

**RESOLUTION NO. 2021-081**

**A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF SOUTHWEST RANCHES, FLORIDA PROVIDING FINDINGS; PROVIDING PURPOSE; PROVIDING FOR PROVISION AND FUNDING OF FIRE PROTECTION SERVICES; PROVIDING FOR IMPOSITION AND COMPUTATION OF FIRE PROTECTION ASSESSMENTS; PROVIDING LEGISLATIVE DETERMINATIONS OF SPECIAL BENEFIT AND FAIR APPORTIONMENT; APPROVING THE FINAL FIRE SERVICES ASSESSMENT RATES AND FINAL ROLL RELATING TO THE PROVISION OF FIRE PROTECTION SERVICES, FACILITIES AND PROGRAMS IN THE TOWN FOR FISCAL YEAR 2021-22; CONFIRMING AN EXEMPTION FOR VETERAN'S WITH SERVICE-CONNECTED TOTAL AND PERMANENT DISABILITY; PROVIDING FOR EFFECT OF ADOPTION OF RESOLUTION; PROVIDING FOR APPLICATION OF ASSESSMENT PROCEEDS; PROVIDING FOR CONFLICTS AND SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.**

**WHEREAS**, the Town Council of the Town of Southwest Ranches, Florida ("Town Council"), has enacted Ordinance No. 2001-09 (the "Ordinance"), which authorizes the imposition of Fire Service Assessments for fire services, facilities, and programs against Assessed Property located within the Town; and

**WHEREAS**, the Town Council desires to reimpose a Fire Services Assessment within the Town using the procedures in the Ordinance, including the tax bill collection method for the Fiscal Year beginning on October 1, 2021; and

**WHEREAS**, pursuant to Ordinance 2001-09, the imposition of a Fire Services Assessment for fire services, facilities, and programs for Fiscal Year 2021-22 requires certain processes which the Town has fulfilled; and

**WHEREAS**, annually, a Preliminary Fire Services Assessment Resolution describing the method of assessing fire costs against assessed property located within the Town, directing the preparation of an assessment roll, authorizing a public hearing and directing the provision of notice thereof is required by the Ordinance for imposition of Fire Assessments; and

**WHEREAS**, annually, after a public hearing noticed by mail and publication, an Annual Fire Services Assessment Resolution approves the final rates and final roll for the Fire Assessments and directs submittal of the final roll to the Tax Collector's Office for billing on the annual property tax bills; and

**WHEREAS**, the Town Council has previously imposed a Fire Assessment, and the imposition of a Fire Assessment for fire services, facilities, and programs each fiscal year

continues to be an equitable and efficient method of allocating and apportioning Fire Assessed Costs among parcels of Assessed Property for FY 2021-22; and

**WHEREAS**, the Town Council, during the Fiscal Year 2013, made an initial policy decision and adopted Resolution 2012-034, regarding legally recognized disabled veterans who live on homesteaded properties titled in their name in the Town, and who have received a Veteran's Service-Connected Total and Permanent Disability ad valorem tax exemption providing them with a 100% exemption for Fire Service Assessments pursuant to a June 23, 2011 unanimous vote and wish to provide for such exemption for the Fiscal Year 2021-22; and

**WHEREAS**, on July 29, 2021, the Town Council adopted Resolution 2021-066 ("2021 Preliminary Resolution") accepting, concurring with, and approving the methodology and proposed assessment rates in the Town of Southwest Ranches Fire Protection Special Assessment Methodology Report dated July 15, 2021 prepared by Munilytics ("2021 Report"); and

**WHEREAS**, subsequent to adoption of the 2021 Preliminary Resolution, the Town Council requested an Addendum to the 2021 Report ("2021 Addendum") which updates the fire assessment rate calculations to incorporate a reduction in the assessed costs included in the rates from a contribution to the fire budget from other non-assessment, lawfully available funds of the Town; and

**WHEREAS**, the Town Council may finally adopt and impose the rates presented in the Addendum and this Annual Resolution without the necessity of any additional advertising since the rates in the Addendum are lower than the proposed rates previously approved and incorporated in mailed and published notices; and

