

RESOLUTION NO. 06-2025

A RESOLUTION OF THE KEY LARGO WASTEWATER TREATMENT DISTRICT (“DISTRICT”) APPROVING A PLAN FOR PAYMENT OF THE SYSTEM IMPACT CHARGE (“SIC”) IMPOSED ON SOUTH CLIFF HOLDINGS LLC BY THE DISTRICT BOARD OF COMMISSIONERS (“BOARD”) IN THE AMOUNT OF \$112,241.25; PROVIDING FOR ITS IMPLEMENTATION; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, South Cliff Holdings LLC is the owner of real property located at 95295 Overseas Hwy, Key Largo, Florida (“the Property”); and

WHEREAS, South Cliff Holdings LLC is in the process of constructing 26 units of workforce housing units on the Property (“the Project”); and

WHEREAS, on January 23, 2024, the Board adopted Resolution No. 01-2024 imposing an SIC in the amount of \$112,241.25 against the Property; and

WHEREAS, South Cliff Holdings LLC’s agent, Francisco Pla, has requested that the SIC be paid in three installments; and

WHEREAS, the Board considered South Cliff Holdings LLC’s request at a public meeting on April 15, 2025; and

WHEREAS, based on the representation by Mr. Pla that the Project consists of 100% workforce housing, the Board approved a payment plan, the terms of which are that South Cliff Holdings LLC shall immediately pay the sum of \$39,614.58, with two annual payments each in the amount of \$36,313.33.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF THE KEY LARGO WASTEWATER TREATMENT DISTRICT THAT:

Section 1. *Recitals.* The above recitals are true and correct and incorporated into this Resolution by reference.

Section 2. *Payment Plan.* South Cliff Holdings LLC shall pay the sum of \$112,241.25 in three installments, as follows: \$39,614.58 paid on April 15, 2025; \$36,313.33 due on April 15, 2026; and \$36,313.33 due on April 15, 2027.

Section 3. *Implementation.* The General Manager and/or his designee is authorized to take all actions necessary to implement the terms of this Resolution.

Section 4. *Effective Date.* This Resolution shall be effective upon adoption by the Board.

The foregoing Resolution was offered by Commissioner Maloney, who moved for its approval. The motion was seconded by Commissioner Majeska, and being put to a vote, the result was as follows:

	AYE	NAY
Chairman Rodriquez	<u>✓</u>	___
Commissioner Heim	___	___
Commissioner Maloney	<u>✓</u>	___
Commissioner Schwartz	___	___
Commissioner Majeska	<u>✓</u>	___

The Chairman thereupon declared this Resolution duly passed and adopted the 6th day of May, 2025.

KEY LARGO WASTEWATER TREATMENT DISTRICT

By: [Signature]
Nicolas Rodriguez, Chairman

Approved as to form and legal sufficiency:

ATTEST:
By: [Signature]
Shannon McCully, Clerk

By: [Signature]
Nicholas W. Mulick,
General Counsel

