

***Draft Conceptual Stage Relocation Plan***

**US 98 / SR 35 / SR 700**

**From CR 54 to US 301 / SR 39**

**Project Development & Environment (PD&E) Study**



**Florida Department of Transportation**

**District 7**

Work Program Item Segment No. 443368-2

ETDM Project No. 14374

Pasco County, Florida

**November 2021**

The environmental review, consultation, and other actions required by applicable federal environmental laws for this project are being, or have been, carried out by FDOT pursuant to 23 U.S.C. § 327 and a Memorandum of Understanding dated December 14, 2016 and executed by FHWA and FDOT.

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ETDM Project No. 14374

Pasco County, Florida

Prepared for:



Florida Department of Transportation  
District Seven

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November 2021

## EXECUTIVE SUMMARY

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The Florida Department of Transportation (FDOT) District 7 is conducting a Project Development and Environment (PD&E) study along US Highway 98 (US 98) / State Road (SR) 35 / SR 700 from County Road (CR) 54 to US 301 / SR 39, in Pasco County. The study will focus on widening this section of US 98 from a 2-lane undivided facility to a 4-lane divided facility and includes the realignment of US 98 between CR 35A to US 301. The realignment allows US 98 to align with the Clinton Avenue (New SR 52) intersection at US 301 and was the result of a separate Alternatives Corridor Evaluation (ACE) study (WPI Segment No. 443368-1). The study will also evaluate issues related to traffic operations, access management, safety, and include pedestrian and bicycle accommodations.

The PD&E study objectives include: determine proposed typical sections and develop preliminary conceptual design plans for proposed improvements, while minimizing impacts to the environment; consider agency and public comments; and ensure project compliance with all applicable federal and state laws. A Type 2 Categorical Exclusion is being prepared as part of this study. The proposed improvements will include construction of stormwater management facility (SMF) and floodplain compensation (FPC) sites. The PD&E study satisfies all applicable requirements, including the National Environmental Policy Act (NEPA), to qualify for federal-aid funding of subsequent development phases (design, right of way acquisition, and construction).

This Conceptual Stage Relocation Plan (CSRP) was prepared to evaluate the number and type of relocations resulting from the proposed project and to identify any socio-economic impacts to the surrounding neighborhoods that might occur as a result of implementing the Preferred Alternative. At this time, there are six proposed residential relocations. There are no proposed business nor public facilities relocations.

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Appendix A Preferred Alternative Concept Plan Relocations

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## SECTION 1 INTRODUCTION

### 1.1 PD&E STUDY PURPOSE

The objective of the PD&E study is to assist the FDOT's Office of Environmental Management (OEM) in reaching a decision on the type, location, and conceptual design of the proposed improvements for the widening of US 98, including stormwater management facility (SMF) and floodplain compensation (FPC) sites. This study documents the need for the improvements as well as the procedures utilized to develop and evaluate various improvements, including elements such as proposed typical sections, preliminary horizontal alignments, and intersection enhancement alternatives.

The PD&E study satisfies all applicable requirements, including the National Environmental Policy Act (NEPA), to qualify for federal-aid funding of subsequent development phases (design, right of way acquisition, and construction). This project was screened through the FDOT's Efficient Transportation Decision Making (ETDM) process as ETDM Project No. 14374. The ETDM Programming Screen Summary Report was published on February 24, 2021, containing comments from the Environmental Technical Advisory Team (ETAT) on the project's effects on various natural, physical, and social resources. A Type 2 Categorical Exclusion will be prepared as part of this PD&E study.

The project is located in Sections 11, 12, 13, and 14, Township 25S, and Range 21E; and Sections 18, 19, 20, 27, 28, 29, 34 and 35, Township 25S, and Range 22E; Pasco County, Florida. See **Figure 1-1** for Project Location Map.

### 1.2 PROJECT PURPOSE AND NEED

#### Purpose

The purpose of this project is to evaluate the realignment of US 301 at US 98 and Clinton Avenue to enhance safety and provide system linkage/regional connectivity.

#### Need

A realignment of US 98 to Clinton Avenue intersection is needed to eliminate the existing closely spaced intersections of US 301 at US 98 and US 301 at Clinton Avenue, to reduce crashes, and to enhance safety. Construction of the realignment of SR 52 from east of McKendree Road to east of US 301 began in 2019 and will serve as an additional east/west route in the regional transportation network. When completed, this improvement will increase traffic at the US 301 at US 98 and US 301 at Clinton Avenue intersections, exacerbating the current intersection safety concerns. Also, plans are currently underway for the widening of US 98 from north of West Socrum Loop Road to South of CR 54 (Financial Management No.: 436673-1-22-01). This project will address capacity needs for the final segment of US 98 connecting to US 301 (which is a designated regional freight mobility corridor) as well as operational improvements to the intersection of US 98 and US 301 ultimately resulting in enhanced transportation network connectivity.

