



**Infrastructure Financing Program Fees**  
**Community Facilities District No. 2004-1 (Village One #2)**  
**Maximum Special Tax**  
*Effective July 1, 2022 to June 30, 2023*

**One-Time Facilities Special Tax (Annexed Properties) ([See Division Endnotes](#))**

Fees below are per Parcel and due at Permit Issuance.

| <b>Address / Subdivision</b>                          | <b>Assessor's Parcel Number (APN)</b>         | <b>Property Description</b>                     | <b>Fee</b>               |
|---|---|---|--------------------------|
| 3400 Bob's Way  | APN 077-033-011                               | 3.05 Commercial Acres                           | \$204,512.68             |
| 3032 Merle Avenue                                     | APN 085-034-083                               | Existing home, remainder 53-PM-57               | \$9,450.64               |
| 3837 Merle Avenue                                     | APN 085-007-018                               | 3.06 Commercial Acres                           | \$111,226.74             |
| Burkshire Estates I Subdivision                       | APN 085-001-061                               | 48 Residential Lots Formerly Lagos Subdivision  | \$9,196.96               |
| Parcels 1 and 2 (within Burkshire Estates I Boundary) | APN 085-051-003                               | Formerly 3007 Esta Avenue                       | \$4,594.56               |
| The Trails at Falling Leaf                            | APN 085-002-079 (portion)                     | 59 residential lots                             | \$9,864.64               |
| Bhatti Estates Subdivision                            | APN 085-050-001                               | 12 Residential Lots                             | \$15,408.54              |
| Sylvan Vet Clinic (Parcel 2)                          | APN 084-002-053 (3500 Roselle Avenue)         | 1.86 AC Commercial                              | \$170,898.08             |
| Village One Town Center - Single Family Homes         | Village One Town Center - Single Family Homes | 35 Residential Lots - Housing Authority Project | \$18,564.22              |
| Tarantella Estates Subdivision                        | APN 085-061-002 (Master APN 085-001-010)      | 6 Residential Lots                              | \$12,602.16              |
| Burkshire Estates II Subdivision (2 of 2)             | APN 085-001-045                               | see tax amount above                            | see Burkshire Estates II |
| Icon at the Village                                   | APN 085-007-009                               | 24 Residential Parcels                          | \$6,633.42               |
| Metro at the Village                                  | APN 085-064-004                               | 46 Residential Parcels                          | \$20,817.08              |

For information call 209-577-5211.

## One-Time Facilities Special Tax (Non-Annexed Properties) ([See Division Endnotes](#))

### ***Tax Zone #1 (Formation Annexation No. 5)***

Fees below are per Net Taxable Acre and due at Permit Issuance.

| <b>Property Type</b>     | <b>Fee</b>   |
|--------------------------|--------------|
| Low Density Residential  | \$31,551.02  |
| Village Residential      | \$71,608.12  |
| Multi-Family Residential | \$239,876.98 |
| Commercial               | \$123,210.20 |
| Industrial               | \$30,985.78  |

### ***Tax Zone #2 (Annexation No. 6 Forward)***

Fees below are per Gross Acre and due at Permit Issuance.

| <b>Property Type</b>     | <b>Fee</b>   |
|--------------------------|--------------|
| Low Density Residential  | \$23,498.52  |
| Village Residential      | \$53,331.44  |
| Multi-Family Residential | \$178,654.10 |
| Commercial               | \$91,763.80  |
| Industrial               | \$23,077.20  |

### **Annual Maintenance Special Tax ([See Division Endnotes](#))**

The fees below are per Net Taxable Acre and due Annually December and April.

| <b>Property Type</b>         | <b>Fee</b> |
|------------------------------|------------|
| Very Low Density Residential | \$1,241.52 |
| Village Residential          | \$2,915.76 |
| Multi-Family Residential     | \$9,506.46 |
| Commercial                   | \$2,175.58 |
| Industrial                   | \$2,175.58 |

### **Annual Facilities Special Tax ([See Division Endnotes](#))**

The fees below are per Net Taxable Acre and due Annually December and April.

| <b>Property Type</b>     | <b>Fee</b>  |
|--------------------------|-------------|
| Low Density Residential  | \$5,023.14  |
| Village Residential      | \$9,147.92  |
| Multi-Family Residential | \$10,314.79 |
| Commercial               | \$5,098.84  |
| Industrial               | \$3,642.02  |

## **Division Endnotes**

### ***Endnote 1***

The Maximum One-Time Facilities Special Tax shall be collected prior to a building permit being issued for new construction of any residential or non-residential structure on Taxable Property within Community Facilities District (CFD) No. 2004-1, and shall be immediately delinquent if not so paid.

### ***Endnote 2***

The One-Time Facilities Special Tax shall be collected prior to building permit issuance for new construction of any residential or non-residential structure on taxable property within the CFD.

### ***Endnote 3***

The Annual Maintenance Special Tax is levied and collected at the same time as property taxes. It is a perpetual fee that pays for authorized services, administrative expenses not covered in the Annual Facilities Special Tax for the fiscal year, and cures delinquencies.

### ***Endnote 4***

The Annual Facilities Special Tax is levied and collected at the same time as property taxes until all bonds have been repaid and all facilities have been funded.