
CITY OF CORAL GABLES, FLORIDA

**INITIAL ASSESSMENT RESOLUTION
SNAPPER CREEK LAKES SECURITY GUARD
SPECIAL TAXING DISTRICT**

ADOPTED JULY 10, 2018

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CITY OF CORAL GABLES, FLORIDA

RESOLUTION NO. 2018-_____

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF CORAL GABLES, FLORIDA, RELATING TO SECURITY SERVICES ASSESSMENTS WITHIN THE SNAPPER CREEK LAKES SECURITY GUARD SPECIAL TAXING DISTRICT; ESTIMATING THE COST OF THE SECURITY SERVICES TO BE ASSESSED FOR THE FISCAL YEAR COMMENCING OCTOBER 1, 2018; ESTABLISHING THE METHOD OF ASSESSING SECURITY SERVICE COSTS AGAINST ASSESSED PROPERTY LOCATED WITHIN THE SNAPPER CREEK LAKES SECURITY GUARD SPECIAL TAXING DISTRICT; DETERMINING THAT SUCH REAL PROPERTY DERIVES A SPECIAL BENEFIT FROM THE SECURITY SERVICES; DIRECTING THE CITY MANAGER TO PREPARE A PRELIMINARY SECURITY SERVICES ASSESSMENT ROLL BASED UPON THE METHODOLOGY SET FORTH HEREIN; ESTABLISHING A PUBLIC HEARING TO CONSIDER REIMPOSITION OF THE ASSESSMENTS AND THE METHOD OF COLLECTION; DIRECTING THE PROVISION OF NOTICE IN CONNECTION THEREWITH; PROVIDING FOR SEVERABILITY AND PROVIDING AN EFFECTIVE DATE.

BE IT RESOLVED BY THE COMMISSION OF THE CITY OF CORAL GABLES, FLORIDA:

SECTION 1. AUTHORITY. This resolution is adopted pursuant to the provisions of the Assessment Ordinance, Article VIII, Section 2, Florida Constitution, the City of Coral Gables Charter, Chapter 166, Florida Statutes, and other applicable provisions of law.

SECTION 2. PURPOSE AND DEFINITIONS.

(A) This resolution constitutes the Initial Assessment Resolution for the Snapper Creek Lakes Security Guard Special Taxing District, as defined in the

Assessment Ordinance, and initiates the process to implement and collect the Assessments within the District.

(B) All capitalized words and terms not otherwise defined herein shall have the meanings set forth in the Assessment Ordinance. As used in this Resolution, the following terms shall have the following meanings, unless the context hereof otherwise requires. Any capitalized terms not defined herein shall have the meaning ascribed to such terms in the Ordinance.

"Annual Service Component" means the amount computed for each Tax Parcel/Folio pursuant to Section 11(A) hereof.

"Assessment" means an annual Service Assessment, as defined in the Assessment Ordinance, imposed against property located within the District to fund the Security Services, computed in the manner described in Section 11 herein.

"Assessment Ordinance" means City of Coral Gables Ordinance No. 2015-09, the Master Service Assessment Ordinance.

"Collection Cost" means the estimated cost to be incurred by the City during any Fiscal Year in connection with the collection of the Assessments.

"Collection Cost Component" means the amount computed for each Tax Parcel/Folio pursuant to Section 11(B) hereof.

"Commission" means the City Commission of the City of Coral Gables.

"District" or "Snapper Creek Lakes Security Guard Special Taxing District" means those properties identified in Metropolitan Dade County Ordinance No. 96-48, which originally created the Snapper Creek Lakes Security Guard Special Taxing District, as confirmed and more particularly described in Section 5 hereof, that receive a

special benefit from the Security Services described in this Initial Assessment Resolution.

"Dwelling Unit" means a Building, or portion thereof, which is lawfully used for residential purposes, consisting of one or more rooms arranged, designed, used, or intended to be used as living quarters for one family only.

