benefit. However, the condominium complex is already undergrounded; therefore the Town's current overhead utility network does not impact the reliability of any of the complex's services. This is because the primary feed of the condominium complex is north of the property. As such, the portion of costs determined to be of General Benefit was calculated by examining the degree of benefit that the complex would receive by applying the methodology described herein. EBUs were calculated based on the equivalent lot size of the complex when compared to a typical Single-Family Residential Lot within the Town. The EBUs were then discounted by one-third (1/3rd) to account for the fact that the complex does not benefit from one of the three special benefits established herein. The result of this calculation translates to $77,319.94 of the total cost, which is considered to be General Benefit and cannot be funded through the non ad-valorem assessment. The Town will need to fund this amount through another revenue source.

FUTURE RESIDENTIAL SUBDIVISIONS

Although it is not anticipated that certain residential properties will subdivide in the future, it's important to note that certain properties within the Town were previously identified as two legally subdivided lots. If any of these residential parcels ever subdivide in the future back into two separate legally subdivided lots, it is recommended that the property owner must pay into the utility undergrounding assessment as a condition of the parcel subdivision. Below is a list of the applicable parcels.

PCN	Address	Legal Description
32434031010000290	29 OCEAN DR	LTS 29 & 30
32434031010000530	53 COLONY RD	LTS 53 & 54
32434031010000700	70 COLONY RD	LT 70 & N 1/2 OF LT 71
32434031010000711	72 COLONY RD	S 1/2 OF LT 71 & LT 72
32434031010000730	74 LIGHTHOUSE DR	LTS 73 & 74

Diagram

A Diagram showing the boundaries of the Town, the dimensions of the subdivisions of land within the Town (as they existed at the time of the creation of this Report), is illustrated below. Each of the subdivisions of land, parcels, or lots has been given a separate number on the Diagram, which corresponds with the assessment number shown within the Assessment Roll.

Assessment Roll

An assessment of the total amount of the costs and expenses of the improvements upon the subdivisions of land within the Town, in proportion to the estimated special benefit to be received by the subdivisions from the Improvements, is set forth upon the following Assessment Roll filed with and made part of this Report.

The Assessment Roll lists the parcel numbers within town by assessment number. The assessment numbers appearing on the Assessment Roll correspond with the Diagram.

Assmnt No.	Parcel Number	EBUs	Base Assessment	Meter Assessment	Electric Lateral Assessment	Phone Lateral Assessment	Cable Lateral Assessment	Total Assessment
TH	32434030080001973	0.30	$ 3,199.92	$ 2,418.03	$ 322.96	$ -	$ 225.00	$ 6,165.91
1	32434031010000010	1.00	10,717.62	-	-	-	-	10,717.62
2	32434031010000020	1.00	10,717.62	-	-	-	-	10,717.62
3	32434031010000030	2.00	21,435.23	-	-	-	-	21,435.23
5	32434031010000050	1.00	10,717.62	-	-	-	-	10,717.62
6	32434031010000060	1.00	10,717.62	-	-	-	-	10,717.62
7	32434031010000070	1.00	10,717.62	-	-	-	-	10,717.62
8	32434031010000080	1.00	10,717.62	-	-	-	-	10,717.62
9	32434031010000090	1.00	10,717.62	-	-	-	-	10,717.62
10	32434031010000100	1.00	10,717.62	-	-	-	-	10,717.62
11	32434031010000111	1.00	10,717.62	-	-	-	-	10,717.62
12	32434031010000112	1.00	10,717.62	-	-	-	-	10,717.62
13	32434031010000130	1.00	10,717.62	-	-	-	-	10,717.62
14	32434031010000140	1.00	10,717.62	-	-	-	-	10,717.62
15	32434031010000150	1.00	10,717.62	-	-	-	-	10,717.62
16	32434031010000160	1.00	10,717.62	-	-	-	-	10,717.62
17	32434031010000170	1.00	10,717.62	-	-	-	-	10,717.62
18	32434031010000180	1.00	10,717.62	-	-	-	-	10,717.62
19	32434031010000190	1.00	10,717.62	-	-	-	-	10,717.62
20	32434031010000200	1.00	10,717.62	-	-	-	-	10,717.62
21	32434031010000210	1.00	10,717.62	-	-	-	-	10,717.62
22	32434031010000220	1.00	10,717.62	-	-	-	-	10,717.62
23	32434031010000230	1.00	10,717.62	-	-	-	-	10,717.62
24	32434031010000240	1.00	10,717.62	-	-	-	-	10,717.62
25	32434031010000250	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
26	32434031010000260	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
27	32434031010000270	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
28	32434031010000280	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
29	32434031010000290	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
31	32434031010000310	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58

