

RESOLUTION NO. ~~2003~~ 00937

A RESOLUTION OF THE CITY OF TAMPA, FLORIDA, ESTIMATING THE COST OF STORMWATER MANAGEMENT SERVICES PROVIDED BY THE CITY'S STORMWATER UTILITY; PROVIDING CERTAIN FINDINGS; DETERMINING THAT CERTAIN REAL PROPERTY WILL BE SPECIALLY BENEFITED THEREBY; ESTABLISHING THE METHOD OF ASSESSING THE COST OF STORMWATER MANAGEMENT SERVICE AGAINST THE REAL PROPERTY THAT WILL BE SPECIALLY BENEFITED THEREBY; DETERMINING THAT CERTAIN GOVERNMENT PROPERTY DEMANDS STORMWATER MANAGEMENT SERVICES FROM THE CITY'S STORMWATER UTILITY; ESTABLISHING THE METHOD OF CHARGING GOVERNMENT PROPERTY A FEE FOR SAID SERVICES; PROVIDING FOR MITIGATION CREDITS; DIRECTING THE STORMWATER UTILITY DIRECTOR TO PREPARE OR DIRECT THE PREPARATION OF A TENTATIVE STORMWATER ROLL BASED UPON THE METHODOLOGY SET FORTH HEREIN; ESTABLISHING A PUBLIC HEARING AT THE TAMPA CONVENTION CENTER, BALLROOM D, 333 S. FRANKLIN STREET, TAMPA FLORIDA AT 7:30 P.M. ON SEPT 11, 2003 FOR THE PROPOSED STORMWATER CHARGES AND DIRECTING THE PROVISION OF NOTICE IN CONNECTION THEREWITH; PROVIDING FOR SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the purpose of this initial resolution is to evidence the City Council of the City of Tampa's intent to establish a preliminary rate for the purpose of notifying the public prior to their consideration of the final resolution, which is to be considered on September 11, 2003.

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF TAMPA, FLORIDA, THAT:

ARTICLE I

DEFINITIONS AND CONSTRUCTION

Certified as true
and correct copy.

SECTION 1.01. PURPOSE AND DEFINITIONS. This resolution constitutes the Initial Stormwater Resolution as defined in Section 21-4 of the City Code. As used in this resolution, the following terms shall have the following meanings, unless the context hereof otherwise requires:

"Building Footprint" means the actual square footage of a Building as reflected on the Tax Roll, divided by the number of levels or floors within the Building.

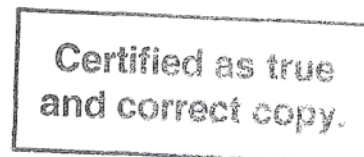
"Community Development District" means a local unit of special-purpose government as more particularly defined in section 190.003(6), Florida Statutes, as it may be amended from time to time.

"Condominium" means a condominium created by a declaration of condominium pursuant to Chapter 718, Florida Statutes.

"Condominium Common Area Parcel" means a Tax Parcel including one or more "common elements" of a Condominium, as defined in Section 718.103, Florida Statutes, to which the Property Appraiser has assigned a DOR Code of 04 or 05, the taxable value of which has been attributed to Condominium Residential Unit Parcels by the Property Appraiser.

"Condominium Residential Unit Parcel" means a Tax Parcel constituting a Condominium "unit" (as defined in Section 718.103, Florida Statutes) to which the Property Appraiser has assigned a DOR Code of 04 or 05.

"DOR Code" means the first two digits of the property use codes as defined in Section 21-4 of the City Code, which are attached hereto as Appendix D.



"ESFIA Value" means the Impervious Area for a typical Single Family Parcel within the Stormwater Service Area. Based upon a median Impervious Area derived from a statistically valid sample of Single Family Parcels, the City has computed an "ESFIA Value" of 3,310 square feet, which shall be used to calculate the number of ESFIAs attributable to each Tax Parcel.

"General Parcel" means a Tax Parcel of Developed Property that is not a Single Family Parcel, a Condominium Common Area Parcel, a Condominium Residential Unit Parcel, or a Multi-Family Parcel.

"Government Property" means property owned by the United States of America, the State of Florida, a sovereign state or nation, a county, a special district, a municipal corporation, or any of their respective agencies or political subdivisions.

"Homeowners' Association" means a Florida corporation responsible for the operation of a community or a mobile home subdivision in which the voting membership is made up of parcel owners or their agents, or a combination thereof, and in which membership is a mandatory condition of parcel ownership, and which is authorized to impose assessments that, if unpaid, may become a lien on the parcel. The term "Homeowners' Association" does not include a Community Development District or other similar special taxing district created pursuant to statute.

"Large Multi-Family Parcel" means a Multi-Family Parcel with a Building Footprint greater than 3,001 (inclusive) square feet.

"Large Single Family Parcel" means a Single Family Parcel with a Building Footprint between 2,201 and 4,000 (inclusive) square feet.

"Medium Multi-Family Parcel" means a Multi-Family Parcel with a Building Footprint between 1,001 and 3,000 (inclusive) square feet.

"Medium Single Family Parcel" means a Single Family Parcel with a Building Footprint between 1,301 and 2,200 (inclusive) square feet.

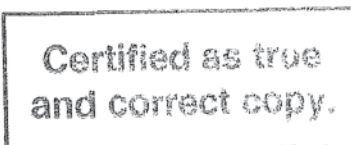
"Mitigation Credit" means a Mitigation Credit as defined in Section 21-4 of the City Code and more specifically defined for any Tax Parcel of Developed Property as a number between 0.0 and 1.0 representing a reduction in the Stormwater burden expected to be generated by such Tax Parcel attributable to privately maintained Mitigation Facilities and other factors affecting the quantity or quality of Stormwater runoff. The Mitigation Credit for each Tax Parcel shall be determined in accordance with Sections 3.06 and 3.07 hereof.

"Mitigation Credit Factor" means the figure computed by subtracting the Mitigation Credit from 1.00.

"Mitigation Credit Policy" means the City of Tampa Stormwater Utility Mitigation Credit Policy attached hereto as Appendix A.

"Multi-Family Parcel" means a Tax Parcel of Developed Property to which the Property Appraiser has assigned a DOR Code of 08 and which contains no more than two Buildings with no more four (4) Dwelling Units per Building.

"Net ESFIA" means the standard unit used to express the Stormwater burden expected to be generated by each parcel of property, after taking into consideration any mitigation of the Stormwater burden that results from privately maintained Stormwater



Mitigation Facilities and other factors affecting the quantity, quality, or rate of Stormwater runoff.

"Single Family Parcel" means a Tax Parcel of Developed Property to which the Property Appraiser has assigned a DOR Code of 01 or 02.

"Small Multi-Family Parcel" means a Multi-Family Parcel with a Building Footprint between 100 and 1,000 (inclusive) square feet.

"Small Single Family Parcel" means a Single Family Parcel with a Building Footprint between 100 and 1,300 (inclusive) square feet.

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

"Very Large Single Family Parcel" means a Single Family Parcel with a Building Footprint greater than 4,000 square feet.

SECTION 1.02. 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 genders, unless the sense indicates otherwise.

SECTION 1.03. FINDINGS. It is hereby ascertained, determined and declared that:

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and correct copy.

(A) Upon the adoption of this Initial Stormwater Resolution determining the Stormwater Service Cost and imposing Stormwater Service Assessments and Stormwater Fees, the legislative determinations ascertained and declared in Section 21-2 of the City Code are hereby ratified and confirmed.

(B) Upon the adoption of this Initial Stormwater Resolution that certain report entitled "City of Tampa, Stormwater Funding Program, Phase II Report," dated as of August 2003 and prepared by Government Services Group, Inc. and Nabors, Giblin & Nickerson, P.A., is hereby adopted and incorporated herein by reference, including the assumptions, conclusions, and findings in such study as to the determination of the Stormwater Service Assessments and Stormwater Fees.

