



Right of Way Informational Meeting

Thursday, October 3, 2019



What is MOVEBR?



- ½ cent parish wide sales tax
- Commenced April 1, 2019 thru March 31, 2049
- \$1B dollars invested
- Food & medical prescriptions are exempt
- Proceeds can ONLY be spent on APPROVED list of projects





Vision Statement

MOVEBR will be the industry standard of excellence in delivering transportation solutions that will move our region in a safe, sustainable manner and further enhance strong neighborhoods, communities, and economic vitality for all residents of East Baton Rouge



Type of Project	Proposition Funding	Estimated Cost
40 New Capacity Improvements	\$636.2 Million	\$805.5 Million
12 Existing Corridor Improvements	\$170.0 Million	\$204.0 Million
10 Constructing Community Enhancement Road Projects+	\$65.8 Million	\$68.6 Million
Parish-Wide Signalization/ Synchronization*	\$40.0 Million	\$40.0 Million
TOTAL	\$921.0 Million	\$1,118.1 Billion

^{+ \$49}M is for community enhancement projects & \$10M for ADA compliance

^{*}Denotes parish wide projects





Doing Business with MOVEBR

SBO Overview

- Outreach to targeted businesses
- Assistance registering in VSS
- Coaching provided





Get Registered

https://selfservice.brla.gov





Overview of the Right of Way Program

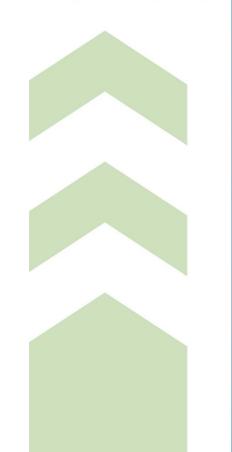
- Estimated 1,300 Parcels to be acquired for new capacity projects
- First project to move to acquisition phase Q4 2019





Contracts will be by/between the contractor and City-Parish





Immediate Right of Way Needs

Abstracting
Real Estate Appraisal
Acquisition/Negotiations
Relocation Assistance





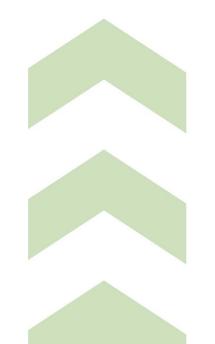
A. Commercial General Liability

on an occurrence basis

General Aggregate: \$600,000

Each Occurrence: \$300,000





B. Business Auto Policy Any Auto; or Owned, Non-Owned & Hired

Combined Single Limit: \$300,000

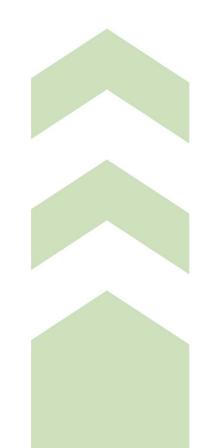




C. Standard Workers' Compensation

Full Statutory Liability
With Employer's Liability Coverage





D. Certificates must provide for thirty (30) days written notice to Certificate Holder prior to cancellation or change





E. The Certificate Holder should be shown as:

City of Baton Rouge and Parish of East Baton Rouge,

Attn: Purchasing Division, Post Office Box 1471, Baton Rouge, LA 70821



What You Need to Have In Place Real Estate Agents

- Licensure
 - Acquisition Negotiations/ Closings Licensure
 - State of LA Real Estate Broker's or Salesman License (preferred)
 - Non-licensed ROW Agents Min. 3 yrs.
 Experience (considered)
- Insurance
 - Minimum Insurance Required
- Registration
 - Vendor Self Service



What You Need to Have In Place Appraisers

- Licensure
 - State Certified General Real Estate Appraiser (preferred)
 - Residential Appraiser (considered)
- Insurance
 - Minimum Requirements plus
 Professional Liability for E&O \$750,000
 aggregate \$250,000 per occurrence
- Registration
 - Vendor Self Service



What You Need to Have In Place Abstractors

- Licensure
 - None required
- Insurance
 - Minimum requirements plus Professional Liability:
 - Minimum Coverage of \$100,000 per claim
 - Scope of Coverage must include the involvement of Right of Way work
- Registration
 - Vendor Self Service



