

CENTRAL FLORIDA EXPRESSWAY AUTHORITY

MEMORANDUM

TO: CFX Board Members

FROM: Linda S. Brehmer Lanosa, Deputy General Counsel *Linda S. B.*

DATE: June 29, 2017

RE: *Central Florida Expressway Authority v. Kenneth W. Morris,*
Case No.2015-CA-006557-O, Project 429-205, Parcels 287/887
Owner: Kenneth W. Morris
Address: 2121 Haas Road, Apopka, Florida

BACKGROUND

The property owner, Kenneth Morris, accepted the offer of judgment served by the Central Florida Expressway Authority ("CFX"). The offer of judgment totaled \$1,442,000, excluding attorney's fees, expert fees, and costs. The property was appraised at \$1,030,000 for Parcel 287 and \$3,060 for Parcel 887. As part of full compensation and as required by Section 73.091, Florida Statutes, CFX is required to pay all reasonable costs incurred in the defense of the proceedings by the owner, such as reasonable appraisal fees.

OWNER'S REQUESTED EXPERT FEES

Counsel for the owner provided CFX with eleven (11) invoices, copies of which are attached. The invoices total \$167,430.84 as described below.

<u>Expert</u>	<u>Field</u>	<u>Invoice</u>
Calhoun, Dreggors & Associates	Appraiser	\$34,888.00
Equable Real Estate Solutions LLC (Charles W. Haynes, Jr., GAA)	Appraiser	10,176.25
MEI Civil (Dan Morris)	Engineer	31,326.75
VHB (Jim Hall)	Planner	31,535.35
Lakemont Group (Joshua Harris)	Market Analyst	15,557.50
Buchheit	Surveyor	29,324.64
Grove Scientific & Engineering (Golden)	Geologist	1,147.50
HSA Golden	Hydrologist	780.00
JTS Tech (Jerry Holder)	Tech Support	1,065.60
Aerial Cartographics of America	Historical Aerials	479.25
Ed Williams	Planner	11,150.00
Total		\$167,430.84

The owner and his experts expended considerable time analyzing whether the Wekiva Parkway project blighted the owner's property and the surrounding area.

ANALYSIS

In order to determine the reasonableness of the expert fees requested, counsel for CFX or its experts reviewed the invoices, reviewed the expert's files, and discussed the invoices and services rendered with the experts. By questioning and eliminating items that appeared redundant or unnecessary, the invoices were adjusted downward by approximately \$25,000. A breakdown of the proposed payment per invoice is below.

<u>Expert</u>	<u>Invoice</u>	<u>Settlement Proposal</u>
Calhoun, Dreggors & Associates	\$34,888.00	\$29,000.00
Equable Real Estate Solutions LLC (Charles W. Haynes, Jr., GAA)	10,176.25	8,141.00
MEI Civil (Dan Morris)	31,326.75	26,851.00
VHB (Jim Hall)	31,535.35	25,500.00
Buchheit	29,324.64	26,530.54
Lakemont Group (Joshua Harris)	\$15,557.50	13,500.00
Grove Scientific & Engineering (Golden)	1,147.50	1,147.50
HSA Golden	780.00	780.00
JTS Tech (Jerry Holder)	1,065.60	1,065.60
Aerial Cartographics of America	479.25	479.25
Ed Williams	11,150.00	9,500.00
Total	\$167,430.84	\$142,494.89

By comparison, CFX retained four experts and expended \$38,191.72 in expert fees to date, but CFX's experts had not yet started preparing for discovery or trial in this matter. To prepare for trial, CFX's experts would need to expend additional time, including time addressing the new issues raised by the owner's experts. Further, CFX may need to retain additional experts for rebuttal purposes, raising CFX's internal costs.

As an additional factor to consider, CFX, as the condemning authority, is responsible for attorney's fees incurred by the owner for supplemental proceedings, such as the determination of reasonable expert fees. In addition to the cost of the owner's attorney's fees, CFX would need to consider the cost of its own attorney's fees and its own expert fees. Thus, the cost of supplemental proceedings would be in the thousands of dollars or more depending on the circumstances.

REQUESTED ACTION

Board approval is requested to accept the settlement in the amount of **\$142,494.89** in settlement of all expert fees and costs associated with the taking of Parcels 287/887. The proposed settlement would resolve all remaining claims whatsoever arising from the taking of Parcels 287/887.

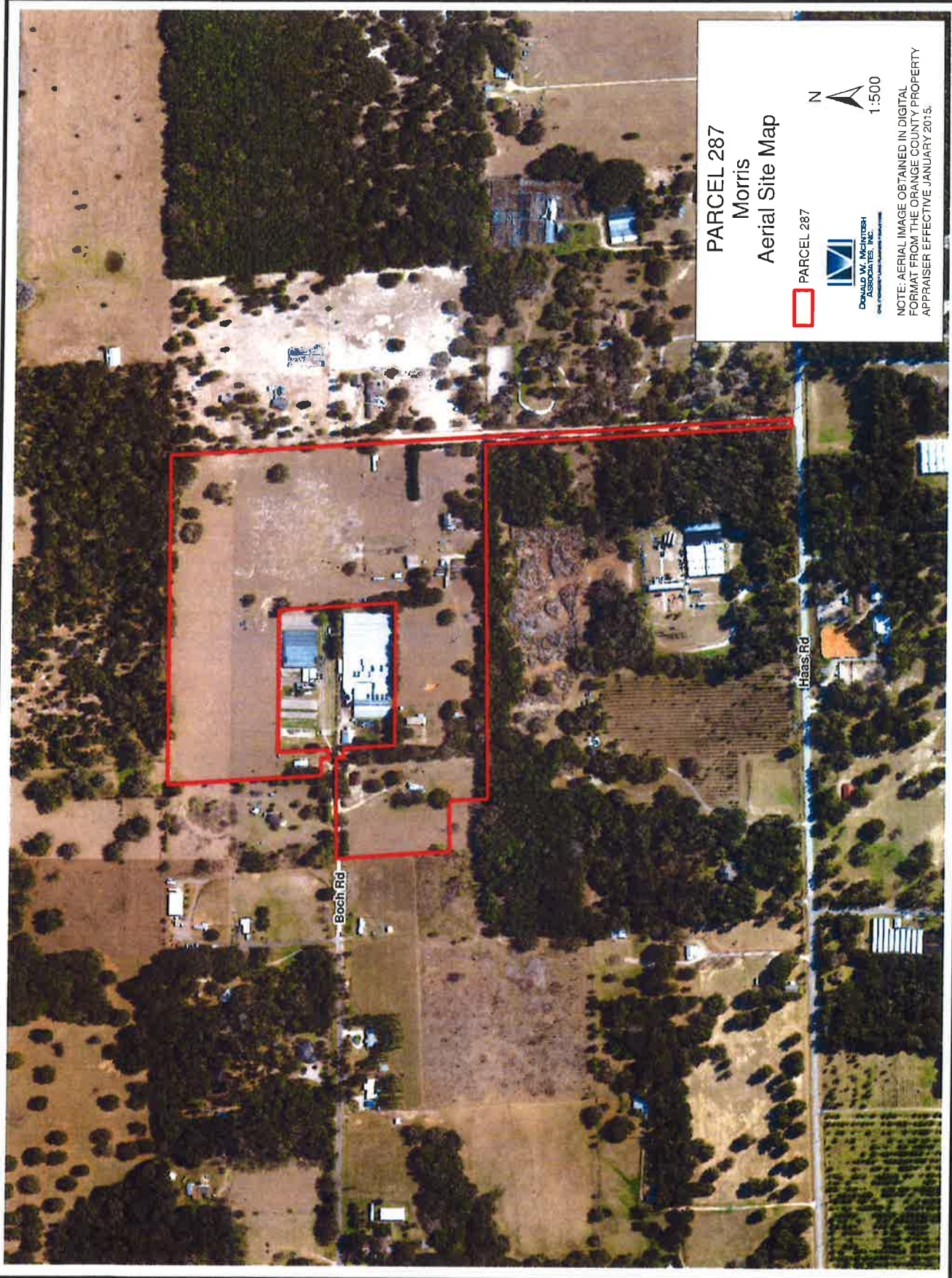
The Right of Way Committee recommended approval on June 28, 2017.

Attachments: Map and Aerial of Property
Invoices
Settlement Agreement


Reviewed by: _____


A handwritten signature in blue ink, appearing to read "Joseph Thissintre", is written over a horizontal line.






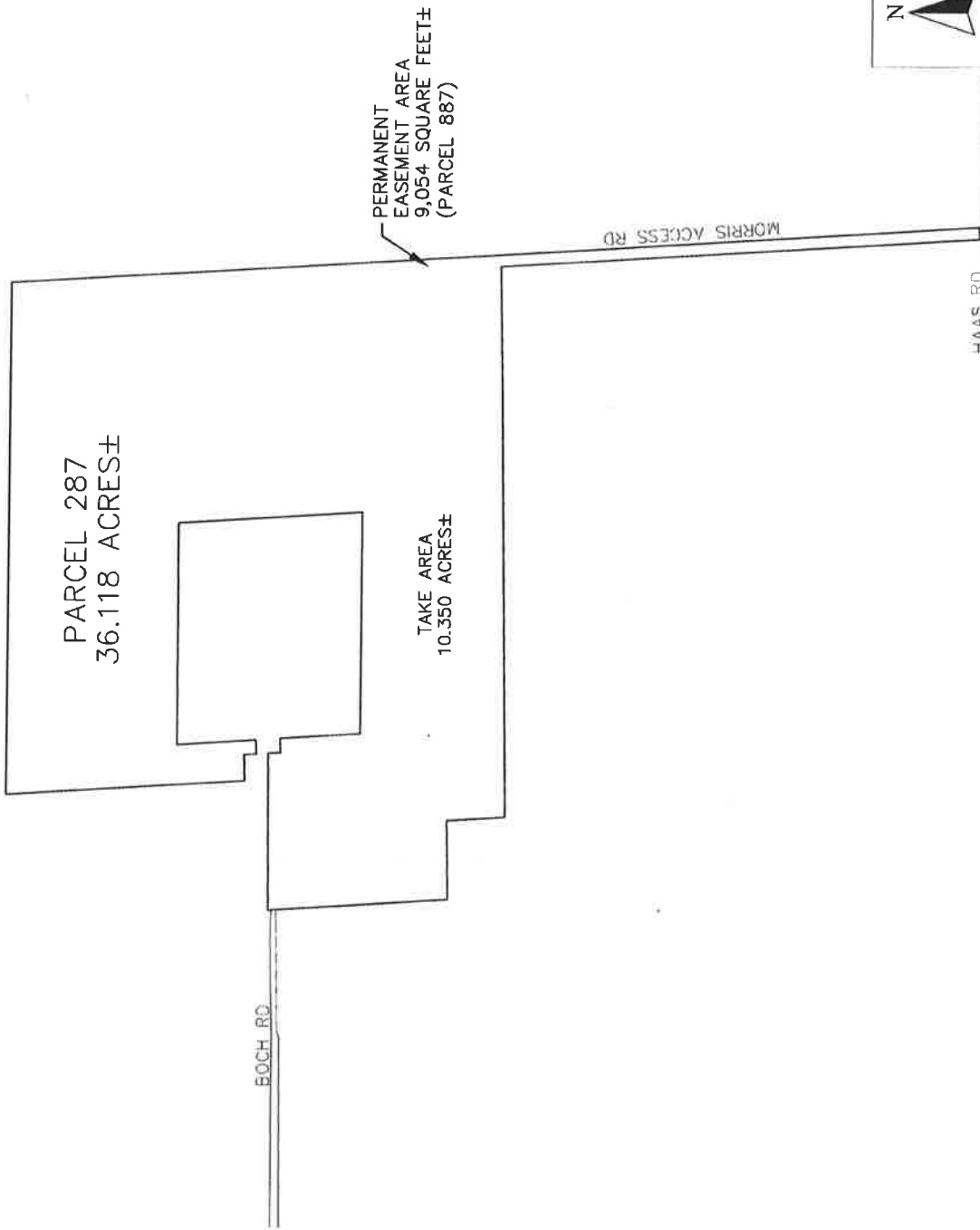
PARCEL 287
Morris
Aerial Site Map

 PARCEL 287


Donald W. McIntosh
ASSOCIATES, INC.
Real Estate Appraisers & Consultants

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1:500

NOTE: AERIAL IMAGE OBTAINED IN DIGITAL
FORMAT FROM THE ORANGE COUNTY PROPERTY
APPRAISER EFFECTIVE JANUARY 2015.