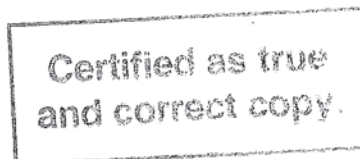
(C) The special benefits provided by the Stormwater Management Services to all Developed Property located within the Stormwater Service Area include, but are not limited to: (1) the provision of Stormwater Management Services and the availability and use of facilities and improvements by the owners and occupants of Developed Property to properly and safely detain, retain, convey and treat Stormwater discharged from Developed Property; (2) stabilization of or the increase of Developed Property values; (3) increased safety and better access to Developed Property; (4) improved appearance; (5) rendering Developed Property more adaptable to a current or reasonably foreseeable new and higher use; (6) alleviation of the burdens caused by Stormwater runoff and accumulation attendant with the use of Developed Property; and (7) fostering the enhancement of environmentally responsible use and enjoyment of the natural resources within the Stormwater Service Area.

(D) The City's Stormwater Management Services are necessitated by the existence of Impervious Area. Accordingly, it is fair and reasonable to impose Stormwater Charges only against Developed Property containing at least 100 square feet of Impervious Area.

(E) The Stormwater Service Assessments authorized by Section 21-120 of the City Code and this Initial Stormwater Resolution provide an equitable method of funding the Stormwater Service Cost attributed to non-Government Property by fairly and reasonably allocating the Stormwater Service Cost to specially benefited non-Government Property that is Developed Property classified on the basis of the Stormwater burden expected to be generated by the physical characteristics and use of such property.

(F) The Stormwater Fees authorized by Section 21-121 of the City Code and this Initial Stormwater Resolution provide a reasonable method of funding the Stormwater Service Cost attributed to Government Property that is Developed Property because such costs provide a reasonable estimation of the costs of providing Stormwater Management Services to such Government Property and managing the Stormwater burden generated by the use of such Government Property as individually classified on the basis of the Stormwater burden expected to be generated by the physical characteristics of such property.

(G) Any shortfall in the expected proceeds from the Stormwater Charges due to any reduction or exemption from payment of the Stormwater Charge required by law or authorized by the Council shall be supplemented by any legally available funds, or combination of such funds, and shall not be paid for by proceeds or funds derived from the



Stormwater Charges. In the event a court of competent jurisdiction determines any exemption or reduction by the Council is improper or otherwise adversely affects the validity of the Stormwater Charges imposed for this Fiscal Year, the sole and exclusive remedy shall be the imposition of a Stormwater Charge upon each affected Tax Parcel in the amount of the Stormwater Charge that would have been otherwise imposed save for such reduction or exemption afforded to such Tax Parcel.

ARTICLE II

STORMWATER CHARGES

SECTION 2.01. STORMWATER SERVICE AREA.

(A) The Council hereby establishes the entire incorporated area of the City as the Stormwater Service Area.

(B) The Stormwater Utility shall provide Stormwater Management Services to all Developed Property within the Stormwater Service Area. All or any portion of the Stormwater Service Cost may be funded from the proceeds of the Stormwater Charges.

(C) The Stormwater Utility may also acquire and construct capital facilities to assist and facilitate the provision of Stormwater Management Services within the Stormwater Service Area.

SECTION 2.02. IMPOSITION AND COMPUTATION OF STORMWATER SERVICE ASSESSMENTS AGAINST NON-GOVERNMENT PROPERTY.

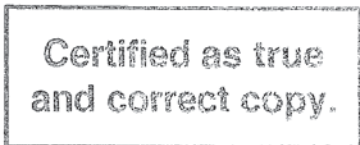
(A) A Stormwater Service Assessment is hereby imposed against all non-Government Property that is Developed Property within the Stormwater Service Area. The Stormwater Service Cost attributable to non-Government Property shall be assessed against all Tax Parcels of non-Government Property that are Developed Property within the Stormwater Service Area at a rate of assessment based upon the special benefit accruing to such Developed Property from the City's provision of Stormwater Management Services, measured by the number of ESFIAs attributable to each Tax Parcel or classification of such non-Government Property.

(B) The Stormwater Service Assessment will be computed for each Tax Parcel of non-Government Property that is Developed Property located within the Stormwater Service Area by multiplying the number of Net ESFIAs attributable thereto by \$12.00; provided however, that the \$12.00 rate per Net ESFIA shall be reduced, if necessary, to ensure that the aggregate Stormwater Fees and Stormwater Service Assessments within the Stormwater Service Area do not exceed the Stormwater Service Cost.

SECTION 2.03 IMPOSITION AND COMPUTATION OF STORMWATER FEES AGAINST GOVERNMENT PROPERTY.

(A) A Stormwater Fee is hereby imposed against all Government Property that is Developed Property within the Stormwater Service Area. The Stormwater Service Cost attributable to Government Property shall be assessed against all Tax Parcels of Government Property that are Developed Property within the Stormwater Service Area at a rate based upon such properties demand for service from the Stormwater Utility and the Stormwater burden created by such properties, measured by the number of ESFIAs attributable to each Tax Parcel or classification of such Government Property.

(B) The Stormwater Fee will be computed for each Tax Parcel of Government Property that is Developed Property located within the Stormwater Service Area by multiplying the number of Net ESFIAs attributable thereto by \$12.00; provided however, that the \$12.00 rate per Net ESFIA shall be reduced, if necessary, to ensure that the aggregate Stormwater Fees and Stormwater Service Assessments within the Stormwater Service Area do not exceed the Stormwater Service Cost.



SECTION 2.04. STORMWATER ROLL. The Director is hereby directed to prepare, or direct the preparation of, the preliminary Stormwater Roll for the Stormwater Service Assessments and the Stormwater Roll for the Stormwater Fees in the manner provided in Section 21-125 of the City Code. A copy of this Initial Stormwater Resolution and the preliminary Stormwater Roll for the Stormwater Service Assessment and Stormwater Fees shall be maintained on file in the office of the City Clerk and open to public inspection and copying.

SECTION 2.04. METHOD OF COLLECTION.

(A) The Stormwater Service Assessments shall be collected from all non-Government Assessed Property pursuant to the Uniform Assessment Collection Act as provided in Section 21-132 of the City Code.

(B) The Stormwater Fees shall be collected from all Government Property in the manner provided in Section 21-133 of the City Code.

ARTICLE III

DETERMINATION OF NET ESFIAs

SECTION 3.01. CLASSIFICATION OF TAX PARCELS. Each Tax Parcel located within the Stormwater Service Area shall be assigned to one of the following classifications: Small Single Family Parcels, Medium Single Family Parcels, Large Single Family Parcels, Very Large Single Family Parcels, Condominium Residential Unit Parcels, Condominium Common Area Parcels, Small Multi-Family Parcels, Medium Multi-Family Parcels, Large Multi-Family Parcels, or General Parcels.

SECTION 3.02. SINGLE FAMILY PARCELS.

(A) The Council hereby finds and determines as follows:

(1) Single Family Parcels constitute approximately 68 percent of the approximately 120,000 properties located within the Stormwater Service Area.

(2) The cost of measuring or verifying the Impervious Area for each individual Single Family Parcel greatly exceeds any benefit to be derived from individual measurement and verification.

(3) The Building Footprint of each Single Family Parcel constitutes a reasonable proxy for Impervious Area. It has been determined that one ESFIA of Impervious Area equates to a Building Footprint of approximately 1,667 square feet.

(4) Small Single Family Parcels (those with Building Footprints between 100 and 1,300 [inclusive] square feet) constitute approximately 32.6 percent of the Single Family Parcels within the Stormwater Service Area.

(5) Medium Single Family Parcels (those with Building Footprints between 1,301 and 2,200 [inclusive] square feet) constitute approximately 50.8 percent of Single Family Parcels within the Stormwater Service Area.

(6) Large Single Family Parcels (those with Building Footprints between 2,201 and 4,000 [inclusive] square feet) constitute approximately 15 percent of Single Family Parcels within the Stormwater Service Area.

(7) Very Large Single Family Parcels (those with Building Footprints greater than 4,000 square feet) constitute approximately 1.6 percent of the Single Family Parcels within the Stormwater Service Area.

(B) The City has computed the ESFIA Value (3,310 square feet) as the Impervious Area for the median Single Family Parcel within the Stormwater Service Area. The City has determined that a Single Family Parcel with 3,310 square feet of Impervious Area typically has a Building Footprint of 1,667 square feet. Parcels with building

(C) The City has computed a Building Footprint of 1,667 square feet for a typical Medium Single Family Parcel. Accordingly, the number of Net ESFIAs attributable to each Medium Single Family Parcel shall be computed by multiplying one 1.0 ESFIA by the appropriate Mitigation Credit Factor.

