

MEMORANDUM

February 12, 2014

TO: Honorable Mayor and City Commissioners

FROM: Tom Moran P.E., Public Works Director

RE: Resolution 2014-02, Authorizing the Second Phase of Eminent Domain Proceedings to acquire certain interests in real property in the C Street Lift Station 16 area

SYNOPSIS: The resolution is for property acquisition associated with the need for the second phase of the replacement of sewer lines and a lift station (i.e. "L.S. 16") serving that area of the City in the general vicinity of "C" Street, South of Florida Avenue, West of the Seaboard Coast Line Railway Line, North of the East-West spur of the Seaboard Coast Line Railway Line and East of "G" Street (the "C" Street – L.S. 16 Area). In approving the resolution, there are five factors that must be considered. The five factors are enumerated below.

RECOMMENDATION

The recommendation is for the City Commission to adopt Resolution 2014-02.

BACKGROUND

After reviewing the relevant factors, the ranking of the alternatives for this proposed project is Route B first, Route A second. It is Public Works staffs' recommendation that Route B be selected. Presented for your approval is a resolution and authorization of staff to proceed with the necessary easement acquisition through the City's power of eminent domain.

A. Alternative Alignments

There is little flexibility in establishing alternative alignments for replacement sewer lines which are intended to serve an established, or substantially built-out area such as the "C" Street – L.S. 16 Area. This is because the replacement lines must be located close to connection points for the feeder lines that presently extend to the properties being served. There are two alternative routes which are offered for your consideration.

1. Route A – This route as shown on the drawing attached hereto as Schedule "1," is the present right of way. Located in the present right of way is the existing out dated sewer lines. Because there is not much (if any) usable space available, utilization of this route could only occur if the City chose to remove the existing lines prior to construction and installation of the replacement lines. This choice would prevent the existing lines from continuing to provide service to the "C" Street – L.S. 16 Area while the replacement lines are under construction.

2. Route B – This route, as shown in the drawing attached hereto as Schedule “2,” requires acquisition of easements across many of the properties being served. This route facilitates ease of connection to pre-existing feeder lines.

B. Long Range Planning

Long range planning considerations were made for each route. Because the replacement lines are intended only for service to the “C” Street L.S. 16 Area, neither route is expected to provide service to new areas. Accordingly, from a long range planning perspective neither route has an advantage. Both are evaluated “average” for long range planning purposes.

C. Safety Considerations

Safety, other than construction safety, is usually not a major concern for pipe line installations. However, any time that a pipe line is constructed in the right of way or close to the roadway there may be a need for road closure and a work safety zone that could put workers or the public at some risk. The same is true with regard to future repairs.

1. Route A – This route is designated as poor for safety because of the amount of construction within the public right of way, the limited amount of usable space in the right of way, and its proximity to the street. Construction here also provides a greater risk to damaging the existing sewer line.
2. Route B – This route is considered excellent for safety because construction will be substantially performed through easement locations that are further distant from existing streets and roadways and therefore away from the general public.

D. Environmental Consideration

The routes considered are through previously disturbed property and the presence of wetlands was considered. A full wetland assessment however is not required for either route and no wetlands permitting is required.

1. Route A – This route is considered excellent for environmental considerations. This route is considered excellent because no wetlands would be impacted by the utilization of this route.
2. Route B – This route is considered excellent for environmental considerations. This route is considered excellent because no wetlands would be impacted by the utilization of this route.

E. Cost Considerations

**OPINION OF PROBABLE CONSTRUCTION COSTS
ROUTE A
(Roadways)**

ITEM	DESCRIPTION	QTY	UNIT	COST	TOTAL
GENERAL					
1	MOBILIZATION/DEMObILIZA	1	LS	\$ 90,000.00	\$ 90,000
2	CONSTRUCTION	1	LS	\$ 15,000.00	\$ 15,000
3	MAINTENANCE OF TRAFFIC	1	LS	\$ 15,000.00	\$ 15,000
EARTHWORK					
4	CLEARING & GRUBBING	1	LS	\$ 10,000.00	\$ 10,000
SANITARY SEWER					
5	8" PVC - AT DEPTHS ~ 8'	18607	FT	\$ 32.00	\$ 595,424
6	8" PVC - AT DEPTHS > 8'	3284	FT	\$ 44.00	\$ 144,496
7	18" PVC - AT DEPTHS ~ 8'	484	FT	\$ 72.00	\$ 34,848
8	18" PVC - AT DEPTHS > 8'	1936	FT	\$ 99.00	\$ 191,664
9	SANITARY SEWER MANHOLE	70	EA	\$ 3,000.00	\$ 210,000
10	SANITARY SEWER MANHOLE	20	EA	\$ 5,000.00	\$ 100,000
11	GRAVITY SERVICES	260	EA	\$ 1,000.00	\$ 260,000
12	REDIRECT SERVICE	145	EA	\$ 1,500.00	\$ 217,500
13	RECONSTR. L.S. NO. 16 WET	1	LS	\$ 125,000.00	\$ 125,000
RESTORATION					
14	ROADWAY RESTORATION	44605	SY	\$ 19.45	\$ 867,567
15	ROADWAY STRIPING	8000	LF	\$ 1.00	\$ 8,000
16	ALLEY RESTORATION	6262	SY	\$ 18.00	\$ 112,716
17	MISC (MAILBOX, FENCE, ETC.)	1	LS	\$ 75,000.00	\$ 75,000
ENGINEERING & CEI (15%)					\$
CONTINGENCY (15%)					\$
TOTAL					\$3,993,880