DONALD W. MCINTOSH
ASSOCIATES, INC.

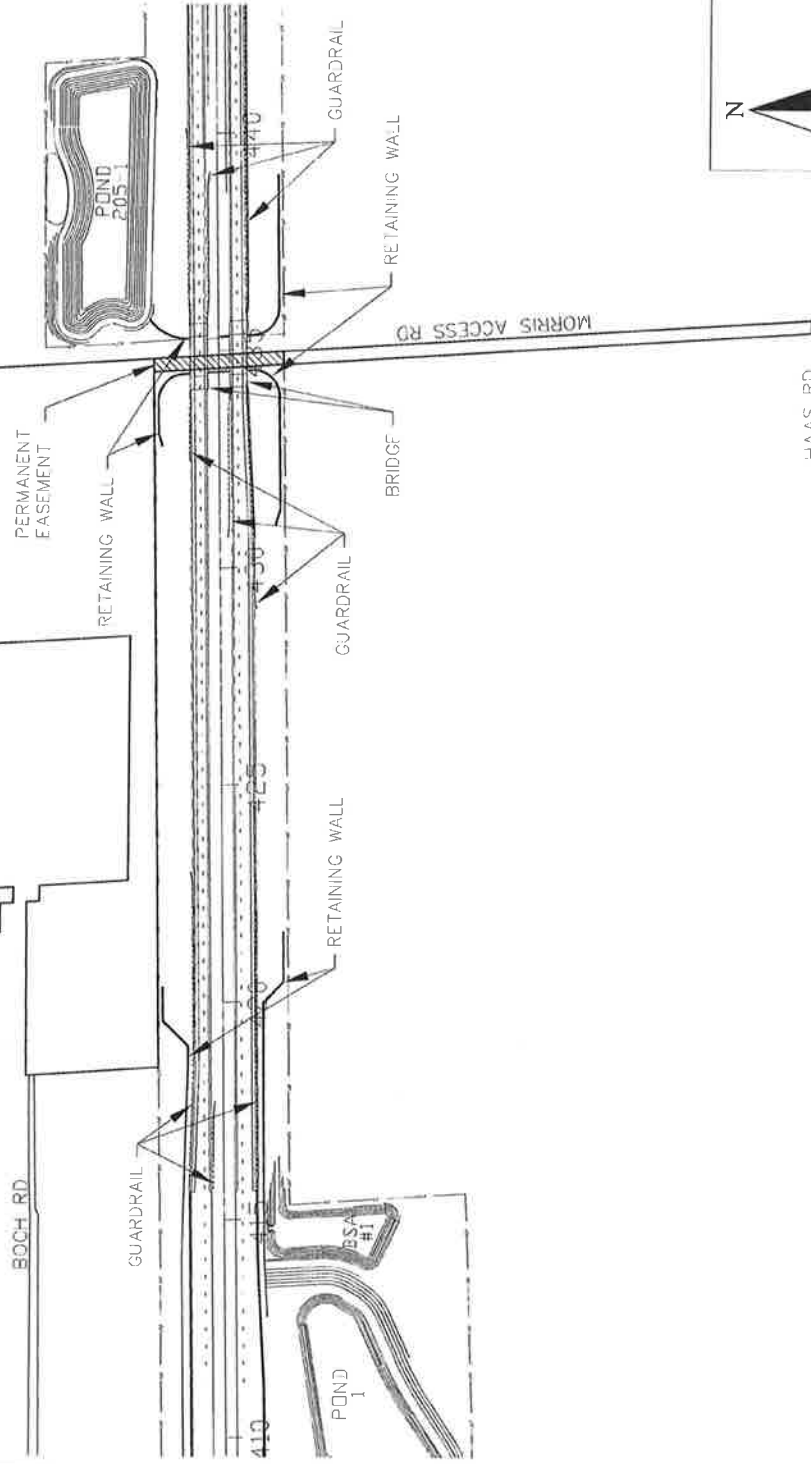
Parcel No. 287

Morris

Before Taking

Information on this sketch was compiled from Construction Drawings by Parsons for the Wekiva Parkway 429-205, 100% Design, dated June 2014; Sketch of Description by Geodata Consultants, Inc., dated 04/17/13 and last revised and certified 04/09/15. The information provided hereon was produced without benefit of survey. As the project is finalized, more current data may affect the content herein.

PARCEL 287
REMAINDER
25.768 ACRES±



DONALD W. MCINTOSH
ASSOCIATES, INC.

Parcel No. 287
Morris
After Taking

Information on this sketch was compiled from Construction Drawings by Parsons for the Wekiva Parkway 429-205, 100% Design, dated June 2014; Sketch of Description by Geodata Consultants, Inc., dated 04/11/13 and last revised and certified 04/09/15. The information provided hereon was produced without benefit of survey. As the project is finalized, more current data may affect the content herein.

MORRIS EXPERT INVOICES

Expert	Invoice Date	Hours	Amount
Dreggors	01/18/17	165.5	\$34,888.00
Haynes	01/17/17	52.25	\$10,176.25
MEI	01/23/17	169.50	\$31,326.75
VHB	03/20/17	202.50	\$31,535.35
Harris	02/06/17	49.7	\$15,557.50
Buchheit	01/18/17	272	\$29,324.64
Grove (Golden)	02/16/17	8.5	\$1,147.50
HASGolden	04/30/15	5.5	\$780.00
Holder	01/16/17	8.88	\$1,065.60
Arial Cartographers	03/28/16	--	\$479.25
Ed Williams	01/27/17	44.6	\$11,150.00
TOTAL:			\$167,430.84

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34,888.00 +
10,176.25 +
31,326.75 +
31,535.35 +
15,557.50 +
29,324.64 +
1,147.50 +
780.00 +
1,065.60 +
479.25 +
11,150.00 +
167,430.84 *

0° *

Calhoun, Dreggors & Associates, Inc.

• Real Estate Appraisers & Consultants •

January 18, 2017

Raymer F. Maguire, Esq.
c/o Maguire Lassman
605 East Robinson Street
Suite 140
Orlando, FL 32801

RE: Owner: Morris
Project: Wekiva Parkway
Parcel No.: 287/887
County: Orange

INVOICE

Inspect subject property, meetings with owner, sales research/analysis, conferences with owner's representative, conferences with owners and experts, review taking and impacts to property, review land planning issues, analysis of potential for fill, analysis of land use and valuation/mining issues, analysis of highest and best use, review land planning information on other parcels in the area, analysis of access to subject before and after/ highest and best use, review engineering analysis, analysis of sales, inspect sales, review land planning report, review sales data for 2006 date of value analysis, begin analysis of land sales within and outside the project area, study research.

Abrams Schmidt:	106.25 Hrs. x \$175/Hr. =	\$18,594
Dreggors:	59.25 Hrs. x \$275/Hr. =	<u>16,294</u>
Total		\$34,888

Thank you,

Richard C. Dreggors, GAA
President

RCD/ddp

728 West Smith Street • Orlando, Florida 32804
Tel (407) 835-3395 • Fax (407) 835-3393

OWNER	MORRIS	COURTNEY ABRAMS SCHMIDT
PROJECT	WEKIVA PARKWAY	
PARCEL(S)	287/887	
COUNTY	ORANGE	

DATE	TYPE OF SERVICE	HOURS
12/04/14	REVIEW OF FILE AND OWNER DOCUMENTS.	1.25
12/17/14	REVIEW OF FILE AND SUBJECT DATA; PREPARED FOR CONFERENCE CALL.	3.25
12/18/14	PREPARE FOR CONFERENCE CALL; CONFERENCE CALL WITH OWNER AND REPRESENTATIVE.	1.50
12/19/14	PREPARE FOR CONFERENCE CALL; CONFERENCE CALL WITH EXPERTS.	1.00
02/10/15	PREPARE FOR CONFERENCE CALL; CONFERENCE CALL WITH EXPERTS.	1.50
03/03/15	PREPARE FOR AND CONFERENCE CALL WITH EXPERTS.	0.50
03/24/15	PREPARE FOR AND CONFERENCE CALL WITH EXPERTS.	0.25
04/14/15	PREPARE FOR AND CONFERENCE CALL WITH EXPERTS.	0.75
05/26/15	PREPARE FOR AND CONFERENCE CALL WITH EXPERTS.	0.50
06/16/15	PREPARE FOR AND CONFERENCE CALL WITH EXPERTS.	0.50
08/11/15	PREPARE FOR AND CONFERENCE CALL WITH EXPERTS.	0.50
10/05/15	PREPARE FOR AND CONFERENCE WITH OWNER AND OWNER'S REPRESENTATIVE.	1.25
10/19/15	CONFERENCE CALL WITH OWNER AND HIS REPRESENTATIVE.	0.50
11/03/15	CONFERENCE CALL WITH OWNER AND EXPERTS; ANALYSIS OF SALES.	3.75
11/17/15	CONFERENCE CALL WITH OWNER'S REPRESENTATIVE; ANALYSIS OF CONDEMNOR'S AFTER VALUE.	3.25
11/18/15	CONFERENCE CALL WITH OWNER'S REPRESENTATIVE; REVIEW OF CONTRACTOR'S ESTIMATE.	1.00

