

A large, stylized graphic in the background featuring a yellow sun with rays on the left and two green leaves on the right, all set against a light blue curved base.

Charlotte Ranchettes

BCC Workshop – February 19, 2019



CHARLOTTE COUNTY
FLORIDA

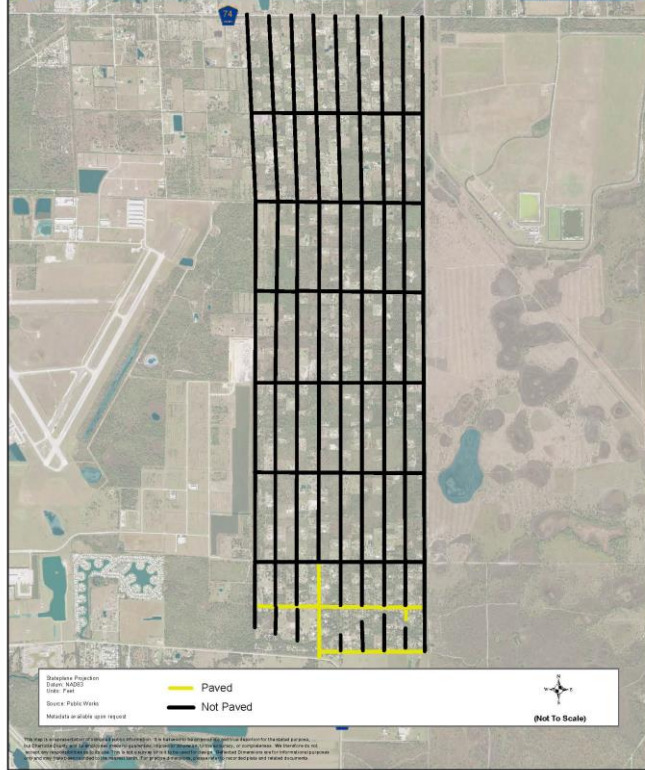
Charlotte Ranchettes

- Review Dec. 19, 2017 Board of County Commissioner's workshop
- Provide information gathered from outreach efforts
- Staff recommendations
- Discussion

Charlotte Ranchettes

Ordinance Information

- Creation of the Charlotte Ranchettes Street and Drainage Unit – 12/17/1991
- Formal creation of the Charlotte Ranchettes Advisory Board – 11/28/2006



Charlotte Ranchettes

Adequate Levels of Service

- Basic maintenance should include:
 - Road grading and asphalt maintenance to maintain a safe/passable route for residents and core/emergency services.
 - Swale grading to ensure the roadway can drain properly. The roadside swales will convey the water to the outfalls and major outfalls. Drainage work could become more extensive.
 - Signage installation.
 - Safety mowing and brush control to ensure line of sight and a clear recovery zone.

Charlotte Ranchettes

Current Maintenance Level

- Minimal road grading and brush control
 - Resident dissatisfaction levels are high.
 - An adequate work program cannot be established at current or previously proposed funding levels.
 - Historic drainage conveyance system have been rendered mostly inoperable.

Charlotte Ranchettes

Outreach Efforts

- Staff meets quarterly with the Charlotte Ranchettes Street and Drainage Advisory Board.
- Recently, staff held two Citizen Input Meetings to solicit input from residents.
- The meetings were well attended and staff received numerous recommendations.
- Residents have continued to provide input to staff.
- Staff has compiled the recommendations into groups of similar suggestions.

Charlotte Ranchettes

Citizen Input - Funding from other sources

- Add one-cent gasoline tax to improve roads.
- Utilize other county i.e. general fund or gas tax.
- Create a new impact fee for new construction to improve roads.
- One-time extra assessment to use exclusively for in-house (Public Works) drainage work.
- Increase assessment rate: Additional \$100- \$399/acre and reduce later to maintain after completion.
- Change method of assessment to MSTU instead of MSBU.

Charlotte Ranchettes

Citizen Input - Projects Recommended

- Pave one north/south road, Gewant or Alfred, from County Road 74 to Jones Loop for through traffic and improve east/west roads gradually.
- Use MSBU funds only for roadside drainage and let residents keep/maintain dirt roads (for horses or off road vehicles).
- Cap roads with millings.
- Use old-fashioned block pavers instead of asphalt for road construction.
- Bring all road and swale maintenance back in-house (Public Works staff instead of contract work).



Charlotte Ranchettes

Citizen Input - Miscellaneous

- Charlotte County take road and drainage easements by eminent domain, apply for grants, and pave/restore drainage.
- Increase the assessment rate as long as all streets get paved.
- Dissolve the MSBU and let citizens establish a POA (specific to streets and roadside drainage only).
- Dissolve the MSBU and let residents maintain area.
- Conduct regular MSBU Advisory Board meetings after hours to encourage public input.



Charlotte Ranchettes

Synopsis

- Charlotte Ranchettes is a growing community with a diverse population demographic. This makes reaching a consensus on a plan to address the MSBU difficult.
- Most residents and staff have agreed current maintenance levels are unsatisfactory and underfunded.
- There are concerns with Emergency Services about response accessibility.

Charlotte Ranchettes

Staff Recommendation

Staff recommends Charlotte County should not maintain any dirt roads on the mainland.

- This would mean transitioning all dirt/shell roads on the mainland into a paving program.
- It is understood that process will take several years to fund and implement.

Charlotte Ranchettes

Approach

Raise the current assessment of \$100 per acre to \$400 per acre to fund maintenance of the MSBU until a proper paving program can be implemented

- \$200,000 for staffing, this would provide for 3 FTEs (need to increase staffing levels) to carry out grading, drainage, and brush work almost year round.
- \$250,000 for material -- \$50,000 for brush work
- \$30,000 sign installation then \$2,000 annually for maintenance

Charlotte Ranchettes

Approach (continued)

- This significant increase would allow for a minimum funding of required maintenance.
- This would allow roads and drainage (that currently does not exist) to be brought to a standard that can then be transitioned to paving (with additional increases).



Charlotte Ranchettes

- Aerial Tour of Alfred Boulevard



Alfred Blvd Tour.kmz