NOTES:

1. The opinion of probable construction costs is based on the experience and qualifications of ENVISORS' staff and its familiarity with the construction industry.
2. ENVISORS has no control over the cost of labor, materials, equipment or services furnished by others.
3. ENVISORS does not guarantee that proposals, bids or actual total construction costs will not vary from the opinion of probable construction cost.
4. OPC does not include costs associated with obtaining utility easements over private property.

**OPINION OF PROBABLE CONSTRUCTION COSTS
ROUTE B
(Easements and Alleys)**

ITEM	DESCRIPTION	QTY	UNIT	COST	TOTAL
GENERAL					
1	MOBILIZATION/DEMOLITIZATI	1	LS	\$ 70,000.00	\$ 70,000
2	CONSTRUCTION	1	LS	\$ 10,000.00	\$ 10,000
3	MAINTENANCE OF TRAFFIC	1	LS	\$ 10,000.00	\$ 10,000
EARTHWORK					
4	CLEARING & GRUBBING	2.65	AC	\$ 50,000.00	\$ 132,500
SANITARY SEWER					
5	8" PVC - AT DEPTHS ~ 8'	17563	FT	\$ 32.00	\$ 562,016
6	8" PVC - AT DEPTHS > 8'	3099	FT	\$ 44.00	\$ 136,356
7	18" PVC - AT DEPTHS ~ 8'	484	FT	\$ 72.00	\$ 34,848
8	18" PVC - AT DEPTHS > 8'	1936	FT	\$ 99.00	\$ 191,664
9	SANITARY SEWER MANHOLE	70	EA	\$ 3,000.00	\$ 210,000
10	SANITARY SEWER MANHOLE	20	EA	\$ 5,000.00	\$ 100,000
11	GRAVITY SERVICES	260	EA	\$ 1,000.00	\$ 260,000
12	REDIRECT SERVICE	79	EA	\$ 1,500.00	\$ 118,500
13	RECONSTR. L.S. NO. 16 WET	1	LS	\$ 125,000.00	\$ 125,000
WATER MAIN					
14	REPLACE 2" PVC WATER	2500	FT	\$ 12.00	\$ 30,000
RESTORATION					
15	ROADWAY RESTORATION	4258	SY	\$ 19.45	\$ 82,818
16	ROADWAY CURB	6083	LF	\$ 12.00	\$ 72,996
17	ROADWAY STRIPING	8000	LF	\$ 1.00	\$ 8,000
18	ALLEY RESTORATION	8605	SY	\$ 18.00	\$ 154,890
19	MISC (MAILBOX, FENCE,	1	LS	\$ 75,000.00	\$ 75,000
ENGINEERING & CEI (15%)					\$ 357,688
CONTINGENCY (15%)					\$ 357,688
TOTAL					\$ 3,099,965

NOTES:

1. The opinion of probable construction costs is based on the experience and qualifications of ENVISORS' staff and its familiarity with the construction industry.
2. ENVISORS has no control over the cost of labor, materials, equipment or services furnished by others.
3. ENVISORS does not guarantee that proposals, bids or actual total construction costs will not vary from the opinion of probable construction cost.
4. OPC does not include costs associated with obtaining utility easements over private property.

ATTACHMENTS

Resolution 2014-02

RESOLUTION NO. 2014-02

A RESOLUTION OF THE CITY OF LAKE WALES, FLORIDA, RELATING TO EMINENT DOMAIN: AUTHORIZING EMINENT DOMAIN PROCEEDINGS TO ACQUIRE CERTAIN INTERESTS IN REAL PROPERTY LOCATED IN THAT AREA OF THE CITY IN THE GENERAL VICINITY OF "C" STREET, SOUTH OF FLORIDA AVENUE, WEST OF THE SEABOARD COAST LINE RAILWAY LINE, NORTH OF THE EAST-WEST SPUR OF THE SEABOARD COAST LINE RAILWAY LINE AND EAST OF "G" STREET FOR THE PURPOSE OF CONSTRUCTING AND MAINTAINING IMPROVEMENTS RELATED TO THE REPLACEMENT OF SEWER LINES AND A LIFT STATION; AUTHORIZING CONDEMNATION OF THE PROPERTY DESCRIBED HEREIN; AUTHORIZING THE INSTITUTION OF EMINENT DOMAIN PROCEEDINGS; MAKING FINDINGS; PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City Commission of the City of Lake Wales, Florida has identified the need for the replacement of sewer lines and a lift station (i.e. "L.S. 16") that serve properties within the City in the general vicinity of "C" Street, South of Florida Avenue, West of the Seaboard Coast Line Railway Line, North of the Seaboard Coast Line East-West Spur Railway Line and East of "G" Street (the "C" Street – L.S. 16 Area); and

