

Key Largo Wastewater Treatment District Board of Commissioners Meeting Agenda Item Summary

Meeting Date:

August 4, 2026

Agenda Item Number: I-1

Action Required:

Yes

Department:

Customer Service

Sponsor:

Nicholas Mulick

Subject:

**Billing EDU Decrease - The College of the Florida Keys, Upper Keys Center -
106040 Overseas Hwy - AK# 1659622**

Summary of Discussion:

The customer has requested a review of the base charge for wastewater billing.

Water usage calculations show a decrease in EDU assignment from 35.6 EDUs to 2.2 EDUs

Reviewed / Approved

Operations: _____

Administration: _____

Finance: _____

District Counsel: _____

District Clerk: _____

Engineering: _____

Financial Impact

\$ - 1,089.36 Per month

Income

Funding Source:

Billing

Budgeted:

N/A

Attachments

1. Water Usage Calculations
2. Recommended Decision of Wastewater Base Charge Review
3. Customer Request for Review
4. Map

Approved By: _____

General Manager

Date: 7-30-26

Water Usage Calculations

Alternate Key #	1659672
Owner	The College of the Florida Keys
Current Tenant	The College of the Florida Keys
FK44 Meter #	20094172
FK44 Location ID	020320
Tenant FK44 Act #	612768
Property Type Code	PRIVATE SCHOOL (7200)
Service Address	10604 Overseas Hwy
Service City	Key Largo
NAV Year	2006
Res. or Non-Res	Non-Res
Most Current Year in Study	2025
AK EDU Assigned Per NAV	35.6
AK Current EDU	35.6
KLWTD to FK44 EDU	36
# Months Studied	36
Calculation Date	5/28/2026



RAW	MAX3MO	61.181
	AVG3MO	20.394
3 STD	RAW EDU	4.1
	MAX3MO	32.702
	AVG3MO	10.901
	EDU	2.2
2 STD	MAX3MO	32.702
	AVG3MO	10.901
	EDU	2.2

64 E Calculation	
Total Sq Ft	
On By # Units	
Sq Ft Per Unit	
On By 100	
X 157.167	
EDU	0.0

Notes/Comments:	Year	Month	Exemption <i>(Place an X next to the consumption value to be thrown out)</i>	Monthly Consumption (Gal)	Monthly Consumption Removing Exemptions	Monthly Consumption With Mean Substitutions	Monthly Consumption 3 STD DEV Correction	Monthly Consumption 2 STD DEV Correction	3 Consecutive Months	3 Month Consumption (Gal)	3 Month Consumption (Gal) 3 STD DEV	3 Month Consumption (Gal) 2 STD DEV
2025		DEC		6980	6980	6980	6980	6980	6980	28,315	28,315	28,315
		NOV		9906	9906	9906	9906	9906	9906	29,360	29,360	29,360
		OCT		11429	11429	11429	11429	11429	11429	24,651	24,651	24,651
		SEPT		8025	8025	8025	8025	8025	8025	17,801	17,801	17,801
		AUG		5197	5197	5197	5197	5197	5197	14,388	14,388	14,388
		JULY		4579	4579	4579	4579	4579	4579	17,685	17,685	17,685
		JUNE		4612	4612	4612	4612	4612	4612	21,250	21,250	21,250
		MAY		8494	8494	8494	8494	8494	8494	24,057	24,057	24,057
		APR		8144	8144	8144	8144	8144	8144	25,269	25,269	25,269
		MAR		7419	7419	7419	7419	7419	7419	21,315	21,315	21,315
		FEB		9706	9706	9706	9706	9706	9706	20,002	20,002	20,002
		JAN		4190	4190	4190	4190	4190	4190	17,733	17,733	17,733
2024		DEC		6106	6106	6106	6106	6106	6106	23,764	23,764	23,764
		NOV		7437	7437	7437	7437	7437	7437	26,316	26,316	26,316
		OCT		10221	10221	10221	10221	10221	10221	24,164	24,164	24,164
		SEPT		8658	8658	8658	8658	8658	8658	19,937	19,937	19,937
		AUG		5285	5285	5285	5285	5285	5285	18,840	18,840	18,840
		JULY		5994	5994	5994	5994	5994	5994	23,020	23,020	23,020
		JUNE		7561	7561	7561	7561	7561	7561	23,999	23,999	23,999
		MAY		9465	9465	9465	9465	9465	9465	25,472	25,472	25,472
		APR		6973	6973	6973	6973	6973	6973	27,189	27,189	27,189
		MAR		9034	9034	9034	9034	9034	9034	25,513	25,513	25,513
		FEB		11182	11182	11182	11182	11182	11182	24,102	24,102	24,102
		JAN		5297	5297	5297	5297	5297	5297	23,452	23,452	23,452
2023		DEC		7623	7623	7623	7623	7623	7623	28,830	28,830	28,830
		NOV		10532	10532	10532	10532	10532	10532	29,770	29,770	29,770
		OCT		10675	10675	10675	10675	10675	10675	32,702	32,702	32,702
		SEPT		37042	37042	37042	37042	37042	37042	55,566	55,566	55,566
		AUG		13464	13464	13464	13464	13464	13464	24,972	24,972	24,972
		JULY		5060	5060	5060	5060	5060	5060	18,578	18,578	18,578
		JUNE		6448	6448	6448	6448	6448	6448	20,582	20,582	20,582
		MAY		7070	7070	7070	7070	7070	7070	22,575	22,575	22,575
		APR		7064	7064	7064	7064	7064	7064	25,010	25,010	25,010
		MAR		8441	8441	8441	8441	8441	8441	21,404	21,404	21,404
		FEB		9505	9505	9505	9505	9505	9505			
		JAN		3458	3458	3458	3458	3458	3458			
		Average Std Dev Threshold										
		7772 2305 19358										