(D) The City has computed a Building Footprint of 1,023 square feet for a typical Small Single Family Parcel. The number of ESFIAs attributable to each Small Single Family Parcel was computed by dividing the Building Footprint of the typical Small Single Family Parcel by the Building Footprint of the typical Medium Single Family Parcel (1,667 square feet). Accordingly, the number of Net ESFIAs attributable to each Small Single

Family Parcel shall be computed by multiplying 0.61 ESFIAs by the appropriate Mitigation Credit Factor.

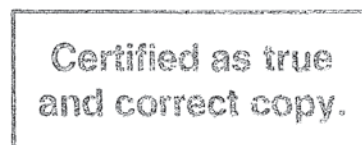
(E) The City has computed a Building Footprint of 2,762 square feet for a typical Large Single Family Parcel. The number of ESFIAs attributable to each Large Single Family Parcel was computed by dividing the Building Footprint of the typical Large Single Family Parcel by the Building Footprint of the typical Medium Single Family Parcel (1,667 square feet). Accordingly, the number of Net ESFIAs attributable to each Large Single Family Parcel shall be computed by multiplying 1.66 ESFIAs by the appropriate Mitigation Credit Factor.

(F) The City has computed a Building Footprint of 4,701 square feet for a typical Very Large Single Family Parcel. The number of ESFIAs attributable to each Very Large Single Family Parcel was computed by dividing the Building Footprint of the typical Very Large Single Family Parcel by the Building Footprint of the typical Medium Single Family Parcel (1,667 square feet). Accordingly, the number of Net ESFIAs attributable to each Very Large Single Family Parcel shall be computed by multiplying 2.82 ESFIAs by the appropriate Mitigation Credit Factor.

SECTION 3.03. RESIDENTIAL CONDOMINIUM PARCELS.

(A) The Council hereby finds and determines as follows:

(1) A residential Condominium constitutes a unique form of real property ownership comprised of Condominium Residential Unit Parcels, to which there may be an appurtenant undivided share in Condominium Common Area Parcels.



(2) It is fair and reasonable to attribute the Impervious Area of Condominium Common Area Parcels to the Condominium Residential Unit Parcels to which such Condominium Common Area Parcels are appurtenant.

(B) The number of Net ESFIAs attributable to each Condominium Residential Unit Parcel in a residential Condominium shall be equal to the sum of the following:

(1) the amount computed by multiplying (a) the amount calculated by (i) dividing the Impervious Area of the Condominium on which the Condominium Residential Unit Parcel is located by the ESFIA Value (3,310 square feet), and (ii) dividing the result by the total number of Condominium Residential Unit Parcels located on such Condominium, by (b) the appropriate Mitigation Credit Factor; and

(2) the amount computed by multiplying (a) the amount calculated by (i) dividing the Impervious Area of the Condominium on which the Condominium Common Area Parcel appurtenant to the Condominium Residential Unit Parcel by the ESFIA Value (3,310 square feet), and (ii) dividing the result by the total number of Condominium Residential Unit Parcels to which the Condominium Common Area Parcel is appurtenant, by (b) the appropriate Mitigation Credit Factor.

SECTION 3.04. MULTI-FAMILY PARCELS.

(A) The Council hereby finds and determines as follows:

(1) Multi-Family Parcels constitute approximately 2.6 percent of the approximately 120,000 properties located within the Stormwater Service Area.

(2) The cost of measuring or verifying the Impervious Area for each individual Multi-Family Parcel greatly exceeds any benefit to be derived from individual measurement and verification.

(3) The Building Footprint of each Multi-Family Parcel constitutes a reasonable proxy for Impervious Area. It has been determined that one ESFIA of Impervious Area equates to a Building Footprint of approximately 1,667 square feet.

(4) Small Multi-Family Parcels constitute approximately 17 percent of the Multi-Family Parcels within the Stormwater Service Area.

(5) Medium Multi-Family Parcels constitute approximately 73 percent of the Multi-Family Parcels within the Stormwater Service Area.

(6) Large Multi-Family Parcels constitute approximately 10 percent of the Multi-Family Parcels within the Stormwater Service Area.

(B) The City has computed a Building Footprint of 727 square feet for a typical Small Multi-Family Parcel. The number of Net ESFIAs attributable to each Small Multi-Family Parcel was computed by dividing the Building Footprint of the typical Small Multi-Family Parcel by the Building Footprint of the typical Medium Single Family Parcel (1,667 square feet). Accordingly, the number of Net ESFIAs attributable to each Small Multi-Family Parcel shall be computed by multiplying 0.44 ESFIAs by the appropriate Mitigation Credit Factor.

(C) The City has computed a Building Footprint of 1,685 square feet for a typical Medium Multi-Family Parcel. The number of Net ESFIAs attributable to each Medium Multi-Family Parcel was computed by dividing the Building Footprint of the typical Medium

Multi-Family Parcel by the Building Footprint of the typical Medium Single Family Parcel (1,667 square feet). Accordingly, the number of Net ESFIAs attributable to each Medium Multi-Family Parcel shall be computed by multiplying 1.01 ESFIAs by the appropriate Mitigation Credit Factor.

(D) The City has computed a Building Footprint of 3,744 square feet for a typical Large Multi-Family Parcel. The number of Net ESFIAs attributable to each Large Multi-Family Parcel was computed by dividing the Building Footprint of the typical Large Multi-Family Parcel by the Building Footprint of the typical Medium Single Family Parcel (1,667 square feet). Accordingly, the number of Net ESFIAs attributable to each Large Multi-Family Parcel shall be computed by multiplying 2.25 ESFIAs by the appropriate Mitigation Credit Factor.

SECTION 3.05. GENERAL PARCELS. The number of Net ESFIAs attributable to each General Parcel shall be determined by (1) dividing the Impervious Area of the General Parcel by the ESFIA Value (3,310 square feet), and (2) multiplying the result by the appropriate Mitigation Credit Factor.

SECTION 3.06. APPROVAL OF MITIGATION POLICY. The Council hereby finds that the Mitigation Credit Policy is fair and reasonable and, therefore, approves the Mitigation Credit Policy attached hereto as Appendix A.

Certified as true
and correct copy.

SECTION 3.07. PRIVATE MITIGATION FACILITIES.

(A) The Council recognizes the benefits provided by privately maintained Mitigation Facilities. Properties supporting private Mitigation Facilities should be credited for the public benefits they provide. Accordingly, the charges based on the number of ESFIAs otherwise attributable to such property may be adjusted by a Mitigation Credit determined in accordance with the Mitigation Credit Policy. No Mitigation Credit shall exceed the amount of the Tax Parcel's Stormwater Charge.

(B) In order to receive a Mitigation Credit for which property is eligible, a non-residential property owner shall be required to provide the Director with "as built" drawings of the Mitigation Facilities sealed by a Florida registered professional engineer, a certification from a Florida registered professional engineer as to the standards of retention and detention achieved by the Mitigation Facilities, or such other reasonable requirements as may be necessary to effectuate the purposes of this section. Applicants for residential mitigation credits may include property owners, Homeowners' Associations and Community Development Districts and shall provide sufficient information to adequately evaluate the basis for said credit.

(C) No Mitigation Credit shall be applied for service provided to property by a Mitigation Facility constructed or maintained with public funds. However, a Mitigation Credit shall be applied for service provided to property by a regional Mitigation Facility if the developer of the property provided a capital contribution to the regional facility in lieu of constructing on-site facilities.

Certified as true
and correct copy.

ARTICLE IV

NOTICE AND PUBLIC HEARING

SECTION 4.01. PUBLIC HEARING. A public hearing will be conducted by the Council on September 11, 2003 in the Tampa Convention Center, Ballroom D, 333 S. Franklin Street, Tampa, Florida, at 7:30 p.m. to consider imposition of the Stormwater Service Assessments and their collection pursuant to the Uniform Assessment Collection Act and imposition and collection of the Stormwater Fees.

SECTION 4.02. NOTICE BY PUBLICATION. The Director shall publish a notice of the public hearing authorized by Section 4.01 hereof in the manner and the time provided in Section 21-126 of the City Code. The published notice shall be in substantially the form attached hereto as Appendix B and shall be published no later than August 21, 2003.

SECTION 4.03. NOTICE BY MAIL. The Director shall, at the time and in the manner specified in Section 21-127 of the City Code, provide first class mailed notice of the public hearing authorized by Section 4.01 hereof to each property owner proposed to be charged at the address indicated on the Tax Roll. The mailed notice shall be in substantially the form attached hereto as Appendix C and be mailed no later than August 21, 2003.