WHEREAS, The City Commission of the City of Lake Wales, Florida, has reviewed the "C" – L.S. 16 Area Sewer Replacement Project Route Analysis and Memorandum prepared by Tom Moran, Director, City of Lake Wales Public Works Department (the Route Analysis and Memorandum are attached as composite Exhibit "1"), and has determined that it is necessary for the general welfare and in the best interests of the City of Lake Wales and those persons served by the City of Lake Wales that replacement sewer lines, a replacement lift station, and other improvements related thereto, as recommended in the Route analysis and memorandum,

be constructed in the "C" Street – L.S. 16 Area, and that certain properties and interests in real estate be acquired for that public purpose; and

WHEREAS, the City Commission of the City of Lake Wales has determined that such properties and interests in real estate cannot be obtained by purchase, gift or conveyance; and

WHEREAS, the City Commission of the City of Lake Wales has considered and weighed many factors, including but not limited to the availability of an alternate route, costs, environmental factors, long-range area planning, and safety considerations; and

WHEREAS, the City Commission of the City of Lake Wales, through the City of Lake Wales Public Works Department, has either obtained or in all reasonable probability will obtain all necessary approvals for this project from the appropriate government entities, including those charged with protecting the natural resources;

NOW THEREFORE, BE IT RESOLVED BY THE CITY COMMISSION OF THE CITY OF LAKE WALES, FLORIDA:

SECTION 1. The foregoing findings are incorporated herein by reference and made a part hereof.

SECTION 2. The City Commission of the City of Lake Wales does hereby determine that it is in the best interest of the citizens of the City of Lake Wales to acquire easement interests in and to the properties described in Composite Exhibit "2" attached hereto and made a part hereof, which sets forth the land to be acquired, the interests to be acquired, the parcel number associated with the property described, and the record title holder of the parcel, for the purpose of constructing replacement sewer lines and related facilities in the "C" Street – L.S. 16 Area.

SECTION 3. The City of Commission of the City of Lake Wales having determined that it is the best interest of the health, safety and welfare of the citizens of the City of Lake Wales to use said properties for lawful public purposes, does hereby further determine that it is necessary to acquire by eminent domain, easement interest in and to the properties described in Composite Exhibit "2" attached hereto which set forth the land to be acquired, parcel number and the record title holder of the parcel.

SECTION 4. The City Commission of the City of Lake Wales does further find that the City of Lake Wales has authority to acquire easement interests in and to the properties described in Composite Exhibit "2" which sets for the legal description of land to be acquired, the interest in the land to be acquired, the parcel number of the land to be acquired, and the record title holder to said lands, pursuant to the provisions of Chapter 166, F.S. and other applicable provisions of law.

SECTION 5. The City Commission of the City of Lake Wales does hereby specifically determine and find that the acquisition of easement interests in and to the properties described in Composite Exhibit "2" which set forth the land to be acquired, the interest to be acquired, the parcel number of the land to be acquired and the record title holder of same, cannot be accomplished by gift, purchase or conveyance.

SECTION 6. The City Attorney or his designee is hereby authorized to initiate and complete eminent domain proceedings to acquire various interests in and to the properties described in Composite Exhibit "2" attached hereto and to utilize Chapters 73 and 74 F.S. and such other applicable provisions of Florida law as may be appropriate.

SECTION 7. This resolution shall take effect immediately upon its passage

PASSED AND CERTIFIED AS TO PASSAGE this ____ day of _____, 2014 A.D.

EUGENE FULTZ, MAYOR

ATTEST: _____
CLARA VANBLARGAN
CITY CLERK

APPROVED AS TO FORM AND CORRECTNESS: _____
ALBERT C. GALLOWAY, JR.
CITY ATTORNEY

COMPOSIT EXHIBIT “2”

Parcel: 1204

Title Holder of Record: Stanley George Taylor, deceased

Interest to be Acquired: Perpetual Waste Water Easement

A perpetual waste water easement for the construction, reconstruction, installation, operation and maintenance of waste water (sewer) pipeline improvements and related facilities of the property described as follows:

The West 15 feet of Lot 1, Block 1 of the Lake Wales Land Company’s Subdivision according to the plat thereof as recorded in Plat Book 5, Page 11, of the Public Recorded of Polk County, Florida.

Parcel: 1205

Title Holder of Record: Constance Morgan and Anthony Edward

Interest to be Acquired: Perpetual Waste Water Easement

A perpetual waste water easement for the construction, reconstruction, installation, operation and maintenance of waste water (sewer) pipeline improvements and related facilities of the property described as follows:

The West 15 feet of Lots 2 and 3, Block 1 of the Lake Wales Land Company’s Subdivision according to the plat thereof as recorded in Plat Book 5, Page 11, of the Public Recorded of Polk County, Florida.

Parcel: 1209

Title Holder of Record: Samuel Bacon

Interest to be Acquired: Perpetual Waste Water Easement

A perpetual waste water easement for the construction, reconstruction, installation, operation and maintenance of waste water (sewer) pipeline improvements and related facilities of the property described as follows:

The West 15 feet of Lot 8, Block 1 of the Lake Wales Land Company's Subdivision according to the plat thereof as recorded in Plat Book 5, Page 11, of the Public Recorded of Polk County, Florida.