"Lot/Unit" means any of the numbered lots or parcels or portions thereof within the District on which a Single-Family Residential Unit has been or can be constructed or sited in accordance with applicable laws and regulations, as originally assigned to each Tax Parcel/Folio within the District by Dade County upon the original initiation of the Security Services Assessment program.

"Property Appraiser" means the Miami-Dade County Property Appraiser.

"Security Services Assessment Roll" means the Assessment Roll, as defined in the Assessment Ordinance, relating to the Security Service Cost for the provision of the Security Services.

"Security Services" means enhanced security services, facilities, and programs provided within the District that is in addition to the customary and typical law enforcement services provided throughout the City and consists of a visible safety and sentinel security program, initially to consist of one unarmed uniformed guard per shift operating from the guardhouse located on S.W. 105th Street, west of Old Cutler Road. Service will be provided 24 hours per day, 365 days a year. In addition, the entrance to West Frontage Road and S.W. 101st Street west of Old Cutler Road will be barricaded.

"Security Service Cost" means all or any portion of the Service Cost, as defined in the Assessment Ordinance, that is properly attributable to the provision of the Security Services within the District under generally accepted accounting principles,

including, without limiting the generality of the foregoing, all labor, vehicle, uniforms, equipment, supplies, and maintenance costs incurred by the City for the provision of the Security Services within the District, all administrative costs incurred by the City in establishing and administering the District, a reasonable amount for contingency for anticipated costs and uncollectible assessments, and reimbursement to the City for any funds advanced for security services, and interest of any interfund or intrafund loan for such purposes.

"Single-Family Residential Unit" means a Building that contains a single Dwelling Unit.

"Statutory Discount Amount" means the amount computed for each Tax Parcel/Folio pursuant to Section 11(C) hereof.

"Tax Parcel/Folio" means a parcel of property within the District to which the Property Appraiser has assigned a distinct ad valorem property tax identification number.

"Uniform Assessment Collection Act" means Sections 197.3632 and 197.3635, Florida Statutes, or any successor statutes authorizing the collection of non-ad valorem assessments on the same bill as ad valorem taxes, and any applicable regulations promulgated thereunder.

"Vacant Lot" means any of the numbered lots or parcels or portions thereof within the District which is currently unimproved, but on which a Single-Family Residential Unit can be constructed or sited in accordance with applicable laws and regulations.

SECTION 3. INTERPRETATION. Unless the context indicates otherwise, words importing the singular number include the plural number, and vice versa; the terms

"hereof," "hereby," "herein," "hereto," "hereunder" and similar terms refer to this Resolution; and the term "hereafter" means after, and the term "heretofore" means before, the effective date of this Resolution. Words of any gender include the correlative words of the other gender, unless the sense indicates otherwise.

SECTION 4. FINDINGS. It is hereby ascertained, determined and declared that:

(A) Pursuant to Article VIII, Section 2 of the Florida Constitution, and section 166.021, Florida Statutes, and other applicable provisions of law, the Commission has all powers of local self-government to perform City functions and to render City services except when prohibited by law and such power may be exercised by the enactment of legislation in the form of City ordinances.

(B) The Commission may exercise any governmental, corporate, or proprietary power for a municipal purpose except when expressly prohibited by law, and the Commission may legislate on any subject matter on which the Legislature may act, except those subjects described in (a), (b), (c), and (d) of section 166.021(3), Florida Statutes. The subject matter of paragraphs (a), (b), (c) and (d) of section 166.021(3), Florida Statutes, are not relevant to imposition of Assessments.

(C) The Commission has enacted the Assessment Ordinance to authorize the imposition of assessments to fund the Service Cost for the provision of public services, facilities, or programs providing a special benefit to property within the City.

(D) In accordance with the Dade County Home Rule Charter and Chapter 18 of the Code of Metropolitan Dade County, in 1996 Dade County (the "County") enacted Ordinance No. 96-48 to create the Snapper Creek Lakes Security Guard Special Taxing District to provide enhanced security services to properties within the District.