OWNER	MORRIS	COURTNEY ABRAMS SCHMIDT
PROJECT	WEKIVA PARKWAY	
PARCEL(S)	287/887	
COUNTY	ORANGE	

DATE	TYPE OF SERVICE	HOURS
11/19/15	MEETING WITH RICK TO REVIEW RELOCATION INFORMATION AND RCN ESTIMATES.	1.00
11/20/15	ANALYSIS OF RELOCATION VALUES; CONFERENCE CALL WITH OWNER'S REPRESENTATIVE.	1.50
12/08/15	CONFERENCE CALL WITH OWNER'S REPRESENTATIVE.	0.50
12/22/15	CONFERENCE CALL WITH OWNER'S REPRESENTATIVE.	0.25
12/23/15	PREPARE FOR AND CONFERENCE CALL WITH EXPERTS.	1.50
01/06/16	PREPARE FOR CONFERENCE CALL; CONFERENCE CALL WITH OWNER'S REPRESENTATIVE.	0.75
01/20/16	PREPARE FOR AND CONFERENCE CALL WITH EXPERTS.	2.00
01/27/16	CONFERENCE CALL WITH OWNER'S REPRESENTATIVE.	0.25
02/17/16	CONFERENCE CALL WITH OWNER'S REPRESENTATIVE AND OWNER.	0.50
02/23/16	CONFERENCE CALL WITH OWNERS.	0.75
04/04/16	CONFERENCE CALL WITH EXPERTS.	0.50
04/06/16	PREPARE FOR CONFERENCE CALL; CONFERENCE CALL WITH EXPERTS; REVIEW OF UPDATED LAND PLANNING REPORT; MEETING WITH RICK.	2.25
04/11/16	PREPARE FOR CONFERENCE CALL; CONFERENCE CALL WITH EXPERTS.	1.25
04/13/16	REVIEW OF ENGINEERING EXHIBITS; PREPARE FOR CONFERENCE CALL.	1.25
04/14/16	ASSIST WITH APPRAISAL.	1.75
04/18/16	ASSIST WITH APPRAISAL; WORK ON EXHIBITS FOR REPORT; CONFERENCE CALL WITH EXPERTS.	4.25
04/20/16	CONFERENCE CALL WITH EXPERTS.	0.25

OWNER	MORRIS	COURTNEY ABRAMS SCHMIDT
PROJECT	WEKIVA PARKWAY	
PARCEL(S)	287/887	
COUNTY	ORANGE	

DATE	TYPE OF SERVICE	HOURS
04/25/16	PREPARE FOR AND CONFERENCE CALL WITH EXPERTS.	1.00
05/16/16	RESEARCH/ANALYSIS OF SALES; ASSIST WITH APPRAISAL; REVIEW OF EXPERT REPORTS; CONFERENCE CALL WITH EXPERTS.	5.00
05/17/16	RESEARCH/ANALYSIS OF SALES; CONFERENCE CALL WITH OWNER'S REPRESENTATIVE; ASSIST WITH APPRAISAL; WORK ON SALE WRITE-UPS.	3.75
05/18/16	ASSIST WITH APPRAISAL.	4.50
05/19/16	ASSIST WITH APPRAISAL; RESEARCH/ANALYSIS OF RENTS; CONFERENCE CALL WITH EXPERTS; ANALYSIS OF UPDATED SALES DATA.	6.00
05/20/16	RESEARCH AND VERIFYING SALES; ASSIST WITH APPRAISAL; CONFERENCE CALL WITH EXPERTS; MEETING WITH RICK.	3.00
05/23/16	ASSISTED WITH APPRAISAL; RESEARCH/ANALYSIS OF SALES.	4.00
05/24/16	CONFERENCE CALLS WITH EXPERTS; ASSIST WITH REPORT; WORK ON VERIFICATIONS.	2.25
05/25/16	CONFERENCE CALL WITH EXPERTS; ANALYSIS OF SALES.	3.50
05/26/16	CONFERENCE CALL WITH EXPERTS; ANALYSIS OF SALES; MEETING WITH RICK TO REVIEW.	2.25
05/31/16	ASSISTED WITH APPRAISAL; CONFERENCE CALL WITH EXPERTS.	2.50
06/01/16	PREPARE FOR AND CONFERENCE CALL WITH EXPERTS.	2.50
06/03/16	ASSISTED WITH APPRAISAL.	3.00
06/06/16	REVIEW CONDEMNATION BLIGHT DOCUMENTS.	2.00
08/02/16	MEETING WITH RICK TO REVIEW STUDY ASSIGNMENT.	1.25
10/18/16	PREPARE FOR CONFERENCE CALL; CONFERENCE CALL WITH EXPERTS.	1.00

OWNER	MORRIS	COURTNEY ABRAMS SCHMIDT
PROJECT	WEKIVA PARKWAY	
PARCEL(S)	287/887	
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DATE	TYPE OF SERVICE	HOURS
10/25/16	ANALYSIS OF SALES; UPDATE AFTER SALES RESEARCH; MEETING WITH RICK TO REVIEW.	2.50
10/26/16	ANALYSIS OF SALES; PREPARE SUMMARY ANALYSIS IN PREPARATION FOR CONFERENCE CALL.	3.00
11/01/16	CALL WITH EXPERTS.	0.50
11/04/16	ASSISTED WITH APPRAISAL; SALES ANALYSIS.	3.00
11/07/16	CALL WITH EXPERTS; WORKED ON AFTER SALE WRITE-UPS.	3.25
11/08/16	WORKED ON EXHIBITS FOR SALES; ASSISTED WITH APPRAISAL.	2.00
11/22/16	CALL WITH OWNER'S REPRESENTATIVE AND JIM GOLDEN.	0.50
12/13/16	MEETING WITH RICK TO REVIEW DAMAGE ANALYSIS; REVIEW PROPOSED SETTLEMENT DOCUMENTS; CALL WITH OWNER'S REPRESENTATIVE.	<u>2.25</u>
	TOTAL HOURS	106.25

OWNER	MORRIS	RICHARD C. DREGGORS, GAA
PROJECT	WEKIVA PARKWAY	
PARCEL(S)	287/887	
COUNTY	ORANGE	

DATE	TYPE OF SERVICE	HOURS
10/26/11	PREPARE FOR AND INSPECT SUBJECT; MEET WITH OWNER.	2.00
09/18/13	INSPECT LAND SALES; CONFERENCE WITH OWNER'S REPRESENTATIVE.	1.50
10/04/13	ASSIST WITH SALES RESEARCH OF VACANT PARCELS IN WEST ORANGE COUNTY.	1.25
07/21/14	CONFERENCE WITH OWNER'S REPRESENTATIVE TO SET UP INSPECTION.	0.25
07/28/14	PREPARE FOR AND ASSIST WITH SUBJECT PROPERTY INSPECTION; CONFERENCE WITH OWNER'S REPRESENTATIVE.	2.25
12/18/14	PREPARE FOR CONFERENCE CALL WITH OWNERS AND EXPERTS.	1.25
12/19/14	CONFERENCE CALL WITH THE PLANNER.	1.00
01/05/15	CONFERENCE WITH OWNER'S REPRESENTATIVE TO REVIEW TAKING AND IMPACTS TO PROPERTY IN THE AREA.	0.75
02/10/15	PREPARE FOR AND CONFERENCE WITH EXPERTS; REVIEW LAND PLANNING ISSUES; REVIEW POTENTIAL FOR FILL FROM PARCEL.	1.75
02/16/15	CONFERENCE WITH OWNER'S REPRESENTATIVE REGARDING HIGHEST AND BEST USE BEFORE THE TAKING.	0.50
03/03/15	PREPARE FOR AND CONFERENCE WITH EXPERTS; REVIEW LAND USE AND VALUATION/MINING ISSUES.	0.75
03/24/15	CONFERENCE WITH OWNER'S REPRESENTATIVE.	0.25
04/14/15	CONFERENCE WITH EXPERTS TO DISCUSS AND REVIEW HIGHEST AND BEST USE.	0.75
09/10/15	REVIEW VALUATION ISSUES WITH OWNER'S REPRESENTATIVE.	1.00
10/04/15	REVIEW VHB PLANNING ANALYSIS IN PREPARATION OF CONFERENCE CALL.	1.75

OWNER	MORRIS	RICHARD C. DREGGORS, GAA
PROJECT	WEKIVA PARKWAY	
PARCEL(S)	287/887	
COUNTY	ORANGE	

DATE	TYPE OF SERVICE	HOURS
10/23/15	REVIEW INFORMATION ON THE EFFECT OF THE WEKIVA PARKWAY LEGISLATION FROM 2004 IN THE MT. DORA PAPER.	0.75
11/13/15	ANALYSIS OF HIGHEST AND BEST USE; REVIEW LAND PLANNING INFORMATION ON OTHER PARCELS IN THE AREA.	1.75
11/17/15	PREPARE FOR AND CONFERENCE WITH EXPERTS; REVIEW HIGHEST AND BEST USE OF SUBJECT AND SALES DATA.	1.25
11/19/15	MEETING WITH ASSOCIATE TO REVIEW VALUATION.	1.00
12/22/15	PREPARE FOR CONFERENCE WITH OWNER'S REPRESENTATIVE REGARDING CLAY ON THE SUBJECT PARCEL.	0.25
12/23/15	PREPARE FOR AND CONFERENCE WITH ENGINEER, OWNER AND OWNER'S REPRESENTATIVE REGARDING CLAY AND FILL AVAILABLE FOR THE PROPERTY.	1.75
01/06/16	PREPARE FOR AND CONFERENCE CALL WITH EXPERTS; DISCUSS SOIL/EXCESS FILL.	0.50
01/20/16	PREPARE FOR CONFERENCE CALL WITH NUMEROUS EXPERTS; CONFERENCE WITH OWNER AND OWNER'S REPRESENTATIVE; REVIEW HIGHEST AND BEST USE OF PARCEL; REVIEW SOILS INFORMATION AND VALUE OF FILL.	1.75
02/23/16	CONFERENCE WITH OWNER AND ENGINEER REGARDING SCOPE OF ASSIGNMENT.	0.50
04/04/16	PREPARE FOR CONFERENCE CALL AND REVIEW ACCESS TO SUBJECT.	0.50
04/06/16	CONFERENCE WITH EXPERTS AND OWNERS; REVIEW VHB REPORT; MEETING WITH ASSOCIATE TO DISCUSS.	2.75
04/11/16	PREPARE FOR AND CONFERENCE WITH EXPERTS; REVIEW ACCESS TO SUBJECT BEFORE AND AFTER/ HIGHEST AND BEST USE.	0.75

OWNER	MORRIS	RICHARD C. DREGGORS, GAA
PROJECT	WEKIVA PARKWAY	
PARCEL(S)	287/887	
COUNTY	ORANGE	

DATE	TYPE OF SERVICE	HOURS
04/25/16	PREPARE FOR AND CONFERENCE WITH EXPERTS; REVIEW ENGINEERING ANALYSIS.	1.50
05/02/16	PREPARE FOR CONFERENCE CALL WITH EXPERTS.	0.50
05/09/16	PREPARE FOR AND CONFERENCE WITH ENGINEER AND LAND PLANNER.	0.75
05/16/16	CONFERENCE CALL WITH EXPERTS TO REVIEW LAND PLANNING ISSUES.	1.50
05/17/16	REVIEW SALES AND VHB REPORT.	1.00
05/19/16	PREPARE FOR AND CONFERENCE WITH EXPERTS TO REVIEW MEI REPORT AND LAND PLANNING/ HIGHEST AND BEST USE; REVIEW EARLY SALES DATA.	1.50
05/20/16	PREPARE FOR AND CONFERENCE WITH ASSOCIATE AND LAND PLANNER.	0.50
05/24/16	CONFERENCE WITH EXPERTS; REVIEW HIGHEST AND BEST USE BEFORE AND AFTER.	4.25
05/25/16	CONFERENCE WITH EXPERTS; REVIEW SALES DATA FOR 2006 DATE OF VALUE ANALYSIS.	3.25
05/26/16	CONFERENCE WITH PLANNERS AND ENGINEER; MEETING WITH ASSOCIATE.	1.25
05/31/16	CONFERENCE WITH EXPERTS.	1.25
06/01/16	PREPARE FOR CONFERENCE WITH EXPERTS.	1.75
06/03/16	BEGIN ANALYSIS OF LAND SALES WITHIN AND OUTSIDE THE PROJECT AREA.	1.50
06/13/16	REVIEW LAND PLANNING ISSUES AND CONFERENCE WITH OWNER'S REPRESENTATIVE.	0.50
06/16/16	PREPARE FOR AND PARTICIPATE IN CONFERENCE CALL WITH EXPERTS AND OWNER.	0.75
07/31/16	ASSIST WITH LAND SALES ANALYSIS OF LAND INSIDE AND OUTSIDE PROJECT AREA.	1.50
08/02/16	ASSIST WITH STUDY RESEARCH; REVIEW WITH ASSOCIATE.	1.25