Parcel: 1214

Title Holder of Record: Carillon Lodge No. 821 and Carillon Lodge No. 880

Interest to be Acquired: Perpetual Waste Water Easement

A perpetual waste water easement for the construction, reconstruction, installation, operation and maintenance of waste water (sewer) pipeline improvements and related facilities of the property described as follows:

The West 15 feet of Lot 3, Block 2 of the Lake Wales Land Company's Subdivision according to the plat thereof as recorded in Plat Book 5, Page 11, of the Public Recorded of Polk County, Florida.

Parcel: 1216

Title Holder of Record: Long & Clark Properties LLC

Interest to be Acquired: Perpetual Waste Water Easement

A perpetual waste water easement for the construction, reconstruction, installation, operation and maintenance of waste water (sewer) pipeline improvements and related facilities of the property described as follows:

The West 15 feet of Lot 5, Block 2 of the Lake Wales Land Company's Subdivision according to the plat thereof as recorded in Plat Book 5, Page 11, of the Public Recorded of Polk County, Florida.

Parcel: 1219

Title Holder of Record: Hollis Hayes, et al

Interest to be Acquired: Perpetual Waste Water Easement

A perpetual waste water easement for the construction, reconstruction, installation, operation and maintenance of waste water (sewer) pipeline improvements and related facilities of the property described as follows:

The West 15 feet of Lot 8, Block 2 of the Lake Wales Land Company's Subdivision according to the plat thereof as recorded in Plat Book 5, Page 11, of the Public Recorded of Polk County, Florida.

Parcel: 1223

Title Holder of Record: Sunshine Family Revocable Living Trust

Interest to be Acquired: Perpetual Waste Water Easement

A perpetual waste water easement for the construction, reconstruction, installation, operation and maintenance of waste water (sewer) pipeline improvements and related facilities of the property described as follows:

The West 15 feet of Lots 1, 2 and 3, Block 3 of the Lake Wales Land Company's Subdivision according to the plat thereof as recorded in Plat Book 5, Page 11, of the Public Recorded of Polk County, Florida.

Parcel: 1226

Title Holder of Record: Credell Williams, Mack Revocable Trust, and Johnnie Mack, Jr.

Interest to be Acquired: Perpetual Waste Water Easement

A perpetual waste water easement for the construction, reconstruction, installation, operation and maintenance of waste water (sewer) pipeline improvements and related facilities of the property described as follows:

The West 15 feet of Lot 6, Block 3 of the Lake Wales Land Company's Subdivision according to the plat thereof as recorded in Plat Book 5, Page 11, of the Public Recorded of Polk County, Florida.

Parcel: 1233

Title Holder of Record: Joe Dancer, deceased

Interest to be Acquired: Perpetual Waste Water Easement

A perpetual waste water easement for the construction, reconstruction, installation, operation and maintenance of waste water (sewer) pipeline improvements and related facilities of the property described as follows:

Over the East 15 feet of the West 120 feet of Lot 6, Block 5 of the Lake Wales Land Company's Subdivision according to the plat thereof as recorded in Plat Book 5, Page 11, of the Public Recorded of Polk County, Florida.

Parcel: 1243

Title Holder of Record: OM Properties & Homes LLC

Interest to be Acquired: Perpetual Waste Water Easement

A perpetual waste water easement for the construction, reconstruction, installation, operation and maintenance of waste water (sewer) pipeline improvements and related facilities of the property described as follows:

The West 10 feet of Lot 6, Block 1 of the Lincoln Park Addition, a subdivision according to the plat thereof as recorded in Plat Book 9, Page 19, of the Public Recorded of Polk County, Florida.

Parcel: 1246

Title Holder of Record: Alma Redding, Deceased

Interest to be Acquired: Perpetual Waste Water Easement

A perpetual waste water easement for the construction, reconstruction, installation, operation and maintenance of waste water (sewer) pipeline improvements and related facilities of the property described as follows:

The West 10 feet of Lot 3, Block 1 of the Lincoln Park Addition, a subdivision according to the plat thereof as recorded in Plat Book 9, Page 19, of the Public Recorded of Polk County, Florida.

Parcel: 1249

Title Holder of Record: Lincoln Avenue Land Trust #301

Interest to be Acquired: Perpetual Waste Water Easement

A perpetual waste water easement for the construction, reconstruction, installation, operation and maintenance of waste water (sewer) pipeline improvements and related facilities of the property described as follows:

The West 15 feet of Lot 6, Block “D” of the Lincoln Park Addition, a subdivision according to the plat thereof as recorded in Plat Book 9, Page 19, of the Public Recorded of Polk County, Florida.

Parcel: 1254

Title Holder of Record: Investus (Michigan) LLC

Interest to be Acquired: Perpetual Waste Water Easement

A perpetual waste water easement for the construction, reconstruction, installation, operation and maintenance of waste water (sewer) pipeline improvements and related facilities of the property described as follows:

The West 15 feet of Lot 2, Block “D” of the Lincoln Park Addition, a subdivision according to the plat thereof as recorded in Plat Book 9, Page 19, of the Public Recorded of Polk County, Florida.