## **System Linkage**

US 98 is a regional corridor which provides a connecting link between Polk and Pasco Counties and, within the area, provides a connection to the cities of Lakeland and Bartow to the south.

US 98 is the longest road in Florida and spans from Pensacola to Palm Beach primarily traveling along the Gulf Coast. Plans are currently underway for the widening of US 98 from north of West Socrum Loop Road to South of CR 54 (Financial Management No.: 436673-1-22-01). This project will provide additional capacity for the final segment of US 98 connecting to US 301 (which is a designated regional freight mobility corridor) as well as operational improvements to the intersection of US 98 and US 301 ultimately resulting in enhanced transportation network connectivity. Currently, this segment of US 98 experiences truck volumes in excess of 23% of annual average daily traffic (AADT) which illustrates this facility's importance to the overall freight network within the State of Florida.

Also, the SR 52/Clinton Avenue extension from I-75 to West of Fort King Road (Financial Management No.: 435142-1) is currently under construction. This extension will provide direct linkage to I-75 from this project.

## **Safety**

The closely spaced intersections of US 301 at US 98 and US 301 at Clinton Avenue have crash rates that exceed the statewide average. Between 2014 and 2018, the intersection of US 301 at US 98 experienced a total of 63 crashes. The predominant crash types were angle crashes (58%) followed by rear end crashes (29%). This intersection exhibited a crash rate (0.816 crashes per million entering vehicles) that was consistently higher than the statewide average (0.270) for a similar type of intersection resulting in a crash ratio of 3.022 (crash rate divided by statewide average crash rate).

Between 2014 and 2018, the intersection of US 301 and Clinton Avenue experienced a total of 65 crashes. The predominant crash types were rear end crashes (55%) followed by angle crashes (25%). This intersection exhibited a crash rate (1.259) that was consistently higher than the statewide average (0.526) for a similar type of intersection resulting in a crash ratio of 2.394. A realignment of US 98 to Clinton Avenue to eliminate high traffic volumes at one of the two closely spaced intersections has the potential to reduce crashes and enhance safety.



**Figure 1-1 Project Location Map**



### **1.3 EXISTING FACILITY AND PROPOSED IMPROVEMENTS**

#### **1.3.1 Existing Facility**

The existing US 98 from CR 54 to US 301 is a 2-lane roadway. The roadway is functionally classified by FDOT as a Principal Arterial – Other. In Pasco County, the 2-lane undivided facility has 12-foot travel lanes and 4-foot paved shoulders. The existing right of way (ROW) along the project corridor is 160 feet. There are two (2) existing bridges in the project limits. The first carries US 98 over the Hillsborough River Bridge and the second carries US 98 over Old Lakeland Highway and the CSX railway. Both locations consist of a single bridge with two 12-foot lanes and 8-foot paved shoulders. There are no sidewalks, shared use paths, bike lanes or other similar multi-modal facilities within the project corridor.

#### **1.3.2 Proposed Improvements**

The proposed improvements will widen US 98 to a 4-lane divided facility from CR 54 to north of Townsend Road and realign US 98 from north of Townsend Road to US 301. The realignment allows US 98 to align with the Clinton Avenue (New SR 52) intersection at US 301 and was the results of a separate Alternatives Corridor Evaluation (ACE) study (WPI Segment No. 443368-1).

The widened 4-lane divided facility roadway will consist of 11 to 12-foot travel lanes with a varying 22 to 40-foot median. Where the roadway is widened, the roadway consists of a rural typical section and will fit within the existing 160-foot wide ROW. In the realignment section, the roadway consists of a suburban typical section within a proposed 245-foot wide ROW and include a 6-foot sidewalk on the east side of the road and a 12-foot shared use path on the west side of the road. Where the new US 98 connects to Clinton Avenue and extends to US 301, the roadway consists of an urban typical section within a 140-foot wide ROW and include a 6-foot sidewalk on the east side of the road and a 10-foot shared use path on the west side of the road that connects to the existing shared use path on US 301.

### **1.4 REPORT PURPOSE**

This Conceptual Stage Relocation Plan (CSRP) is submitted in accordance with Florida Statutes 339.09(2); 339.09(3); and 421.55; 49 CFR Part 24; and 23 CFR Part 710 to comply with the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970 (Public Law 91-646) as amended. The purpose of the CSRP is to evaluate the number and type of relocations resulting from the proposed project and to identify any socio-economic impacts to the surrounding neighborhoods that might occur from implementing the Preferred Alternative. The acquisition and relocation program will be conducted in accordance with the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970, as amended. Relocation advisory services and resources are available to all residential and business relocatees without discrimination.