Certified as true
and correct copy.

ARTICLE V

GENERAL PROVISIONS

SECTION 5.01. ADJUSTMENT OF NET ESFIAs.

(A) Petitions for review of the number of Net ESFIAs attributed to any Tax Parcel shall be submitted to the Director, who shall have authority to correct any errors made in applying the provisions of Article III hereof to the Tax Parcel. The following procedures shall apply to all petitions.

(1) Each petition shall be made to the Director by the owner of the Tax Parcel or such owner's authorized agent.

(2) The petition shall be in writing and set forth, in detail, the grounds upon which adjustment is sought.

(3) The petition must be filed with the Director within 30 days of the notice required by Section 21-127 of the City Code and shall be reviewed within 30 days of the filing date. Filing of a petition shall not extend the time for payment of any Stormwater Charge or affect the amount of any discount for early payment. If the number of Net ESFIAs is adjusted for any Tax Parcel, the Stormwater Charge shall be corrected in accordance with Section 21-137 of the City Code. If a Stormwater Service Assessment has been paid prior to adjustment of the number of Net ESFIAs, the Tax Collector shall refund the amount by which the Stormwater Service Assessment has been reduced, adjusted for any early payment discount taken by the owner.

(4) The petitioner may be required, at petitioner's own cost, to provide supplemental information to the Director including, but not limited to, survey data

approved by a professional land surveyor and/or engineering reports approved by a professional engineer. Failure to provide such information may result in the denial of the petition.

(5) The Director shall respond to each petition in writing.

(B) The Director may initiate adjustments to the number of Net ESFIAs attributed to any Tax Parcel if it is determined that any errors were made in applying the provisions of Article III hereof to the Tax Parcel. If the number of Net ESFIAs is reduced for any Tax Parcel, the Stormwater Charge shall be corrected in accordance with Section 21-137 of the City Code. In such event, if a Stormwater Service Assessment has been paid prior to adjustment of the number of Net ESFIAs, the Tax Collector shall refund the amount by which the Stormwater Service Assessment has been reduced, adjusted for any early payment discount taken by the owner. If the number of Net ESFIAs is increased for any Tax Parcel, the adjustment shall become effective for Stormwater Charge in subsequent Fiscal Years.

SECTION 5.02. SEVERABILITY. The provisions of this Initial Stormwater Resolution are severable; and if any section, subsection, sentence, clause or provision is held invalid by any court of competent jurisdiction, the remaining provisions of this Initial Stormwater Resolution shall not be affected thereby.

SECTION 5.03. EFFECTIVE DATE. This resolution shall take effect immediately upon its adoption.

Certified as true
and correct copy.

DULY ADOPTED this 7th day of August, 2003.

CITY OF TAMPA, FLORIDA


Linda Saul-Sena, Chairman, City Council

ATTEST:


City Clerk

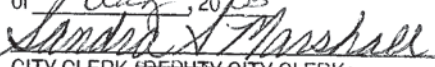
APPROVED AS TO FORM:


Assistant City Attorney

State of Florida
County of Hillsborough

This is to certify that the foregoing is a
true and correct copy of Resolution 2003-0937
on file on my office

Witness my hand and official seal this 28th day
of Aug, 2003


Deputy
CITY CLERK / DEPUTY CITY CLERK

APPENDIX A
CITY OF TAMPA
STORMWATER UTILITY MITIGATION CREDIT POLICY

**Certified as true
and correct copy.**

Appendix A
City of Tampa Stormwater Utility Mitigation Policy

Eligibility

Parcels subject to a stormwater charge may be granted a mitigation credit based on one of the following factors:

1. No portion of the parcel drains to City right-of-way or any part of a stormwater system over which the City has maintenance responsibility.
2. Owner of parcel contributes monetarily to a Community Development District, Civic Association (Homeowners Association or Property Owners Association), or Special District which provides maintenance to non-City owned stormwater management facilities which accept drainage from City rights-of-way.
3. Parcel has a properly maintained and functional onsite stormwater management system which treats and/or attenuates stormwater prior to discharge to the City right-of-way or stormwater system. Proof of proper operation and maintenance may be required on a periodic basis.

Rationale

Mitigation credits may be granted to parcels whose offsite stormwater impacts on the City system are non-existent, are mitigated by a properly functioning and permitted stormwater system, or the parcel owner contributes to the maintenance of a private system which provides stormwater treatment and attenuation for runoff from public right-of-way. The basis for these credits is as follows:

1. Parcels which do not discharge to the City system do not impose direct stormwater maintenance burdens on the City's system.
2. Parcel owners which contribute to the maintenance of privately held stormwater management facilities that manage runoff from public rights-of-way offset some costs which might otherwise be borne by the City.
3. The City and the receiving waters receive benefits from privately-owned and maintained stormwater management facilities.
4. It is in the City's interest to encourage the proper operation and maintenance and continued existence of onsite stormwater management facilities.

Mitigation Credits

Condition

Mitigation Credit

- | | |
|--|-----|
| 1. Parcels With No Offsite Discharge of Stormwater to City System:
The credit for such parcels will be 100% since the City bears no expense in managing the offsite discharge of the site's flow. | 1.0 |
|--|-----|

2. Parcel Owner Contributes to Maintenance of Private System: 0.10
The credit for such parcels will be based upon the percentage of the City's stormwater operation and maintenance (O&M) budget providing for maintenance of stormwater ponds but in no case shall this be less than 10%. The O&M Budget does not include funds devoted to capital projects addressing conveyance system extension and capacity upgrades.
3. Parcels With Properly Functioning On-site Treatment and Attenuation: 0.10
The credit for such parcels will be based upon the percentage of the City's stormwater operation and maintenance (O&M) budget providing for maintenance of stormwater ponds but in no case shall this be less than 10%. The O&M Budget does not include funds devoted to capital projects addressing conveyance system extension and system upgrades.

Certified as true
and correct copy.

APPENDIX B

FORM OF NOTICE TO BE PUBLISHED

**Certified as true
and correct copy.**

To Be Published by August 21, 2003

[MAP OF CITY]

**NOTICE OF HEARING TO IMPOSE AND
PROVIDE FOR COLLECTION OF NON-AD VALOREM ASSESSMENTS**

Notice is hereby given that the City Council of the City of Tampa, Florida, will conduct a public hearing to consider imposing Stormwater Service Assessments and Stormwater Fees in the area receiving Stormwater Management Services from the City, as shown above. The hearing will be held at 7:30 p.m. in the Tampa Convention Center, Ballroom D, 333 S. Franklin Street, Tampa, Florida. In accordance with the Americans with Disabilities Act, persons needing a special accommodation or an interpreter to participate in this proceeding should contact the City Clerk at (813) 274-8211 at least 72 hours prior to the date of the hearing. If hearing impaired, telephone the Florida Relay Service Numbers, 8 50-435-1666 (TDD) or 8 50-435-1603 (Voice), for assistance. All affected property owners have a right to appear at the hearing and to file written objections with the City Council. All written objections to the non-ad valorem assessments and fees must be filed with the City Council of Tampa within twenty (20) days of this notice. Please include your name, parcel number, and the reason you object to the assessment on all written objections. Address all written objections as follows: Director of Stormwater Department; Objections to Non-ad Valorem Assessment; 315 E. Kennedy Boulevard, Tampa, Florida 33602. Any person wishing to appeal any decision of the City Council with respect to any matter considered will need a record of the proceedings and may wish to ensure that a verbatim record of the proceedings is made.

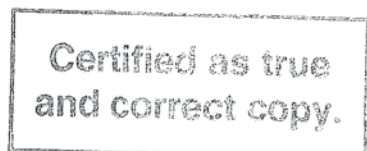
B-1

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The Stormwater Service Assessments and Stormwater Fees have been proposed to fund the City's cost to provide Stormwater Management Services in the area shown above. The Stormwater Service Assessments and Stormwater Fees are based upon the estimated amount of stormwater runoff generated by impervious surfaces on the property. Impervious surfaces include the roof top, patios, driveways, parking lots and similar areas. The City has determined that the median single-family residence in the City includes 3,310 square feet of impervious surface, which is defined as the "equivalent stormwater unit value" or "ESFIA Value." The annual Stormwater Service Assessment rate for the upcoming Fiscal Year will be \$12.00 for each ESFIA. The annual Stormwater Fee rate for the upcoming Fiscal Year will be \$12.00 for each ESFIA on government property.