Preferred Contractor Experience

Demonstrated City,
Parish, or State Highway
Related Right of Way
Experience





Apprenticeship Training Opportunity

- Open to licensed Realtors & unlicensed ROW Agents
- Completion is no guarantee of work
- Designed for those with little or no ROW experience
- 2nd Quarter of 2020
- Join our email list for more details



Contact Information Right-Of-Way Services Joseph Earls (225) 831-2176 joseph.earls@csrsinc.com

For more information visit www.movebr.brla.gov



@movebrla



Contact Information

Small Business Outreach Tyra Banks (225) 663-2198

Tyra@MetroMorphosis.net

For more information visit www.movebr.brla.gov



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Q&A



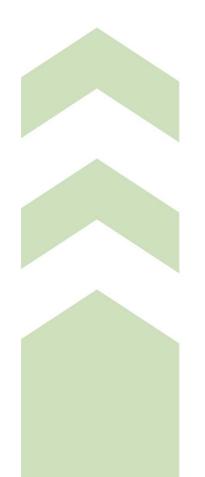
Pre-Bid Meeting October 10th
Thursday, October 10th – 3pm
DPW Conference Room
1100 Laurel Street
Baton Rouge, LA





Fee Schedules

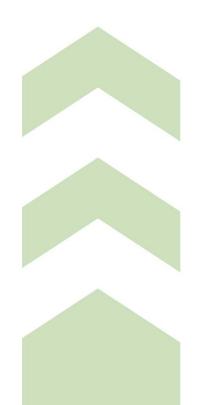




Fee Schedule for Abstracting

- \$50.00 for each Phase One Report on each parcel of land,
- \$335.00 for each parcel of land abstracted (11-year abstract),
- \$385.00 for each parcel of land abstracted (30-year abstract),
- \$460.00 for each parcel of land abstracted (40-year abstract),
- \$560.00 for each parcel of land abstracted (50-year abstract),
- \$1,240.00 for each parcel of land abstracted (100-year abstract),
- \$1,500.00 for each parcel of land abstracted (150-year abstract), and an amount of \$100.00 for each required title update.
- In addition to the amounts set out above, the Abstractor shall bill the City Parish for:
 - (1) On Phase 1 Reports, abstracts and updates, and copy costs; and
 - (2) on abstracts and updates, a PDF/CD charge for each parcel of \$25 for the first one hundred pages, with an additional charge of .15 cents per page for all pages over 100.





Fee Schedule for Appraisal

APPRAISAL SERVICES CONSULTANT

FEE	ES:	Rate per Report
•	FORM A: Commercial or Industrial Land with Buildings	\$8,400.00
•	FORM A: Residential with Residence or other Vacant Lands	\$2,400.00
•	FORM B: Total Acquisition of Commercial or Industrial Lands with Buildings	\$6,600.00
•	FORM B: Total Acquisition of Residential Lands with Residence or other Vacant Lands	\$1,600.00
•	FORM C: Uncomplicated Valuations	\$1,200.00
ΑI	PRAISAL UPDATE	
FEE	ES:	Rate per Report
•	Full Update -	50% of Original Fee
•	Partial Update -	25% of Original Fee
SP	ECIALTY VALUATION CONSULTANT	
FEES:		Rate per Report
•	Building/Construction Cost Services	
•	Construction Cost Estimate (per building, with all types of cost)	\$1,600.00
•	Parking Study (Included Cost to Cure)	\$1,200.00
•	Building Cost to Cure (Total per ownership for all types)	\$2,00.00
•	Outdoor Advertising Sign (per sign, with all types of cost)	\$800.00
	Other Cost Service not included above (Specify on Task Order, not to exceed)	\$2,000.00





Fee Schedule for Acquisition Negotiations, Closings, & Relocation Assistance

Acquisition Requiring 4 or Less Signatures \$2,400.00

Each Additional Signature \$100.00

+Amicable Settlement \$400.00

Relocation of One Unit* \$4,000.00

Personal Property or Absentee Landlord \$1,400.00

*Relocation Unit is defined as: A single family residential dwelling; Multiple families within a dwelling considered as single Relocation unit unless multiple relocation studies are conducted; A business; A tenant residing in a single family unit; A rental property is considered a business when the owner does not reside in the property (more than one relocation case or unit could be necessary due to eligibility of the owner and the tenant.