

CENTRAL FLORIDA EXPRESSWAY AUTHORITY

MINUTES CENTRAL FLORIDA EXPRESSWAY AUTHORITY RIGHT OF WAY COMMITTEE MEETING August 3, 2026

Location: Central Florida Expressway Authority
4974 ORL Tower Road
Orlando, FL 32807
Pelican Conference Room

Committee Members Present:

Christopher Murvin, Citizen Representative, Chairman
Laura F. Carroll, City of Orlando Representative
Shane Fischer, Seminole County Representative
Aida T. Ortiz, Orange County Representative
Paul Satchfield, Osceola County Representative
Juan F. Diaz, Citizen Representative

Committee Members Not Present:

Anita Geraci-Carver, Lake County Representative
Tad Calkins, Brevard County Representative

CFX Staff Present:

Michelle Maikisch, Executive Director
Glenn Pressimone, Chief of Infrastructure
Mimi Lamaute, Recording Secretary/Manager of Executive and Board Services
Jacob McMahon, Assistant General Counsel

A. CALL TO ORDER

The meeting was called to order at 10:01 a.m. by Chairman Murvin.

B. PUBLIC COMMENT

There were no public comments.

C. APPROVAL OF MAY 27, 2026 RIGHT OF WAY COMMITTEE MEETING MINUTES

A motion was made by Ms. Carroll and seconded by Mr. Satchfield for approval of the May 27, 2026 Right of Way Committee meeting minutes. The motion carried unanimously with all six (6) Committee members present voting AYE by voice vote. Two (2) Committee members, Mr. Calkins and Ms. Geraci-Carver, were not present.

D. AGENDA ITEMS

D.1. PROPOSED MEDIATED SETTLEMENT AGREEMENT BETWEEN CENTRAL FLORIDA EXPRESSWAY AUTHORITY AND ELADIO DELANNOY AND LORRAINE DELANNOY IN THE MATTER OF CENTRAL FLORIDA EXPRESSWAY AUTHORITY V. BRIAN M. VAN COUR, ET AL., CASE NO.: 2026-CA-001595 ED, FOR ALL CLAIMS RELATED TO PARCEL 53-120 PARTS A-B, PROJECT: SR 538 POINCIANA PARKWAY EXTENSION, SEGMENT 538-235A

Mr. Richard Milian with Nelson Mullins Riley & Scarborough, LLP presented a proposed Mediated Settlement Agreement between the Central Florida Expressway Authority (CFX) and Eladio Delannoy and Lorraine Delannoy for the acquisition of Parcel 53-120 Parts A-B, including the uneconomic remainder needed for the SR 538 Poinciana Parkway Extension Project in Osceola County.

Mr. Milian explained that the acquisition involves a 4.5-acre residential property. CFX's initial appraisal valued the parcel at \$1,162,400. The property owners obtained an independent appraisal valuing the property at \$1,799,900. Following settlement negotiations and mediation, the parties reached an agreement, contingent upon Board approval, to resolve all valuation-related issues.

Following mediation, and under the proposed settlement, CFX would pay \$1,396,842 for the property, \$39,006.66 for attorneys' fees, and \$15,948 for attorneys' costs and expert fees, for a total negotiated compensation of \$1,451,796.66, plus applicable standard closing costs.

The Committee members asked questions which were answered by Mr. Milian.

A motion was made by Mr. Satchfield and seconded by Ms. Carroll for a recommendation that the Board approve the Proposed Mediated Settlement Agreement between the Central Florida Expressway Authority and Eladio Delannoy and Lorraine Delannoy in the matter of Central Florida Expressway Authority v. Brian M. Van Cour, et al., for Parcels 53-120 A and B, including the uneconomic remainder, for a negotiated total compensation amount of \$1,451,796.66, inclusive of all compensation, damages, attorneys' fees, and expert fees, and also authorize the Executive Director or designee to approve any non-substantial changes by legal counsel. The motion carried unanimously with all six (6) Committee members present voting AYE by voice vote. Two (2) Committee members, Mr. Calkins and Ms. Geraci-Carver were not present.

E. OTHER BUSINESS

There was no other business discussed.

Chairman Murvin stated that the next Right of Way Committee Meeting is scheduled for September 23, 2026 at 2:00 p.m.

F. ADJOURNMENT

Chairman Murvin adjourned the meeting at 10:14 a.m.

Minutes approved on September 23, 2026.

Pursuant to the Florida Public Records Law and Central Florida Expressway Authority Records and Information Management Program Policy, audio tapes of all Board and applicable Committee meetings are maintained and available upon request to the Custodian of Public Records at (407) 690-5326, publicrecords@CFXWay.com or 4974 ORL Tower Road, Orlando, Florida 32807.