## SECTION 2 RELOCATION OVERVIEW

This CSRP documents anticipated relocations associated with implementing the Preferred Alternative. The results of the study estimate six residences may be impacted (See **Appendix A**). Sufficient comparable replacement sites are available or will be made available for residences.

The following table represents the summary of anticipated relocations for the Preferred Alternative. A list of the addresses of the displaced residences can be found in Section 4.

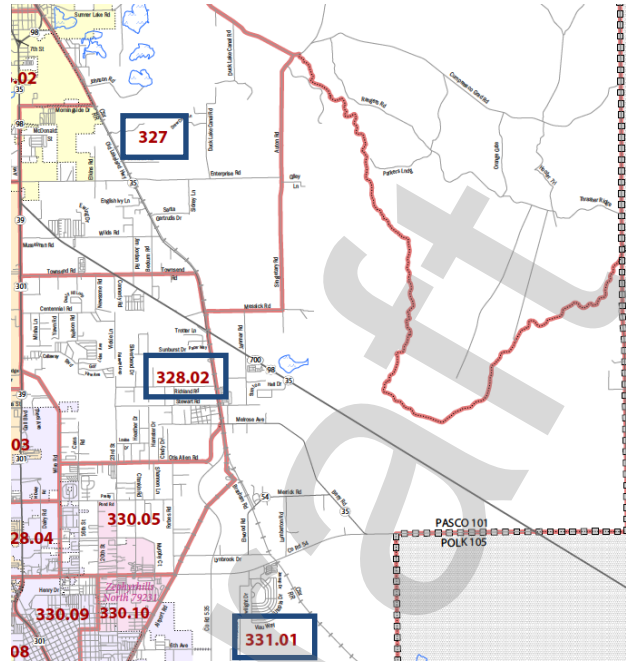
**Table 2-1 Summary of Anticipated Relocations**

Build Alternative	Residential	Business	Publicly Owned Lands
Ponds Only	6	0	0

No special needs were observed, that would prevent the successful relocation of the residential displacees. Relocation benefits provided in accordance with the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970 (as described in Section 10), as amended appear to be adequate.

## SECTION 3 STUDY AREA CHARACTERISTICS

The US Census American Community Survey (ACS) 2019 (5-Year Estimates 2015-2019) for Pasco County and Census Tracts 331.01, 327, and 328.02 were the primary sources used for this statistical analysis.<sup>1</sup> **Figure 3-1** shows the location of the affected Census Tracts.



**Figure 3-1 ACS 2019 Census Tract Map**

The US Census American Community Survey (ACS) data for 2019 for Pasco County, and the affected census tracts are found in the following tables:

**Table 3-1 Estimated Percentages of Minority, Racial, National Origin, or Ethnic**

Race / Ethnicity	Census Tract 331.01	Census Tract 327	Census Tract 328.02	Pasco County
White (Race)	97.7%	80.0%	96.4%	86.9%
Black or African American (Race)	2.0%	15.0%	2.1%	5.8%
Other (Race)*	0.3%	5.0%	1.5%	7.3%
Hispanic (Ethnic Group)	6.7%	11.6%	6.8%	15.2%
Minority Populations	8.6%	28.9%	9.5%	25.4%

\*Other includes Asian, American Indian, Native Hawaiian & Other Pacific Islander Alone, Some Other Race, & Two or More Races

<sup>1</sup> The 2020 US Census had not yet been released for all the detailed categories needed for this analysis as of October 2021.

**Table 3-2 Estimated Income Ranges (in USD)**

HH Income	Census Tract 331.01	Census Tract 327	Census Tract 328.02	Pasco County
<\$25,000 Per Year	27.2%	30.9%	32.7%	21.9%
\$25,000 - \$49,999	30.4%	33.9%	16.0%	26.2%
\$50,000 - \$74,999	17.7%	18.2%	21.3%	18.3%
\$75,000 - \$99,999	12.1%	12.2%	11.5%	12.3%
>/= \$100,000	12.8%	4.8%	18.5%	21.6%
<b>Median HH Income</b>	<b>\$40,833</b>	<b>\$38,077</b>	<b>\$50,994</b>	<b>\$52,828</b>

**Table 3-3 Estimated Tenure (or age) of Structures**

Housing Stock	Census Tract 331.01	Census Tract 327	Census Tract 328.02	Pasco County
1990 or Earlier	47.3%	55.4%	46.2%	52.8%
1970 - 1979	6.2%	27.4%	14.2%	23.5%
1980 - 1989	32.0%	16.2%	27.1%	19.5%
1990 and Newer	52.8%	44.7%	53.8%	47.3%

All six of the residential buildings that may be affected by this study were constructed between 1968 and 2004, according to the Pasco County Property Appraiser. The average chronological age of the six structures is 29, and the new effective age is estimated to be the same based on field observations.