Key Largo Wastewater Treatment District

103355 Overseas Highway, Key Largo, FL 33037

Post Office Box 491, Key Largo, FL 33037

Phone (305) 451-4019 • Fax (305) 453-5807 • www.klwtd.com

RECOMMENDED DECISION of WASTEWATER BASE FACILITY CHARGE REVIEW

July 15, 2026

AK: 1659622 / FCAA Acct: 612768-020320

The College of the Florida Keys

5901 College Rd

Key West, FL 33040

For property located at: 106040 Overseas Hwy, Key Largo, FL 33037

Dear Customer,

This letter is your official notification of the results of the review regarding the recommended decision for the request to review the monthly base charge for the above-referenced property. A review of water usage for the time period from January 1, 2023 to December 31, 2025 was calculated per Key Largo Wastewater Treatment District's ("KLWTD") Rules and Regulations. The review resulted in the following recommended adjustments:

	<u>Prior to Review</u>	<u>Adjusted</u>
EDU Assignment	35.6	2.2
Monthly Wastewater Base Charge		
(On FCAA Bill: EDU Assignment X	\$1,089.36	\$67.32
\$30.60)		

This recommendation will be presented to the KLWTD Board of Commissioners for review and approval, tentatively at the Board of Commissioners regular meeting on August 4, 2026. Please contact the District Clerk for confirmation of the meeting date at 305-451-4019 ext. 210 or at Shannon.McCully@klwtd.com. If you agree with the findings of this review, no further action is required on your part. However, if you would like to challenge these findings, it is your right to have a public hearing before the Board of Commissioners, where you may submit any evidence you would like the board to consider. To do so, you MUST notify the District Clerk within 15 calendar days of the date of this letter.

Please contact me at (305) 451-4019 ext. 209 or alexis.irizarry@klwtd.com should you have any questions.

Sincerely,

Alexis Irizarry
Customer Service Manager

Peter Rosasco
General Manager

CC: KLWTD Commissioners

connecting is an improvement in environmental balance



Key Largo Wastewater Treatment District

103355 Overseas Highway

Key Largo, FL 33037

Phone: 305-451-4019

Request for Review of Monthly Base Charge and Adjustment of Fees and Charges for Wastewater Service

This is a request to review:

Monthly Billing Base Charge Upon Board approval, the adjusted EDU/dwelling unit assignment will be automatically reviewed annually for next two years.

