



# Special Assessment District

## Quail Street - Melrose

Alachua County Public Works  
Ramon D. Gavarrete, P.E.

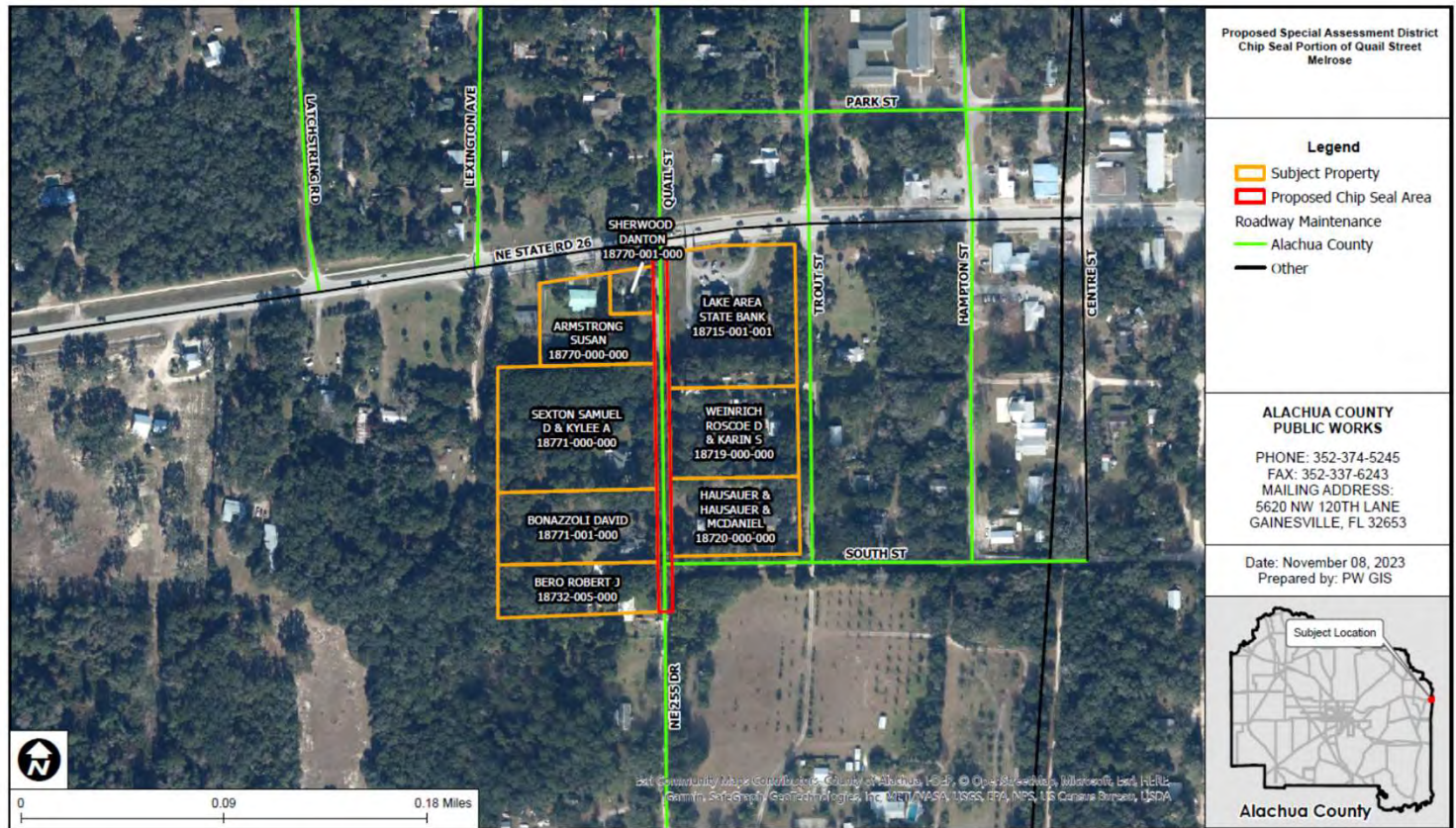
# Background

- The creation of a Special Assessment District to make capital improvements and levy non-ad valorem assessments is governed by Florida Statutes, Chapter 197.3632 and the Alachua County Code of Ordinances, Chapter 37.
- Property owners along Quail Street, an unpaved public right-of-way in Melrose, submitted a Preliminary Special Assessment District Petition, signed by more than the required percentage of property owners (7 of the 8 total owners), requesting the creation of a Special Assessment District to pay for the chip seal paving of Quail Street.
- On February 13, 2024, the Board directed staff to conduct a Property Owner interest Poll. Seven of the eight (87.5%) property owners responded to the Poll, exceeding the required 60%. Of the responding property owners, all seven responding property owners responded in favor, and none opposed.
- On May 14, 2024, the Board authorized the advertisement of a Public Hearing to consider adoption of a Notice of Intent to establish the Special Assessment District.
- On June 25, 2024, the Board adopted a resolution stating its intent to use the uniform method of collecting non-ad valorem assessments for improvements to Quail Street, approving the estimated cost of the improvements (\$74,459.00), and authorizing the recording of a Notice of Intent.
- The chip seal project and accompanying drainage improvements were completed by Alachua County Public Works in April 2025.
- The estimated cost to grade and chip seal the existing lime rock road for an approximate distance of 825 linear feet was \$74,459.00 and the final actual cost for the improvements incurred by the County is \$62,133.16, or \$766.66 per parcel, per year.