Parcel: 1255

Title Holder of Record: Douglas McArthur Thomas, Malachi Thomas, deceased,
Naomi Ann Wright Thomas, deceased

Interest to be Acquired: Perpetual Waste Water Easement

A perpetual waste water easement for the construction, reconstruction, installation, operation and maintenance of waste water (sewer) pipeline improvements and related facilities of the property described as follows:

The West 15 feet of Lot 1, Block “D” of the Lincoln Park Addition, a subdivision according to the plat thereof as recorded in Plat Book 9, Page 19, of the Public Recorded of Polk County, Florida.

Parcel: 1260

Title Holder of Record: Ernest Wright

Interest to be Acquired: Perpetual Waste Water Easement

A perpetual waste water easement for the construction, reconstruction, installation, operation and maintenance of waste water (sewer) pipeline improvements and related facilities of the property described as follows:

The West 15 feet of Lot 3, Block "A" of the Lincoln Park Addition, a subdivision according to the plat thereof as recorded in Plat Book 9, Page 19, of the Public Recorded of Polk County, Florida.

Parcel: 1268

Title Holder of Record: Tax Certificate Redemptions Inc.

Interest to be Acquired: Perpetual Waste Water Easement

A perpetual waste water easement for the construction, reconstruction, installation, operation and maintenance of waste water (sewer) pipeline improvements and related facilities of the property described as follows:

The West 15 feet of Lot 7, Block 6 of the Lake Wales Land Company's Subdivision, according to the plat thereof as recorded in Plat Book 5, Page 11, of the Public Recorded of Polk County, Florida

Parcel: 1271

Title Holder of Record: John Adkins

Interest to be Acquired: Perpetual Waste Water Easement

A perpetual waste water easement for the construction, reconstruction, installation, operation and maintenance of waste water (sewer) pipeline improvements and related facilities of the property described as follows:

The East 15 feet of Lot 12, Block 6 of the Lake Wales Land Company's Subdivision according to the plat thereof as recorded in Plat Book 5, Page 11, of the Public Recorded of Polk County, Florida.

Parcel: 1273

Title Holder of Record: MQ Food Corporation, Inc.

Interest to be Acquired: Perpetual Waste Water Easement

A perpetual waste water easement for the construction, reconstruction, installation, operation and maintenance of waste water (sewer) pipeline improvements and related facilities of the property described as follows:

The West 10 feet of Lot 5 W1/2 & W1/2 of Block 6 of the Lincoln Park Addition, a subdivision according to the plat thereof as recorded in Plat Book 9, Page 19, of the Public Recorded of Polk County, Florida.

Parcel: 1275

Title Holder of Record: Lula Bell Jones

Interest to be Acquired: Perpetual Waste Water Easement

A perpetual waste water easement for the construction, reconstruction, installation, operation and maintenance of waste water (sewer) pipeline improvements and related facilities of the property described as follows:

The West 10 feet of Lot 3, Block 3 of the Lincoln Park Addition, a subdivision according to the plat thereof as recorded in Plat Book 33, Page 20, of the Public Recorded of Polk County, Florida.

Parcel: 1279

Title Holder of Record: Ellen Bacon

Interest to be Acquired: Perpetual Waste Water Easement

A perpetual waste water easement for the construction, reconstruction, installation, operation and maintenance of waste water (sewer) pipeline improvements and related facilities of the property described as follows:

The West 10 feet of Lot 5, Block 2 of the Lincoln Park Addition, a subdivision according to the plat thereof as recorded in Plat Book 9, Page 19, of the Public Recorded of Polk County, Florida.

Parcel: 1280

Title Holder of Record: Dale McGowen and Amornrath McGowen

Interest to be Acquired: Perpetual Waste Water Easement

A perpetual waste water easement for the construction, reconstruction, installation, operation and maintenance of waste water (sewer) pipeline improvements and related facilities of the property described as follows:

The West 10 feet of Lot 4, Block 2 of the Lincoln Park Addition, a subdivision according to the plat thereof as recorded in Plat Book 9, Page 19, of the Public Recorded of Polk County, Florida.

Parcel: 1285

Title Holder of Record: Alice Parker

Interest to be Acquired: Perpetual Waste Water Easement

A perpetual waste water easement for the construction, reconstruction, installation, operation and maintenance of waste water (sewer) pipeline improvements and related facilities of the property described as follows:

The West 10 feet of Lot 4, Block "C" of the Lincoln Park Addition, a subdivision according to the plat thereof as recorded in Plat Book 9, Page 19, of the Public Recorded of Polk County, Florida.

Parcel: 1288

Title Holder of Record: Virginia Stewart, deceased and Samuel Stewart, II

Interest to be Acquired: Perpetual Waste Water Easement

A perpetual waste water easement for the construction, reconstruction, installation, operation and maintenance of waste water (sewer) pipeline improvements and related facilities of the property described as follows:

The West 10 feet of Lot 6, Block "B" of the Lincoln Park Addition, a subdivision according to the plat thereof as recorded in Plat Book 9, Page 19, of the Public Recorded of Polk County, Florida.