Generally, the number of ESFIAs were calculated individually for each parcel of property by dividing the impervious surface area by 3,310 square feet. Credit for privately maintained Stormwater management facilities and other factors affecting the quantity or quality of Stormwater runoff may also have been applied, resulting in an assignment of Net ESFIAs. A more specific description is set forth in the Initial Stormwater Resolution adopted by the City Council on August 7, 2003. Copies of Chapter 21 of the City Code relating to Stormwater Management, the Initial Stormwater Resolution and the preliminary stormwater roll are available for inspection at City Clerk's Office 315 E. Kennedy Boulevard, Tampa, Florida.

The Stormwater Service Assessments will be collected by the Hillsborough County Tax Collector and failure to pay the Stormwater Service Assessment will cause a tax



certificate to be issued against the assessed property which may result in a loss of title to your property.

If you have any questions, please contact the Director of the Stormwater Department at (813) 274-8211.

THE CITY OF TAMPA, FLORIDA

B-3

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APPENDIX C

FORM OF NOTICE TO BE MAILED

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and correct copy.**

City of Tampa
315 E. Kennedy Blvd.
Tampa, Florida 33602

CITY OF TAMPA, FLORIDA
NOTICE OF HEARING FOR ADOPTION OF STORMWATER
SERVICE ASSESSMENTS AND STORMWATER FEES
NOTICE DATE: AUGUST 21, 2003

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

«OwnerName»
«ProjectName»
«OwnerAdd1»
«OwnerAdd2»
«City», «State» «Zip»

Property ID# ILN«ProjectName»

Dear City of Tampa Property Owner:

The past decade has brought increasing recognition of environmental and other problems associated with stormwater runoff from developed property, including degradation of our surface waters and standing water on our streets and other property. The City of Tampa (the "City") has actively pursued solutions to these problems by developing a comprehensive Stormwater Utility. In addition, the City's Comprehensive Plan and recent federal regulations mandate improvements to the City's stormwater management infrastructure. This will require additional expenditures both for capital facilities (land and structures) and operation and maintenance (for example, cleaning and correcting erosion problems in ditches and culverts).

As a result, the City Council has enacted an ordinance to create a Stormwater Utility and provide dedicated funding sources for stormwater management. The City Council has also adopted an Initial Stormwater Resolution, which identifies the area receiving stormwater management services from the City and specifically describes the method of determining the stormwater service assessment for each parcel of non-governmental property and the stormwater fee for each parcel of government property. It is estimated that the City will collect \$2,627,460.00 from the Stormwater Service Assessments and Stormwater Fees for Fiscal Year 2003-04. The area receiving stormwater management services from the City includes your property.

The Stormwater Service Assessments and Stormwater Fees 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 median single-family residence in the City includes 3,310 square feet of impervious surface, which is the value of one unit of "equivalent square footage of impervious area" or "ESFIA Value." The annual Stormwater Service Assessment rate for the upcoming Fiscal Year and for future Fiscal Years will be \$12.00 for each ESFIA. The annual Stormwater Fee rate for the upcoming Fiscal Year and for future fiscal years will be \$12.00 for each ESFIA on government property.

Generally, the number of ESFIAs has been calculated individually for each parcel of property by dividing the impervious surface area by 3,310 square feet. A more specific description is set forth in the Initial Stormwater Resolution adopted by the City Council on August 7, 2003. Copies of Chapter 21 of the City Code relating to Stormwater Management, the Initial Stormwater Resolution and the preliminary stormwater roll are available for inspection at City Clerk's Office, 315 E. Kennedy Boulevard, Tampa, Florida.

Information related to credits for stormwater mitigation facilities is provided on the accompanying brochure. The following provides information about the above parcel:

The number of Net ESFIAs on the above parcel is _____.
The Annual Stormwater Assessment for the above parcel for Fiscal Year 2003-04 and future fiscal years is \$_____.

The City Council will hold a public hearing at 7:30 p.m. on September 11, 2003, in the Tampa Convention Center, Ballroom D, 333 S. Franklin Street, Tampa, Florida, to receive comments on the proposed Stormwater Service Assessments, including their collection on the ad valorem tax bill, and the Stormwater Fees imposed against government property. You are invited to attend and participate in the hearing. You may also file written objections with the City Council within twenty (20) days of the date of this notice. Please include your name, parcel number,

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and the reason for your objection on all written objections as follows: Director of Stormwater Department; Objections to Non-ad Valorem Assessments; 315 E. Kennedy Boulevard, Tampa, Florida 33602. If you decide to appeal any decision made by the City Council 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. In accordance with the Americans with Disabilities Act, if you need a special accommodation or an interpreter to participate in this proceeding, please contact the City Clerk at (813) 274-8211 at least 72 hours prior to the date of the hearing. If hearing impaired, telephone the Florida Relay Service Numbers, (850) 435-1666 (TDD) or (850) 435-1603 (Voice), for assistance.

Because the Stormwater Service Assessment will be collected by the Tax Collector of Hillsborough County, pursuant to Chapter 197, Florida Statutes, failure to pay the Stormwater Service Assessment will cause a tax certificate to be issued against the assessed property, which may result in a loss of title to your property.

If you have any questions regarding the number of ESFIAs assigned to your property or the amount of the Stormwater Service Assessment or Stormwater Fee, please contact the Director of the Stormwater Department by telephone at (813) 274-8211.

APPENDIX D

DOR CODES

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APPENDIX D

DOR CODES

DOR Code	Description
00	VACANT RESIDENTIAL
01	SINGLE FAMILY IMPROVED
02	MOBILE HOME
03	MULTI FAMILY 10 OR MORE UNITS
04	CONDOMINIUM
05	COOPERATIVES
06	RETIREMENT HOMES
07	MISCELLANEOUS RESIDENTIAL
08	MULTI FAMILY LESS THAN 10 UNITS
09	UNDEFINED
10	VACANT COMMERCIAL
11	STORES 1 STORY
12	MIXED USE STORE/OFFICE/SFR
13	DEPARTMENT STORES
14	SUPERMARKETS
15	REGIONAL SHOPPING CTRS
16	COMMUNITY SHOPPING CTR
17	OFFICE 1 STORY
18	OFFICE MULTI-STORY
19	PROFESSIONAL SERVICES
20	AIRPORTS
21	RESTAURANTS
22	DRIVE-IN RESTAURANT
23	FINANCIAL INSTITUTIONS
24	INSURANCE COMPANIES
25	REPAIRS SVC
26	SERVICE STATIONS
27	AUTO SALES/SERVICE/RENTAL
28	PARKING LOTS
29	WHOLESALE OUTLETS
30	FLORIST/GREENHOUSE
31	DRIVE-IN THEATERS, STADIUMS
32	THEATER/AUDITORIUM (ENCL)
33	NIGHTCLUBS
34	BOWLING ALLEY, SKATING RINK
35	TOURIST ATTRACTION
36	CAMPS/CAMPGROUNDS
37	RACE TRACK; HORSE/DOG/AUTO

DOR Code	Description
38	GOLF COURSE, DRIVING RANGE
39	HOTELS/MOTELS
40	VACANT INDUSTRIAL
41	LT MFG/SM MACH SHOP/PRINT
42	HEAVY IND
43	LUMBER YARD
44	PACK PLANT
45	CANNERIES
46	FOOD PROCESSING
47	MINERAL PROCESSING
48	WAREHOUSING
49	OPEN STORAGE
50	IMPROVED AGRICULTURAL
51	CROPLAND
52	CROPLAND
53	CROPLANDS
54	TIMBERLAND
55	TIMBERLAND
56	TIMBERLAND
57	TIMBERLAND
58	TIMBERLAND
59	TIMBERLAND
60	GRAZING LAND
61	PASTURES NATIVE
62	PASTURES SEMI-IMPROVED
63	GRAZING LAND
64	PASTURES HORSES
65	PASTURES SWINE-SHEEP-GOATS
66	ORCHARD GROVES, CITRUS
67	POULTRY, BEES, TROPICAL FISH
68	DAIRIES
69	ORNAMENTALS, NURSERIES
70	VACANT INSTITUTIONAL
71	CHURCHES
72	PRIVATE SCHOOLS & COLLEGE
73	PRIVATE HOSPITALS
74	HOMES FOR THE AGED
75	ORPHANAGES
76	MORTUARIES/CEMETERIES
77	CLUBS, LODGES, UNION HALLS
78	SANITARIUMS
79	CULTURAL ORGANIZATIONS