**Table 3-4 Estimated Percentage of Elderly Households**

Age	Census Tract 331.01	Census Tract 327	Census Tract 328.02	Pasco County
Under 25 Years	21.3%	19.5%	23.6%	27.5%
25-44 Years	9.8%	15.7%	22.4%	23.2%
45-64 Years	23.6%	22.0%	27.0%	27.0%
65 Years or Older	45.8%	42.9%	27.4%	22.7%
<b>Median Age</b>	<b>63.50</b>	<b>60.80</b>	<b>47.80</b>	<b>44.50</b>

According to the US Census ACS 2019, 22.7% of the population in Pasco County is age 65 years or older. The project Census Tracts indicate a range between 27.4% to 45.8% over the age of 65.

**Table 3-5 Estimated Percentage of Households Containing Five or More Family Members**

Topic	Census Tract 331.01	Census Tract 327	Census Tract 328.02	Pasco County
Total Households	1,176	1,328	1,251	204,198
Average HH Size	2.15	2.25	2.57	2.53
% HH >/= 5	3.0%	4.1%	8.0%	7.4%

According to the US Census ACS 2019, the average household in Pasco County contains 2.53 family members. The percentage of households that have five (5) or more family members in the study area is between 3.0% to 8.0%.

**Table 3-6 Estimated Disabled Residential Occupants for Whom Special Assistance Services May Be Necessary**

Topic	Census Tract 331.01	Census Tract 327	Census Tract 328.02	Pasco County
% Population Disabled	23.1%	27.9%	17.6%	16.1%

According to the US Census ACS 2019, the estimated percentage of people in Pasco County with any type of disability (hearing, vision, cognitive, ambulatory, self-care, independent living) is 16.1%. The project Census Tracts indicate a range between 17.6% to 27.9% for people with any type of disability.

**Table 3-7 Estimated Occupancy Status – Owner/Renter**

Topic	Census Tract 331.01	Census Tract 327	Census Tract 328.02	Pasco County
Total Housing Units	1,176	1,328	1,251	204,198
Percent Occupied	42%	71%	88%	81%
Percent Owner Occupied	85.0%	79.4%	84.3%	72.1%
Percent Renter Occupied	15.0%	20.6%	15.8%	27.9%

According to the US Census ACS 2019, the estimated percentage of homeownership and renter occupied rates are 72.1% and 27.9%, respectively. The project Census Tracts indicate a range between 79.4% and 85.0% homeownership rate and 15.0% and 20.6% renter occupied rate.

## SECTION 4 RESIDENTIAL OVERVIEW

### 4.1 POTENTIAL RESIDENTIAL IMPACTS

The potential residential relocations are identified in Table 4-1. SFR refers to *single family residence*, MA refers to a *manufactured home*, MH refers to a *mobile home dwelling*, and RV refers to a *recreational vehicle*.

**Table 4-1 Potential Residential Displacements**

Pond No.	Address	Description	Area	Built	Parcel	Number of Units	Household Type	Comments
SMF 900-1	11741 Elkins Road, Dade City, FL 33525	3 Bed 2 Bath	1,848 SF	1975	11-25-21-0000-00600-0020	1	SFR	OWNER-OCCUPIED Ag/Hay Field

SMF 900-1	11749 Elkins Road, Dade City, FL 33525	6 Bed 5 Bath	2,280 SF	2012	11-25- 21- 0000- 00600- 0030	1	SFR Rural	OWNER- OCCUPIED Dwelling unit and one carport structure on parcel
N/A	N/A	N/A	N/A	N/A	11-25- 21- 0000- 00600- 0031	1	SFR	Affiliated with 11749 Elkins Road, Dade City, FL 33525
N/A	38746 Clinton Avenue, Dade City, FL 33525	N/A	2,280 SF	2004	11-25- 21- 0000- 00600- 0010	1	Ag Rural	Ag / Grazing
N/A	38622 Clinton Avenue, Dade City, FL 33525	1 Bath	1,158 SF	1968	11-25- 21- 0000- 00700- 0000	1	SFR	Ag /Timber / Grazing  Parcel has 4 (four) physical addresses listed on Pasco Property Appraiser Site
	38640 Clinton Avenue, Dade City, FL 33525							
	38644 Clinton Avenue, Dade City, FL 33525							
	38646 Clinton Avenue, Dade City, FL 33525							
N/A	38606 Clinton Avenue, Dade City, FL 33525	3 Bed 2 Bath	1,800 SF	1979	11-25- 21- 0000- 00400- 0000	1	SFR Rural	OWNER- OCCUPIED

#### 4.2 COMPARISON OF AVAILABLE HOUSING

Residential displacements are anticipated. Internet websites and MLS listings (multiple listing service), indicate that there are an adequate number of residential properties for sale and for lease currently available as potential replacement sites. These properties are shown in **Tables 4-2, 4-3, and 4-4** below.