Parcel: 1289

Title Holder of Record: Queen E. Hills

Interest to be Acquired: Perpetual Waste Water Easement

A perpetual waste water easement for the construction, reconstruction, installation, operation and maintenance of waste water (sewer) pipeline improvements and related facilities of the property described as follows:

The West 10 feet of Lot 6, Block "B" of the Lincoln Park Addition, a subdivision according to the plat thereof as recorded in Plat Book 9, Page 19, of the Public Recorded of Polk County, Florida.

Parcel: 1292

Title Holder of Record: Leroy Robinson and Mary V. Robinson

Interest to be Acquired: Perpetual Waste Water Easement

A perpetual waste water easement for the construction, reconstruction, installation, operation and maintenance of waste water (sewer) pipeline improvements and related facilities of the property described as follows:

The West 10 feet of Lot 2, Block "B" of the Lincoln Park Addition, a subdivision according to the plat thereof as recorded in Plat Book 9, Page 19, of the Public Recorded of Polk County, Florida.

Parcel: 1297

Title Holder of Record: Samuel N. Hineman

Interest to be Acquired: Perpetual Waste Water Easement

A perpetual waste water easement for the construction, reconstruction, installation, operation and maintenance of waste water (sewer) pipeline improvements and related facilities of the property described as follows:

The West 15 feet of Lots 18 & 19, Block 12 of the Lake Wales Land Company's Subdivision according to the plat thereof as recorded in Plat Book 30, Page 35, of the Public Recorded of Polk County, Florida.

Parcel: 1299

Title Holder of Record: Frank Peace, deceased

Interest to be Acquired: Perpetual Waste Water Easement

A perpetual waste water easement for the construction, reconstruction, installation, operation and maintenance of waste water (sewer) pipeline improvements and related facilities of the property described as follows:

The West 15 feet of Lot 21, Block 12 of the Lake Wales Land Company's Subdivision according to the plat thereof as recorded in Plat Book 30, Page 35, of the Public Recorded of Polk County, Florida.

Parcel: 1300

Title Holder of Record: James Moran, deceased

Interest to be Acquired: Perpetual Waste Water Easement

A perpetual waste water easement for the construction, reconstruction, installation, operation and maintenance of waste water (sewer) pipeline improvements and related facilities of the property described as follows:

The West 15 feet of Lot 22, Block 12 of the Lake Wales Land Company's Subdivision according to the plat thereof as recorded in Plat Book 30, Page 35, of the Public Recorded of Polk County, Florida.

Parcel: 1303

Title Holder of Record: Trinty McCall and Krissy Peterson

Interest to be Acquired: Perpetual Waste Water Easement

A perpetual waste water easement for the construction, reconstruction, installation, operation and maintenance of waste water (sewer) pipeline improvements and related facilities of the property described as follows:

The West 15 feet of Lot 24, Block 12 of the Lake Wales Land Company's Subdivision according to the plat thereof as recorded in Plat Book 30, Page 35, of the Public Recorded of Polk County, Florida.

Parcel: 1305

Title Holder of Record: Booker T. Johnson

Interest to be Acquired: Perpetual Waste Water Easement

A perpetual waste water easement for the construction, reconstruction, installation, operation and maintenance of waste water (sewer) pipeline improvements and related facilities of the property described as follows:

The West 15 feet of Lot 26, Block 12 of the Lake Wales Land Company's Subdivision according to the plat thereof as recorded in Plat Book 30, Page 35, of the Public Recorded of Polk County, Florida.

Parcel: 1306

Title Holder of Record: Ossie M. Johnson

Interest to be Acquired: Perpetual Waste Water Easement

A perpetual waste water easement for the construction, reconstruction, installation, operation and maintenance of waste water (sewer) pipeline improvements and related facilities of the property described as follows:

The West 15 feet of Lot 27, Block 12 of the Lake Wales Land Company's Subdivision according to the plat thereof as recorded in Plat Book 30, Page 35, of the Public Recorded of Polk County, Florida.

Parcel: 1307

Title Holder of Record: Annie Lee Williams, deceased

Interest to be Acquired: Perpetual Waste Water Easement

A perpetual waste water easement for the construction, reconstruction, installation, operation and maintenance of waste water (sewer) pipeline improvements and related facilities of the property described as follows:

The West 15 feet of Lot 28, Block 12 of the Lake Wales Land Company's "SUB", a subdivision according to the plat thereof as recorded in Plat Book 30, Page 35, of the Public Recorded of Polk County, Florida.

Parcel: 1309

Title Holder of Record: Jimmie Moore

Interest to be Acquired: Perpetual Waste Water Easement

A perpetual waste water easement for the construction, reconstruction, installation, operation and maintenance of waste water (sewer) pipeline improvements and related facilities of the property described as follows:

The West 15 feet of Lot 9, Block 1 of Fresco Park according to the plat thereof as recorded in Plat Book 33, Page 20, of the Public Recorded of Polk County, Florida.

Parcel: 1310

Title Holder of Record: Kathy L. Massey

Interest to be Acquired: Perpetual Waste Water Easement

A perpetual waste water easement for the construction, reconstruction, installation, operation and maintenance of waste water (sewer) pipeline improvements and related facilities of the property described as follows:

The West 15 feet of Lot 8, Block 1 of Fresco Park according to the plat thereof as recorded in Plat Book 33, Page 20, of the Public Recorded of Polk County, Florida.