**WHEREAS**, the Town Council of the Town of Southwest Ranches, Florida, desires to reimpose a fire service assessment program within the Town using the tax bill collection method, and deems it to be in the best interests of the citizens and residents of the Town of Southwest Ranches to adopt this Annual Fire Assessment Rate Resolution to impose Fire Assessments for Fiscal Year 2021-22; and

**NOW, THEREFORE, BE IT RESOLVED BY THE TOWN COUNCIL OF THE TOWN OF SOUTHWEST RANCHES, FLORIDA:**

**Section 1.** That the foregoing "WHEREAS" clauses are hereby ratified and confirmed as being true and correct and are hereby made a specific part of this Resolution.

**Section 2. Authority.** This resolution is adopted pursuant to the provisions of Ordinance No. 2001-9, the Initial Assessment Resolution (Resolution 2011-084), the Final Assessment Resolution (Resolution 2011-098), and all subsequently adopted Preliminary and Annual Assessment Resolutions, and sections 166.021 and 166.041, Florida Statutes, and other applicable provisions of law. This Annual Resolution confirms, modifies, supersedes and

amends, and where any conflicts occur between this Resolution and any previous Fire Assessment Resolutions, the terms of this Resolution shall prevail. However, nothing in this Resolution amends or affects the validity of any Fire Protection Assessments adopted and imposed by any previously adopted resolutions. The 2021 Preliminary Resolution (Resolution No. 2021-066) adopted and incorporated the 2021 Report and approved new definitions and proposed Fire Assessment rates. This Annual Resolution modifies and amends the 2021 Preliminary Resolution by adding a new definition for "2021 Addendum", by approving and incorporating the 2021 Addendum, by approving and incorporating updated final assessment rates, by approving a final assessment roll based on the final assessment rates, and further confirms and modifies the 2021 Preliminary Resolution as may be determined necessary by the Town Council.

**Section 3. Purpose and Definitions.** This Resolution constitutes the Annual Fire Services Assessment Resolution as defined in the Ordinance (codified as Sections 12-19 through 12-85 in the Town of Southwest Ranches Code of Ordinances) and adopts and imposes Fire Assessments as presented in Section 7 for the Fiscal Year beginning October 1, 2021. All capitalized words and terms not otherwise defined herein shall have the meanings set for in the Ordinance and in the 2021 Preliminary Resolution. Section 3 of Resolution 2021-066 is hereby amended by adding the following term:

**"2021 Addendum", "Addendum" or "August 2021 Addendum"** means the technical report updating and amending the 2021 Report and detailing and documenting the data used to determine the final Fire Protection Assessment rates for Fiscal Year 2021-22. The 2021 Addendum is attached hereto and incorporated within this Annual Resolution as Exhibit A. With adoption of this Annual Resolution, the Town Council approves the 2021 Addendum to the 2021 Report.

**Section 4. Provision and Funding of Fire Protection Services.** Upon the imposition of a Fire Protection Assessment for fire protection services, facilities, or programs against Assessed Property located within the Town as determined by the Broward County Property Appraiser (BCPA), the Town shall provide fire protection services to such Assessed Property. Proceeds of the Fire Protection Assessments shall be used to fund all or a portion of the costs of the provision of fire protection services to assessed properties within the Town. The remaining costs of providing fire protection services, facilities, and programs shall be funded by lawfully available Town revenues other than Fire Protection Assessment proceeds. Costs related to the provision of Emergency Medical Services (EMS) have not been included in the Fire Protection Assessed Costs and shall be paid for by the Town from other lawfully available funds and shall not be paid out of Fire Assessment revenues.

**Section 5. Imposition and Computation of Fire Protection Assessments.** Fire Protection Assessments shall be imposed against all Assessed Parcels. Fire Protection Assessments shall be computed in the manner set forth in the 2021 Preliminary Assessment Resolution (Res. No. 2021-066) and in the 2021 Report, as modified, confirmed and amended by the 2021 Addendum to the 2021 Report, and in this Annual Resolution.