(E) Pursuant to Section 18-3.1 of the Code of Metropolitan Dade County, after approval by referendum and a joint resolution of the County and City, governance and control of the District was transferred from the County to the City to be effective on October 1, 2018.

(F) Pursuant to the interlocal agreement between the County and the City outlining the transfer of governance, the City shall be responsible for "establishing assessment rates and collecting assessments for the Special Taxing District beginning October 1, 2018."

(G) The Assessment Ordinance outlines the City's procedures for establishing and collecting assessments, which the City Commission now desires to initiate with the adoption of this Initial Assessment Resolution for the Snapper Creek Lakes Security Guard Special Taxing District.

(H) The Security Services will provide a special benefit to all Tax Parcels/Folios located within the District, by protecting and enhancing the value, use, enjoyment, and marketability of such property. The provision of enhanced security patrols within the District will preserve or enhance the property values, positively benefit property insurance costs, provide improved security for those properties, and enhance safety and access to Assessed Property within the District. Special Assessments imposed to fund such services were upheld in *Rushfeldt v. Metropolitan Dade County*, 630 So.2d 643 (Fla. 3rd DCA 1994).

(I) The Assessments to be imposed in accordance with this Initial Assessment Resolution provide an equitable method of funding the provision of Security Services by fairly and reasonably allocating the cost to specially benefitted property,

based upon the number of Lots/Units attributable to each Tax Parcel/Folio of property in the manner hereinafter described.

(J) In recognition of the lesser level of special benefit accorded to Vacant Lots from the Security Services, it is fair and reasonable to allocate the cost for provision of Security Services to specially benefitted Vacant Lots by assigning .5 assessments units to each Vacant Lot.

(K) It is fair and reasonable to use Lots/Units to apportion the Security Service Cost because the provision of the Security Services is demanded by and required to serve the Lots/Units within the District.

(L) The Commission hereby finds that each Tax Parcel/Folio of Assessed Property within the District will be benefited by the City's provision of Security Services in an amount not less than the Assessment imposed against such property, computed in the manner set forth in this Resolution.

SECTION 5. CONFIRMATION OF THE DISTRICT.

(A) In accordance with Section 2.01 of the Ordinance, the Commission hereby acknowledges the District as created in County Ordinance No. 96-48 and hereby confirms the District as an Assessment Area, which shall include all properties in a portion of Sections 6 and 7, Township 55 South, Range 41 East, Dade County, Florida; being more particularly described as follows: All of "SNAPPER CREEK LAKES SUBDIVISION" according to the plat thereof, as recorded in Plat Book 57 at Page 86; LESS, Lots 11 through 14 in Block 4; AND All of "FIRST ADDITION TO SNAPPER CREEK LAKES SUBDIVISION" according to the plat thereof, as recorded in Plat Book 67 at Page 22; AND The North 100.00 feet of the SW $\frac{1}{4}$ of the SW $\frac{1}{4}$, lying East of the Easterly right-of-way line of Snapper Creek Canal, according to Deed Book 134 at Page

167; LESS, that portion of said Plat Book 57 at Page 86 lying within the above area; AND That portion of the SW ¼ of the SE ¼ of said Section 6, which lies South of a line that is 2.00 feet South of and parallel with the North line of the SW ¼ of the SE ¼ and which lies Northwesterly of the Northwesterly right-of-way line of Old Cutler Road and which lies Northeasterly of the Northeasterly right-of-way of S.W. 101st Street. Subject to any canals, road closures and rights-of-way of record. All aforementioned plats and deeds being recorded in the Public Records of Dade County.

(B) The District is created to provide enhanced security services within the District, which will preserve or enhance the property values, positively benefit property insurance costs, provide improved security for those properties, and enhance safety and access to Assessed Property within the District.

SECTION 6. PUBLIC HEARING. There is hereby established a public hearing to be held at 3:00 p.m. on September 13, 2018, in Commission Chambers, City Hall, 405 Biltmore Way, Coral Gables, Florida, to consider (A) imposition of the Assessments, and (B) collection of the Assessments pursuant to the Uniform Assessment Collection Act.