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DOR Code	Description
80	UNDEFINED
81	MILITARY
82	FOREST/PARKS/RECREATIONAL
83	PUBLIC COUNTY SCHOOLS
84	COLLEGES
85	HOSPITALS
86	COUNTY
87	STATE
88	FEDERAL
89	MUNICIPAL NOT PARKS
90	LEASEHOLD INTERESTS
91	UTILITIES
92	MINING LANDS
93	SUBSURFACE RIGHTS
94	RIGHT-OF-WAY, STREETS, ROADS, DITCHES, ETC
95	RIVERS & LAKES, SUBMERGED
96	SEWAGE DISP, BORROW PITS
97	OUTDOOR REC OR PARK
98	CENTRALLY ASSESSED
99	ACREAGE NON AGRICULTURAL

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THE TAMPA TRIBUNE
Published Daily
Tampa, Hillsborough County, Florida

State of Florida }
County of Hillsborough } ss.

Before the undersigned authority personally appeared C. Pugh, who on oath says that she is Advertising Billing Supervisor of The Tampa Tribune, a daily newspaper published at Tampa in Hillsborough County, Florida; that the attached copy of advertisement being a

LEGAL NOTICE

in the matter of _____ RESO. NO. 2003-0937 _____

was published in said newspaper in the issues of _____ AUGUST 15, 2003 _____

Affiant further says that the said The Tampa Tribune is a newspaper published at Tampa in said Hillsborough County, Florida, and that the said newspaper has heretofore been continuously published in said Hillsborough County, Florida, each day and has been entered as second class mail matter at the post office in Tampa, in said Hillsborough County, Florida for a period of one year next preceding the first publication of the attached copy of advertisement; and affiant further says that she has neither paid nor promised any person, this advertisement for publication in the said newspaper.

C. Pugh

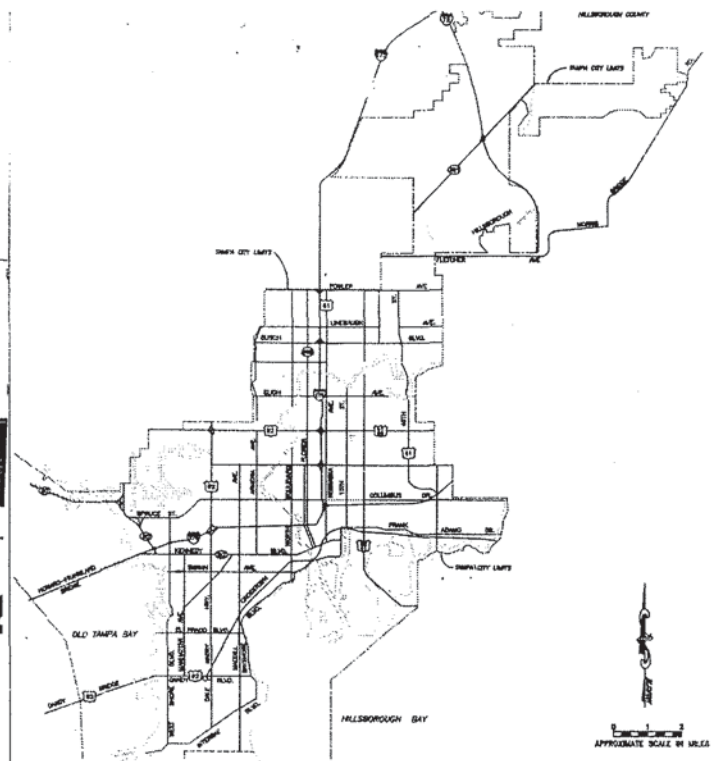
Sworn to and subscribed by me, this _____ 18 _____ day
of _____ AUGUST _____, A.D. 20 03

Personally Known or Produced Identification _____
Type of Identification Produced _____

Shirley Lee Blanton



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and correct copy.



Reso. No. 2003-0937
Aviso De Audiencia Para Imponer
Y Disponer El Cobro De Tasaciones
De Aguas Pluviales, Así Como
Cargos De Aguas Pluviales

El jueves 11 de septiembre de 2003 a las 7:30 p.m., o a la hora más temprana posible después de dicha hora, el Consejo Municipal de la Ciudad de Tampa, Florida, llevará a cabo una audiencia pública en el Salón de Baile D del Centro de Convenciones de Tampa, ubicado en 333 S. Franklin Street, Tampa, Florida cuyo objeto es considerar la imposición de Tasaciones por Servicios de Aguas Pluviales así como Cargos de Aguas Pluviales para financiar los Servicios de Administración de Aguas Pluviales que son brindados por la Ciudad dentro de todos los linderos municipales de la Ciudad de Tampa, tal como aparece en el mapa anterior. De conformidad con la Ley de Protección de los Derechos de las Personas con Discapacidades [Americans with Disabilities Act], las personas que necesitan alguna ayuda o arreglo especial o un intérprete para participar en este proceso deberán comunicarse con el Secretario de la Ciudad [City Clerk] al (813) 274-8396, con una antelación de al menos 72 horas de la fecha de la audiencia. Si usted tiene problemas auditivos, llame a los números telefónicos Florida Relay Service, 850-435-1666 (TDD) o al 1-800-955-8771 (Voz), para que lo atiendan debidamente. Para recibir esta información en español, sírvase llamar al (813) 276-6910.

Todos los propietarios de terrenos afectados tienen el derecho de comparecer a la audiencia y de presentar objeciones por escrito ante el Consejo Municipal. Todas las objeciones por escrito a las tasaciones no ad valorem y a los cargos deberán presentarse ante el Consejo Municipal de Tampa dentro de un plazo de veinte (20) días a partir de la publicación del presente aviso. Sírvase incluir en todas las objeciones por escrito su nombre, número de lote de terreno y la razón por la cual usted se opone a la tasación o cargo. Dichas objeciones deben dirigirse a la siguiente persona como se indica a continuación: Director of Stormwater Department; Objections to Non-Ad valorem Assessment or Fee; 306 E. Jackson Street, 7th Floor East TMOB, Tampa, Florida 33602. Toda persona que desee apelar cualquier decisión tomada por el Consejo Municipal con respecto a cualquier asunto bajo consideración, necesitará asegurarse de que se elabore un acta literal del proceso, la cual deberá incluir el testimonio y la evidencia sobre los cuales se ha de basar la apelación.

Las Tasaciones por Servicios de Aguas Pluviales y los Cargos de Aguas Pluviales han sido propuestos para financiar el costo incurrido por la Ciudad para brindar Servicios de Administración de Aguas Pluviales en el área indicada anteriormente. Las Tasaciones por Servicios de Aguas Pluviales y los Cargos de Aguas Pluviales están basados en la cantidad estimada de aflujo de aguas pluviales generada por superficies impermeables en la propiedad. Entre las superficies impermeables se encuentran el techo de la casa, los patios, los caminos particulares para autos, los lotes de estacionamiento y demás similares. La Ciudad ha determinado que la residencia promedio unifamiliar en la Ciudad comprende 3,310 pies cuadrados de superficies impermeables, lo cual se define como el "valor unitario equivalente de aguas pluviales" o "Valor ESFIA." La tasa anual de la Tasación por Servicios de Aguas Pluviales correspondiente al próximo Año Fiscal será de \$12.00 por cada valor unitario ESFIA.

Por lo general, el número de ESFIA se calcula individualmente para cada lote de terreno, dividiendo el área de superficies impermeables entre 3,310 pies cuadrados.

El número de ESFIA Netos atribuibles a cada Lote de Terreno Unifamiliar Mediano (aquellos que cuenten con una Edificación que mide entre 1,301 y 2,200 pies cuadrados [inclusive]) será computado multiplicando un (1.0) ESFIA por el correspondiente Factor de Crédito de Mitigación.

El número de ESFIA Netos atribuibles a cada Lote de Terreno Unifamiliar Pequeño (aquellos que cuenten con una Edificación que mide entre 100 y 1,300 pies cuadrados [inclusive]) será computado multiplicando 0.61 ESFIA por el correspondiente Factor de Crédito de Mitigación.