*Name: The College of the Florida Keys

*Date of Request: 05/27/2026

*Service Address: 106040 Overseas Hwy, Key Largo, FL 33037

☐ This is a Residential Dwelling

☒ This is a non-residential Dwelling

*Phone: 305-809-3141

Email: tamrah.hill@cfk.edu

Alternate Key (AK): _____

FCAA Account No: 612768-020320

*Reason for Request:

The average usage is lower than what was originally estimated by KLWTD.

Initial Owner or Tenant:



I, the undersigned, certify that I am the **OWNER** of the parcel listed above and hereby request that the Key Largo Wastewater Treatment District (the District) review my current EDU/dwelling unit assignment for this property and that it be adjusted accordingly as outlined in the District's Rules and Regulations. I understand and accept that this review may result in an **INCREASE** of the EDU/dwelling unit assignment for this property and if so, will result in an increase of my monthly base charge and if applicable assessment for the parcel.



I, the undersigned, certify that I am the **TENANT** of the unit or parcel listed above and hereby request that the Key Largo Wastewater Treatment District (the District) review my current EDU/dwelling Unit assignment and that my monthly base charge for wastewater services as billed monthly on my current water bill be adjusted accordingly. I understand that, should a change be required, the entire parcel and all current tenants' EDU/dwelling unit assignments may also be reviewed at the District's discretion. I further understand and accept that this review may result in an **INCREASE** of the EDU/dwelling unit assignment for this property and if so, will result in an increase of my monthly base charge and possibly, the assessment for the parcel.

Initial to agree:



I, agree to notify the District 30 days in advance of a change that would affect this parcels EDU/dwelling unit assignment. Example of changes that would affect EDU/dwelling unit assignment: change of number of dwelling units, change of business, change of land use, pattern of water usage change.

Dr. Brittany Snyder

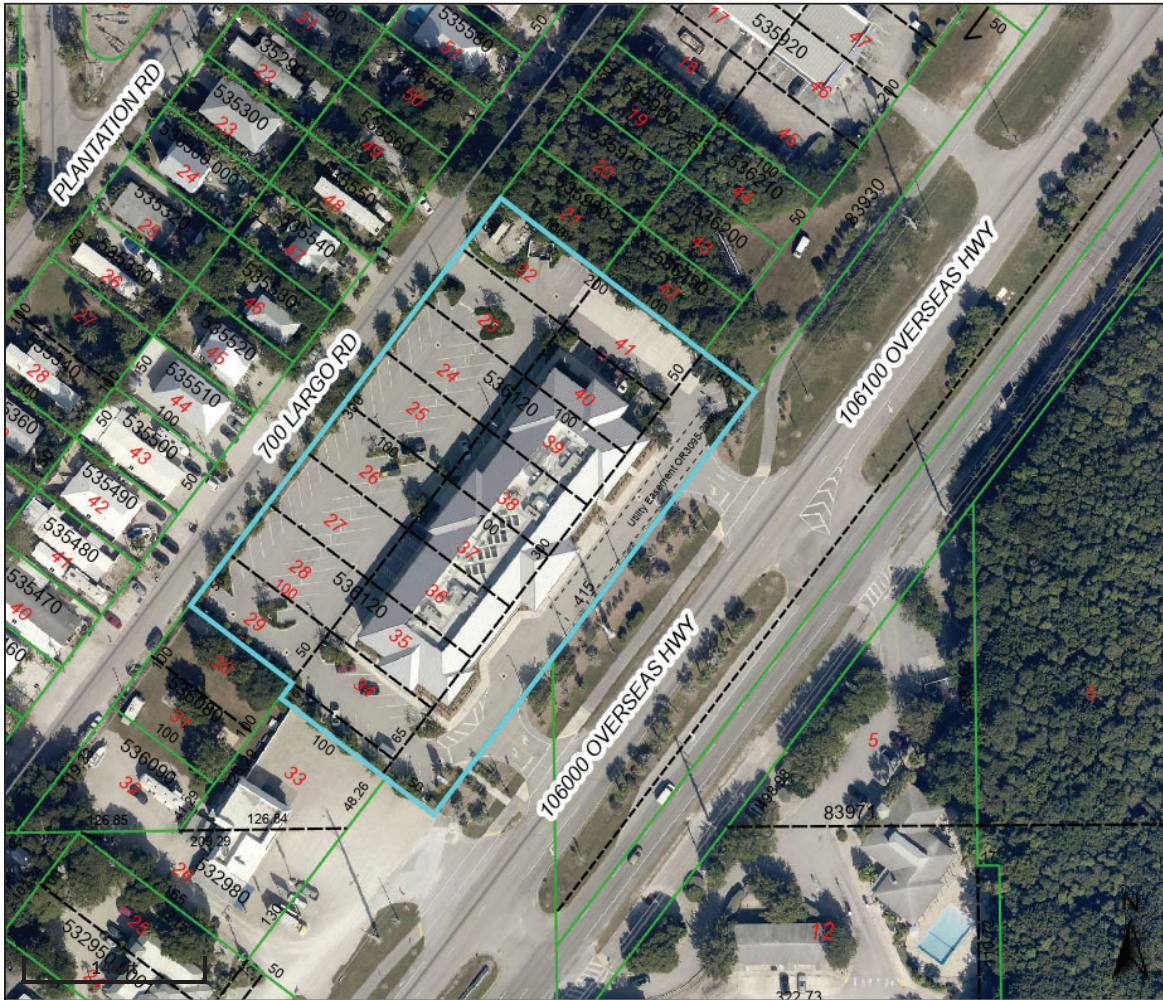
Digitally signed by Dr. Brittany Snyder
Date: 2026.05.27 16:27:44 -04'00'