**Section 6. Legislative Determination of Special Benefit and Fair Apportionment.** The legislative determinations of special benefit and fair apportionment embodied in the Ordinance (codified as Sections 12-19 through 12-85 in the Town of Southwest Ranches Code of Ordinances), the Initial Assessment Resolution (Resolution 2011-084), the Final Resolution (Resolution 2011-098), and in all subsequent Preliminary and Annual Resolutions, including the 2021 Preliminary Resolution and 2021 Report, are affirmed, amended, modified, and incorporated herein by reference. In addition, it is hereby ratified, confirmed, and declared that the fire protection services to be funded by the Fire Protection Assessments provide special benefit to the Assessed Property and that the Fire Protection Assessed Costs are fairly and reasonably allocated to Assessed Properties based upon the findings and data contained in the 2021 Report and the 2021 Preliminary Resolution as confirmed, amended and supplemented by the 2021 Addendum and this Annual Resolution. It is hereby ascertained, determined and declared that each parcel of Assessed Property located within the Town will be benefitted by the Town's provision of fire protection services, facilities, and programs in an amount not less than the Fire Protection Assessment adopted and imposed against such parcel by this Annual Resolution.

**Section 7. Approval of Final Fire Protection Assessment Rates and Final Fire Protection Assessment Roll.**

A. As directed by the Ordinance and the 2021 Preliminary Resolution, notice of the proposed Fire Assessments and a public hearing have been provided by mail and by publication. Notice by mail was provided in the annual notice of ad valorem property taxes mailed by the BCPA. Proof of notice by publication is attached to this Annual Resolution as Exhibit B. The rates established in the 2021 Preliminary Resolution were used to prepare the Preliminary Assessment Roll, which information was available at the public hearing. Subsequent to adoption of the 2021 Preliminary Resolution, the Town Council requested preparation of the 2021 Addendum which calculated and presents the final assessment rates incorporated into this Annual Resolution and into the Final Assessment Roll. The public hearing was held on September 13, 2021, and comments and objections of all interested persons have been heard, in person or virtually as may have been authorized, and considered by the Town Council. The Fire Protection Assessed Costs to be assessed and apportioned among benefitted parcels for Fiscal Year 2021-22, is the amount determined in the 2021 Addendum to the 2021 Report, which Addendum is approved by and incorporated in this 2021 Annual Resolution.

B. The Fire Protection Assessments to be assessed on benefitted parcels are hereby established as follows:

**Fiscal Year 2021-22 Final Fire Protection Assessment Rates**

<b>Rate Category</b>	<b>Assessment Unit</b>	<b>Final Fire Assessment Rate</b>
"A" Acreage	Per Acre	\$ 75.96
"R" Residential/Other	Per DU/Unit	\$ 690.00
Combined Non-residential	Per SF	\$ 0.8314

C. The above rates of assessment are hereby finally approved. The above Final Fire Assessment Rates shall be used to update and amend the Assessment Roll as needed and are hereby levied and imposed on all parcels of Assessed Property on the Final Assessment Roll. The Final Assessment Roll, as may have been updated or amended, is hereby adopted and approved. Approval by adoption of this Annual Resolution shall constitute a lien upon the property equal in rank and dignity with the liens of all state, county, district or municipal taxes and other non-ad valorem assessments. Except as otherwise provided by law, such lien shall be superior in dignity to all other liens, titles and claims, until paid.

D. The Mayor, or the Town Manager as the Mayor's designee, shall certify the Final Assessment Roll and Final Assessment Rates to the Broward County Tax Collector no later than September 15, 2021 as required by statute.

**Section 8. Recognized Disabled Veterans Exemption.** Legally recognized Disabled Veterans, who live on homesteaded properties titled in their name within the Town, who have received a veteran's service-connected total and permanent disability ad valorem tax exemption, shall be exempt from the collection of the Fire Assessment. The Town shall buy down this 100% exemption with lawfully available, non-assessment funds.