SECTION 7. NOTICE BY PUBLICATION. The City Manager shall publish a notice of the public hearing authorized by Section 6 hereof in the time and manner specified in the Uniform Assessment Collection Act. The notice shall be published no later than August 24, 2018, in substantially the form attached hereto as Appendix A.

SECTION 8. NOTICE BY MAIL. Pursuant to section 200.069(10)(a), Florida Statutes, and with agreement of the Property Appraiser, the City Commission elects to combine notice of the public hearing authorized by Section 6 hereof with the truth-in-millage notification required pursuant to section 200.069, Florida Statutes. Such mailed

notice shall be in the form required by section 200.069(10)(a), Florida Statutes, and consistent with the Uniform Assessment Collection Act and the Ordinance for the purpose of imposing Assessments for the Fiscal Year beginning October 1, 2018. All first class mailed notices must be mailed no later than August 24, 2018.

SECTION 9. ESTIMATED SECURITY SERVICE COST.

(A) The total estimated Security Service Cost is \$264,415.78 for the Fiscal Year commencing October 1, 2018.

(B) This Security Service Cost will be funded through the imposition of Assessments against property located within the District in the manner set forth herein.

SECTION 10. IMPOSITION OF ASSESSMENTS.

(A) Assessments shall be imposed against all Tax Parcels/Folios located within the District and shall be computed in accordance with this Initial Assessment Resolution.

(B) When imposed, the Assessments shall constitute a lien upon the Tax Parcels/Folios located in the District pursuant to Section 2.09 of the Ordinance.

SECTION 11. COMPUTATION OF ASSESSMENTS. The Assessment amount for the Fiscal Year commencing October 1, 2018, shall be calculated and apportioned as follows:

(A) ANNUAL SERVICE COMPONENT. The Annual Service Component shall be calculated for each Fiscal Year for each Tax Parcel/Folio by dividing the number of Lots/Units assigned to such Tax Parcel/Folio by the total number of Lots/Units attributable to all Tax Parcels/Folios within District, and multiplying the result by the estimated Security Service Cost.

(B) COLLECTION COST COMPONENT. The Collection Cost Component shall be computed each Fiscal Year for each Tax Parcel/Folio by (1) dividing (a) the Annual Service Component for such Tax Parcel/Folio by (b) the Security Service Cost, and (2) multiplying the result by the Collection Cost.

(C) STATUTORY DISCOUNT AMOUNT. The Statutory Discount Amount shall be computed for each Tax Parcel/Folio as the amount allowed by law as the maximum discount for early payment of ad valorem taxes and non-ad valorem assessments, such amount to be calculated by deducting (1) the sum of (a) the Annual Service Component and (b) the Collection Cost Component, from (2) the amount computed by dividing (a) the sum of (i) the Annual Service Component and (ii) the Collection Cost Component, by (b) the factor of 0.96.

(D) ASSESSMENT. The annual Assessment for each Tax Parcel/Folio shall be computed as the sum of (1) the Annual Service Component, (2) the Collection Cost Component, and (3) the Statutory Discount Amount, as set forth in the preliminary Assessment Roll which is attached hereto as Appendix B and incorporated herein by reference.

SECTION 12. SECURITY SERVICES ASSESSMENT ROLL.

(A) The City Manager is hereby directed to prepare, or cause to be prepared, an estimate of the amount of the Security Service Cost and to prepare the preliminary Security Services Assessment Roll for the District in the manner provided in the Assessment Ordinance.

(B) A copy of this Initial Assessment Resolution and the preliminary Security Services Assessment Roll shall be maintained on file in the office of the City Clerk and open to public inspection. The foregoing shall not be construed to require that the

preliminary Security Services Assessment Roll be in printed form if the amount of the Assessment for each parcel of property can be determined by the use of a computer terminal available to the public.