**Table 4-2 Homes for Sale**

Address	Description	List Price	Area	Built	Comments
34837 Winding Hills Loop, Dade City, FL 33525	4 Bed 2 Bath	\$269,000	1,782 SF	1998	MA/SFR
10053 Equity Avenue, Dade City, FL 33525	2 Bed 2 Bath	\$250,000	1,571 SF	2006	MA/SFR
15209 Pinellas Avenue, Dade City, FL 33523	3 Bed 2 Bath	\$157,500	1,188 SF	2018	MA/SFR
14849 15 <sup>th</sup> Street, Dade City, FL 33523	3 Bed 2 Bath	\$179,900	1,488 SF	1940	MA/SFR
37018 Highland Bluff Circle, Dade City, FL 33523	3 Bed 2 Bath	\$295,000	1,731 SF	2006	SFR
14749 Mitchell Street, Dade City, FL 33523	3 Bed 1 Bath	\$179,900	1,275 SF	1950	SFR
39622 Gloryland Drive, Dade City, FL 33525	4 Bed 3 Bath	\$300,000	2,464 SF	2009	MA/SFR
9206 Fairway Loop, Dade City, FL 33525	3 Bed 2 Bath	\$199,900	1,620 SF	2020	MA/SFR
40312 Sunburst Drive, Dade City, FL 33525	4 Bed 3 Bath	\$399,000	2,214 SF	1994	SFR
12425 Leanne Drive, Dade City, FL 33525	4 Bed 2 Bath	\$419,900	2,760 SF	1981	SFR
11909 Windsorwood Blvd., Dade City, FL 33525	4 Bed 4 Bath	\$799,900	3,017 SF	2006	SFR
38610 Callaway Blvd., Dade City, FL 33525	3 Bed 2 Bath	\$119,900	1,377 SF	2004	MA/SFR
38333 Tee Time Road, Dade City, FL 33525	3 Bed 2 Bath	\$148,500	1,384 SF	2005	MA/SFR
37211 Highridge Drive, Dade City, FL 33525	4 Bed 4 Bath	\$800,000	4,091 SF	2007	SFR
13936 20 <sup>th</sup> Street, Dade City, FL 33525	3 Bed 1 Bath	\$200,000	1,075 SF	1958	SFR
37620 Meridian Avenue, Dade City, FL 33525	3 Bed 2 Bath	\$825,000	3,296 SF	1910	SFR
37010 Church Avenue, Dade City, FL 33525	3 Bed 2 Bath	\$165,900	1,646 SF	1952	SFR
0 Wellington Avenue, Dade City, FL 33525	2 Bed 2 Bath	\$274,990	1,528 SF	2021	MA/SFR
11018 Mustang Drive, Dade City, FL 33525	2 Bed 1 Bath	\$69,900	1,300 SF	1994	MA/SFR
38407 Callaway Blvd., Dade City, FL 33525	3 Bed 2 Bath	\$139,900	1,384 SF	2006	MA/SFR
9526 Score Card Way, Dade City, FL 33525	3 Bed 2 Bath	\$127,500	1,348 SF	2004	MA/SFR

**Table 4-3 Mobile Homes for Sale**

Address	Description	List Price	Area	Built	Comments
37856 Lake Gilbert, Dade City, FL 33523	2 Bed 1 Bath	\$15,900	570 SF	1985	Own HM/ Rent Lot
11120 Redbird Drive, Dade City, FL 33525	2 Bed 2 Bath	\$15,000	822 SF	1976	Own HM / Rent Lot
11116 Melody Lane, Dade City, 33525	2 Bed 2 Bath	\$16,500	882 SF	1962	Own HM / Rent Lot
9553 Old Lakeland Hwy #20, Dade City, FL 33525	1 Bed 1 Bath	\$28,900	456 SF	1999	Own HM / Rent Lot
9553 Old Lakeland Hwy #40, Dade City, FL 33523	1 Bed 1 Bath	\$19,900	362 SF	2003	RV
36804 Elm Avenue, Dade City, FL 33525	2 Bed 1 Bath	\$60,000	788 SF	1950	Own MH