Assmnt No.	Parcel Number	EBUs	Base Assessment	Meter Assessment	Electric Lateral Assessment	Phone Lateral Assessment	Cable Lateral Assessment	Total Assessment
32	32434031010000320	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
33	32434031010000330	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
34	32434031010000340	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
35	32434031010000350	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
36	32434031010000360	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
37	32434031010000370	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
38	32434031010000380	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
39	32434031010000390	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
40	32434031010000400	1.00	10,717.62	2,418.03	322.96	250.00	225.00	13,933.61
41	32434031010000410	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
42	32434031010000420	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
43	32434031010000430	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
44	32434031010000440	1.00	10,717.62	2,418.03	322.96	250.00	225.00	13,933.61
45	32434031010000450	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
46	32434031010000460	1.00	10,717.62	2,418.03	322.96	250.00	225.00	13,933.61
47	32434031010000470	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
48	32434031010000480	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
49	32434031010000490	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
50	32434031010000500	1.00	10,717.62	2,418.03	322.96	250.00	225.00	13,933.61
51	32434031010000510	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
52	32434031010000520	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
53	32434031010000530	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
55	32434031010000550	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
56	32434031010000560	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
57	32434031010000570	1.00	10,717.62	2,418.03	322.96	250.00	225.00	13,933.61
58	32434031010000580	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
59	32434031010000590	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
60	32434031010000600	1.00	10,717.62	2,418.03	322.96	250.00	225.00	13,933.61
61	32434031010000610	1.00	10,717.62	2,418.03	322.96	250.00	225.00	13,933.61
62	32434031010000620	1.00	10,717.62	2,418.03	322.96	250.00	225.00	13,933.61
63	32434031010000630	1.00	10,717.62	2,418.03	322.96	250.00	225.00	13,933.61
64	32434031010000640	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58

Assmnt No.	Parcel Number	EBUs	Base Assessment	Meter Assessment	Electric Lateral Assessment	Phone Lateral Assessment	Cable Lateral Assessment	Total Assessment
65	32434031010000650	1.00	10,717.62	2,418.03	322.96	250.00	225.00	13,933.61
66	32434031010000660	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
67	32434031010000670	1.00	10,717.62	2,418.03	322.96	250.00	225.00	13,933.61
68	32434031010000680	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
69	32434031010000690	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
70	32434031010000700	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
72	32434031010000711	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
73	32434031010000730	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
75	32434031010000750	1.00	10,717.62	-	-	-	-	10,717.62
76	32434031010000760	1.00	10,717.62	-	-	-	-	10,717.62
77	32434031010000770	1.00	10,717.62	-	-	-	-	10,717.62
78	32434031010000780	1.00	10,717.62	-	-	-	-	10,717.62
79	32434031010000790	1.00	10,717.62	-	-	-	-	10,717.62
80	32434031010000800	1.00	10,717.62	-	-	-	-	10,717.62
81	32434031010000811	1.00	10,717.62	-	-	-	-	10,717.62
82	32434031010000812	1.00	10,717.62	-	-	-	-	10,717.62
83	32434031010000821	1.00	10,717.62	-	-	-	-	10,717.62
84	32434031010000840	1.00	10,717.62	-	-	-	-	10,717.62
85	32434031010000850	1.00	10,717.62	2,418.03	322.96	-	225.00	13,683.61
86	32434031010000860	1.00	10,717.62	2,418.03	322.96	-	225.00	13,683.61
87	32434031010000870	1.00	10,717.62	-	-	-	225.00	10,942.62
88	32434031010000880	1.00	10,717.62	-	-	-	-	10,717.62
89	32434031010000890	1.00	10,717.62	-	-	-	-	10,717.62
90	32434031010000900	1.00	10,717.62	-	-	-	-	10,717.62
91	32434031010000910	1.00	10,717.62	-	-	-	-	10,717.62
92	32434031010000920	1.00	10,717.62	-	-	-	-	10,717.62
93	32434031010000930	1.00	10,717.62	-	-	-	-	10,717.62
94	32434031010000940	1.00	10,717.62	-	-	-	-	10,717.62
95	32434031010000950	1.00	10,717.62	-	-	-	-	10,717.62
96	32434031010000960	1.00	10,717.62	-	-	-	-	10,717.62
97	32434031010000970	1.00	10,717.62	-	-	250.00	225.00	11,192.62
98	32434031010000980	1.00	10,717.62	-	-	-	-	10,717.62