SECTION 13. METHOD OF COLLECTION. The Assessments shall be collected pursuant to the Uniform Assessment Collection Act as authorized by Section 3.01 of the Assessment Ordinance.

SECTION 14. CONFLICTS. All resolutions or parts thereof in conflict herewith are hereby repealed to the extent of such conflict.

SECTION 15. EFFECTIVE DATE. This Resolution shall take effect immediately upon its adoption.

PASSED AND ADOPTED THIS 10TH DAY OF JULY, A.D., 2018.

(Moved: / Seconded:)
(Yeas:)
(Unanimous:)
(Agenda Item:)

APPROVED:

RAUL VALDES-FAULI
MAYOR

ATTEST:

APPROVED AS TO FORM AND
LEGAL SUFFICIENCY:

WALTER J. FOEMAN
CITY CLERK

MIRIAM SOLER RAMOS
CITY ATTORNEY

APPENDIX A
FORM OF NOTICE TO BE PUBLISHED

To Be Published on or before August 24, 2018

[INSERT MAP OF ASSESSMENT AREA]

**NOTICE OF HEARING TO IMPOSE AND PROVIDE FOR COLLECTION OF
SECURITY SERVICES SPECIAL ASSESSMENTS**

Notice is hereby given that the City Commission of the City of Coral Gables, Florida, will conduct a public hearing to consider the imposition of special assessments for the provision of enhanced neighborhood security services, facilities, and programs for the Fiscal Year beginning October 1, 2018 and future fiscal years within the boundaries of the Snapper Creek Lakes Security Guard Special Taxing District ("District"), which includes all lands shown on the map set forth above. In the past, the District was established and governed by Metropolitan Dade County, but was recently transferred to the City of Coral Gables.

The hearing will be held at 3:00 p.m. on September 13, 2018, in Commission Chambers, City Hall, 405 Biltmore Way, Florida, for the purpose of receiving public comment on the imposition and collection of the assessments on the ad valorem tax bill. All affected property owners have a right to appear at the hearing and to file written objections with the City within 20 days of this notice. If a person decides to appeal any decision made by the Commission with respect to any matter considered at the hearing, such person will need a record of the proceedings and may need to ensure that a verbatim record is made, including the testimony and evidence upon which the appeal is to be made.

Any person who needs assistance in another language in order to speak during the public hearing or public comment portion of the meeting should contact the City's ADA Coordinator Raquel Elejabarrieta, Esq., Director of Labor Relations and Risk Management (E-mail: relejabarrieta@coralgables.com, Telephone: 305-722-8686, TTY/TDD: 305-442-1600), at least three (3) business days before the meeting.

Any person with a disability requiring communication assistance (such as a sign language interpreter or other auxiliary aide or service) in order to attend or participate in the meeting should contact the City's ADA Coordinator Raquel Elejabarrieta, Esq., Director of Labor Relations and Risk Management (E-mail: relejabarrieta@coralgables.com, Telephone: 305-722-8686, TTY/TDD: 305-442-1600), at least three (3) business days before the meeting.

The Assessment for each parcel of property will be based upon the total number of lots/units attributed to that parcel. Vacant lots will be assigned one-half of a lot/unit for each vacant lot. The annual assessment will include each Tax Parcel/Folio's share of the service cost, plus administrative and collection costs. The maximum annual assessment is estimated to be \$2,282.16 per improved lot/unit and \$1,141.08 per vacant lot. A more specific description is set forth in the Initial Assessment Resolution adopted by the City Commission on June 12, 2018. Copies of the Master Service

Assessment Ordinance, the Initial Assessment Resolution, and the preliminary Assessment Roll are available for inspection at the Office of the City Clerk, 405 Biltmore Way, Coral Gables, Florida

The assessments will be collected on the ad valorem tax bill to be mailed in November 2018, as authorized by Section 197.3632, Florida Statutes. Failure to pay the assessments will cause a tax certificate to be issued against the real property which may result in a loss of title.