Parcel: 1311

Title Holder of Record: 315 E Street Land Trust

Interest to be Acquired: Perpetual Waste Water Easement

A perpetual waste water easement for the construction, reconstruction, installation, operation and maintenance of waste water (sewer) pipeline improvements and related facilities of the property described as follows:

The West 15 feet of Lot 7, Block 1 of Fresco Park according to the plat thereof as recorded in Plat Book 33, Page 20, of the Public Recorded of Polk County, Florida.

Parcel: 1312

Title Holder of Record: Lillie Mae Lewis

Interest to be Acquired: Perpetual Waste Water Easement

A perpetual waste water easement for the construction, reconstruction, installation, operation and maintenance of waste water (sewer) pipeline improvements and related facilities of the property described as follows:

The West 15 feet of Lot 6, Block 1 of Fresco Park according to the plat thereof as recorded in Plat Book 33, Page 20, of the Public Recorded of Polk County, Florida.

Parcel: 1313

Title Holder of Record: Seeber K. Kelley

Interest to be Acquired: Perpetual Waste Water Easement

A perpetual waste water easement for the construction, reconstruction, installation, operation and maintenance of waste water (sewer) pipeline improvements and related facilities of the property described as follows:

The West 15 feet of Lot 5, Block 1 of Fresco Park according to the plat thereof as recorded in Plat Book 33, Page 20, of the Public Recorded of Polk County, Florida.

Parcel: 1321

Title Holder of Record: Donald D. Alexander

Interest to be Acquired: Perpetual Waste Water Easement

A perpetual waste water easement for the construction, reconstruction, installation, operation and maintenance of waste water (sewer) pipeline improvements and related facilities of the property described as follows:

The East 15 feet of the East 99.5 feet of the West 520.5 feet of the North 100 feet of the South 330 feet of the NE ¼ of the NE ¼ of the SE ¼ of Section 34, Township 29 South, Range 27 East, of the Public Records of Polk County, Florida.

Parcel: 1322

Title Holder of Record: Jacquelyn Robinson, Carolyn L. Robinson, Jremy Robinson, William L. Robinson

Interest to be Acquired: Perpetual Waste Water Easement

A perpetual waste water easement for the construction, reconstruction, installation, operation and maintenance of waste water (sewer) pipeline improvements and related facilities of the property described as follows:

The East 15 feet of the East 99.5 feet of the West 520.5 feet of the North 100 feet of the South 430 feet of the NE ¼ of the NE ¼ of the SE ¼ of Section 34, Township 29 South, Range 27 East, of the Public Records of Polk County, Florida.

Parcel: 1328

Title Holder of Record: Frances Isom, deceased

Interest to be Acquired: Perpetual Waste Water Easement

A perpetual waste water easement for the construction, reconstruction, installation, operation and maintenance of waste water (sewer) pipeline improvements and related facilities of the property described as follows:

Over the East 15 feet of Lot 16, Block 2 of Fresco Park, according to the plat thereof as recorded in Plat Book 33, Page 20, of the Public Recorded of Polk County, Florida.

Parcel: 1329

Title Holder of Record: Investus (Michigan) LLC

Interest to be Acquired: Perpetual Waste Water Easement

A perpetual waste water easement for the construction, reconstruction, installation, operation and maintenance of waste water (sewer) pipeline improvements and related facilities of the property described as follows:

Over the East 15 feet of Lot 17, Block 2 of Fresco Park, according to the plat thereof as recorded in Plat Book 33, Page 20, of the Public Recorded of Polk County, Florida.

Parcel: 1338

Title Holder of Record: Gwendolyn E. Smith, Paulette D. Smith, Esker Eric Smith, Conchita L. Jackson, Tonchita R. Smith

Interest to be Acquired: Perpetual Waste Water Easement

A perpetual waste water easement for the construction, reconstruction, installation, operation and maintenance of waste water (sewer) pipeline improvements and related facilities of the property described as follows:

Over the North 10 feet of Lot 7, Block 7 of the Washington Park Unit No. 2, a subdivision, according to the plat thereof as recorded in Plat Book 31, Page 57, of the Public Recorded of Polk County, Florida.

Parcel: 1340

Title Holder of Record: Zelder Eddena Bacon

Interest to be Acquired: Perpetual Waste Water Easement

A perpetual waste water easement for the construction, reconstruction, installation, operation and maintenance of waste water (sewer) pipeline improvements and related facilities of the property described as follows:

The North 10 feet of Lot 9, Block 7 of the Washington Park Unit No. 2, a subdivision according to the plat thereof as recorded in Plat Book 31, Page 57, of the Public Recorded of Polk County, Florida.

Parcel: 1341

Title Holder of Record: Susan B. McCray, et al

Interest to be Acquired: Perpetual Waste Water Easement

A perpetual waste water easement for the construction, reconstruction, installation, operation and maintenance of waste water (sewer) pipeline improvements and related facilities of the property described as follows:

The North 10 feet of Lot 10, Block 7 of the Washington Park Unit No. 2, a subdivision according to the plat thereof as recorded in Plat Book 31, Page 57, of the Public Recorded of Polk County, Florida.