OWNER	MORRIS	RICHARD C. DREGGORS, GAA
PROJECT	WEKIVA PARKWAY	
PARCEL(S)	287/887	
COUNTY	ORANGE	

DATE	TYPE OF SERVICE	HOURS
10/25/16	REVIEW SALES WITH ASSOCIATE.	0.50
10/31/16	PREPARE FOR CONFERENCE WITH EXPERTS TO REVIEW SCOPE OF WORK NEEDED TO FINISH.	0.50
11/01/16	CONFERENCE CALL WITH EXPERTS.	0.50
11/22/16	PREPARE FOR AND CONFERENCE WITH ENGINEER AND OWNER'S REPRESENTATIVE.	0.50
12/13/16	MEETING WITH ASSOCIATE TO REVIEW CFX OFFER; CONFERENCE WITH OWNER'S REPRESENTATIVE TO REVIEW.	<u>2.25</u>
	TOTAL HOURS	59.25

Equable Real Estate Solutions LLC.

*Real Estate Appraisers & Consultants
2112 Sunnydale Boulevard, Suite E,
Clearwater, Florida 33765
(727) 362-5110*

January 17, 2017

Mr. Raymer F. Maguire III
Maguire Lassman P.A.
605 E. Robinson Street
Suite 140
Orlando, FL 32801

In Reference To: Morris Property
Wekiva Parkway (State Road 429)
Parcel 287/887
Orange County

INVOICE

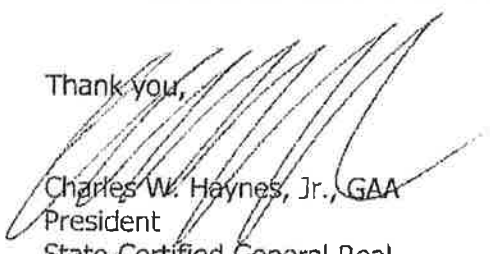
Analysis of subject property, subject neighborhood, and market trends; research and analyze highest and best use issues for subject property; analysis of take and damage issues; and discuss various issues with client.

D. L. Beaugrand :	32.25 Hrs. @ \$145.00/Hr.	\$ 4,676.25
C. W. Haynes :	20.00 Hrs. @ \$275.00/Hr.	<u>5,500.00</u>

TOTAL INVOICE AMOUNT:

\$10,176.25

Thank you,



Charles W. Haynes, Jr., GAA
President
State-Certified General Real
Estate Appraiser RZ2244

Invoice submitted to:

Mr. Raymer F. Maguire III
Maguire Lassman, PA
605 E. Robinson Street
Suite 140
Orlando, FL 32801

January 17, 2017

In Reference To: Morris Property
Parcel 287/887
State Road 429/Wekiva Parkway
Central Florida Expressway
Orange County

Invoice #10890

Professional Services

		<u>Hours</u>
	<u>Donna Beaugrand</u>	
11/10/2016	OPEN FILE; PRINT OUT SUBJECT FILE AND BEGIN PROCESSING DATA.	5.00
11/12/2016	CONTINUE PRINTING OUT FILE AND PROCESSING SUBJECT DATA; ANALYSIS OF INFORMATION	7.00
11/14/2016	CONTINUE PRINTING OUT FILE AND PROCESSING SUBJECT DATA; ANALYSIS OF INFORMATION	8.00
11/15/2016	CONTINUE PRINTING OUT FILE AND PROCESSING SUBJECT DATA; ANALYSIS OF INFORMATION	7.50
11/16/2016	CONTINUE PRINTING OUT FILE AND PROCESSING SUBJECT DATA; ANALYSIS OF INFORMATION	4.75
	SUBTOTAL:	[32.25 4676.25]
	<u>Haynes, Charles</u>	
11/10/2016	ANALYSIS OF DATA; ANALYSIS OF SUBJECT PROPERTY AND NEIGHBORHOOD. ANALYSIS OF SUBJECT DATA AND HISTORY OF PROPERTY/MARKET.	5.00
11/11/2016	ANALYSIS OF DATA; ANALYSIS OF SUBJECT PROPERTY AND NEIGHBORHOOD. ANALYSIS OF SUBJECT DATA AND HISTORY OF PROPERTY/MARKET.	4.75
11/17/2016	ANALYSIS OF DATA; ANALYSIS OF SUBJECT PROPERTY AND NEIGHBORHOOD. ANALYSIS OF SUBJECT DATA AND HISTORY OF PROPERTY/MARKET.	6.75
11/22/2016	ANALYSIS OF DATA; ANALYSIS OF SUBJECT PROPERTY AND NEIGHBORHOOD. ANALYSIS OF SUBJECT DATA AND HISTORY OF PROPERTY/MARKET.	3.50
	SUBTOTAL:	[20.00 5500.00]
		<u>Amount</u>
	For professional services rendered	52.25 \$10,176.25

please make checks payable to:

m e i civil

964 Lake Baldwin Lane., Suite 200

Orlando, FL 32814

407-893-6894

fax 407-893-6851

bill to:

Raymer F. Maguire, III, Esquire

Maguire Lassman, P.A.

605 E. Robinson Street, Suite 140

Orlando, Florida 32801

Invoice Date: 1/23/2017

Invoice Number: 191018H-1

Invoice Amount Due: **\$31,326.75**

JOB: SR 429, Parcel 287

Morris

Engineering Analysis

Description	Hours	Rate	Fee	Total
Principal (DLM)	4.0	\$265.00	\$1,060.00	\$1,060.00
Senior Project Manager (KSH)	100.0	\$210.00	\$21,000.00	\$21,000.00
Senior Designer (JRR)	49.0	\$125.00	\$6,125.00	\$6,125.00
Designer (MP)	16.5	\$100.00	\$1,650.00	\$1,650.00
Subtotal				\$29,835.00
Expense (5%)				\$1,491.75
Total Fee Due				\$31,326.75

See attachment for detail.

Payment is due upon settlement of compensation for subject parcel.

Work Descriptions for Daniel L. Morris, P.E.

191018H

Job Name *SR429, P287, Morris*

<i>Date</i>	<i>Hours</i>	<i>Task</i>	<i>Work Description</i>
8/11/2015	4.0		review CFX appraisal report, prepare for and attend conf call
<i>Total Hours:</i>	<i>4.0</i>		

Work Descriptions for Kevin S. Hebert, PE

191018H

Job Name SR 429, P287, Morris

<i>Date</i>	<i>Hours</i>	<i>Work Description</i>
9/1/2015	2.0	Analysis, research
9/3/2015	1.0	Analysis, coord.
9/9/2015	0.5	Analysis, coord.
9/10/2015	0.5	Analysis, coord.
10/20/2015	3.0	Prep and attend mtg
11/3/2015	1.5	Prep and attend conf call, analysis
12/23/2015	2.0	Prep and attend conf call, analysis
1/20/2016	3.0	Prep and attend conf call, analysis
2/2/2016	0.5	Prep and attend conf call / coordination, etc.
2/11/2016	2.5	Prep and attend conf call, analysis
2/23/2016	3.0	Prep and attend conf call
3/8/2016	1.5	Prep and attend conf call, analysis
3/11/2016	1.0	Esmt analysis, coord with survey
3/15/2016	1.0	Esmt analysis, coord., const. plan review
3/17/2016	1.0	Prep for site visit, research
3/18/2016	5.0	prep and attend site visit
3/21/2016	1.0	Coord with survey, exhibits prep
3/22/2016	2.0	Prep and attend conf call, analysis
3/23/2016	1.0	analysis, exhibit review
3/24/2016	1.0	analysis, exhibit review cont.
4/4/2016	1.5	Prep and attend conf call, analysis
4/6/2016	1.0	Prep and attend conf call, analysis
4/11/2016	1.5	Prep and attend conf call, analysis
4/13/2016	8.5	Prep and attend conf call, access review and analysis, exhibits

4/18/2016	1.5	Prep and attend conf call
4/19/2016	7.0	PER, analysis, exhibits
4/20/2016	4.5	PER, analysis, exhibits cont.
4/21/2016	1.5	Prep and attend conf call
4/25/2016	1.5	Prep and attend conf call
5/2/2016	1.0	Exhibit update cont.
5/2/2016	3.0	PER, analysis, exhibits
5/9/2016	2.0	Prep and attend CC
5/18/2016	2.5	Prep and attend conf. call, analysis of volumes, etc.
5/19/2016	1.0	Cost pro rata share analysis
5/20/2016	4.0	PER updates, analysis, etc.
5/25/2016	2.0	Prep and attend conf. call
6/1/2016	2.0	Prep and attend conf call, pro rata share analysis, city info analysis from 2006
6/2/2016	1.0	Pro rata share analysis - sewer / FM
6/6/2016	0.5	Prep and attend conf call
10/18/2016	2.5	Prep and attend conf. call, photo analysis
10/20/2016	1.5	Prep and attend conf. call, photo analysis cont.
11/1/2016	2.5	Prep and attend conf. call, analysis
11/2/2016	2.0	Photo analysis cont.
11/7/2016	2.0	Prep and attend conf. call, analysis
11/10/2016	4.0	Prep and attend site visit, clay analysis
11/11/2016	1.5	Geo analysis, coord.
12/9/2016	0.5	Prep and attend conf call
12/14/2016	2.0	Prep and attend conf call, geotech analysis
<i>Total Hours:</i>		<i>100.0</i>

Work Descriptions for John R. Russell

191018H

Job Name *Wekiwa Parkway P287 Morris*

<i>Date</i>	<i>Hours</i>	<i>Task</i>	<i>Work Description</i>
3/19/2016	1.0		Download & Review Appraisal
3/19/2016	3.0		Incorporate Survey Into Before Base File & Label
3/20/2016	2.5		Before Conditions Base File - Drafting & Calculations
3/20/2016	0.5		Adjust USGS, FEMA, Aerial & Location Map Exhibits
3/20/2016	1.5		Overall Before Conditions Base File - Drafting & Calculations
3/21/2016	2.5		Assemble & SetUp Sheets From Base files
3/24/2016	6.5		Create Enlarged Easement Exhibit
3/25/2016	1.5		Update Exhibits per Engineer Comments
3/25/2016	1.5		Create Enlarged Easement Exhibit
4/4/2016	1.5		Revise Easement Site Plan per Engineer & Surveyor Comments
4/12/2016	4.0		Create Roadway Plans (SR 429) From FDOT Plans
4/12/2016	2.5		Create AOT Conditions - Boundary Calculations & Drafting
4/13/2016	2.0		Revise & Update Exhibits Per Engineer Comments
4/13/2016	2.0		Shading Parcels, Identify & Label Multiple Easement Descriptions
4/15/2016	5.0		Create Roadway Plans (SR 429) From FDOT Plans Paving, Drainage & Guardrail
4/15/2016	2.0		Uncured Plan - Boundary Calculations & Drafting
4/18/2016	1.0		Update 8 X 11 Exhibits w/ New Boundary
4/18/2016	2.0		Create Roadway Plans (SR 429) From FDOT Plans - Shading & Coloring
4/18/2016	2.0		Revise FDOT Retaining Walls
4/19/2016	1.5		Revise, Update & ReIssue Exhibits per Engineer Comments
4/25/2016	1.0		Revise & Update per Engineer's Comments
6/11/2016	2.0		Preliminary Earthwork Volume Calculations from FDOT Cross Sections
<i>Total Hours:</i>		49.0	

Wednesday, January 18, 2017

Page: 1 of 2

Work Descriptions for Mitchell Pentecost

191018H

Job Name *SR429, P287/887, Morris*

<i>Date</i>	<i>Hours</i>	<i>Work Description</i>
1/4/2016	5.0	Create LIDAR/Aerial drawings and Map exhibits
1/5/2016	2.5	continue work on map exhibits
1/6/2016	5.5	continue work on map exhibits
1/7/2016	3.5	create (3) exhibits: Lidar, photo, combined
<i>Total Hours:</i>	<i>16.5</i>	



Invoice

Please remit to:

Vanasse Hangen Brustlin, Inc.

