

## Fiscal Note Details: Mill Creek – Williams (Fee Simple Donation)

There is no option contract for this property. The landowner desires to donate it to the County for conservation purposes. Total acquisition cost is \$12,900 for due diligence and closing services. The basis for these estimates is detailed below.

In order to provide sufficient spending authority to cover an unanticipated change in acquisition costs, staff is requesting authorization to expend an amount equal to the estimated due diligence costs, plus 10%.

### **WSPP – Land Acquisition:**

021.41.4160.537.61.00 – 6194101 Mill Creek – Williams

### **Summary of Estimated Costs:**

- Acquisition Due Diligence
  - Purchase Price: \$0 (donation)
  - Estimated attorney fees & closing costs: \$10,000
  - Boundary survey cost: \$0 (Public Works)
  - Survey Signs & Posts: \$400
  - Phase I environmental assessment: \$2,500
  - 10% contingency on purchase price & due diligence: \$1,290
- TOTAL EXPENDITURE AUTHORITY REQUESTED: **\$14,190**
  
- Alachua County Property Appraiser (ACPA) Just (Market) Value: \$100,000
- Annual tax revenue of the parcel: \$1,138.68 (2024 total) – Kathryn R. Williams (02915-010-009)
- Estimated annual operating cost: \$606.50
- Estimated Alachua County Initial 10-year Improvements: \$200

There are no buildings / structures included in this acquisition that would become a County asset.