Parcel: 1342

Title Holder of Record: Gregory Massey

Interest to be Acquired: Perpetual Waste Water Easement

A perpetual waste water easement for the construction, reconstruction, installation, operation and maintenance of waste water (sewer) pipeline improvements and related facilities of the property described as follows:

The North 10 feet of Lot 11, Block 7 of the Washington Park Unit No. 2, a subdivision according to the plat thereof as recorded in Plat Book 31, Page 57, of the Public Recorded of Polk County, Florida.

Parcel: 1349

Title Holder of Record: Linell Staton Howard

Interest to be Acquired: Perpetual Waste Water Easement

A perpetual waste water easement for the construction, reconstruction, installation, operation and maintenance of waste water (sewer) pipeline improvements and related facilities of the property described as follows:

The North 10 feet of Lot 7, Block 8 of the Washington Park Unit No. 2, a subdivision according to the plat thereof as recorded in Plat Book 31, Page 57, of the Public Recorded of Polk County, Florida.

Parcel: 1350

Title Holder of Record: US Banc National Association

Interest to be Acquired: Perpetual Waste Water Easement

A perpetual waste water easement for the construction, reconstruction, installation, operation and maintenance of waste water (sewer) pipeline improvements and related facilities of the property described as follows:

The North 10 feet of Lot 8, Block 8 of the Washington Park Unit No. 2, a subdivision according to the plat thereof as recorded in Plat Book 31, Page 57, of the Public Recorded of Polk County, Florida.

Parcel : 1353

Title Holder of Record: Leonard Butler, deceased

Interest to be Acquired: Perpetual Waste Water Easement

A perpetual waste water easement for the construction, reconstruction, installation, operation and maintenance of waste water (sewer) pipeline improvements and related facilities of the property described as follows:

The North 10 feet of Lot 11, Block 8 of the Washington Park Unit No. 2, a subdivision according to the plat thereof as recorded in Plat Book 31, Page 57, of the Public Recorded of Polk County, Florida.

Parcel: 1362

Title Holder of Record: Willie Lee Reeves, deceased

Interest to be Acquired: Perpetual Waste Water Easement

A perpetual waste water easement for the construction, reconstruction, installation, operation and maintenance of waste water (sewer) pipeline improvements and related facilities of the property described as follows:

The North 10 feet of Lot 12, Block "A" of Poinciana Heights, according to the plat thereof as recorded in Plat Book 46, Page 12, of the Public Recorded of Polk County, Florida.

Parcel: 1363

Title Holder of Record: Johnnie Mae Patterson

Interest to be Acquired: Perpetual Waste Water Easement

A perpetual waste water easement for the construction, reconstruction, installation, operation and maintenance of waste water (sewer) pipeline improvements and related facilities of the property described as follows:

The West 10 feet of Lot 11, Block "A" of Poinciana Heights, according to the plat thereof as recorded in Plat Book 46, Page 12, of the Public Recorded of Polk County, Florida.

Parcel: 1364

Title Holder of Record: Bessie L. Johnson

Interest to be Acquired: Perpetual Waste Water Easement

A perpetual waste water easement for the construction, reconstruction, installation, operation and maintenance of waste water (sewer) pipeline improvements and related facilities of the property described as follows:

The West 10 feet of Lot 10, Block "A" of Poinciana Heights, according to the plat thereof as recorded in Plat Book 46, Page 12, of the Public Recorded of Polk County, Florida.

Parcel: 1365

Title Holder of Record: Rodriquez

Interest to be Acquired: Perpetual Waste Water Easement

A perpetual waste water easement for the construction, reconstruction, installation, operation and maintenance of waste water (sewer) pipeline improvements and related facilities of the property described as follows:

The West 10 feet of Lot 9, Block "A" of Poinciana Heights, according to the plat thereof as recorded in Plat Book 46, Page 12, of the Public Recorded of Polk County, Florida.

Parcel: 1366

Title Holder of Record: Green and Gold Foundation of Lake Wales, Inc.

Interest to be Acquired: Perpetual Waste Water Easement

A perpetual waste water easement for the construction, reconstruction, installation, operation and maintenance of waste water (sewer) pipeline improvements and related facilities of the property described as follows:

The West 10 feet of Lots 2, 3, and 4, Block 4 of the Lake Wales Land Company's Subdivision, according to the plat thereof as recorded in Plat Book 5, Page 11, of the Public Recorded of Polk County, Florida.

Parcel: 1367

Title Holder of Record: Green and Gold Foundation of Lake Wales, Inc.

Interest to be Acquired: Perpetual Waste Water Easement

A perpetual waste water easement for the construction, reconstruction, installation, operation and maintenance of waste water (sewer) pipeline improvements and related facilities of the property described as follows:

The West 10 feet of Lots 5 and 6, and the North 10 feet of Lot 7, Block 4 of the Lake Wales Land Company's Subdivision, according to the plat thereof as recorded in Plat Book 5, Page 11, of the Public Recorded of Polk County, Florida.