

8/26/07 31

E-mail message

From: berndog2@juno.com
Date: Tue, Apr 4, 2006, 8:56pm
To: SPLETTTH@AOL.COM
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Subject: (no subject)

Harry,

Thinking about the petition to change the charter to impose the district tax on 'ORIGINAL PLOTTED LOTS on which a home might be constructed" would imply that the services covered by the budget are a service to a lot and not to the owners of a residence. It would also imply that those services change according to the lot size or location. I assume you believe the Park Fee should be paid by owners of a lot with a home on it, and they can receive the services identified on the Budget.

I also assume that when we verify the number of homes, then each home owner should pay their share of the budget regardless of the lot size. Thus if we find there are 1282 home owners, and they all pay their share, then all lots or multiple lots with a home will have been part of the 1282.

Now there could be some vacant lots who thus do not receive the services we home owners need. Those services would be available to the lot owner if a home is built. I doubt if the Trustees believe a vacant lot should pay a share of the services which we home owners receive. The fact is that six of the Trustees must support any item up for referendum for it to appear on the ballot, regardless of how many signatures appear on a petition which the Trustees believe is not in the best interest of all home owners, or is not in agreement with the past practice. They understand that many of us could get signatures from owners who do not understand how what they are signing could cause problems between owners or in the administration of proposed changes. I believe that is why the Charter requires that six Trustees must agree to put an item up for referendum voting.

It appears that some owner can be identified with each of the "original plotted lots", but if no home is located on one of those lots, then that owner will not expect to pay for the items on the budget. If the charter is changed, that owner is "Grand fathered in" and will only pay his share of the fee as in the past on a lot with a home, but nothing on a vacant lot. Thus, I sincerely doubt if the petition has the merit to obtain six Trustee votes as it does not meet the "reasonable and fair" test for such a change. That is my personal opinions for what it is worth (maybe not much in your opinion).

Bernie