Assmnt No.	Parcel Number	EBUs	Base Assessment	Meter Assessment	Electric Lateral Assessment	Phone Lateral Assessment	Cable Lateral Assessment	Total Assessment
99	32434031010000990	1.00	10,717.62	-	-	-	-	10,717.62
100	32434031010001000	1.00	10,717.62	-	-	-	-	10,717.62
101	32434031010001010	1.00	10,717.62	-	-	-	-	10,717.62
102	32434031010001020	1.00	10,717.62	-	-	-	-	10,717.62
103	32434031010001030	1.00	10,717.62	-	-	-	-	10,717.62
104	32434031010001040	1.00	10,717.62	-	-	-	-	10,717.62
105	32434031010001050	1.00	10,717.62	-	-	-	-	10,717.62
106	32434031010001060	1.00	10,717.62	-	-	-	-	10,717.62
107	32434031010001070	1.00	10,717.62	2,418.03	322.96	250.00	-	13,708.61
108	32434031010001080	1.00	10,717.62	-	-	-	-	10,717.62
109	32434031010001090	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
110	32434031010001100	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
111	32434031010001110	1.00	10,717.62	2,418.03	322.96	250.00	225.00	13,933.61
112	32434031010001120	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
113	32434031010001130	1.00	10,717.62	2,418.03	322.96	250.00	225.00	13,933.61
114	32434031010001140	1.00	10,717.62	2,418.03	322.96	250.00	225.00	13,933.61
115	32434031010001150	1.00	10,717.62	2,418.03	322.96	250.00	225.00	13,933.61
116	32434031010001160	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
117	32434031010001170	1.00	10,717.62	2,418.03	322.96	250.00	225.00	13,933.61
118	32434031010001180	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
119	32434031010001190	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
120	32434031010001200	1.00	10,717.62	2,418.03	322.96	250.00	225.00	13,933.61
121	32434031010001210	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
122	32434031010001220	1.00	10,717.62	2,418.03	322.96	250.00	225.00	13,933.61
123	32434031010001230	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
124	32434031010001240	1.00	10,717.62	2,418.03	322.96	250.00	225.00	13,933.61
125	32434031010001250	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
126	32434031010001260	1.00	10,717.62	2,418.03	322.96	250.00	225.00	13,933.61
127	32434031010001270	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
128	32434031010001280	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
129	32434031010001290	1.00	10,717.62	2,418.03	322.96	250.00	225.00	13,933.61
130	32434031010001300	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58

Assmnt No.	Parcel Number	EBUs	Base Assessment	Meter Assessment	Electric Lateral Assessment	Phone Lateral Assessment	Cable Lateral Assessment	Total Assessment
131	32434031010001310	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
132	32434031010001320	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
133	32434031010001330	1.00	10,717.62	-	322.96	250.00	-	11,290.58
134	32434031010001340	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
135	32434031010001350	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
136	32434031010001360	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
137	32434031010001370	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
138	32434031010001380	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
139	32434031010001390	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
140	32434031010001400	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
141	32434031010001410	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
142	32434031010001420	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
143	32434031010001430	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
144	32434031010001440	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
145	32434031010001450	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
146	32434031010001460	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
147	32434031010001470	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
148	32434031010001481	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
149	32434031010001490	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
150	32434031010001500	1.00	10,717.62	2,418.03	322.96	250.00	225.00	13,933.61
151	32434031010001510	1.00	10,717.62	-	322.96	250.00	-	11,290.58
152	32434031010001520	1.00	10,717.62	2,418.03	322.96	250.00	225.00	13,933.61
153	32434031010001530	1.00	10,717.62	-	322.96	250.00	-	11,290.58
154	32434031010001540	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
155	32434031010001550	1.00	10,717.62	2,418.03	322.96	250.00	-	13,708.61
156	32434031010001560	1.00	10,717.62	2,418.03	322.96	250.00	225.00	13,933.61
157	32434031010001570	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
158	32434031010001580	1.00	10,717.62	2,418.03	322.96	250.00	225.00	13,933.61
159	32434031010001590	1.00	10,717.62	2,418.03	322.96	250.00	225.00	13,933.61
160	32434031010001600	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
161	32434031010001610	1.00	10,717.62	2,418.03	322.96	250.00	225.00	13,933.61
162	32434031010001620	1.00	10,717.62	2,418.03	322.96	250.00	225.00	13,933.61