**Section 9. Effect of Adoption of Resolution.** The adoption of this Annual Rate Resolution shall be the final adjudication of the issues presented (including, but not limited to, the determination of special benefit and fair apportionment to Assessed Property, the method of apportionment and assessment, the rate of assessment, the Assessment Roll and the levy and lien of the Fire Protection Assessments), unless proper steps shall be initiated in a court of competent jurisdiction to secure relief within 20 days from the adoption of this Annual Rate Resolution.

**Section 10. Application of Assessment Proceeds.** Proceeds derived by the Town from the Fire Protection Assessments shall be deposited into the Fire Protection Assessment Fund and used for the provision of fire protection services, facilities, and programs. In the event there is any fund balance remaining at the end of the Fiscal Year, such balance shall be carried forward and used only to fund fire protection services, facilities, and programs.

**Section 11. Conflict.** All resolutions or parts of resolutions in conflict herewith are hereby superseded to the extent of such conflict.

**Section 12. Severability.** If any clause, section or other part of this Resolution shall be held by any court of competent jurisdiction to be unconstitutional or invalid, such unconstitutional or invalid part shall be considered as eliminated and in no way affecting the validity of the other provisions of this Resolution.

**Section 16. Effective Date.** This Resolution shall take effect immediately upon its adoption.

**PASSED AND ADOPTED** by the Town Council of the Town of Southwest Ranches, Florida, this 13<sup>th</sup> day of September, 2021 on a motion by Wm Jablonski and seconded by Wm Hartmann.

Breitkreuz	<u>Yes</u>
Hartman	<u>Yes</u>
Allbritton	<u>Yes</u>
Jablonski	<u>Yes</u>
Kuczenski	<u>Yes</u>

Ayes	<u>5</u>
Nays	<u>0</u>
Absent	<u>0</u>
Abstaining	<u>0</u>

Attest

  
\_\_\_\_\_  
Russell Muñiz, Assistant Town Administrator/Town Clerk

  
\_\_\_\_\_  
Steve Bruitkreuz, Mayor

Approved as to Form and Correctness:

  
\_\_\_\_\_  
Keith Poliakoff, Town Attorney  
1001.332.01

**EXHIBIT A**

**2021 ADDENDUM**

**August 2021 Addendum to July 2021 Methodology Report**

AUGUST 2021 ADDENDUM  
TO JULY 2021 REPORT

**Town of Southwest Ranches, Florida**

**Addendum to Fire Protection Assessment  
Methodology Report - Addendum**

Addendum to 2021 Report prepared for the  
Town of Southwest Ranches

August 31, 2021





## **Addendum Commission**

This August 31, 2021, Addendum (“Addendum”) to the July 2021 Methodology Report (“2021 Report”) was commissioned by the Town of Southwest Ranches as part of its annual fire services special assessment program. The 2021 Report evaluated the assessment roll for FY2021-2022 in light of the an updated 2022 assessment methodology used to levy the assessment. The most current study updated the call data for the most recent 5 calendar years (2016-2020) and combined certain non-residential categories (Commercial, Institutional, and Warehouse/Industrial) into one blended category (Combined Non-Residential) to reduce the volatility in rates that arose when presenting them discretely. As part of this Addendum, the FY2021-2022 roll was also updated and prepared. The major change presented in this Addendum from the rates calculated in the 2021 Report and included in mailed and published notices for the September 13, 2021, public hearing, is the amount of non-assessment funds to be contributed to the Fire Budget. An increase in non-assessment funds contributed to the Fire Budget results in a reduction of the assessed costs and also reductions in the previously proposed assessment rates. The Town Council may, without triggering any additional notice requirements, adopt final assessment rates lower than those previously proposed and advertised.

## Addendum Conclusions

The evaluation of the assessment roll, based upon the proposed rates show the follow gross assessment amounts:

### Amount Expected to be Levied in Each Category

	Amount
Combined Non-Residential	820,544
Acreage	141,962
Residential	1,854,030
Government-Exempt	<u>22,714</u>
Total Levy	<u><u>2,839,250</u></u>

The City has elected to not assess \$306,310 of the total fire services cost. Those costs not assessed will be funded with lawfully available revenues other than fire assessment revenue.