101 Walnut Street, PO Box 9151 | Watertown, MA 02471

617.924.1770 F 617.924.2286

Raymer Maguire, Esq.
Fixel Maguire & Willis
1010 Executive Center Drive
Suite 121
Orlando, FL 32803

Invoice No: **<Draft>**
June 6, 2017
VHB Project No: 61793.00

Invoice Total \$31,847.85

Professional Planning Services for Harvey L & Kenneth W. Morris

Professional Services Thru March 25, 2017

Professional Personnel

	Hours	Rate	Amount
Principal 1	50.50	250.00	12,625.00
Technical/Professional 08	1.00	125.00	125.00
Technical/Professional 07	6.50	125.00	812.50
Technical/Professional 06	2.50	125.00	312.50
Technical/Professional 05	127.00	125.00	15,875.00
Technical/Support 2	15.00	85.00	1,275.00
Technical/Support 5	1.50	95.00	142.50
Totals	204.00		31,167.50
Total Labor			31,167.50

Reimbursable Expenses

Printing	680.35
Total Reimbursables	680.35

Total this Invoice \$31,847.85

Billings to Date

	Current	Prior	Total
Labor	31,167.50	0.00	31,167.50
Expense	680.35	0.00	680.35
Totals	31,847.85	0.00	31,847.85

ServicePoint Reprographics - VHB Billing Backup Report

Project Number: 61793.00

Period: 201304

Date	Location	Job Type	User	Total
3/19/2013	Orlando FL	OSS COLOR PRINTING	ERENTA	\$1.07
3/21/2013	Orlando FL	OSS COLOR PRINTING	ERENTA	\$1.07
			Total	\$2.14



Archimedia Solutions Group - VHB Billing Backup Report
125 Liberty Street #301
Danvers, MA 01923

Project Number: 61793.00

Period: 201503

Date	Location	Job Type	User	Total
3/3/2015	Orlando FL	B/W Laser Printing	katieshannon	\$0.13
2/23/2015	Orlando FL	Sm Fmt Color Printing	katieshannon	\$1.07
3/4/2015	Orlando FL	Sm Fmt Color Printing	katieshannon	\$25.56
3/5/2015	Orlando FL	Sm Fmt Color Printing	katieshannon	\$12.78
Total				\$39.54



Archimedia Solutions Group - VHB Billing Backup Report
125 Liberty Street #301
Danvers, MA 01923

Project Number: 61793.00

Period: 201506

Date	Location	Job Type	User	Total
5/29/2015	Orlando FL	Sm Fmt Color Printing	katleshannon	\$27.70
			Total	\$27.70



Archimedia Solutions Group - VHB Billing Backup Report
125 Liberty Street #301
Danvers, MA 01923

Project Number: 61793.00

Period: 201507

Date	Location	Job Type	User	Total
6/25/2015	Orlando FL	B/W Laser Printing	katieshannon	\$0.52
6/19/2015	Orlando FL	B/W Laser Printing	TJohnson	\$0.90
6/17/2015	Orlando FL	Sm Fmt Color Printing	katieshannon	\$46.88
6/25/2015	Orlando FL	Sm Fmt Color Printing	katieshannon	\$19.17
6/19/2015	Orlando FL	Sm Fmt Color Printing	TJohnson	\$13.85
Total				\$81.32



Archimedia Solutions Group - VHB Billing Backup Report
125 Liberty Street #301
Danvers, MA 01923

Project Number: 61793.00

Period: 201510

Date	Location	Job Type	User	Total
8/31/2015	Orlando FL	Sm Fmt Color Printing	katieshannon	\$151.24
			Total	\$151.24



Archimedia Solutions Group - VHB Billing Backup Report
125 Liberty Street #301
Danvers, MA 01923

Project Number: 61793.00

Period: 201604

Date	Location	Job Type	User	Total
3/23/2016	Orlando FL	Sm Fmt Color Printing	katieshannon	\$108.63
			Total	\$108.63



Archimedia Solutions Group - VHB Billing Backup Report
125 Liberty Street #301
Danvers, MA 01923

Project Number: 61793.00

Period: 201605

Date	Location	Job Type	User	Total
4/4/2016	Orlando FL	B/W Laser Printing	katleshannon	\$0.13
4/21/2016	Orlando FL	B/W Laser Printing	katleshannon	\$0.64
4/4/2016	Orlando FL	Sm Fmt Color Printing	katleshannon	\$84.14
4/18/2016	Orlando FL	Sm Fmt Color Printing	katleshannon	\$11.75
4/21/2016	Orlando FL	Sm Fmt Color Printing	katleshannon	\$10.66
Total				\$107.32



Archimedia Solutions Group - VHB Billing Backup Report
125 Liberty Street #301
Danvers, MA 01923

Project Number: 61793.00

Period: 201607

Date	Location	Job Type	User	Total
6/9/2016	Orlando FL	B/W Laser Printing	BNeedler	\$0.78
6/6/2016	Orlando FL	B/W Laser Printing	katieshannon	\$0.13
6/7/2016	Orlando FL	Sm Fmt Color Printing	BNeedler	\$7.49
6/9/2016	Orlando FL	Sm Fmt Color Printing	BNeedler	\$3.21
6/10/2016	Orlando FL	Sm Fmt Color Printing	BNeedler	\$6.40
6/6/2016	Orlando FL	Sm Fmt Color Printing	katieshannon	\$74.56
			Total	\$92.57



Archimedia Solutions Group - VHB Billing Backup Report
125 Liberty Street #301
Danvers, MA 01923

Project Number: 61793.00

Period: 201702

Date	Location	Job Type	User	Total
1/30/2017	Orlando FL	B/W Laser Printing	katieshannon	\$1.54
1/31/2017	Orlando FL	B/W Laser Printing	katieshannon	\$1.03
2/1/2017	Orlando FL	B/W Laser Printing	katieshannon	\$0.39
2/7/2017	Orlando FL	B/W Laser Printing	katieshannon	\$0.26
2/9/2017	Orlando FL	B/W Laser Printing	katieshannon	\$2.72
1/30/2017	Orlando FL	Sm Fmt Color Printing	katieshannon	\$1.07
1/31/2017	Orlando FL	Sm Fmt Color Printing	katieshannon	\$2.14
2/1/2017	Orlando FL	Sm Fmt Color Printing	katieshannon	\$2.14
2/7/2017	Orlando FL	Sm Fmt Color Printing	katieshannon	\$17.04
2/8/2017	Orlando FL	Sm Fmt Color Printing	katieshannon	\$5.33
2/9/2017	Orlando FL	Sm Fmt Color Printing	katieshannon	\$24.50
2/14/2017	Orlando FL	Sm Fmt Color Printing	katieshannon	\$5.33
2/15/2017	Orlando FL	Sm Fmt Color Printing	katieshannon	\$6.40
			Total	\$69.89



101 Walnut Street
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Vanasse Hangen Brustlin, Inc.

Invoice

Billing Period thru 06/06/2017
Project No.: 61793.00
Project Title: Planning Services Morris

CARRAGHER

11/19/13 0.5 Hr. Review of contract

DAVIS

06/10/16 2.0 Hrs. Timeline Maps

HALL

03/21/13	2.0 Hrs.	Mtg. w/Rob Simon
04/01/13	0.5 Hr.	Mtg. w/Rob Simon
02/10/15	2.0 Hrs.	Review of needs for maps with Shannon
02/11/15	1.0 Hr.	Mtg. with Maguire
02/20/15	1.0 Hr.	Review of maps with Shannon
02/23/15	1.0 Hr.	Review of maps/LDC with Shannon
02/24/15	1.0 Hr.	Edits to draft report
02/26/15	0.5 Hr.	Review edits with Shannon
03/03/15	2.0 Hrs.	Tele conference
03/05/15	1.0 Hr.	Tele conference
04/14/15	1.0 Hr.	Team teleconference
05/29/15	1.0 Hr.	Review and edits to DPA
06/11/15	1.0 Hr.	Parkway history research
08/31/15	1.0 Hr.	Review of edits with Shannon
09/25/15	0.5 Hr.	Tele call with Raymer
03/03/16	0.5 Hr.	City meeting
03/25/16	1.0 Hr.	Review of meeting minutes/next steps with Shannon
04/01/16	0.5 Hr.	Meeting with Shannon to set up historic aerals
04/06/16	1.0 Hr.	Expert team conference call
04/18/16	1.0 Hr.	Conference call
04/21/16	1.0 Hr.	Expert team conference call
04/25/16	1.0 Hr.	Review of historic aerals
05/09/16	1.0 Hr.	Doc review



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05/10/16	1.0 Hr.	Meeting with Transportation Planners concerning research
05/13/16	1.0 Hr.	Review of PD&E study/WP history
05/16/16	1.0 Hr.	Tele conference with expert team
05/17/16	0.5 Hr.	Research on Wekiva Parkway
05/20/16	0.5 Hr.	Research with Needler
05/26/16	1.0 Hr.	Conference call
05/27/16	2.0 Hrs.	Additions to DPA with Shannon
05/31/16	2.0 Hrs.	Research
06/01/16	1.5 Hrs.	Expert team meeting
06/02/16	0.5 Hr.	In house meeting
06/03/16	1.0 Hr.	Edits to DPA
06/06/16	2.0 Hrs.	Meeting with Shannon
06/10/16	0.5 Hr.	Meeting with Needler concerning research
06/13/16	1.0 Hr.	Prep for meeting; review of research
06/16/16	0.5 Hr.	Meeting
10/18/16	1.0 Hr.	Tele conference
11/01/16	1.0 Hr.	Tele conference
11/18/16	0.5 Hr.	Invoicing
01/27/17	1.0 Hr.	Tele call with Raymer
01/30/17	1.0 Hr.	Review of Plans with Shannon
02/03/17	1.0 Hr.	City of Apopka call
02/09/17	2.0 Hr.	Meeting with Apopka staff about access
02/10/17	1.0 Hr.	Review of memo with Shannon; edits
02/16/17	1.0 Hr.	Raymer tele

HUGHES

03/21/13	2.5 Hrs.	Prep for and meeting with Rob Simon
01/27/17	1.0 Hr.	Invoicing



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JACKOWSKI

12/03/12	0.5 hr.	Open new proposal number for Fixel, Maguire & Willis for Eminent Domain Services for Morris and draft proposal; print finals;
12/06/12	0.5 hr.	File and upload Client Authorization for ED services for Fixel Maguire/Morris and set up in BT; prepare new file folders for project.
01/10/13	0.5 hr.	(1) Print, scan and file January 2013 Status Update from Fixel & Maguire re: O/OCEA/SR 429 (Wekiva Pkwy)/Pre-Suit for Kenneth Morris & Harvey Morris; coord. and send invites for quarterly meetings. (2) Coord. site visit w/J.Hall & Maguire to go on site visit to client property.