5/27/26

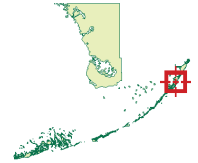
*Signature

*Date

"*" Denotes Required Fields



Overview



Legend

- Centerline
- Easements
- Hooks
- - Lot Lines
- Road Center
- - Rights of Way
- Shoreline
- [] Condo Building
- Key Names
- Parcels

Parcel ID 00536120-000000 **Alternate ID** 1659622 **Owner Address** THE COLLEGE OF THE FLORIDA KEYS
Sec/Twp/Rng 31/60/40 **Class** PRIVATE SCHOOL 5901 College Rd
Property Address 106040 OVERSEAS Hwy Key West, FL 33040
 KEY LARGO

District 500K
Brief Tax BK 7 NELY 15 FT LT 33 AND ALL LTS 22-23-24-25-26-27-28-29 34-35-36-37-38-39-40-41 LAKE SURPRISE ESTATES PB4-162 KEY
Description LARGO AND ADJ R-O-W OR227-526 OR241-583 OR341-394 OR372-209 OR391-529 OR417-524 OR459-870 OR549-735 PROB 1-73-118 OR542-716 OR558-298 OR656-796 OR662-557 OR664-502 OR686-778 OR726-420 OR791-862 OR791-1699 OR817-1181 OR820-2447 OR826-596/97 OR828-1464 OR833-1781 OR852-1463 OR881-1262/63 OR926-2374 OR931-2275 OR931-2276/AFF OR931-2277D/C OR951-27 OR959-2175 OR973-1070 OR986-487 OR997-1685-86 OR997-1806 OR997-1810/11 DC/AFF OR1013-89 OR1031-1141/42WILL OR1104-912 OR1365-472 OR1365-476/82AG OR1402-1492 OR1515-1046 OR1867-240 OR1905-1538/39 OR1905-1805/07 OR1917-1952 OR1968-290/90B OR2923-1317
 (Note: Not to be used on legal documents)

Date created: 5/28/2026

Last Data Uploaded: 5/27/2026 11:09:38 PM

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