The following table summarizes the costs of the FY2021-2022 fire rescue services, the amount apportioned to the fire assessment based upon the studies, the increased amount of the budget not included in the assessment calculations, and the resulting reduced amount of assessed costs apportioned to each property category. The reduction in the total assessed costs included in the rate calculations results in lower fire assessment rates from the rates previously approved in the Preliminary Resolution No. 2021-066 and included in notices to property owners. The Town Council may reduce the rates from those advertised and adopt and impose the rates calculated in this Addendum. The Combined Non-Residential category includes Commercial, Institutional, and Warehouse/Industrial property uses which previously have been assessed as separate property categories.

(Addendum continued on next page)

**Town of Southwest Ranches - Addendum to 2021 Report**

**Proposed FY 2021/2022  
Fire Assessment**

<b>Expenditures</b>	<b>Total FY 2021-2022 Proposed</b>	<b>General Fund Portion</b>	<b>Fire Assessment Portion</b>
% Allocation per Study		40.00%	60.00%
<b>Direct Expenses:</b>			
Fire Rescue Contractual Service	\$ 3,789,440	\$ 1,515,776	\$ 2,273,664
Operating Expenses	348,454	N/A	348,454
Non-Operating Debt	29,485	N/A	29,485
Capital Outlay	66,207	-	66,207
Fire Protection/Control Contingency	55,500	N/A	55,500
<b>Sub-Total</b>	<b>\$ 4,289,086</b>	<b>\$ 1,515,776</b>	<b>\$ 2,773,310</b>

**Other Expenses**

Publication & Notification Costs		1,411
Statutory Discount		110,345
Collections Cost		39,408
Fire Assessment Cost Allocation of Townwide Personnel\Contractual Costs		221,086
<b>Less: Amount of Budget Not Assessed</b>		<b>(306,310)</b>
<b>Total Amount Assessed</b>		<b>\$ 2,839,250</b>

<b>Property Category</b>	<b>Assess Unit Type</b>	<b>% Apportioned</b>	<b>Amount</b>	<b>Final Proposed Rates FY 21/22</b>
<b>Combined Non Residential - 986,968 SF</b>		28.90%	820,544	\$ 0.8314
<b>Acreage - 1,869 Acres</b>	Per Acre	5.00%	141,962	\$ 75.96
<b>Residential - 2,687 Units</b>	Per Unit	65.30%	1,854,030	\$ 690.00
<b>Government - Exempt - 41,330 SF</b>	Per Sq.Ft. Bldg Area	0.80%	22,714	-
<b>Total</b>		<b>100%</b>	<b>\$ 2,839,250</b>	

## Analysis To Prior Rates

Decision-makers and affected parties often wish to be able to compare the proposed rates to the existing rates. Because the current methodology has combined the previous Commercial, Institutional, and Warehouse/Industrial categories into a Combined Non-residential category, the following table illustrates the current proposed rates to the previous property categories. This table is shown for comparative purposes only.

### Comparative Table of Prior Rates to Current Proposed Rates

**Town of Southwest Ranches  
Proposed FY 2021/2022  
Fire Assessment Worksheet**

**Sources:**

Fire Administration Department  
Volunteer Fire Service Department  
Volunteer Fire Fund

Expenditures	Total FY 2021-2022 Proposed	General Fund Portion	Fire Assessment Portion
% Allocation per Consultant Study for FR Contractual Services Only		40.00%	60.00%
<b>Direct Expenses:</b>			
Fire Rescue Contractual Service	\$ 3,789,440	\$ 1,515,776	\$ 2,273,664
Operating Expenses	348,454	N/A	348,454
Non-Operating Debt	29,485	N/A	29,485
Capital Outlay	66,207	-	66,207
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<b>Sub-Total</b>	<b>\$ 4,289,086</b>	<b>\$ 1,515,776</b>	<b>\$ 2,773,310</b>
<b>Other Expenses</b>			
Publication & Notification Costs			1,411
Statutory Discount			110,345
Collections Cost			39,408
Fire Assessment Cost Allocation of Townwide Personnel/Contractual Costs			221,086
<b>LESS: FY 2021/2022 ADJUSTMENT</b>			<b>(306,310)</b>
<b>Total Fire Assessment Expenses</b>			<b>\$ 2,839,250</b>