JOHNSON

06//09/16	1.5 Hrs.	Corridor Alternatives maps and photoshop
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NEEDLER

05/16/16	1.0 Hr.	WP Research
05/17/16	1.0 Hr.	Research
05/18/16	1.5 Hrs.	WP Research
05/19/16	1.0 Hr.	Research
05/20/16	2.0 Hrs.	Research
05/27/16	1.0 Hr.	Maitland Research
05/31/16	1.0 Hr.	Maitland Boulevard Extension
06/02/16	0.5 Hr.	Maitland research
06/03/16	0.5 Hr.	Beltway Timeline
06/06/16	2.0 Hrs.	Orlando Beltway Timeline
06/07/16	0.5 Hr.	Orlando Beltway Timeline
06/08/16	1.0 Hr.	Research
06/09/16	1.0 Hr.	Made maps at home
06/10/16	1.0 Hr.	Created an excel timeline for Jim & company + added maps + extra research



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SHANNON

02/10/15	1.0 Hr.	Set up for GIS Maps
02/20/15	4.5 Hrs.	GIS Maps for DPA
02/23/15	5.5 Hrs.	Analyzed GIS maps and worked on due diligence report - traffic, soil, topography analysis
02/24/15	1.0 Hr.	Due diligence report - reviewed appraisal sent
03/02/15	3.5 Hrs.	Reviewed Comp Plan policies and past legislation for DPA
03/03/15	1.0 Hr.	Meeting with Raymer and the City about updated property lines and Comp Plan amendment/future zoning concerns for the property
03/04/15	6.5 Hrs.	Updated all gis maps with new property boundary after Mahaffey purchase; updated Idc and future land use designations given recent comp plan change and future rezoning opportunities provided by the City of Apopka after annexation
03/05/15	0.5 Hr.	Conference call with Raymer, edited DPA
03/24/15	1.5 Hrs.	Prepped for meeting today
05/26/15	2.0 Hrs.	Conference call with Raymer, started to edit DPA after reviewing outline of development surrounding the Morris property
05/27/15	4.5 Hrs.	Updated market section in DPA with relevant subdivision developments/comp plan policies related to higher intensity/densities - created graphics as well
05/28/15	4.0 Hrs.	Continued to revise DPA - added MAP H of City of Apopka's development plan, started to address pre-post conditions, reviewed documents related to Solid LLC and applied info to the market analysis.
06/15/15	1.0 Hr.	Reread Wekiva Parkway Primer for relevant historical information
06/16/15	4.5 Hrs.	Conference call with Raymer, modifications and edits to Morris report to include verbiage about Plymouth Sorrento being developed as a main arterial
06/19/15	2.5 Hrs.	Further research on the entitlements granted to Pine Plantation; referenced Wekiva Parkway Protection Act in report; created public lands map in GIS Added research on Stoneybrook Hills to DPA
07/22/15	0.5 Hr.	Scanned all documents acquired from the City's Planning Department, set up extranet folder, and shared with all
08/31/15	4.5 Hrs.	Revisions made to draft report with Plymouth Sorrento developed as main arterial, revised character district descriptions per the City's Vision Plan
09/01/15	0.5 Hr.	Meeting with Raymer and Ed Williams
09/15/15	1.0 Hr.	Meeting with Ed Williams/Jim
01/04/16	0.5 Hr.	Organized all files



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03/22/16	1.0 Hr.	Tele conference with Matt & Holder about ACA aerals; review of aerals; email correspondence
03/23/16	4.0 Hrs.	Final revisions to DPA; review with Jim; report sent to client
04/01/16	0.5 Hr.	Historic aerals work
04/04/16	0.5 Hr.	Meeting with expert team
04/06/16	0.5 Hr.	Conference call with expert team
04/11/16	1.0 Hr.	conference call/revisions to report
04/14/16	0.5 Hr.	Overview of historic aerals work with Katie D. - discussion on DOR codes for public lands layer
04/18/16	1.0 Hr.	Conference call with experts
04/19/16	0.5 Hr.	Reviewed revised joint access easement docs from Kevin
04/21/16	1.5 Hrs.	Conference call with Kevin, Ed, Raymer; read through MEI report and reviewed easement and uncured remainder graphics
04/25/16	1.5 Hrs.	Conference call with experts; review of historic aerals with P+D staff
05/09/16	0.5 Hr.	Coordination with team to send/receive various docs related to case
05/16/16	2.5 Hrs.	Tele conference with Raymer, Ed, Jerry, revised exhibits and report; review of 2006 resolution; annexation docs acquired from the City
05/26/16	0.5 Hr.	Reviewed West Area Plan with Jim
05/27/16	4.0 Hrs.	Worked on revised timeline of Wekiva Parkway; meeting with Jim to discuss collection of evidence; revised DPA; coordinated with Katie about creation of Resolution 2007-02 map
05/31/16	3.5 Hrs.	research on 2006 land use
06/01/16	0.5 Hr.	Conference with expert witnesses; revisions to report
06/02/16	0.5 Hr.	Meeting with Ben, Kyle, Katie, Jim about Wekiva Parkway
06/03/16	1.0 Hr.	edits to DPA
06/06/16	5.0 Hrs.	Revisions to DPA; some of GIS graphics with 2015 FLU and Zoning maps; review with Hall; conference call with Maguire Law/Dreggors
06/10/16	1.0 Hr.	Meeting on Parkway Alignments; work in InDesign and GIS on Exhibits
06/14/16	0.5 Hr.	Wekiva Parkway Timeline exhibits
06/15/16	1.0 Hr.	Wekiva Parkway timeline exhibits/beltway timeline exhibits in Photoshop/InDesign
06/16/16	2.0 Hrs.	Meeting at VHB; revisions to Wekiva Parkway history exhibits and timeline
06/20/16	0.5 Hr.	Revisions to timeline exhibits



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06/24/16	0.5 Hr.	Organized files
06/28/16	0.5 Hr.	Teleconference with Raymer, Dreggors, Courtney, Matt
10/18/16	1.5 Hrs.	Tele call; prep for telephone conference
11/01/16	1.0 Hr.	Tele conference and prep for mtg
11/21/16	1.5 Hrs.	Tele call with Matt about exhibit; work on exhibit in GIS
12/01/16	0.5 Hr.	Expert Witness telephone conference
12/09/16	1.0 Hr.	Meeting with Dreggors, Maguire, Matt, Josh Harris, Harold on history of Wekiva Parkway and development; further research on docs like EIS < PD&E start of creation of graphics
12/12/16	2.5 Hrs.	Series of roadway exhibits in GIS, Photoshop, and InDesign: Wekiva Springshed and Springs exhibit, Municipalities exhibit, Planned Highway Exhibit
12/13/16	0.5 Hr.	Edits to blight graphics
01/11/17	1.0 Hr.	Prep for conference call and conference call with Dreggors, Maguire
01/13/17	0.5 Hr.	Conference call with expert witnesses
01/18/17	0.5 Hr.	Request for Invoice fulfilled
01/30/17	4.5 Hrs.	Review of FDOT Plans; Cross sections
02/01/17	8.0 Hrs.	Rendering of Bridge to spec; Revisions to Cross Section; review of all docs related to Morris Access Road in CFX plans (sheet B1-1 pulled from entire series, pavement markings, etc.; start of plan view Coordination with City of Apopka to set Pre-App
02/03/17	0.5 Hr.	Contact with City to set-up Pre-App
02/07/17	2.5 Hrs.	Morris Access Road Plan View in Photoshop/InDesign
02/08/17	1.5 Hr.	Revisions to graphics, prep for meeting with City tomorrow
02/09/17	3.5 Hrs.	Travel to and from Apopka; meeting with Apopka staff; conference call with client after; draft of memo to send to client
02/10/17	0.5 Hr.	Review of memo with Hall
02/14/17	2.5 Hrs.	Draft of memorandum; neighborhood aerial created; review with Jim
02/15/17	2.0 Hrs.	Revisions to memo; report sent to client



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TANIGUCHI

05/12/16	2.5 Hrs.	Work on the Wekiva Parkway history
05/31/16	1.0 Hr.	Maitland Extension research
06/06/16	2.0 Hrs.	Orlando beltway history/timeline

TOFTE

03/24/15	1.0 Hr.	GIS
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Lakemont Group

2037 Shaw Lane, Orlando, FL 32814

INVOICE

Invoice Number 1
Period Covered –
5/17/16 to 1/31/17

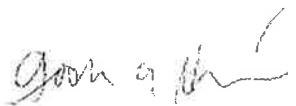
February 6, 2017

To:

Raymer F. Maguire, III
Maguire Lassman, P.A.
605 E. Robinson St, Suite 140
Orlando Florida 32801
Attn: Accounts Payable

DATES	DESCRIPTION	PERSON	HOURS	RATE	AMOUNT
	Client: Kenneth W. and Harvey Lee Morris Matter: CFX v. Morris et. al. – Parcel 287/887 2121 Haas Road, Apopka, Florida Case No: 2015-CA-006557-O				
See Attached	Meetings and calls with attorneys and clients, review of documents, determine scope of report and research.	JH	10.5	\$350.00	\$ 3,675.00
See Attached	Background research, collection of market data, research on project history, subdivision development, and macroeconomic and demographic factors.	JH TS	6.1 10.5	\$350.00 \$175.00	\$ 2,135.00 \$ 1,837.50
See Attached	Draft report, prepare charts, maps, graphs and summarize file and append into report.	JH	22.6	\$350.00	\$ 7,910.00
	SUB TOTAL:				\$ 15,557.50
Expenses	None				\$ 0.00
	TOTAL DUE:				\$ 15,557.50
	NOTE: Bill reflects partial time allocation (25% to other related CFX-Wekiva Parkway cases) Note: Hour Detail Sheet Attached				

Thank you very much for the opportunity to serve.


