



**Community Meeting
October 23, 2019
Ortega Point North
Overhead to Underground Utility
Conversion Project**

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AGENDA

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- Greeting - Safety Briefing
- Introductions
- Project Overview & Objective
- Project Layout & Design
- Construction Conditions - What to Expect
- Converting Individual Service Lateral
- Special Assessment & Payment Information
- Estimated Costs - Total Annual Assessment
- Question & Answer



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**SAFETY
BRIEFING**

SAFETY BRIEFING

- Emergency Evacuation Route
- Assembly Place
- CPR
- Fire Extinguisher Location
- Hazards in the Room
- Cell Phones on Silent
- Restrooms

INTRODUCTIONS

- Lisa Jennings – JEA, Coordinator Project Outreach
- Councilmember Randy DeFoor – City Council District 14
- John Donahoo – Neighborhood Representative
- Greg Corcoran – JEA, Manager Project Outreach
- Ryan Heaton – JEA, Manager Electric Distribution Projects
- Shawn Parnell – JEA, Electric Distribution Engineer
- Nancy Kilgo Veasey – JEA, Director, Special Projects
- Bill Ferry – Comcast, Government Relations

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INTRODUCTIONS



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PROJECT OVERVIEW

PROJECT OVERVIEW

- The Ortega Point North Overhead to Underground Utility Conversion project is a community driven - “grass roots” project
- Project requested & organized by neighborhood captains - Polly Stein, John & Gina Donahoo
- 75% (92/122) of the property owners within the project area signed a petition in favor of funding this project
- The petition/ordinance for special assessment was approved by City Council on June 25, 2019
- 100% of property owners within the project footprint will be assessed for the conversion on their next property tax bill following construction completion



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**PROJECT
OBJECTIVE**

PROJECT OBJECTIVE

- Convert the existing overhead utility lines (electric & communications) to underground
- A contractor working for JEA (Hearts Utilities, Inc.) will be installing new electric conduit, transformers, cables and manholes
- The work will include underground boring of PVC conduit followed by pulling of the new electric cables through the conduit
- AT&T and Comcast will also be working in a similar manner to convert their utilities from overhead to underground
- JEA will also be installing new historic style “acorn” street lights throughout the project area

BENEFITS OF UNDERGROUND UTILITIES

- Improved reliability
- Less susceptible to power outages caused by wind, trees or animals
- Aesthetics
- Potential increased property value

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Map of the Neighborhood Assessment Program showing selected project parcels. The map displays a residential area with numerous numbered parcels outlined in red. Key streets include Grand Ave, Grand Ave Blvd, Buena Vista Ave, McCorrill Blvd, Eldorado Ave, Yale Ave, Princeton Ave, Doric Ave, Ionic Ave, Corinthian Ave, and Ballico Ct. Parks shown include Cortez Park, Desoto Park, and Stockton Park. A legend in the bottom right corner indicates "Neighborhood Assessment Program" and "Selected Project Parcels".





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**CONSTRUCTION
CONDITIONS**

CONSTRUCTION CONDITIONS

- Residents will first notice locate paint marks, flags and survey markers on the ground throughout the project area – Please do not disturb
- Expect large utility trucks in the area depending on the daily planned work activity
- JEA may require some detours and lane closures while this work is completed
- Customers will experience brief power outages as a result of this work
- Upon completion of the project, any roads, curb, grass, driveways, sidewalks, or sod impacted by the construction will be returned to pre-construction condition



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**WHAT TO EXPECT DURING
CONSTRUCTION**



Transformer



Utility Box



Decorative Street Light

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WHAT TO EXPECT AFTER CONSTRUCTION



Cable Utility Box



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LANDSCAPING NEAR TRANSFORMERS

TRANSFORMERS - LANDSCAPING

- Our crews need a safe work zone to perform routine inspections and maintenance
- If electrical cabinets are blocked during an outage, the restoration of power could be delayed
- Please keep shrubs and structures 15 feet away from the front of the pad and 3 feet away from the sides and back of the pad
- Small grass plants and shrubs such as African Iris, Indian Hawthorne are acceptable to plant around JEA equipment

CONVERTING INDIVIDUAL SERVICE LATERAL

- Converting the individual service lateral is optional
- Property owners can hire private electrician to install an underground conduit from the home to the transformer
- JEA will then remove the overhead power line and install the new electric cable at no additional cost
- Customers that do not choose to convert the service lateral underground will still have a power pole in the right-of-way connected to an overhead power line to their home
- Customers have the option to finance this individual conversion through the special assessment

