


# CENTRAL FLORIDA EXPRESSWAY AUTHORITY

## MEMORANDUM

To: Board Members  
Central Florida Expressway Authority

From: Joseph L. Passiatore   
General Counsel

Date: February 23, 2015

Re: SR 528  
Project Airport Interchange – BeeLine Improvements  
Parcel 7

In connection with the 528-405 project, the Authority needs to acquire certain property from the City of Orlando which is used and controlled by GOAA. GOAA has requested the Authority grant them an option to purchase the remainder of Parcel 7 and have now indicated that they will be exercising the option.

This parcel, is east of Conway Road along the north side of McCoy road; it is approximately 5.36 acres and is estimated to have approximately 1.78 acres wetlands and 3.58 acres of uplands.

An appraisal of the property has been prepared estimating the value as \$467,900 at November 2, 2012 (the date of the agreement between the City and the Expressway Authority for the purchase of the 528-405 property.)

For your review, attached you will find an aerial, with the property outlined in red along with the General Engineering Consultant opinion letter stating that the property is not needed for the operation of the system.

Upon the recommendation of Right of Way Committee at its February 2015 meeting, we are requesting the Board declare the property surplus.

Attachments  
GEC Letter  
Exhibits



## SR 528 – Airport Interchange – BeeLine Improvements Parcel 7







**Atkins North America, Inc.**  
482 South Keller Road  
Orlando, Florida 32810-6101  
**Telephone: +1.407.647.7275**  
**[www.atkinsglobal.com/northamerica](http://www.atkinsglobal.com/northamerica)**

February 23, 2015

Joseph A. Berenis, P.E.  
Deputy Executive Director  
Central Florida Expressway Authority  
4974 ORL Tower Road  
Orlando, FL 32807

Re: Central Florida Expressway Authority  
Disposition of Property  
SR 528, Project: Airport Interchange, BeeLine Improvements  
Parcel 7.1

Dear Mr. Berenis:

We have reviewed the limits of the above designated parcel, as depicted on the attached. In our opinion this property is surplus and is not needed for the operation of the system.

Furthermore, in our opinion, the Authority is in full compliance with the requirements of Section 5.4(b) of the Master Bond Resolution and will continue to be in compliance after the proposed sale.

Sincerely,

A handwritten signature in black ink, appearing to read "Nate Silva". The signature is fluid and cursive, with the first name "Nate" and last name "Silva" clearly distinguishable.

Nathan P. Silva  
GEC Program Manager

**Attachment**

c: J. Passiatore, Esq., CFX (w/enc.)  
D. Keeter, Atkins (w/enc)