El número de ESFIA Netos atribuibles a cada Lote de Terreno Unifamiliar Grande (aquellos que cuenten con una Edificación que mide entre 2,201 y 4,000 pies cuadrados [inclusive]) será computado multiplicando 1.65 ESFIA por el correspondiente Factor de Crédito de Mitigación.

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El número de ESFIA Netos atribuibles a cada Lote de Terreno Unifamiliar Muy Grande (aquellos que cuenten con una Edificación que mide más de 4,000 pies cuadrados) será computado multiplicando 2.82 ESFIA por el correspondiente Factor de Crédito de Mitigación.

El número de ESFIA Netos atribuibles a cada Lote de Terreno de Unidad Residencial de Condominio en un edificio Condominio residencial será equivalente a la suma de los montos siguientes:

- (1) el monto computado multiplicando (a) el monto calculado al (i) dividir el Área Impermeable del Condominio en que se encuentra ubicado el Lote de Terreno de la Unidad Residencial de Condominio, entre el Valor ESFIA (3,310 pies cuadrados), y (ii) dividir el resultado entre el número total de Lotes de Terreno de Unidades Residenciales de Condominio en dicho edificio Condominio, por (b) el correspondiente Factor de Crédito de Mitigación; y
- (2) El monto computado multiplicando (a) el monto calculado al (i) dividir el Área Impermeable del Condominio en que se encuentra ubicado el Lote de Terreno del Área Común del Condominio que pertenece al Lote de Terreno de la Unidad Residencial de Condominio, entre el Valor ESFIA (3,310 pies cuadrados), y (ii) dividir el resultado entre el número total de Lotes de Terreno de Unidades Residenciales de Condominio a los que pertenece el Lote de Terreno del Área Común del Condominio, por (b) el correspondiente Factor de Crédito de Mitigación.

El número de ESFIA Netos atribuibles a cada Lote de Terreno Multifamiliar Pequeño (con una Edificación que mide entre 100 y 1,000 pies cuadrados [inclusive]) será computado multiplicando 0.44 ESFIA por el correspondiente Factor de Crédito de Mitigación.

El número de ESFIA Netos atribuibles a cada Lote de Terreno Multifamiliar Mediano (con una Edificación que mide entre 1,001 y 3,000 pies cuadrados [inclusive]) será computado multiplicando 1.01 ESFIA por el correspondiente Factor de Crédito de Mitigación.

El número de ESFIA Netos atribuibles a cada Lote de Terreno Multifamiliar Grande (con una Edificación que mide más de 3,001 pies cuadrados) será computado multiplicando 2.25 ESFIA por el correspondiente Factor de Crédito de Mitigación.

El número de ESFIA Netos atribuibles a cada Lote de Terreno General (un Lote de Terreno Impositivo de Propiedades Desarrolladas que no sea un Lote de Terreno Unifamiliar, un Lote de Terreno de Área Común de Condominio, un Lote de Terreno de Unidad Residencial de Condominio, o bien un Lote de Terreno Multifamiliar) será determinado al (1) dividir el Área Impermeable del Lote de Terreno General entre el Valor ESFIA (3,310 pies cuadrados), y (2) multiplicar el resultado por el correspondiente Factor de Crédito de Mitigación.

La tasa anual del Cargo de Aguas Pluviales correspondiente al próximo Año Fiscal será de \$12.00 por cada ESFIA en propiedad gubernamental. El Cargo de Aguas Pluviales será computado para cada Lote de Terreno Impositivo de Propiedad Gubernamental que sea una Propiedad Desarrollada ubicada dentro del Área de los Servicios de Aguas Pluviales, al multiplicar el número de ESFIA Netos atribuibles al mismo por \$12.00; siempre y cuando la tasa de \$12.00 por ESFIA Neto sea reducida, de ser necesario, para garantizar que los Cargos de Aguas Pluviales y las Tasaciones por Servicios de Aguas Pluviales, en su conjunto, no excedan el costo de los Servicios de Aguas Pluviales.

Podrá aplicarse un crédito por instalaciones de administración de Aguas Pluviales mantenidas de forma privada, así como otros factores que afecten la cantidad o calidad del aflujo de Aguas Pluviales, de acuerdo con la siguiente tabla:

Condición	Crédito de Mitigación
1. de Terreno sin Ninguna Descarga, Fuera del Local, de Aguas Pluviales al Sistema de la Ciudad:	1.0
El crédito por dichos lotes de terreno será del 100% ya que la Ciudad no incurre ningún gasto en la administración de la descarga fuera de local del flujo del local.	
2. El Propietario del Lote de Terreno Contribuye al Mantenimiento de un Sistema Privado:	0.10
El crédito por dichos lotes de terreno se basará en el porcentaje del presupuesto de la Ciudad para operaciones y mantenimiento (O&M) de aguas pluviales que dispone el mantenimiento de estanques de aguas pluviales, pero en ningún caso será menos del 10%. El Presupuesto de O&M no incluye fondos destinados a proyectos de infraestructura con respecto a la extensión y mejoras de capacidad de sistemas de provisión.	
3. Lotes de Terreno con Tratamiento y Atenuación en el Local que Funcionan Debidamente:	0.10
El crédito por dichos lotes de terreno se basará en el porcentaje del presupuesto de la Ciudad para operaciones y mantenimiento (O&M) de aguas pluviales que dispone el mantenimiento de estanques de aguas pluviales, pero en ningún caso será menos del 10%. El Presupuesto de O&M no incluye fondos destinados a proyectos de infraestructura con respecto a la extensión de sistemas de provisión y mejoras de sistemas.	

Se establece una descripción más específica en la Resolución Inicial de Aguas Pluviales adoptada por el Consejo Municipal el 7 de agosto de 2003. Copias del Capítulo 21 del Código de la Ciudad de Tampa en relación con la Administración de Aguas Pluviales, la Resolución Inicial de Aguas Pluviales y la lista preliminar de aguas pluviales están disponibles para su inspección en la oficina del Secretario de la Ciudad: City Clerk's Office, 315 E. Kennedy Boulevard, 3rd Floor Old City Hall,

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THE TAMPA TRIBUNE
Published Daily
Tampa, Hillsborough County, Florida

State of Florida }
County of Hillsborough } ss.

Before the undersigned authority personally appeared C. Pugh, who on oath says that she is Advertising Billing Supervisor of The Tampa Tribune, a daily newspaper published at Tampa in Hillsborough County, Florida; that the attached copy of advertisement being a

LEGAL NOTICE

in the matter of RESO. NO. 2003-0937

was published in said newspaper in the issues of AUGUST 15, 2003

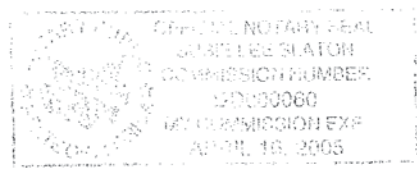
Affiant further says that the said The Tampa Tribune is a newspaper published at Tampa in said Hillsborough County, Florida, and that the said newspaper has heretofore been continuously published in said Hillsborough County, Florida, each day and has been entered as second class mail matter at the post office in Tampa, in said Hillsborough County, Florida for a period of one year next preceding the first publication of the attached copy of advertisement; and affiant further says that she has neither paid nor promised any person, this advertisement for publication in the said newspaper.