# Map and Properties Subject to Levy

(Southern R/W line of SR 26 to the Southern Property Line of Parcel 18732-005-000 ~ 825 ft)

- Chip Seal Surface extends ~ 15 ft to allow protection of southern edge.
- ~ 85 ft of asphalt millings were placed beyond the limits of chip seal.



# Final Cost

## Billing

DATE OF SERVICE: 7/8/2024 - 2/7/2025

WORK ORDER

CATEGORY: Road and Bridge  
WORK DESCRIPTION: Seal - Fog or Chip

109194  
STATUS

ADDRESS: Quail St. (NE 255 Dr.)

Closed

LOCATION:

WORK ORDER SUPERVISOR: Haines, Richard T

**TOTAL DUE**

**\$62,133.16**

### Labor

Position	Rate Type	Rate (avg)	Hours	Cost
EQUIP OPER I	Regular	32.8624	280.00	9,201.48
EQUIP OPER II	Regular	30.3954	149.50	4,544.11
EQUIP OPER III	Regular	37.8662	57.00	2,158.38
MAINTENANCE SUPV II	Regular	39.3373	5.00	196.69
ROAD MAINTENANCE TECH I	Regular	26.0228	27.00	702.61
ROAD MAINTENANCE TECH II	Regular	26.9066	220.00	5,919.44
Totals:			738.5	522,722.71

### Contracted Labor

Contractor ID	Contractor	Rate Type	Rate	Units	Cost
Totals:					0

### Equipment

Rate Type	Equipment Type	Specification	Units	Hours	Rate (avg)	Cost
VENDOR	Make: DIAMOND		1.00 Each	24	0.000	133.00
VENDOR	DIAMOND CORE		1.00 Each	24	0.000	82.00
VENDOR	Make: HONDA		1.00 Each	24	0.000	70.00
VENDOR	REFUELING		1.00 Each	24	0.000	5.00
INTERNAL	Compactor, Hand	Miscellaneous Hand Held	1.00 Hourly	1	17.34	17.34
INTERNAL	Truck, Dump	: 14-CY	19.00 Hourly	130.5	38.41	5,012.77
INTERNAL	Compactor,	2013 BOMAG BW 120AD 4	2.00 Hourly	7.5	25.89	194.19
INTERNAL	Self Propelled	Broce RC-350 (disc. 2011)	1.00 Hourly	1	38.34	38.34
INTERNAL	Graders	CAT 160H (disc. 2007): 14 Ft	5.00 Hourly	25	26.30	857.40
INTERNAL	Excavator,	Hyundai R210LC-7A (disc.	5.00 Hourly	26.5	40.21	1,065.51
INTERNAL	Trailer, Equipment	Miscellaneous LEVEL 2-30:	2.00 Hourly	7	7.29	51.03
INTERNAL	Paver, Asphalt	Cedarapids CR452 (disc.	1.00 Hourly	6.5	54.03	351.18
INTERNAL	Truck, Pickup	4X4 1 3/4 362 CREW GAS:	22.00 Hourly	65.5	9.14	598.67

INTERNAL	Milling Machine		8.00 Hourly	24	376.91	9,045.84
INTERNAL	Truck, Pickup	4X4 1 1/2 362 CREW GAS:	3.00 Hourly	6	9.14	54.84
INTERNAL	Compactor,	Essick VR-S4TEDD (disc.	2.00 Hourly	3	12.20	36.61
INTERNAL	Truck, Dump	Miscellaneous 6X4 12YD	1.00 Hourly	4.5	37.98	170.89
INTERNAL	Loader, Crawler	Caterpillar 963C (disc.	11.00 Hourly	72	30.65	2,206.66
INTERNAL	Truck, Pickup	Miscellaneous 4X2 1/2 160	10.00 Hourly	24	9.14	219.36
INTERNAL	Truck, Water	Miscellaneous 882 DSL 6X4	1.00 Hourly	3	24.46	73.39
Total						\$20,084.02

### Material

Material Details			Usage		Total	
Source	Material Id	Description	UoM	Amount Used	Unit Cost	Cost
Hauge Warehouse	W685	Seed, Grass, Rye/Bahia mix	EA	1	125.0000	125.00
Vendor		78 GRANITE	EA	39.82	1.0000	2,586.30
Vendor		89 GRANITE	EA	20	1.0000	1,300.00
Vendor		89 GRANITE	EA	20	1.0000	1,300.00
Vendor	Invoice #	89 GRANITE	EA	20	1.0000	1,300.00
Vendor	Invoice# 12	#78 GRANITE	EA	20.18	1.0000	1,311.70
Vendor		Sod:Zoysia El Toro	EA	3	1.0000	502.33
Vendor	Invoice	Chip Seal/Fog Seal	EA	1	2.0000	10,857.00
Yard	W701	Dirt/Top Soil	TN	10	4.2100	42.10
Total						\$19,326.43

## Quail Street north view from South Street



## Intersection with South Street



## Shoulder Improvement



## Shoulder Improvement



## Finished Surface



## Finished Surface and Shoulder



## Recommended Motion

Adopt the resolution establishing and imposing a non-ad valorem assessment for roadway improvements to Quail Street, specifying the unit of measurement for the assessment and the amount of the assessment.