**Based On 2021 Consultant Study**

Property Category	Assess Unit Type	% Apportioned	Amount	Total Final Proposed Rates FY 21/22	Total Initial Proposed Rates FY 21/22	Total Assessed Rates FY 20/21	Difference: Final Prop. vs Assessed Incr/ (Decr)
<b>Combined Non-Res: Commercial-321,601 SF</b>	Per Sq.Ft. Bldg Area	7.85%	222,882	\$ 0.8314	\$ 0.9211	\$ 1.1266	\$ (0.2952)
<b>Combined Non-Res: Institutional-554,580 SF</b>	Per Sq.Ft. Bldg Area	20.25%	574,948	\$ 0.8314	\$ 0.9211	\$ 1.2106	\$ (0.3792)
<b>Combined Non-Res: Warehouse/Industrial-110,787 SF</b>	Per Sq.Ft. Bldg Area	0.80%	22,714	\$ 0.8314	\$ 0.9211	\$ 0.5417	\$ 0.2897
<b>Acreage - 1,869 Acres</b>	Per Acre	5.00%	141,962	\$ 75.96	\$ 84.15	\$ 84.76	\$ (8.80)
<b>Residential - 2,687 Units</b>	Per Unit	65.30%	1,854,030	\$ 690.00	\$ 764.44	\$ 629.14	\$ 60.86
<b>Government - Exempt - 41,330 SF</b>	Per Sq.Ft. Bldg Area	0.80%	22,714	-	-	-	-
<b>Total</b>		<b>100%</b>	<b>\$ 2,839,250</b>				

**Town of Southwest Ranches  
Proposed FY 2021/2022  
Fire Assessment Worksheet**

**Sources:**

Fire Administration Department  
Volunteer Fire Service Department  
Volunteer Fire Fund

Expenditures	Total FY 2021-2022 Proposed	General Fund Portion	Fire Assessment Portion
% Allocation per Consultant Study for FR Contractual Services Only		40.00%	60.00%
<b>Direct Expenses:</b>			
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<b>Other Expenses</b>			
Publication & Notification Costs			1,411
Statutory Discount			110,345
Collections Cost			39,408
Fire Assessment Cost Allocation of Townwide Personnel/Contractual Costs			221,086
LESS: FY 2021/2022 ADJUSTMENT			(306,310)
<b>Total Fire Assessment Expenses</b>			<b>\$ 2,839,250</b>

**Based On 2021 Consultant Study**

Property Category	Assess Unit Type	% Apportioned	Amount	Total Final Proposed Rates FY 21/22	Total Initial Proposed Rates FY 21/22	Total Assessed Rates FY 20/21	Difference: Final Prop. vs Assessed Incr/ (Decr)
Combined Non-Res: Commercial-321,601 SF	Per Sq.Ft. Bldg Area	7.85%	222,882	\$ 0.8314	\$ 0.9211	\$ 1.1266	\$ (0.2952)
Combined Non-Res: Institutional-554,580 SF	Per Sq.Ft. Bldg Area	20.25%	574,948	\$ 0.8314	\$ 0.9211	\$ 1.2106	\$ (0.3792)
Combined Non-Res: Warehouse/Indust-110,787 SF	Per Sq.Ft. Bldg Area	0.80%	22,714	\$ 0.8314	\$ 0.9211	\$ 0.5417	\$ 0.2897
Acreage - 1,869 Acres	Per Acre	5.00%	141,962	\$ 75.96	\$ 84.15	\$ 84.76	\$ (8.80)
Residential - 2,687 Units	Per Unit	65.30%	1,854,030	\$ 690.00	\$ 764.44	\$ 629.14	\$ 60.86
Government - Exempt - 41,330 SF	Per Sq.Ft. Bldg Area	0.80%	22,714	-	\$ -	\$ -	\$ -
<b>Total</b>		<b>100%</b>	<b>\$ 2,839,250</b>				