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**CONVERTING
INDIVIDUAL
SERVICE LATERAL**



SPECIAL ASSESSMENT & PAYMENT INFO

- 100% of the properties within the project footprint will be assessed a pro rata share of the total cost to convert the basic utility services (including design, construction and administrative costs). The costs will also include financing costs associated with the loan via special assessment
- The final costs will be presented to the Jacksonville City Council after construction completion and there will be an additional public hearing at that time
- The assessment will be billed as an annual amount of the property tax bill and carry an annual finance charge
- Estimated completion date is July 2021. Based on this timeline the special assessment will most likely first appear on the 2022 tax bill
- Property owners may choose to pay upfront to JEA or finance through the special assessment.
- The special assessment will be over a 20 year term but can be paid in full at anytime

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**SPECIAL
ASSESSMENT &
PAYMENT INFO**



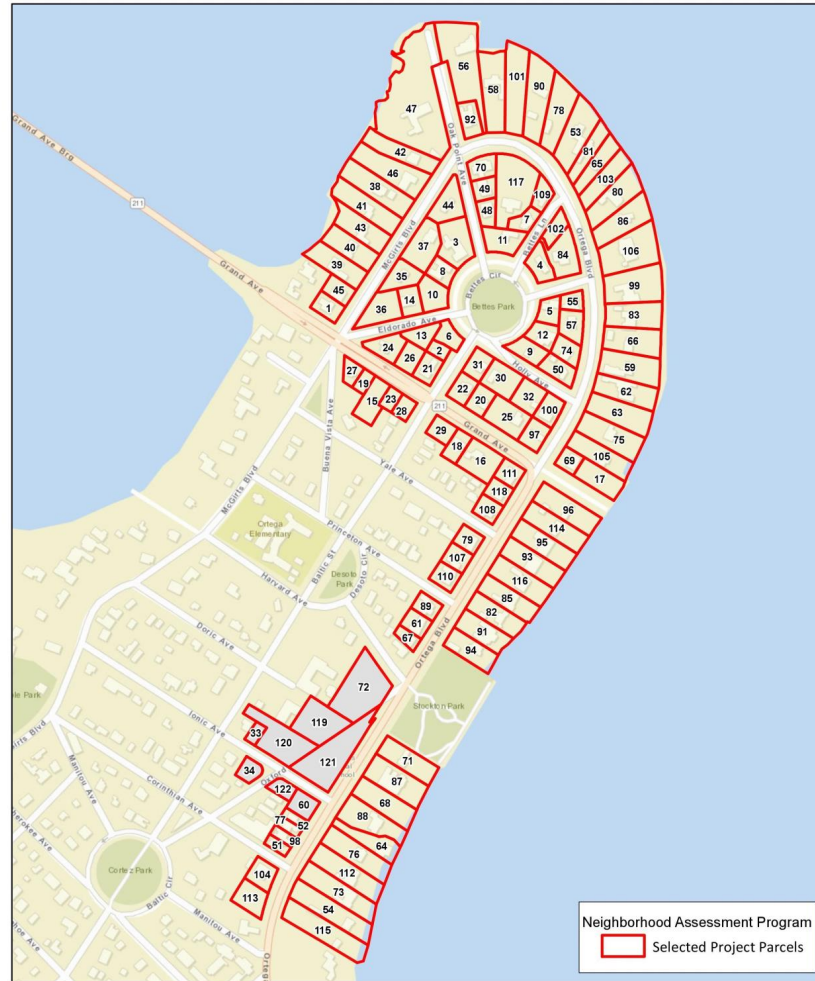


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CERTIFIED ESTIMATE COST OF IMPROVEMENTS

JEA Estimate	\$1,123,717
AT&T Estimate	234,000
Comcast Estimate	<u>186,546</u>
Total estimate	\$1,544,263
Less JEA parcel contribution	<u>- 12,555</u>
Revised total estimate	\$1,531,708



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**ESTIMATED
COSTS**

ESTIMATED PER-PARCEL & TOTAL ANNUAL ASSESSMENT

- TOTAL: \$1,531,708 / 122 parcels = **\$12,555 per parcel**
- Annual Assessment is for a 20 year term
- Finance Cost/Interest Rate = **4.97%** (varies annually)
- Tax Collector/Property Appraiser Fees & Admin Costs = **3.5%**
- Early Payment Adjustment Recovery = **3.5%**
- Estimated Annual Assessment = **\$1,075**



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Questions?



JEA Project Outreach

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Project web page: **jea.com/orteganorth**