If you have any questions, please contact the Finance Director's Office at (305) 460-5276, Monday through Friday between 8:30 a.m. and 5:00 p.m.

CORAL GABLES, FLORIDA

APPENDIX B

PRELIMINARY ASSESSMENT ROLL

APPENDIX B

PRELIMINARY ASSESSMENT ROLL
FOR
SNAPPER CREEK LAKES

<u>Folio Number</u>	<u>Site Address</u>	<u>Units</u>	<u>Rate</u>	<u>Assessment</u>
0351060000170	10015 SNAPPER CREEK RD	1	2,282.16	\$2,282.16
0351060000180	10005 SNAPPER CREEK RD	1	2,282.16	\$2,282.16
0351060000190	9990 OLD CUTLER RD	1	2,282.16	\$2,282.16
0351060000210	10001 FAIRCHILD WAY	1	2,282.16	\$2,282.16
0351060120010	9950 SEA GRAPE CIR	1	2,282.16	\$2,282.16
0351060120020	5455 ARBOR LN	1	2,282.16	\$2,282.16
0351060120030	5505 ARBOR LN	1	2,282.16	\$2,282.16
0351060120040	5545 ARBOR LN	1	2,282.16	\$2,282.16
0351060120050	5577 ARBOR LN	1	2,282.16	\$2,282.16
0351060120060	5601 ARBOR LN	1	2,282.16	\$2,282.16
0351060120070	5635 ARBOR LN	1	2,282.16	\$2,282.16
0351070040010	11055 SNAPPER CREEK RD	1	2,282.16	\$2,282.16
0351070040015	10920 LAKESIDE DR	1	2,282.16	\$2,282.16
0351070040020	10900 LAKESIDE DR	1	2,282.16	\$2,282.16
0351070040040	10850 LAKESIDE DR	1	2,282.16	\$2,282.16
0351070040050	10800 LAKESIDE DR	1	2,282.16	\$2,282.16
0351070040060	10750 LAKESIDE DR	1	2,282.16	\$2,282.16
0351070040070	10640 LAKESIDE DR	1	2,282.16	\$2,282.16
0351070040080		0.5	2,282.16	\$1,141.08
0351070040090	10520 LAKESIDE DR	1	2,282.16	\$2,282.16
0351070040100	5400 SNAPPER CREEK RD	1	2,282.16	\$2,282.16
0351070040110	5500 SNAPPER CREEK RD	1	2,282.16	\$2,282.16
0351070040120	10501 SNAPPER CREEK RD	1	2,282.16	\$2,282.16
0351070040130	10601 SNAPPER CREEK RD	1	2,282.16	\$2,282.16
0351070040140	10645 SNAPPER CREEK RD	1	2,282.16	\$2,282.16
0351070040150	10705 SNAPPER CREEK RD	1	2,282.16	\$2,282.16
0351070040160	10801 SNAPPER CREEK RD	1	2,282.16	\$2,282.16
0351070040170	10845 SNAPPER CREEK RD	1	2,282.16	\$2,282.16
0351070040180	10905 SNAPPER CREEK RD	1	2,282.16	\$2,282.16
0351070040190	10700 SNAPPER CREEK RD	1	2,282.16	\$2,282.16
0351070040200	10840 SNAPPER CREEK RD	1	2,282.16	\$2,282.16
0351070040210		1	2,282.16	\$2,282.16
0351070040220	10950 SNAPPER CREEK RD	1	2,282.16	\$2,282.16