C. Pugh

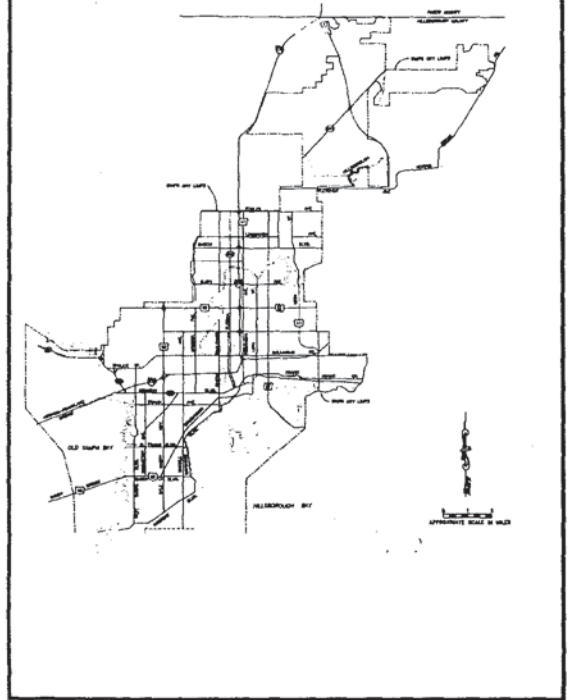
Sworn to and subscribed by me, this 18 day
of AUGUST, A.D. 20 03

Personally Known or Produced Identification _____
Type of Identification Produced _____

Shirley Lee Slator



**Certified as true
and correct copy.**



RESO. NO. 2003-0937 NOTICE OF HEARING TO IMPOSE AND PROVIDE FOR COLLECTION OF NON-AD VALOREM STORMWATER ASSESSMENTS AND STORMWATER FEES

On Thursday, September 11, 2003 at 7:30 p.m., or as soon thereafter as practicable, the City Council of the City of Tampa, Florida, shall conduct a public hearing in Ballroom D of the Tampa Convention Center, 333 S. Franklin Street, Tampa, Florida to consider imposing Stormwater Service Assessments and Stormwater Fees to fund Stormwater Management Services which are provided by the City in the entire City limits of the City of Tampa, as shown in the map above. In accordance with the Americans with Disabilities Act, persons needing a special accommodation or an interpreter to participate in this proceeding should contact the City Clerk at (813) 274-8396 at least 72 hours prior to the date of the hearing. If hearing impaired, telephone the Florida Relay Service Numbers, 850-435-1666 (TDD) or 1-800-955-8771 (Voice), for assistance. Para recibir esta informacion en Espanol sirvese llamar a (813) 276-6910.

All affected property owners have a right to appear at the hearing and to file written objections with the City Council. All written objections to the non-ad valorem assessments and fees must be filed with the City Council of Tampa within twenty (20) days of the publication of this notice. Please include your name, parcel number, and the reason you object to the assessment or fee on all written objections. Address all written objections as follows: Director of Stormwater Department; Objections to Non-Ad valorem Assessment or Fee; 306 E. Jackson Street, 7th Floor East TMOB, Tampa, Florida 33602. Any person wishing to appeal any decision of the City Council, with respect to any matter considered, will need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based.

The Stormwater Service Assessments and Stormwater Fees have been proposed to fund the City's cost to provide Stormwater Management Services in the area shown above. The Stormwater Service Assessments and Stormwater Fees are based upon the estimated amount of stormwater runoff generated by impervious surfaces on the property. Impervious surfaces include the roof top, patios, driveways, parking lots and similar areas. The City has determined that the median single-family residence in the City includes 3,310 square feet of impervious surface, which is defined as the "equivalent stormwater unit value" or "ESFIA Value." The annual Stormwater Service Assessment rate for the upcoming Fiscal Year will be \$12.00 for each ESFIA. Generally, the number of ESFIAs were calculated individually for each parcel of property by dividing the impervious surface area by 3,310 square feet.

The number of Net ESFIAs attributable to each Medium Single Family Parcel (those with Building Footprints between 1,301 and 2,200 [inclusive] square feet) shall be computed by multiplying one 1.0 ESFIA by the appropriate Mitigation Credit Factor.

The number of Net ESFIAs attributable to each Small Single Family Parcel (those with Building Footprints between 100 and 1,300 [inclusive] square feet) shall be computed by multiplying 0.61 ESFIAs by the appropriate Mitigation Credit Factor.

The number of Net ESFIAs attributable to each Large Single Family Parcel (those with Building Footprints between 2,201 and 4,000 [inclusive] square feet) shall be computed by multiplying 1.66 ESFIAs by the appropriate Mitigation Credit Factor.

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Parcel (those with Building Footprints greater than 4,000 square feet) shall be computed by multiplying 2.82 ESFIAs by the appropriate Mitigation Credit Factor.

The number of Net ESFIAs attributable to each Condominium Residential Unit Parcel in a residential Condominium shall be equal to the sum of the following:

(1) the amount computed by multiplying (a) the amount calculated by (i) dividing the Impervious Area of the Condominium on which the Condominium Residential Unit Parcel is located by the ESFIA Value (3,310 square feet), and (ii) dividing the result by the total number of Condominium Residential Unit Parcels located on such Condominium, by (b) the appropriate Mitigation Credit Factor; and

(2) the amount computed by multiplying (a) the amount calculated by (i) dividing the Impervious Area of the Condominium on which the Condominium Common Area Parcel appurtenant to the Condominium Residential Unit Parcel by the ESFIA Value (3,310 square feet), and (ii) dividing the result by the total number of Condominium Residential Unit Parcels to which the Condominium Common Area Parcel is appurtenant, by (b) the appropriate Mitigation Credit Factor.

The number of Net ESFIAs attributable to each Small Multi-Family Parcel (with a Building Footprint between 100 and 1,000 (inclusive) square feet) shall be computed by multiplying 0.44 ESFIAs by the appropriate Mitigation Credit Factor.

The number of Net ESFIAs attributable to each Medium Multi-Family Parcel (with a Building Footprint between 1,001 and 3,000 (inclusive) square feet) shall be computed by multiplying 1.01 ESFIAs by the appropriate Mitigation Credit Factor.

The number of Net ESFIAs attributable to each Large Multi-Family Parcel (with a Building Footprint greater than 3,001 square feet) shall be computed by multiplying 2.25 ESFIAs by the appropriate Mitigation Credit Factor.

The number of Net ESFIAs attributable to each General Parcel (a Tax Parcel of Developed Property that is not a Single Family Parcel, a Condominium Common Area Parcel, a Condominium Residential Unit Parcel, or a Multi-Family Parcel) shall be determined by (1) dividing the Impervious Area of the General Parcel by the ESFIA Value (3,310 square feet), and (2) multiplying the result by the appropriate Mitigation Credit Factor.

The annual Stormwater Fee rate for the upcoming Fiscal Year will be \$12.00 for each ESFIA on government property. The Stormwater Fee will be computed for each Tax Parcel of Government Property that is Developed Property located within the Stormwater Service Area by multiplying the number of Net ESFIAs attributable thereto by \$12.00; provided however, that the \$12.00 rate per Net ESFIA shall be reduced, if necessary, to ensure that the aggregate Stormwater Fees and Stormwater Service Assessments within the Stormwater Service Area do not exceed the Stormwater Service Cost.

Credit for privately maintained Stormwater management facilities and other factors affecting the quantity or quality of Stormwater runoff may be applied, pursuant to the following schedule:

Mitigation Credits

Condition	Mitigation Credit
1. Parcels With No Offsite Discharge of Stormwater to City System: The credit for such parcels will be 100% since the City bears no expense in managing the offsite discharge of the site's flow.	1.0
2. Parcel Owner Contributes to Maintenance of Private System: The credit for such parcels will be based upon the percentage of the City's stormwater operation and maintenance (O&M) budget provided for maintenance of stormwater ponds but in no case shall this be less than 10%. The O&M Budget does not include funds devoted to capital projects addressing conveyance system extension and capacity upgrades.	0.10
3. Parcels With Properly Functioning On-site Treatment and Attenuation: The credit for such parcels will be based upon the percentage of the City's stormwater operation and maintenance (O&M) budget provided for maintenance of stormwater ponds but in no case shall this be less than 10%. The O&M Budget does not include funds devoted to capital projects addressing conveyance system extension and system upgrades.	0.10

A more specific description is set forth in the Initial Stormwater Resolution adopted by the City Council on August 7, 2003. Copies of Chapter 21 of the City of Tampa Code relating to Stormwater Management, the Initial Stormwater Resolution and the preliminary stormwater roll are available for inspection at the City Clerk's Office, 315 E. Kennedy Boulevard, 3rd Floor Old City Hall, Tampa, Florida.

The Stormwater Service Assessments will be collected by the Hillsborough County Tax Collector and failure to pay the Stormwater Service Assessment will cause a tax certificate to be issued against the assessed property which may result in a loss of title to your property.

If you have any questions, please contact the Stormwater Department at (813) 276-6905.

Para recibir esta informacion en Espanol sirvese llamar a (813) 276-6910.

The City Council Of The City Of Tampa, Florida
By Linda Saul-Sena
Chairman, Tampa City Council

Certified as true
and correct copy.

As Others Vow To Fight It
Governor Ok's Malpractice Bill