**Table 4-4 Single Family Homes for Rent**

Address	Description	Monthly Rent	Area	Built
14800 11 <sup>th</sup> Street, Dade City, FL 33523	3 Bed 2 Bath	\$2,195	1,164 SF	1977
12309 Wyatt Court, Dade City, FL 33525	3 Bed 1 Bath	\$1,600	1,353 SF	1964
37831 Clinton Ave, Dade City, FL 33525	4 Bed 2 Bath	\$1,750	1,056 SF	1977
12441 Ruddy Duck Drive, Dade City, FL 33525	4 Bed 2 Bath	\$2,195	1,827 SF	2021
12427 Ruddy Duck Drive, Dade City, FL 33525	3 Bed 2 Bath	\$2,110	1,827 SF	2021
38803 Old Sparkman Road, Dade City, FL 33525	3 Bed 1 Bath	\$750	992 SF	1940
37950 Palm Avenue, Dade City, FL 33525	3 Bed 3 Bath	\$2,100	2,071 SF	1955
10821 Linda Vista Lane, Dade City, FL 33525	4 Bed 2.5 Bath	\$2,299	2,042 SF	1986
34501 Tranquiview Lane, Dade City, FL 33523	1 Bed 1 Bath	\$1,400	1,000 SF	1987
38550 Alpha Avenue, Zephyrhills, FL 33540	3 Bed 2 Bath	\$1,799	1,669 SF	1988
7550 Merchantville Circle, Zephyrhills, FL 33540	3 Bed 3 Bath	\$2,110	1,808 SF	2006

#### **4.3 SPECIAL RELOCATION ADVISORY SERVICES FOR UNUSUAL CONDITIONS OR UNIQUE PROBLEMS**

Relocation advisory services are central to the success of this project to effectively accomplish relocation goals. Field observation did not reveal any obvious needs for specific special relocation



advisory services. However, based on demographic information from the US Census ACS 2019, the project Census Tracts indicate a range between 17.6%to 27.9% for people with any type of disability.

A copy of the various Community Resources and Services for the Pasco County area has been provided in Section 9 of this study. Based on the research obtained from various sources, any special need that may arise can be addressed by the appropriate service provider.

#### **4.4 LAST RESORT HOUSING**

Last Resort Housing is used when a highway project cannot proceed to construction because suitable, comparable and/or adequate replacement sale or rental housing is not available and cannot otherwise be made available to displacees within the payment limits. While the current Dade City real estate market is not experiencing a shortage of comparable replacement housing, to assure all displacees are placed in decent safe and sanitary replacement dwellings, Last Resort Housing will be used in the manner necessary to fulfill the requirements of the Uniform Relocation Act.

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## **SECTION 5 BUSINESS OVERVIEW**

### **5.1 POTENTIAL BUSINESS IMPACTS**

No businesses are anticipated to be impacted within the proposed right of way.

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## **SECTION 6 ON PREMISE SIGNS**

On premise signs are handled during the appraisal and acquisition phase. Owners are compensated for the value of the signs through the appraisal process. There were no on premise signs observed within the proposed right of way.

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## **SECTION 7 POTENTIAL CONTAMINATION CONCERNS**

A Contamination Screening Evaluation Report (CSER) was prepared for the proposed project. Fourteen (14) mainline location were investigated for sites that may present the potential for finding petroleum contamination or hazardous materials, and therefore may impact the proposed improvements for this project. Of the 14 mainline sites investigated, the following risk ratings were applied: 0 "High" rated sites, 1 "Medium" rated sites, 6 "Low" rated sites, and 7 sites rated "No" for potential contamination concerns. The medium ranked site is located outside of the proposed right of way. All of the sites being considered for right of way relocation activity were rated low or no.

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## **SECTION 8 PUBLICLY-OWNED FACILITIES**

When lands, buildings, or other improvements are needed for transportation purposes, but are held by a governmental entity and utilized for public purposes other than transportation, the acquiring body may compensate the entity for such properties by providing functionally equivalent replacement facilities. Based on this study, there are no public facilities requiring functional replacement.

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## SECTION 9 COMMUNITY AND SOCIAL SERVICES

Within the Pasco County area, there are numerous economic and social service organizations that are available to assist displaced individuals and businesses. The following list highlights available services in the area.

