



**Infrastructure Financing Program Fees  
Community Facilities District No. 2004-1 (Village One #2)**

*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.