

RESOLUTION NO. 17-2026

A RESOLUTION OF THE KEY LARGO WASTEWATER TREATMENT DISTRICT (“THE DISTRICT”) IMPOSING A SYSTEM DEVELOPMENT CHARGE (“SDC”) FOR THE PROPERTY LOCATED AT 803 LA PALOMA RD, KEY LARGO FLORIDA, WITH ALTERNATE KEY NUMBER 9105533; PROVIDING FOR ITS IMPLEMENTATION; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, Daniel and Cheryl Shalvatis are the owners of real property located at 803 La Paloma Rd, Key Largo, Florida, with Alternate Key Number 9105533: The property is legally described in Exhibit “A” attached hereto and made a part hereof by reference (“the Subject Tax Parcel”); and

WHEREAS, the District's General Rules and Regulations, Article IX, provide that when a lot that had been excluded from the Wastewater Non-Ad Valorem Assessment Roll because it was combined with an adjoining parcel under a single Tax Parcel ID, and is subsequently split from the original Tax Parcel assigned its own Tax Parcel ID number, the newly created Tax Parcel shall be assessed one System Development Charge (SDC), payable immediately; and

WHEREAS, the Monroe County Property Appraiser informed staff that the subject parcel has now been assigned its own Tax Parcel ID Number; and

WHEREAS, staff has recommended that the District Board of Commissioners (“the Board”) adopt a Resolution imposing an SDC on the Subject Tax Parcel; and

WHEREAS, the Board has considered the staff’s recommendation at its regularly scheduled meeting of the Board held on September 1, 2026.

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. *System Development Charge.* The Board finds that there is good and sufficient cause to impose an SDC in the amount of \$8,040.00
- Section 3. *EDU assignment.* The wastewater base charge will be calculated based on 1.0 EDU.

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

Section 5. *Implementation.* The General Manager and/or his designee is authorized to take all actions necessary to implement the terms of this Resolution.

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

	AYE	NAY
Chairman Rodriquez	☒	_____
Commissioner Hardee	☒	_____
Commissioner Maloney	☒	_____
Commissioner Majeska	_____	_____
Commissioner Schwartz	☒	_____

The Chairman thereupon declared this Resolution duly passed and adopted on the 1st Day of September, 2026

KEY LARGO WASTEWATER TREATMENT DISTRICT

By: 
Nicolas Rodriguez, Chairman

Approved to as to form and legal sufficiency:

ATTEST:

By: 
Shannon McCully, Clerk

By: 
Nicholas W. Mulick,
General Counsel



Exhibit “A”

Legal Description

Parcel Address: 803 LA PALOMA RD, KEY LARGO

Parcel ID: 00545870-000100

Ak# 9105533

Legal Description: BK 3 LT 3 WINSTON PARK SUB PB4-104 KEY LARGO OR159-265
OR161-490 OR407-199 OR448-224 OR707-398 OR783-1500 OR786-1768 OR801-1073
OR802-351 OR811-545 OR925-294 OR998-509 OR1105-2378 OR1285-1387 OR2376-516
OR2376-517 OR3377-1817