**Table 9-1 Community and Social Services**

Organization	Service
<b>CareerSource Pasco Hernando Dade City</b> 15000 Citrus Drive, Dade City, FL 33523 813-377-1300	Employment Services
<b>Catholic Charities</b> 13326 Lee Street #1, Dade City, FL 33525	Community Support
<b>East Pasco County Veteran Services</b> 37255 Florida Avenue, Dade City, FL 33525 352-521-5172	Veteran Services
<b>East Pasco Family YMCA</b> 37301 Chapel Hill Loop, Zephyrhills, FL 33542	Community Services
<b>Eckerd Connects – Community Alternatives</b> 36739 SR 52 #201, Dade City, FL 33525 352-521-1266	Youth Social Services
<b>Florida Department of Health in Pasco County</b> 13941 15 <sup>th</sup> Street, Dade City, Florida 33525 352-521-1450	Healthcare Services
<b>Food Distribution Center – Dade Pentecostal Church</b> 36216 SR 52, Dade City, FL 33525 813-625-3603	Food Assistance
<b>Goodwill Wesley Chapel Superstore</b> 2390 Willow Oak Drive, Wesley Chapel, FL 33544 823-751-2047	Community Services
<b>Habitat for Humanity of East &amp; Central Pasco County Program Office</b> 37220 Meridian Avenue, Dade City, FL 33525	Housing Assistance
<b>Make a Difference, Inc.</b> 12311 US 301, Dade City, FL 33525 352-437-3466	Community Services
<b>Mid Florida Community Services</b> 14446 7 <sup>th</sup> Street, Dade City, FL 33523 352-567-0533	Social Services
<b>Pasco County Housing Authority</b> 36739 SR 52, Dade City, FL 33523 352-567-0848	Housing Services
<b>Pasco County Human Services</b> 13853 15 <sup>th</sup> Street, Dade City, FL 33525 352-521-5173	Elderly Electrical, Medical, Food Assistance, and Community Support

Organization	Service
<b>Restored Hope</b> 13703 17 <sup>th</sup> Street, Dade City, FL 33525 352-437-437-4815	Community Services
<b>Salvation Army</b> 14445 7 <sup>th</sup> Street, Dade City, FL 33523 352-521-3126	Community Services
<b>Social Security Administration</b> 36630 Adair Road, Dade City, FL 33525 866-562-1325	Social Services
<b>Sunrise of Pasco County</b> 12724 Smith Road, Dade City, FL 33525 352-521-3120	Social Services
<b>United Way of Pasco County</b> 17230 Camelot Court, Land O' Lakes, FL 34638 727-845-3030	Community Services

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## **SECTION 10 ACQUISITION AND RELOCATION ASSISTANCE PROGRAM**

To minimize the unavoidable effects of right-of-way acquisition and displacement of people, the FDOT will carry out a Right-of-Way Relocation Program in accordance with Florida Statute 339.09 and the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970 (Public Law 91-646 as amended by Public Law 100-17).

The FDOT provides advance notification of impending right-of-way acquisition. Before acquiring right-of-way, all properties are appraised based on comparable sales and land use values in the area. Owners of property to be acquired will be offered and paid fair market value for their property rights.

No person lawfully occupying real property will be required to move without at least receiving a 90 days letter of assurance. This letter provides the displaced person/business, they will not be required to move for at least 90 days. (A 30 Day Notice to Vacate provides the exact vacate date.). No occupant of a residential property will be required to move until decent, safe, and sanitary replacement housing is made available. "Made available" means that the affected person has either obtained and has the right of possession of replacement housing, or that FDOT has offered the relocatee decent, safe, and sanitary housing which is within their financial means and available for immediate occupancy.

At least one relocation specialist is assigned to each highway project to carry out the Relocation Assistance and Payments program. A relocation specialist will contact each person to be relocated to determine individual needs, and to provide information, answer questions, and give help in finding replacement property. Relocation services and payments are provided without regard to race, color, religion, sex, or national origin.

All tenants and owner-occupant displacees will receive an explanation regarding all options available to them, such as (1) varying methods of claiming reimbursement for moving expenses; (2) rental replacement housing, either private or publicly subsidized; and (3) purchase of replacement housing.

Financial assistance is available to the eligible relocatee to:

- Reimburse the relocatee for the actual reasonable costs of moving from homes, businesses, and farm operations acquired for a highway project.
- Make up the difference, if any, between the amounts paid for the acquired dwelling and the cost of a comparable decent, safe, and sanitary dwelling available on the private market, as determined by the Department.
- Provide reimbursement of expenses, incidental to the purchase of a replacement dwelling.
- Make payment for eligible increased interest cost resulting from having to get another mortgage at a higher interest rate. Replacement housing payments, increased interest payments, and closing costs are limited to \$31,000 combined total.



A displaced tenant may be eligible to receive a payment, not to exceed \$7,200, to rent a replacement dwelling or room, or to use as a down payment, including closing costs, on the purchase of a replacement dwelling.

The brochures that describe in detail the FDOT's Relocation Assistance Program and Right of Way Acquisition Program are "Residential Relocation Under the Florida Relocation Assistance Program", "Relocation Assistance Business, Farms and Non-profit Organizations", "Mobile Home Relocation Assistance", and "Relocation Assistance Program Personal Property Moves." These brochures are distributed at all public hearings and to all displacees. They are also available upon request to any interested person.