Joshua A. Harris, Ph. D., CRE, CCIM, CAIA
Managing Partner
Lakemont Group

Payment Instruction via Check:

LAKEMONT GROUP
C/O JOSHUA HARRIS
2037 SHAW LANE
ORLANDO, FL 32814

Lakemont Group

2037 Shaw Lane, Orlando, FL 32814

INVOICE**Hour Detail Sheet**

Client: Kenneth W. and Harvey Lee Morris

Matter: CFX Parcel 287/887 - 2121 Haas Road, Apopka FL

Person	Date	Hrs	Description	Allocation	Allotted Time
JH	5/17/2016	1.2	initial case talk - scope of work - items to research	75%	0.9
JH	5/17/2016	0.7	doc intake and reivew - review subject property	75%	0.5
JH	5/18/2016	1.2	doc intake and reivew - Review CFX appraisal	75%	0.9
JH	5/20/2016	1.4	call to discuss case issues - issues affecting value	75%	1.1
JH	5/23/2016	1.2	call to discuss case issues - development potential	75%	0.9
JH	5/24/2016	1	call to discuss case issues - update scope of report	75%	0.8
JH	5/25/2016	3.3	update and research econ indicators	75%	2.5
JH	5/26/2016	0.8	obtain charles wayne data	75%	0.6
JH	5/26/2016	0.7	call to discuss case issues - results of research	75%	0.5
JH	5/26/2016	1	call to discuss case issues - receive update of subject	75%	0.8
JH	5/27/2016	3	research of market area and data collection	75%	2.3
TS	5/27/2016	4	research of market area and data collection	75%	3.0
TS	5/28/2016	2	research of market area and data collection	75%	1.5
JH	5/28/2016	4.5	draft report, set econ data charts	75%	3.4
JH	5/29/2016	3.4	draft report, market data anlysis	75%	2.6
JH	5/31/2016	4	draft report - analysis of Project impacts	75%	3.0
JH	6/1/2016	4.5	draft report - analysis of Project impacts	75%	3.4
JH	6/1/2016	1	call to discuss case issues - scope of report/research	75%	0.8
JH	6/2/2016	3.5	anlyze market data, draft report	75%	2.6
TS	6/2/2016	3	research of market area and data collection	75%	2.3
TS	6/2/2016	3	research of market area and data collection	75%	2.3
JH	6/3/2016	4.5	draft report - analysis of housing and real estate mrk	75%	3.4
JH	6/4/2016	3.2	draft report - microeconomics of SW OC	75%	2.4
JH	6/5/2016	2.5	proof and edit report - add econ data	75%	1.9
JH	6/14/2016	0.8	call to discuss case issues - report results of research	75%	0.6
JH	6/15/2016	1	call to discuss case issues - update on valuation issues	75%	0.8
JH	6/15/2016	1	research items - CFX history and project scope	75%	0.8
TS	6/16/2016	2	research items - CFX history and project scope	75%	1.5
JH	6/16/2016	0.8	call to discuss case issues - scope of report/research	75%	0.6
JH	11/1/2016	0.7	call to discuss case issues - scope of report/research	75%	0.5
JH	12/1/2016	1.3	Update file, scope for report and timeline	75%	1.0
Total		66.2			49.7

Person Guide:

JH - Joshua A. Harris, Ph D., CRE, CCIM, CAIA, Managing Partner

TS - J. Turner Swann, MSRE, Senior Consultant

Payment Instruction via Check:

LAKEMONT GROUP
C/O JOSHUA HARRIS
2037 SHAW LANE
ORLANDO, FL 32814



INVOICE

11231 Rev

January 18, 2017

Revised for discussion of a voluntary settlement of Expert Fees on June 14, 2017

(This Revised Invoice is not applicable for any other purpose)

Maguire Lassman, P.A.

Attn: Raymer Maguire

605 E. Robinson Street, Suite 140

Orlando, FL 32801

by email: matthew@Maguire-EminentDomain.com

Project Number: 2140010-0001

Client Reference: Morris Parcel

Project Reference: 429-204, #287

Work Performed During Period: 8/12/2014 Through 12/31/2016

Summary

Personnel	Hours	Rate	Amount
Survey Crew A		\$ 177.91	\$ -
Survey Crew B	54	\$ 143.52	\$ 7,750.08
3 Person Survey Crew		\$ 180.90	\$ -
Survey Technician	86	\$ 71.76	\$ 6,171.36
Surveyor and Mapper	54	\$ 106.15	\$ 5,732.10
Survey Project Manager	56	\$ 149.50	\$ 8,372.00
Clerical	22	\$ 59.05	\$ 1,299.10
Total Invoice # 11231 Dated 1/18/17			\$ 29,324.64

For Settlement on 6/14/17

Invoice Total			\$ 29,324.64
Courtesy Adjustments			
Clerical (see notes below)	22	\$ 59.05	\$ (1,299.10)
Project Manager (see notes below)	10	\$ 149.50	\$ (1,495.00)
Revised Total Invoice #11231 Rev			\$ 26,530.54

Thank You for Your Business !

6/14/2017

Kimberly A. Buchheit, P.S.M., President

Date

Kindly Remit to:

Buchheit Associates, Inc. Surveyors & Mappers

PO Box 2016

Apopka, FL 32704

For Inquiries:

kbuchheit@buchheitassoc.com

Direct: cell/text 321-689-1057

Notes: Clerical time eliminated, as suggested. Project Manager time reduced by 10 hours for meeting attendance. All other staff performed technical production or field work and did not attend meetings or phone conferences.



INVOICE

11231

January 18, 2017

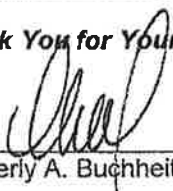
Maguire Lassman, P.A.
Attn: Raymer Maguire
605 E. Robinson Street, Suite 140
Orlando, FL 32801
by email: matthew@Maguire-EminentDomain.com

Project Number: 2140010-0001
Client Reference: Morris Parcel
Project Reference: 429-204, #287
Work Performed During Period: 8/12/2014 Through 12/31/2016

Summary

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Survey Project Manager	56	\$ 149.50	\$ 8,372.00
Clerical	22	\$ 59.05	\$ 1,299.10
Total This Invoice			\$ 29,324.64

Thank You for Your Business !


Kimberly A. Buchheit, P.S.M., President

1/18/2017

Date

Kindly Remit to:
Buchheit Associates, Inc. Surveyors & Mappers
PO Box 2016
Apopka, FL 32704

For Inquiries:
kbuchheit@buchheitassoc.com
Direct: cell/text 321-689-1057

INVOICE

Grove Scientific & Engineering
6140 Edgewater Drive
Suite F
Orlando, FL 32810
407-298-2282
ar@grovescientific.com



INVOICE TO:
Raymer Maguire
Maguire Lassman, P.A.
605 E. Robinson St.
Suite 140
Orlando, FL 32801

INVOICE NO. 16798
TERMS Net 30
DATE 01/17/2017
DUE DATE 02/16/2017

PO:

Job Description: Clay Soils Study, Conference Calls, Review SR429 Geotechnical Reports.

ACTIVITY	QTY	RATE	AMOUNT
Professional Geologist	1:00	135.00	135.00
Professional Geologist	1:30	135.00	202.50
Professional Geologist	1:00	135.00	135.00

BALANCE DUE: \$472.50

Grove Scientific & Engineering thanks you for your business.

INVOICE

Grove Scientific & Engineering
6140 Edgewater Drive
Suite F
Orlando, FL 32810
407-298-2282
ar@grovescientific.com

INVOICE TO
Raymer Maguire
Maguire Lassman, P.A.
605 E. Robinson St.
Suite 140
Orlando, FL 32801



INVOICE NO. 16759
TERMS Net 30
DATE 01/05/2017
DUE DATE 02/04/2017
PO

Job Description:
Investigate geotechnical reports and evaluate on-site clay.

Project:
Maguire- Morris Case SR 429

ACTIVITY	QTY	RATE	AMOUNT
Professional Geologist	1:00	135.00	135.00
Professional Geologist	3:00	135.00	405.00
Professional Geologist	1:00	135.00	135.00

BALANCE DUE: \$675.00

Grove Scientific & Engineering thanks you for your business.



11 Lake Gatlin Road
Orlando, Florida 32806

Invoice

No. 6404

4/30/2015

Raymer F. Maguire, III, Esq.
Maguire Lassman, P.A.
605 East Robinson Street, Suite 140
Orlando, FL 32801

Project: #05-355.003 Morris Clay Mine Study

Task	Position / Description	Work Description	Units	Rate	Amount
Geotechnical Investigati...	Professional Hydrogeologist	Conference call with attorney and Mr. Morris; review OCEA soils reports	3	150.00	450.00
Total - This Invoice					\$450.00

Unless otherwise noted, the charges reflected above were incurred during the month of the invoice date. This invoice is payable upon receipt; please review promptly, as we will correct any errors within 30 days of invoice date. Thereafter, this invoice is deemed to be correct and payable in full. A monthly finance charge of 1.5% is added to invoices not paid in 30 days. For billing inquiries, please call 407.649.5475, fax to 407.649.6582, or email info@hsagolden.com.

Thank You



11 Lake Gatlin Road
Orlando, Florida 32806

Invoice

No. 6313

2/28/2015

Raymer F. Maguire, III, Esq.
Maguire Lassman, P.A.
605 East Robinson Street, Suite 140
Orlando, FL 32801

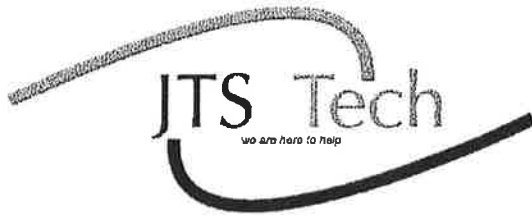
PAST DUE

Project: #05-355.003 Morris Clay Mine Study

Task	Position / Description	Work Description	Units	Rate	Amount
Expert Witness	Professional Hydrogeologist		2	150.00	300.00
Word Processing	Administrative Assistant		0.5	60.00	30.00
		Site evaluation and conference call			
Total - This Invoice					\$330.00

Unless otherwise noted, the charges reflected above were incurred during the month of the invoice date. This invoice is payable upon receipt; please review promptly, as we will correct any errors within 30 days of invoice date. Thereafter, this invoice is deemed to be correct and payable in full. A monthly finance charge of 1.5% is added to invoices not paid in 30 days. For billing inquiries, please call 407.649.5475, fax to 407.649.6582, or email info@hsagolden.com.

Thank You



January 16, 2017

Invoice Mailing:

Mr. Raymer F. Maguire
Attorney at Law
Maguire Lassman, P.A.
605 E. Robinson Street, Suite 140
Orlando, FL 32801

Services Completed For :

Client : Kenneth W. Morris
Project : Wekiva - Parkway
County : Orange
Parcel : 287
Job Number : ML2016-702A-287
Hourly Rate : \$120.00
Total Hours : 8.88

Summary:

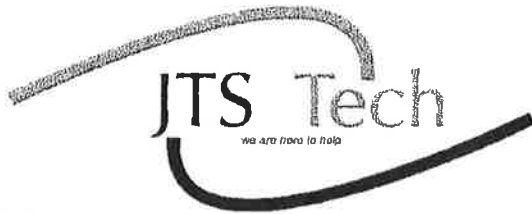
Research and analysis of data, graphics and maps to be used on behalf of the client. Time and details for the services completed are provided on the subsequent pages. All costs for time, travel and materials have been factored in for a comprehensive billing approach.