<u>Folio Number</u>	<u>Site Address</u>	<u>Units</u>	<u>Rate</u>	<u>Assessment</u>
0351070040230	11000 SNAPPER CREEK RD	1	2,282.16	\$2,282.16
0351070040240	11040 SNAPPER CREEK RD	1	2,282.16	\$2,282.16
0351070040250	11090 SNAPPER CREEK RD	1	2,282.16	\$2,282.16
0351070040260	11100 SNAPPER CREEK RD	1	2,282.16	\$2,282.16
0351070040270	11140 SNAPPER CREEK RD	1	2,282.16	\$2,282.16
0351070040280	11180 SNAPPER CREEK RD	1	2,282.16	\$2,282.16
0351070040290	11190 SNAPPER CREEK RD	1	2,282.16	\$2,282.16
0351070040300	11125 SNAPPER CREEK RD	1	2,282.16	\$2,282.16
0351070040310	11050 OLD CUTLER RD	1	2,282.16	\$2,282.16
0351070040320	11000 OLD CUTLER RD	1	2,282.16	\$2,282.16
0351070040330	10950 OLD CUTLER RD	1	2,282.16	\$2,282.16
0351070040340	10900 OLD CUTLER RD	1	2,282.16	\$2,282.16
0351070040350	10840 OLD CUTLER RD	1	2,282.16	\$2,282.16
0351070040360	10800 OLD CUTLER RD	1	2,282.16	\$2,282.16
0351070040370	10700 OLD CUTLER RD	1	2,282.16	\$2,282.16
0351070040380	10600 OLD CUTLER RD	1	2,282.16	\$2,282.16
0351070040390	10550 OLD CUTLER RD	1	2,282.16	\$2,282.16
0351070040400	5200 SNAPPER CREEK RD	1	2,282.16	\$2,282.16
0351070040410	5250 SNAPPER CREEK RD	1	2,282.16	\$2,282.16
0351070040420	10615 LAKESIDE DR	1	2,282.16	\$2,282.16
0351070040430	10645 LAKESIDE DR	1	2,282.16	\$2,282.16
0351070040440	10725 LAKESIDE DR	1	2,282.16	\$2,282.16
0351070040450	10745 LAKESIDE DR	1	2,282.16	\$2,282.16
0351070040460	10855 LAKESIDE DR	1	2,282.16	\$2,282.16
0351070040470	10915 LAKESIDE DR	1	2,282.16	\$2,282.16
0351070040480	10945 LAKESIDE DR	1	2,282.16	\$2,282.16
0351070040490	11015 LAKESIDE DR	1	2,282.16	\$2,282.16
0351070040500	11095 LAKESIDE DR	1	2,282.16	\$2,282.16
0351070040510	5228 OAK LN	1	2,282.16	\$2,282.16
0351070040520	5230 OAK LN	0.5	2,282.16	\$1,141.08
0351070040530	5252 OAK LN	1	2,282.16	\$2,282.16
0351070040540	10101 LAKESIDE DR	1	2,282.16	\$2,282.16
0351070040550	10185 LAKESIDE DR	1	2,282.16	\$2,282.16
0351070040560	10255 LAKESIDE DR	1	2,282.16	\$2,282.16
0351070040570	10325 LAKESIDE DR	1	2,282.16	\$2,282.16
0351070040580	10415 LAKESIDE DR	1	2,282.16	\$2,282.16
0351070040590	10445 LAKESIDE DR	1	2,282.16	\$2,282.16
0351070040600	5255 SNAPPER CREEK RD	1	2,282.16	\$2,282.16
0351070040650	5200 FAIRCHILD WAY	1	2,282.16	\$2,282.16