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## APPENDICES

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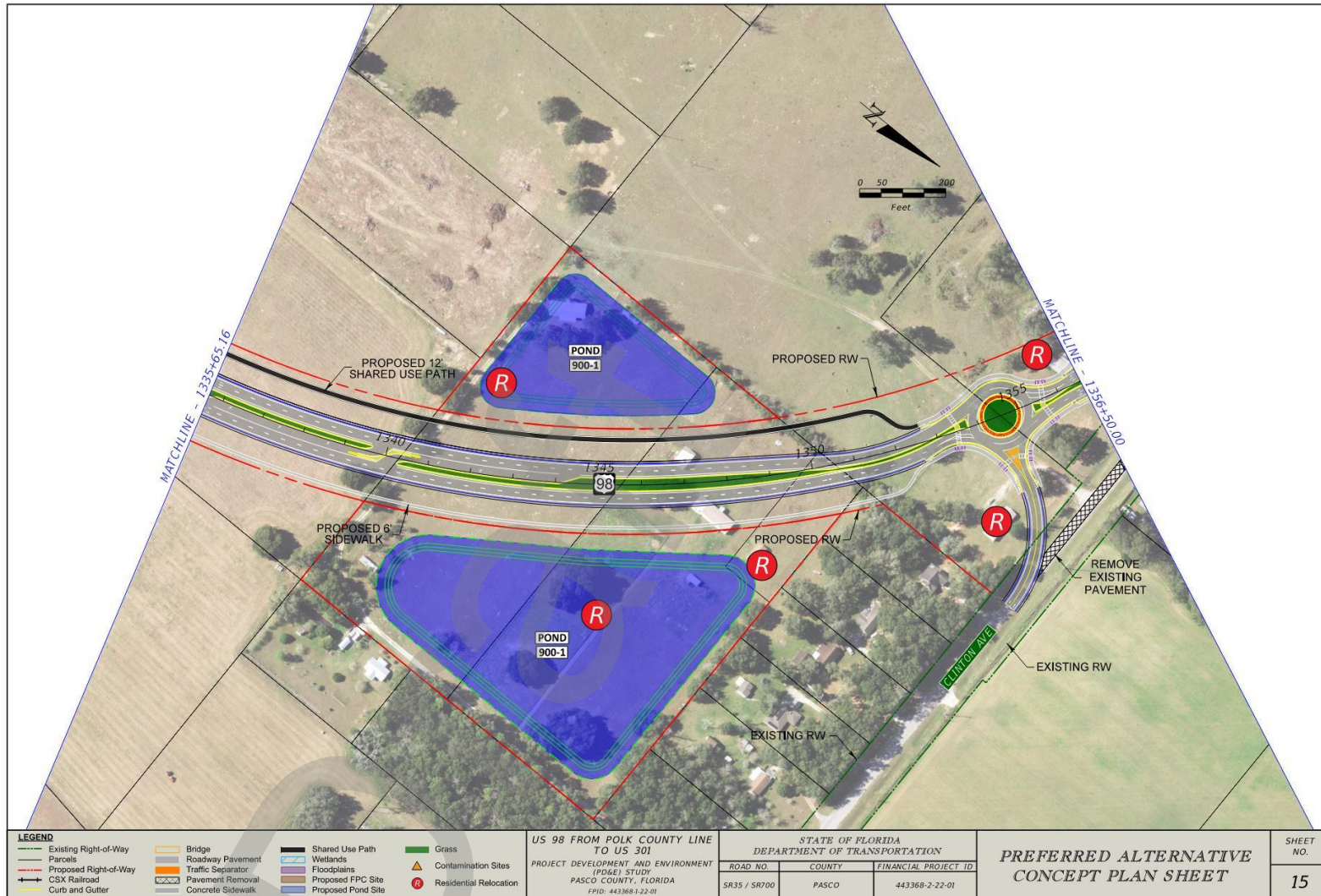
### Appendix A Preferred Alternative Concept Plan Relocations

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# APPENDIX A

## Preferred Alternative Concept Plan Relocations





LEGEND	
Existing Right-of-Way	Proposed Right-of-Way
Parcels	CSX Railroad
Curb and Gutter	Proposed Pavement Removal
Concrete Sidewalk	Concrete Sidewalk
Bridge	Roadway Pavement
Traffic Separator	Pavement Removal
Shared Use Path	Wetlands
Floodplains	Proposed FPC Site
Proposed Pond Site	Grass
Contamination Sites	Residential Relocation

US 98 FROM POLK COUNTY LINE TO US 301  
 PROJECT DEVELOPMENT AND ENVIRONMENT (PD&E) STUDY  
 PASCO COUNTY, FLORIDA  
 FPO: 443368-1-22-01

STATE OF FLORIDA DEPARTMENT OF TRANSPORTATION		
ROAD NO.	COUNTY	FINANCIAL PROJECT ID
SR35 / SR700	PASCO	443368-2-22-01

**PREFERRED ALTERNATIVE  
 CONCEPT PLAN SHEET**

SHEET NO.
16