**EXHIBIT B**

**PROOF OF ADVERTISING**

**NOTICE OF PUBLIC HEARING  
TO IMPOSE AND PROVIDE FOR COLLECTION OF  
FIRE PROTECTION AND  
SOLID WASTE SPECIAL ASSESSMENTS**

Notice is hereby given that the Town Council of the Town of Southwest Ranches, Florida will conduct a virtual public hearing to consider imposing a fire protection special assessment for the provision of fire protection services, and for solid waste services special assessments within the Town of Southwest Ranches for Fiscal Year 2022, commencing on October 1, 2021.

The hearing will be held at **6:00 p.m. on Monday, September 13, 2021**, at the Southwest Ranches Council Chambers, 13400 Griffin Road, Southwest Ranches, Florida, for the purpose of receiving public comment on the proposed assessments. All affected property owners have a right to appear at the hearing and to file written objections with the Town Council within 20 days of this notice.

If a person decides to appeal any decision made by the Town Council 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. In accordance with the Americans with Disabilities Act, persons needing a special accommodation or an interpreter to participate in this proceeding should contact the Town Clerk's office at (954) 434-0008, no later than 5:00 p.m. on the last business day prior to the date of the hearing.

The assessment for each parcel of property will be based upon each parcel's classification and the total number of billing units attributed to that parcel. The following tables show the highest assessment rates the Town Council could impose for FY 2021-2022.

**Maximum Fire Assessment Rates for Fiscal Year 2021-2022**

<b>Property Category</b>	<b>Maximum Rate Per Unit Indicated</b>	
<b>Residential</b>	Rate per Unit	\$764.44
<b>Nonresidential</b>		
Combined Non Res.: Commercial	Rate per Square Foot Building Area	\$ 0.9211
Combined Non Res.: Institutional	Rate per Square Foot Building Area	\$ 0.9211
Combined Non Res.: Warehouse/Industrial	Rate per Square Foot Building Area	\$ 0.9211
Acreage	Rate per Acre	\$ 84.15

**Maximum Solid Waste Assessment Rates for Fiscal Year 2021-2022**

<b>Total Solid Waste Assessment per Parcel will equal the Bulk Waste Assessment Component calculated per residential parcel plus the Household Waste Assessment Component per Dwelling Unit on each residential parcel.</b>	
<b>Bulk Waste Assessment Component</b>	
<b>Rate Class (based on parcel size)</b>	<b>Rate per Residential Parcel</b>
A: less than or equal to 41,200 sq. ft.	\$ 270.15
B: 41,201 – 46,999 sq. ft.	\$ 316.02
C: 47,000 – 62,999 sq. ft.	\$ 380.47
D: 63,000 – 95,999 sq. ft.	\$ 407.99
E: 96,000 - 106,999 sq. ft.	\$ 450.31
F: 107,000 sq. ft. and larger	\$ 556.88
<b>Household Waste Assessment Component</b>	
	<b>Rate per Dwelling Unit</b>
	\$ 322.86

Copies of relevant ordinances and resolutions (including the Fire Protection Assessment Ordinance No. 2001-09, Preliminary Fire Services Assessment Resolution No. 2021-066, Solid Waste Assessment Ordinance No. 2002-08 and Preliminary Solid Waste Assessment Resolution No. 2021-067) and the Preliminary Assessment Rolls for the Fire Services Assessment and the Solid Waste Assessment for the upcoming fiscal year are available for inspection at the Town Clerk's office located in Town Hall, 13400 Griffin Road, Town of Southwest Ranches, Florida.

The fire and solid waste assessments will be collected on the ad valorem property tax bill which will be mailed in November 2021 as authorized by section 197.3632, Florida Statutes. Failure to pay the assessments will cause a tax certificate to be issued against the property which may result in a loss of title.

If you have any questions, please contact the Town of Southwest Ranches at (954) 434-0008, Monday through Friday between 8:30 a.m. and 5:00 p.m.

Russell Mufiz, Assistant Town Administrator/Town Clerk