<u>Folio Number</u>	<u>Site Address</u>	<u>Units</u>	<u>Rate</u>	<u>Assessment</u>
0351070040660	5250 FAIRCHILD WAY	1	2,282.16	\$2,282.16
0351070040670	5290 FAIRCHILD WAY	1	2,282.16	\$2,282.16
0351070040680	5300 FAIRCHILD WAY	1	2,282.16	\$2,282.16
0351070040690	5340 FAIRCHILD WAY	1	2,282.16	\$2,282.16
0351070040700	5400 FAIRCHILD WAY	1	2,282.16	\$2,282.16
0351070040710	5365 OAK LN	1	2,282.16	\$2,282.16
0351070040720	5335 OAK LN	1	2,282.16	\$2,282.16
0351070040730	5301 OAK LN	1	2,282.16	\$2,282.16
0351070040740	5275 OAK LN	1	2,282.16	\$2,282.16
0351070040750	5245 OAK LN	1	2,282.16	\$2,282.16
0351070040760	5201 OAK LN	1	2,282.16	\$2,282.16
0351070040770	9999 FAIRCHILD WAY	1	2,282.16	\$2,282.16
0351070040780	9979 FAIRCHILD WAY	1	2,282.16	\$2,282.16
0351070040790	5225 FAIRCHILD WAY	1	2,282.16	\$2,282.16
0351070040800	5275 FAIRCHILD WAY	1	2,282.16	\$2,282.16
0351070040810	5295 FAIRCHILD WAY	1	2,282.16	\$2,282.16
0351070040820	5325 FAIRCHILD WAY	1	2,282.16	\$2,282.16
0351070040830	5345 FAIRCHILD WAY	1	2,282.16	\$2,282.16
0351070040840	5395 FAIRCHILD WAY	1	2,282.16	\$2,282.16
0351070040850	10100 LAKESIDE DR	1	2,282.16	\$2,282.16
0351070040860	10140 LAKESIDE DR	1	2,282.16	\$2,282.16
0351070040870	10250 LAKESIDE DR	1	2,282.16	\$2,282.16
0351070040880	10300 LAKESIDE DR	1	2,282.16	\$2,282.16
0351070040890	10400 LAKESIDE DR	1	2,282.16	\$2,282.16
0351070040900	10440 LAKESIDE DR	0.5	2,282.16	\$1,141.08
0351070040910	10355 SABAL PALM AVE	1	2,282.16	\$2,282.16
0351070040920	10315 SABAL PALM AVE	1	2,282.16	\$2,282.16
0351070040930	10305 SABAL PALM AVE	1	2,282.16	\$2,282.16
0351070040940	10255 SABAL PALM AVE	1	2,282.16	\$2,282.16
0351070040950	10201 SABAL PALM AVE	1	2,282.16	\$2,282.16
0351070040960	10101 SABAL PALM AVE	1	2,282.16	\$2,282.16
0351070040980	10120 SABAL PALM AVE	2	2,282.16	\$2,282.16
0351070040990	10200 SABAL PALM AVE	1	2,282.16	\$2,282.16
0351070041000	10300 SABAL PALM AVE	1	2,282.16	\$2,282.16
0351070041010	10345 CORAL CREEK RD	1	2,282.16	\$2,282.16
0351070041020	5501 SNAPPER CREEK RD	1	2,282.16	\$2,282.16
0351070041030	10305 CORAL CREEK RD	1	2,282.16	\$2,282.16
0351070041040	10225 CORAL CREEK RD	1	2,282.16	\$2,282.16
0351070041050	10205 CORAL CREEK RD	1	2,282.16	\$2,282.16

<u>Folio Number</u>	<u>Site Address</u>	<u>Units</u>	<u>Rate</u>	<u>Assessment</u>
0351070041060	10101 CORAL CREEK RD	1	2,282.16	\$2,282.16
0351070041070	5401 OAK LN	1	2,282.16	\$2,282.16
0351070041080	5501 OAK LN	1	2,282.16	\$2,282.16
0351070041090	5555 OAK LN	1	2,282.16	\$2,282.16
0351070041100	5575 OAK LN	1	2,282.16	\$2,282.16
0351070041110	10100 CORAL CREEK RD	1	2,282.16	\$2,282.16
0351070041120	10200 CORAL CREEK RD	1	2,282.16	\$2,282.16
0351070041130	10220 CORAL CREEK RD	1	2,282.16	\$2,282.16
0351070041140	10300 CORAL CREEK RD	1	2,282.16	\$2,282.16
0351070041150	10350 CORAL CREEK RD	1	2,282.16	\$2,282.16
0351070041160	10400 CORAL CREEK RD	1	2,282.16	\$2,282.16
0351070041170	10500 SNAPPER CREEK RD	1	2,282.16	\$2,282.16