

MANATEE COUNTY GOVERNMENT

AGENDA MEMORANDUM

SUBJECT CO#1 to WA#1, 63 rd Avenue West (Segments "B" & "C")	TYPE AGENDA ITEM Consent
DATE REQUESTED March 27, 2001	DATE SUBMITTED/REVISED March 8, 2001
BRIEFINGS?/WHO? N/A	CONSEQUENCES IF DEFERRED N/A
DEPARTMENT/DIVISION Financial Management/Purchasing	AUTHORIZED BY TITLE Jim Seuffert, Director <i>JS</i>
CONTACT PERSON TELEPHONE/EXTENSION Larry Mau / Jim Staples 5248 / 5007 <i>Danely Dennis x5016</i>	PRESENTER/TITLE TELEPHONE/EXTENSION Larry Mau, Director, Transportation, 5248
ADMINISTRATIVE APPROVAL <i>[Signature]</i>	

ACTION DESIRED

INDICATE WHETHER "REPORT or "DISCUSSION, "FORM OF MOTION, or "OTHER ACTION REQUIRED:

Authorization for Chairman to execute Change Order #1 to Work Assignment #1, Appraisal Services for 63rd Ave. West/East-US 41 to 15th St. East, Segments "B" and "C" with Compass Real Estate Consulting, Inc., Lakeland, FL for an increase of \$1,566 for an adjusted contract amount of \$49,266.

ENABLING/REGULATING AUTHORITY

Federal/State law(s), administrative ruling(s), Manatee County Comp Plan/Land Development Code, ordinances, resolutions, policy.)

Ordinance 99-37, Purchasing Code Article 4

BACKGROUND/DISCUSSION

- **09/01/98 Board executed Master Service Agreements with seven pre-qualified firms to undertake and perform services for various appraisal services.**
- **05/31/00 proposals for 63rd Ave. West/East-US 41 to 15th St. East were submitted to the pre-qualified firms. Two proposals were received.**
- **Change Order #1 is required for an independent appraisal on two parcels originally identified as one parcel. Reports have been submitted and are now current and further updates will not be required for condensation.**

APPROVED IN OPEN SESSION

HAS COUNTY ATTORNEY REVIEW BEEN REQUESTED? Indicate "NO" or "YES" @ right.
If "NO," proceed to 1A/1B below. If "YES," proceed to 2A/2B below

MAR 27 2001 NO

1) IF "NO" TO ABOVE,

**BOARD OF COUNTY COMMISSIONERS
MANATEE COUNTY, FLORIDA**

A) PLEASE EXPLAIN BELOW: (see also following section 1B re: contract, agreement, lease, etc.)

Action in accordance with Paragraph 6 of the Master Appraisal Services Agreement.

B) IF A CONTRACT, AGREEMENT, LEASE OR OTHER DOCUMENT WAS PREVIOUSLY APPROVED, STATE YEAR OF LAST USE @ RIGHT:

2) IF "YES" TO FIRST QUESTION IN THIS SECTION,

A) HAS ENTIRE MATTER, OR ONLY A PORTION, BEEN REVIEWED? IF ONLY A PORTION, WHICH PORTION?

B) HAVE ALL COMMENTS/SUGGESTIONS RAISED BY COUNTY ATTORNEY BEEN ADDRESSED/INCORPORATED; IF NOT, PLEASE EXPLAIN. A COPY OF FINAL COUNTY ATTORNEY MEMO RE THIS MATTER MUST BE ATTACHED (If comments were verbal, so indicate.)

ATTACHMENTS: (List in order as attached) Ltr. Department; CO#1 to WA#1, 2 Originals	INSTRUCTIONS TO BOARD RECORDS: Original Copy to Board Records and Compass Real Estate. Signature page copy to Purchasing/Marge and Land Acquisition/Jim Staples <i>2617 Newport Ave, 33803</i>
COST \$1,566 (Total \$49,266)	SOURCE (ACCT# & NAME) 3096001860/Road Improvement 63 rd Ave. E/W
COMMENTS N/A	AMT./FREQ. OF RECURRING COSTS (ATTACH FISCAL IMPACT STATEMENT) N/A


[Handwritten initials/signature]


MANATEE COUNTY GOVERNMENT

MEMORANDUM

DATE: *February 23, 2001*

TO: R.C. "Rob" Cuthbert, C.P.M., Manager, Purchasing Division

THRU: Larry R. Mau, P.E., Director, Transportation Department 

FROM:  Jim Staples, Manager, Land Acquisition Division

SUBJECT: **Change Order #1 to WA#1, RFPP #00-7144-MP**
63rd Avenue W/E (Segment B & C) - Project No. 309-6001860
Updated Appraisal for Parcel #181 and 182

Transportation Department, Land Acquisition Division is requesting a Change Order #1, to Work Assignment #1, for the above subject matter. Manatee County contracted with Compass Real Estate Consulting, Inc., Shawn Eady Wilson, MAI, to perform the original appraisal reports for compensation of \$47,700.

The subject property and lot which adjoins it, identified as parcel 181 and 182 are developed jointly and interdependently as a church structure with related site improvements. The way they are being utilized is as one parcel, and the appraiser valued the taking as a combined entity. However, the title of these properties is vested as two independent parcels with two separate ownerships. We have, therefore, instructed the appraiser to value these parcels as two independent parcels for eminent domain purposes. Reports are now current and will not have to be updated for condemnation.

We are requesting an increase adjustment of \$1,566. Parcel 181, at 60% of original charge (\$1,260) and Parcel 182 at 50% of original charge (\$1,620). The total amount not to exceed for Work Assignment #1 is \$49,266.

Please advise Land Acquisition, extension 5016, when this change order will be going before the BCC. If any questions, please contact Jim Staples at extension 5007.

Thank you for your assistance in this matter.

LRM/JS/sjd

Enclosure

cc: Michael H. Rosen, Assistant County Attorney
Janet McAfee, Director, Project Management
Steve Serbaty, Project Manager
Marge Perenich, Purchasing Department
Office File

TRANSPORTATION DEPARTMENT