Assmnt No.	Parcel Number	EBUs	Base Assessment	Meter Assessment	Electric Lateral Assessment	Phone Lateral Assessment	Cable Lateral Assessment	Total Assessment
163	32434031010001630	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
164	32434031010001640	1.00	10,717.62	2,418.03	322.96	250.00	225.00	13,933.61
165	32434031010001650	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
166	32434031010001660	1.00	10,717.62	2,418.03	322.96	250.00	225.00	13,933.61
167	32434031010001670	1.00	10,717.62	2,418.03	322.96	250.00	225.00	13,933.61
168	32434031010001680	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
169	32434031010001690	1.00	10,717.62	2,418.03	322.96	250.00	225.00	13,933.61
170	32434031010001700	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
171	32434031010001710	1.00	10,717.62	2,418.03	322.96	250.00	225.00	13,933.61
172	32434031010001720	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
173	32434031010001730	1.00	10,717.62	2,418.03	322.96	250.00	225.00	13,933.61
174	32434031010001740	1.00	10,717.62	2,418.03	322.96	250.00	225.00	13,933.61
175	32434031010001750	1.00	10,717.62	-	322.96	250.00	-	11,290.58
176	32434031010001760	1.00	10,717.62	2,418.03	322.96	250.00	225.00	13,933.61
177	32434031010001770	1.00	10,717.62	2,418.03	322.96	250.00	225.00	13,933.61
178	32434031010001780	1.00	10,717.62	2,418.03	322.96	250.00	225.00	13,933.61
179	32434031010001790	1.00	10,717.62	2,418.03	322.96	250.00	225.00	13,933.61
180	32434031010001800	1.00	10,717.62	2,418.03	322.96	250.00	225.00	13,933.61
181	32434031010001810	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
182	32434031010001820	1.00	10,717.62	2,418.03	322.96	250.00	225.00	13,933.61
183	32434031010001830	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
184	32434031010001840	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
185	32434031010001850	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
186	32434031010001860	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
187	32434031010001870	1.00	10,717.62	2,418.03	322.96	250.00	225.00	13,933.61
188	32434031010001880	1.00	10,717.62	2,418.03	322.96	250.00	225.00	13,933.61
189	32434031010001890	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
190	32434031010001900	1.00	10,717.62	2,418.03	322.96	250.00	225.00	13,933.61
191	32434031010001910	1.00	10,717.62	2,418.03	322.96	250.00	225.00	13,933.61
192	32434031010001920	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
193	32434031010001930	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
194	32434031010001940	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58

Assmnt No.	Parcel Number	EBUs	Base Assessment	Meter Assessment	Electric Lateral Assessment	Phone Lateral Assessment	Cable Lateral Assessment	Total Assessment
195	32434031010001951	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
196	32434031010001960	1.00	10,717.62	2,418.03	322.96	250.00	225.00	13,933.61
197	32434031010001970	1.00	10,717.62	2,418.03	322.96	250.00	225.00	13,933.61
198	32434031010001980	1.00	10,717.62	2,418.03	322.96	250.00	225.00	13,933.61
199	32434031010001990	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
200	32434031010002000	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
201	32434031010002010	1.00	10,717.62	-	-	-	-	10,717.62
202	32434031010002020	1.00	10,717.62	-	-	-	-	10,717.62
203	32434031010002030	1.00	10,717.62	-	-	-	-	10,717.62
204	32434031010002040	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
205	32434031010002050	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
206	32434031010002060	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
207	32434031010002070	1.00	10,717.62	2,418.03	322.96	250.00	225.00	13,933.61
208	32434031010002080	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
209	32434031010002090	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
210	32434031010002100	1.00	10,717.62	2,418.03	322.96	250.00	225.00	13,933.61
211	32434031010002110	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
212	32434031010002120	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
213	32434031010002130	1.00	10,717.62	2,418.03	322.96	250.00	-	13,708.61
214	32434031010002140	1.00	10,717.62	2,418.03	322.96	250.00	225.00	13,933.61
215	32434031010002150	1.00	10,717.62	-	322.96	250.00	-	11,290.58
216	32434031010002160	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
217	32434031010002170	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
218	32434031010002180	1.00	10,717.62	-	322.96	250.00	-	11,290.58
219	32434031010002190	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
220	32434031010002200	1.00	10,717.62	2,418.03	322.96	250.00	225.00	13,933.61
221	32434031010002210	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
222	32434031010002220	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
223	32434031010002230	1.00	10,717.62	2,418.03	322.96	250.00	225.00	13,933.61
224	32434031010002240	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
225	32434031010002250	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
226	32434031010002260	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58

