

Why you are being Overburdened by the UEP Assessments?

- The City Finance Dept. adopted the financial plan to split the project into 2 financial categories: (1) Line Assessments, which pays for the distribution lines in the neighborhoods. (2) CFEC, which pays for the expansions of the water plants, the sewage plant and the pumping stations.
- The City Finance Dept. developed the assessment formula that assesses commercial and multi-family properties the same as residential. Their usage of the UEP system will be much greater than a typical residential property owner. According to the Finance Dept. Director, these properties will be charged later when they are developed, through larger CFEC charges. That equates to the City Water Dept. profiting in the future. Meanwhile, the residential property owners suffer a greater burden of cost for the Line Assessments.
- The City Finance Dept. decided to assess the Seven Islands Properties the same as residential. The City Council has already approved the D-1 Concept which has 995 residential Units, 240 hotel rooms, 45,000 sq. ft. of commercial space and 280 boat slips that could potentially have water hook-ups. Once again, the residential property owners are paying for the infrastructure to be used by a commercial and multifamily development.
- The City Finance Dept. was unable to assess the Pine Island Water Area Property Owners for their new clean water infrastructure. The cost of that infrastructure was added to the rest of the project areas within their assessment cost. These are customers that the city is taking from the Pine Island Water Dept. and should be paid for by the City Water Department budget.
- According to Contract 1 of North 2, the UEP infrastructure is being installed along Old Burnt Store Rd. up to Hermosa Canal. The City chose to give the West Cape Estates gated community the option to not attach to the UEP system, which they chose. There are 13 developed and 14 undeveloped properties in that community. Why were they given a choice?
- The City published the future cost projections for those that did not pay the Assessment and CFEC charges, by their respective deadlines. If you calculate the payback amounts that the City stated, it calculates to be 7% interest being charged. When council passed the final resolution, it was an approval for a maximum of 5% interest.
- The City Finance Dept. Director stated to Council, that there would be a processing fee of 2% charged to those that did not pay by the pre-payment deadline. Why are the property

owners being charged a processing fee for work being performed by a staff that we are already paying for?

- The UEP State Revolving Fund loans of \$86.5 million, acquired by the City, have an average interest rate of less than 1% per year. Why then are the property owners then being charged 5% or more of interest?
- Why are the residents being charged a \$1344.00 Penalty Charge for not paying the assessment cost by 10/31/2017? This was **not voted** on by the Council, yet quietly implemented by the City Finance Dept.
- Why are the residences being charged such a high rate as a minimum monthly charge for their water and sewage bills? If they are not using the system and they paid for the system installation, what is the cost to the city? \$48 per month for non-usage is extremely unreasonable and has not been published by the City.
- Why are the Property Owners being charged in advance for a system, that they can't use for at least 2+ years? You wouldn't buy a car today that you couldn't drive for 2 years.
- Why did the City Finance Dept. classify the UEP charges as an **assessment** instead of a **tax**, which is what it really is? Had they classified it as a tax, the property owners could have claimed it as a deduction on their Federal Tax Returns.
- **The City Finance Dept. has successfully turned this project into a new revenue generating scheme, with the blessing of the City Councils past and present. They chose to not question any details with regards to the UEP Project. We are not being fairly represented and they continue to overburden the Property Owners with additional TAXES!!!**

What can you do?

Please write or call the following City Leaders and voice yours disapproval.

Finance Director Victoria Bateman – vbateman@capecoral.net

City Manager John Szerlag – jszerlag@capecoral.net

Mayor Joe Coviello – jcoviell@capecoral.net

Council District 6 Rick Williams – rwilliams@capecoral.net

Council District 7 Jessica Cosden – jcosden@capecoral.net

Council District 1 John Gunter - jgunter@capecoral.net

Council District 2 John Carioscia – jcarioscia@capecoral.net

Council District 3 Marilyn Stout – mstout@capecoral.net

Council District 4 Jennifer Nelson - jnelson@capecoral.net

Council District 5 Dave Stokes – dstokes@capecoral.net