Thank you ,

Jerry Holder
JTS Tech Support Staff
JTSTechhelp@gmail.com
(407) 718-7530

Total Invoiced Amount :	\$1,065.60
-------------------------	------------

Payment can be mailed to: JTS Tech P.O. Box 682 Plymouth, FL 32768



Client : Kenneth W. Morris
 Project : Wekiva - Parkway
 County : Orange
 Parcel : 287
 Job Number : ML2016-702A-287
 Hourly Rate : \$120.00
 Total Hours : 8.88

For Services Rendered Please Remit :	\$1,065.60
--------------------------------------	------------

Date and Detail	Time
5/16/16	
Conference call and joinme to review details on reports and layouts with the experts and client. Additional follow ups with VHB on access for files and potential exhibit	3.00
5/23/16	
Correspondence sent to Richard Dreggors office	0.63
- Download and indexing of VHB data files for exhibit review and discussion	
- Correspondence with ML office on findings and update	
5/31/16	
Join me conference call to discuss data and ideas as to the best way to explain what is being seen with the cases. Review of potential ideas on what information still needs to be gathered.	0.50
6/1/16	
Phone call discussing property usage, zoning and experts thoughts and directions.	0.50
Gaining an understanding of the different perspectives on before and after conditions of how the Beltway now impacts the property owners ability to utilize his land. Additional research with experts as to possible graphics and maps to be utilized.	
10/18/16	
Reviewing the case preparing for trial. Taking part of a conference call with the client and the experts on outstanding items and planning. Information included:	0.67
- Pictures of Morris access road from Kevin to Matt for review	
- Request from Kevin for updated construction plans and Geo Tech Report for the section that Morris is in.	
- Review of the before and after affects due to a beltway	
11/8/16	
Reviewed sample data from Josh Harris. Small sampling uploaded for quick verification on various map point programs	0.38
11/1/16	
Conference call and joinme to review details on reports and layouts with the experts and client. Additional follow ups with experts on access for files and potential exhibit information. Updates on report usage and details. High-level reviews of trial deadlines.	0.50
Conference call with Matt and Josh regrading reports to be potentially mapped.	1.00
Discussion on options and reasonable methods for documenting and presenting data in a cohesive stream.	

Thank you for the opportunity to provide the service above. Please make checks Payable to JTS Tech

11/18/16	
Join me conference call to discuss data and ideas as to the best way to explain what is being seen with how Blight will be addressed the cases. Review of potential ideas on what information still needs to be gathered.	0.50
Reviewed a number of discussion points on how to best present the finding and key points of CFX documents that has been amassed over the years through studies, reports,	
12/1/16	
T/C Blight Cases; Raymer;Matt;;Hall;K.Shannon;K.Hebert;Holder	0.29
Continued to review potential PPT slides for overall case involvement	
Listened to Matt's overview of published government documents.	
12/9/16	
T/C Blight cases; Raymer;Matt;;	0.50
Continued discussion and review for potential PPT slides for overall case development.	
Detailed discussion on proper map and data usage in regards to of published government documents.	
12/14/16	
Phone call discussing property reports still in progress and the potential order of importance.	0.17
12/15/16	
Review of email containing POJ and scheduling of case management	0.25
Time Total :	8.88

Thank you for the opportunity to provide the service above. Please make checks Payable to JTS Tech



Aerial Cartographics of America, Inc.

Digital Mapping - LAMP - Helicopter LiDAR - Mobile LiDAR - Digital Orthophotography - HD Video

INVOICE

Ship Date
03/28/2016
Ref Job #
12605.101
Ship By
FTP

Sold To:	Ship To:
Maguire Lassman, P.A. 605 E. Robinson Street Suite 140 Orlando, FL 32801 Matthew Silbernagel P: F:	Maguire Lassman, P.A. 605 E. Robinson Street Suite 140 Orlando, FL 32801 Matthew Silbernagel / Jerry Holder P: F:

Order Date	Customer Order	Name	SP	Inv Date	Inv #
03/28/201		1972-1973 Orange and Lake Co Aeri	KG	03/29/201	190399

Qty Ordered	Description	Unit Price	Amount
1	Black/White	\$450.00	\$450.00 1st
	MrSID/SDW Files	\$0.00	\$0.00 Add
	1972/1973 Aerials	\$0.00	\$0.00 Oth
	Color Balance	\$0.00	\$0.00
Sub Total:			\$450.00

Item Total:	\$450.00
Discount:	\$0.00
Sales Tax:	\$29.25
Shipping:	\$0.00
Grand Total:	\$479.25

All photographic imagery in the form of prints, film, digital or otherwise is Copyright Protected and may not be copied, reproduced, or altered in any form without the written consent of Aerial Cartographics of America. For information on how you may purchase a Copyright Release, please call us at (407) 851-7880.

Check Invoice: 190399 1 of 1



11 Lake Gatlin Road
Orlando, Florida 32806

Invoice

No. 6404

4/30/2015

Raymer F. Maguire, III, Esq.
Maguire Lassman, P.A.
605 East Robinson Street, Suite 140
Orlando, FL 32801

PAST DUE

Project: #05-355.003 Morris Clay Mine Study

Task	Position / Description	Work Description	Units	Rate	Amount
Geotechnical Investigati...	Professional Hydrogeologist	Conference call with attorney and Mr. Morris; review OCEA soils reports	3	150.00	450.00
Total - This Invoice					\$450.00

Unless otherwise noted, the charges reflected above were incurred during the month of the invoice date. This invoice is payable upon receipt; please review promptly, as we will correct any errors within 30 days of invoice date. Thereafter, this invoice is deemed to be correct and payable in full. A monthly finance charge of 1.5% is added to invoices not paid in 30 days. For billing inquiries, please call 407.649.5475, fax to 407.649.6582, or email info@hsagolden.com.

Thank You

January 27, 2017

Mr. Raymer F Maguire III
Maguire Lassman PA
605 e. Robinson Street Suite 140
Orlando FL 32801

Subject: CFX v. Kenneth and Harvey Morris
Parcel 287/887, Wekiva Parkway SR 429-205, Orange County
Land Planning and Development Permitting Analysis

Dear Mr. Maguire

The following invoice is for professional land planning services in the above described case. Your assistance in processing this invoice would be greatly appreciated. Entries makes with an (A) Indicate times allocated on the same day between two or more cases.

DATE	SERVICES	HOURS
4-4-16	Meeting with attorney, retained in case, received initial work assignments	1.0
4-5-16	Site and neighborhood inspections	2.3
4-18-16		1.0
5-13-16		1.2(A)
4-6-16	Review and comment on CFX appraisal by Integra Realty Resources from a land	2.7
4-7-16	Planning and development permitting standpoint.	2.3
4-7-16	Collect and analyze background data on County Comprehensive Plan and Land	3.0(A)
4-11-16	Development Code, permitting history of the property, access issues, split	2.0(A)
4-12-16	Jurisdiction, reasonable probability of entitlement changes	2.0
4-14-16		3.5
4-15-16	Review and comment on VHB report	1.5
4-13-16	Review and comment on Engineer MEI report, update and exhibits.	1.0
4-15-16		1.0
4-21-16		0.5
4-22-16	Research and analyze access issues in before and after taking case	3.0
4-23-16		2.4
4-21-16	Highest and best use analysis, damage analysis, prepare report	3.0
4-22-16		2.5
4-23-16		2.0
5-16-16		1.0

6-1-16	Preparation for and attendance at team meeting of experts to report findings	1.2
10-19-16	exchange information and coordinate work assignments	1.5(A)
11-7-16		0.5
1-20-17		1.0(A)
12-15-16	Review and comment on Offer of judgement issues	0.5
1-19-17		1.0
Subtotal:	44.6 Hours at \$250.00 per Hour	
Total Due:	\$ 11,150.00	

Approved by: _____
Edward J Williams, President
Williams Development Services Inc.

IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT
IN AND FOR ORANGE COUNTY, FLORIDA

CENTRAL FLORIDA EXPRESSWAY AUTHORITY, CASE NO: 2015-CA-006557-O
body politic and corporate, and an agency of the state
under the laws of the State of Florida,

Subdivision 39

Petitioner,

Parcel 287/887

vs.

KENNETH W. MORRIS, et. al.

Respondent(s).

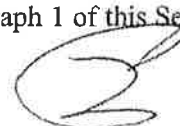
SETTLEMENT AGREEMENT AS TO EXPERT FEES

During settlement negotiations, counsel for Respondent(s), KENNETH W. MORRIS, and representative(s) of the Central Florida Expressway Authority reached the following Settlement Agreement:

1. Petitioner will pay to the Trust Account of Respondent's attorney the sum of One Hundred Forty-Two Thousand Four Hundred Ninety-Four and 89/100ths Dollars (\$142,494.89) in full settlement and satisfaction of all expert witness fees and costs incurred by Respondent in this case. The expert fees are allocated as follows:

<u>Expert</u>	<u>Invoice</u>	<u>Settlement Proposal</u>
Calhoun, Dreggors & Associates	\$34,888.00	\$29,000.00
Equable Real Estate Solutions LLC (Charles W. Haynes, Jr., GAA)	10,176.25	8,141.00
MEI Civil (Dan Morris)	31,326.75	26,851.00
VHB (Jim Hall)	31,535.35	25,500.00
Buchheit	29,324.64	26,530.54
Lakemont Group (Joshua Harris)	\$15,557.50	13,500.00
Grove Scientific & Engineering (Golden)	1,147.50	1,147.50
HSA Golden	780.00	780.00
JTS Tech (Jerry Holder)	1,065.60	1,065.60
Aerial Cartographics of America	479.25	479.25
Ed Williams	11,150.00	9,500.00
Total	\$167,430.84	142,494.89

2. In addition to the settlement amount referenced in Paragraph 1 of this Settlement



Agreement, Respondent agrees to waive all attorney's fees, expert's fees, and litigation costs in this matter.

3. This Settlement Agreement will be placed on the agenda for the Right of Way ("ROW") Committee and Central Florida Expressway Authority ("CFX") Board and is conditioned upon final approval by the ROW Committee and then the CFX Board.

4. Counsel for Petitioner and Respondent will jointly submit to the Court a mutually approved Order containing the terms and conditions of this Settlement Agreement within fifteen (15) days from the date of approval of this Settlement Agreement by the CFX Board.

5. The parties agree to waive any confidentiality provisions set forth in Chapter 44 of Florida Statutes, the Florida Rules of Civil Procedure, and the Florida Rules of Evidence, if applicable, for the limited purpose of consideration of this proposed Settlement Agreement by the ROW Committee and the CFX Board.

6. The parties agree to continue the trial of and hearings in this matter pending review by the CFX ROW Committee and CFX Board.

7. This Agreement resolves all remaining claims whatsoever arising from the taking of Parcel 287/887, including attorney's fees, attorney's costs, expert fees, expert costs, and any other claim.

8. Respondent shall execute and deliver to the undersigned counsel for the Central Florida Expressway Authority the Public Disclosure Affidavit of Interests in Real Property as required by Section 286.23, *Florida Statutes*.

9. Respondent shall be responsible for the preparation and transmittal of any I.R.S. 1099 forms as necessary and shall provide CFX with a disclosure form, if appropriate, pursuant to Section 286.23, *Florida Statutes*.

10. This Settlement Agreement, executed by counsel for the parties on this 19 day of June, 2017, contains all the agreements of the parties.

Linda S. Blanton

Print Name: Linda S. B. Landosa
Central Florida Expressway Authority

R. Hogue

Print Name: Raymond Hogue
Attorney for Owner