

John McCormick

1405 2nd Street Key West, Florida 33040 (305) 360-3121 john@keywest.com

Monday, August 06, 2018

Key West City Commission
City of Key West
1300 White Street
Key West, Florida 33040

RE: Stormwater Services Assessments
Sequence # KW-02-02569
Alternate Key # 1047392

Dear Sir or Madam:

I received the attached notice by mail on Saturday.

I object to the assessment per se and the assigned value for my property parcel. My property is surrounded on 3 ½ sides by a cement brick wall and thus retains a minimum of 75% of all stormwater as well as routine runoff. The ½ not enclosed by the wall retains 100% of normal as well as all of Irma's rainfall.

In addition, please provide the basis for increasing the ESU rate to a higher amount next year without further notice.

Most of us incurred significant financial losses as a result of Irma and the recovery has been slow. I would suggest that you delay this matter until a future date to allow Key West citizens to better recover from Irma and in a better position to deal with needed and proposed constructive increase in tax assessments.

Sincerely,



John McCormick

cc: Customer Services Department, P.O. Box 1409

CITY OF KEY WEST, FLORIDA
CUSTOMER SERVICE DEPARTMENT
PO BOX 1409
KEY WEST, FL 33041

CITY OF KEY WEST, FLORIDA
NOTICE OF HEARING TO IMPOSE AND
PROVIDE FOR COLLECTION OF STORMWATER
NON-AD VALOREM ASSESSMENTS

NOTICE DATE: JULY 31, 2018

MCCORMICK JOHN
1405 2ND ST
KEY WEST FL 33040-3703

Sequence # KW-02-02569
Alternate Key # 1047392

******* NOTICE TO PROPERTY OWNER *******

Dear Property Owner:

As required by section 197.3632, Florida Statutes, and the direction of the City Commission, notice is given by the City of Key West, Florida that annual assessments for stormwater services using the tax bill collection method may be imposed and levied on your property. The use of an annual special assessment to fund stormwater services benefiting improved property located within the City of Key West is fair, efficient and effective. The Stormwater Service Assessments are based upon the estimated amount of stormwater runoff generated by impervious surface on the property. Impervious surfaces include the roof top, patios, driveways, parking lots and similar areas. The City has determined that the average single-family residence in the City includes 1,440 square feet of impervious surface, which is the value of one "equivalent stormwater unit" or "ESU Value." All residential parcels have been assigned one ESU per dwelling unit. Generally, the number of ESUs has been calculated individually for each parcel of non-residential property by dividing 75% of the impervious surface area by 1,440 square feet. The annual stormwater assessment is based on the number of ESUs contained on each parcel of property.

The above parcel is subject to the stormwater assessment.

The total number of ESUs on the above parcel is 1.00.

The maximum annual stormwater assessment for Fiscal Year 2018-19 is \$104.66 per ESU or \$104.66.

The maximum annual stormwater assessment for future fiscal years without further notice is \$124.97 per ESU or \$124.97.

The total annual stormwater assessment revenue to be collected within the City of Key West is estimated to be \$2,167,606 for Fiscal Year 2018-19.

A public hearing will be held at 6:00 p.m. on August 21, 2018, at City Hall, 1300 White Street, Key West, FL 33040 for the purpose of receiving public comment on the proposed assessments. You and all other affected property owners have a right to appear at the hearing and to file written objections with the City Commission within 20 calendar days of the date of this notice. ~~If you decide to appeal any decision made by the City Commission with respect to any matter considered at the hearing, you 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. It is the policy of the City of Key West to comply with all requirements of the Americans with Disabilities Act (ADA). Please call the TTY number at 1-800-955-8771 or for voice 1-800-955-8770 or the ADA Coordinator at 305-809-3811 at least five business days in advance for sign language interpreters, assistive listening devices, or materials in accessible format.~~

Unless proper steps are initiated in a court of competent jurisdiction to secure relief within 20 days from the date of City Commission action at the above hearing (including the method of apportionment, the rate of assessment and the imposition of assessments), such action shall be the final adjudication of the issues presented. Copies of the legal documentation for the assessment program are available for inspection at the City Clerk's office, located at City Hall - 1300 White Street, Key West, FL 33040.

The stormwater special assessment amount shown on this notice and the ad valorem taxes for the above parcel will be collected on the ad valorem tax bill mailed in November of each year that the assessment is imposed. Failure to pay the assessment will cause a tax certificate to be issued against the property which may result in a loss of title.

If there is a mistake on this notice, it will be corrected. If you have any questions, please contact the City at 305-809-3902, Monday through Friday between 8:00 a.m. and 4:45 p.m.

******* THIS IS NOT A BILL *******

JOHN F. GALLAGHER

3048 RIVIERA DRIVE
KEY WEST, FL 33040

8-8-18

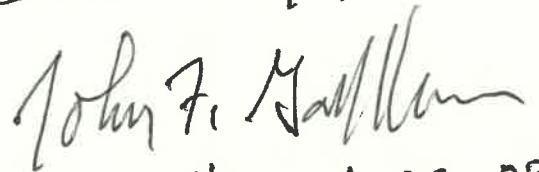
To: The Mayor and City Commission of Key West,

I received your notice of implementation of a Stormwater tax. The Language of the Notice was incomprehensible and confusing and most likely intentionally written that way, what I did take away from the notice was that you want to increase my property tax according to how much rain falls on it.

You cannot assess every Property with a broad brush. For example, 30% of my property is an inground pool, I have a cistern, and most of my stormwater runs off into the Riviera Canal. You will never get an accurate or fair assessment here.

If what you were asking for was my opinion of your proposal, I think it is a sneaky, underhanded and totally unfair way for you to raise my property tax.

Sincerely,



Sequence # KW-02-03158
Alternate Key # 1073580