Assmnt No.	Parcel Number	EBUs	Base Assessment	Meter Assessment	Electric Lateral Assessment	Phone Lateral Assessment	Cable Lateral Assessment	Total Assessment
227	32434031010002270	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
228	32434031010002280	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
229	32434031010002290	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
230	32434031010002300	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
231	32434031010002310	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
232	32434031010002320	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
233	32434031010002330	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
234	32434031010002340	1.00	10,717.62	-	322.96	250.00	-	11,290.58
235	32434031010002350	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
236	32434031010002360	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
237	32434031010002370	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
238	32434031010002380	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
239	32434031010002390	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
240	32434031010002400	1.00	10,717.62	-	322.96	250.00	225.00	11,515.58
NA	32434031010002430	0.00	-	-	-	-	-	-
NA	32434031010002440	0.00	-	-	-	-	-	-
241	32434031100002410	1.00	10,717.62	-	-	-	-	10,717.62
242	32434031100002420	1.00	10,717.62	-	-	-	-	10,717.62
243	32434031100002430	1.00	10,717.62	2,418.03	322.96	250.00	225.00	13,933.61
BC	32434031100002440	4.98	53,339.28	2,418.03	322.96	250.00	225.00	56,555.27
NA	32434031100010000	0.00	-	-	-	-	-	-
NA	32434032000007010	0.00	-	-	-	-	-	-
Total		**244.28**	**$ 2,618,049.30**	**$ 147,500.00**	**$ 58,455.76**	**$ 44,750.00**	**$ 38,925.00**	**$2,907,680.06**

APPENDIX C

FORM OF NOTICE TO BE PUBLISHED

To be Published by August 23, 2022

NOTICE OF HEARING TO IMPOSE AND PROVIDE FOR COLLECTION OF NON-AD VALOREM ASSESSMENTS

Notice is hereby given that the City Commission of Fort Lauderdale, Florida, will conduct a public hearing to hear objections of all interested persons to the final assessment resolution of the Las Olas Isles Underground Utility Line Facilities Assessment, as shown above, and to impose non-ad valorem assessments against certain property located therein and collecting the assessments on the ad valorem tax bill. The hearing will be held at 5:01 P.M. on September 12, 2022 in the City Commission Room, City Hall, 100 North Andrews Avenue, Fort Lauderdale, Florida. In accordance with the Americans with Disabilities Act, persons needing a special accommodation or an interpreter to participate in this proceeding should contact the City Clerk's office at (954) 828-5002 two days prior to the meeting.

All affected property owners have a right to appear at the hearing and to file written objections with the City Commission within 20 days of this notice. Any person wishing to appeal any decision of the City Commission with respect to any matter considered will need a record and may wish to ensure that a verbatim record is made.

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The assessments have been proposed to fund capital costs for construction of the Las Olas Underground Utility Line Facilities to serve the Las Olas Underground Special Assessment Area. The assessment will be divided among to specially benefitted tax parcels based upon the amount of Equivalent Benefit Units or EBUs attributable to each tax parcel. The Fiscal Year 2022-2023 assessment rates are as follows:

Category	Billing Unit	Cost Per Billing Unit
Single-Family Detached Residential Parcel	EBU	$1,703.40

A more specific description of these assessment methodologies is set forth in the Amended and Restated Declaration Resolution (Resolution No. 21-198) adopted by the City Commission on September 13, 2021. Copies of the Declaration Resolution, the plans and specifications for the Las Olas Underground Utility Line Facilities project, and the preliminary assessment rolls are available for inspection at the offices of the City Clerk, located at the City Hall, Fort Lauderdale, Florida.

Underground Utility Line Assessments will be collected by the Broward County Tax Collector on the ad valorem tax bill. Failure to pay the assessments will cause a tax certificate to be issued against the property which may result in a loss of title.

If you have any questions, please contact _____ at _____.

_____

NOTE: If any person decides to appeal any decision made with respect to any matter considered at this public meeting or hearing, he/she will need a record of the proceedings, and for such purpose he/she may need to ensure that verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based. Anyone needing auxiliary services to assist in participation at the meeting, please contact the City Clerk at (954) 828-5002 two days prior to the meeting.

CITY CLERK
OF FORT LAUDERDALE, FLORIDA