Special Meeting Agenda

Tempe

RIO SALADO COMMUNITY FACILITIES DISTRICT BOARD
Special Meeting
Harry E. Mitchell Government Center
Tempe City Hall - City Council Chambers
31 East 5th Street, Tempe, Arizona
Thursday, May 21, 2015

Immediately following the City Council Meetings which begin at 6:00 p.m.

Members of the City Council may attend either in person or by telephone conference call.

AGENDA

1. **Approve Rio Salado Community Facilities District Board Special Meeting Minutes - June 12, 2014 and June 26, 2014.***

2. **Hold a public hearing to adopt a resolution levying the Annual Assessment relative to the Rio Salado Community Facilities District (City of Tempe) Improvement Project Number 1 pertaining to the acquisition, construction and annual maintenance of certain improvements within the District; approving the tentative budget of the District for the Fiscal Year 2015/2016; and setting the date for, and ordering the giving of notice of, a public hearing to receive objections on the assessments and tentative budget. The public hearing is scheduled for June 11, 2015.* (Resolution No. CFD R2015.1)

Fiscal Impact: The proposed budget for fiscal year 2015/16 is $4,303,668, which includes $3,205,000 for the budget assessed to property owners and $1,098,668 of carry forward appropriation for capital infrastructure needs. The City's portion of the allocated assessments, including the subsidy for undeveloped parcels, is approximately $2,581,184.

* Background material included
** Public Hearing item

According to the Arizona Open Meeting Law, the City Council may only discuss matters listed on the agenda. The City of Tempe endeavors to make all public meetings accessible to persons with disabilities. With 72 hours advance notice, special assistance is available at public meetings for sight and/or hearing-impaired persons. Please call (480) 350-2905 (voice) or (480) 350-2750 (TDD) to request an accommodation to participate in a public meeting.

Tempe

Minutes
Rio Salado Community Facilities District Board
Special Meeting
June 12, 2014

Minutes of the Rio Salado Community Facilities District Board Special Meeting of Thursday, June 12, 2014, held immediately following the Regular City Council Meeting, which begins at 7:30 p.m.in the Harry E. Mitchell Government Center, Tempe City Hall, City Council Chambers, 31 E. Fifth Street, Tempe, Arizona.

BOARD MEMBERS PRESENT:

Chair Mark W. Mitchell
Board member Robin Arredondo-Savage
Board member Kolby Granville
Board member Corey D. Woods
Vice Chair Onnie Shekerjian
Board member Shana Ellis
Board member Joel Navarro

STAFF PRESENT:

Andrew Ching, City Manager
Judi Baumann, City Attorney
Various Department Heads or their representatives
Jeff Kulaga, Assistant City Manager
Brigitta M. Kuiper, City Clerk

Chair Mitchell called the meeting to order at 11:18 p.m.

1. Rio Salado Community Facilities District Board Meeting minutes: May 30, 2013 and June 27, 2013.

Motion by Board member Woods to approve agenda item 1; second by Board member Shekerjian. Motion passed unanimously on a voice vote 7-0.

Approved the May 30, 2013 and June 27, 2013 Rio Salado Community Facilities District Board Meeting minutes.

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2. Public hearing and resolution approving the Modified Finance Plan dated June 27, 2013, levying the Annual Assessment relative to the Rio Salado Community Facilities District Improvement Project Number 1 pertaining to the acquisition, construction and annual maintenance of certain improvements within the District; approving the tentative Rio Salado Community Facilities District for Fiscal Year 2014/2015 budget; and setting the date for a public hearing on the assessments and tentative budget for June 26, 2014.

Mayor Mitchell opened the public hearing. There was no discussion or public comment on agenda item 2. Mayor Mitchell closed the public hearing.

Motion by Board member Woods to approve agenda item 2; second by Board member Shekerjian. Motion passed unanimously on a roll call vote 7-0.

Held a public hearing and adopted **RESOLUTION NO. CFD R2014.1** approving the Modified Finance Plan dated June 27, 2013, levying the Annual Assessment relative to the Rio Salado Community Facilities District (City of Tempe, Arizona) Improvement Project Number 1 pertaining to the acquisition, construction and annual maintenance of certain improvements within the District; approving the tentative budget of the Rio Salado Community Facilities District (City of Tempe, Arizona) for the Fiscal Year 2014/2015: setting the date for and ordering the giving of notice of a public hearing to receive objections on the assessments and tentative budget. A public hearing was scheduled for June 26, 2014.

Fiscal Impact: The proposed budget for FY 2014/15 is $3,908,830, which includes $3,329,200 for the budget assessed to property owners and $579,630 of carry forward appropriation for capital infrastructure needs. The City's portion of the allocated assessments, including the subsidy for undeveloped parcels, is approximately $2,607,200.

The meeting adjourned at 11:20 p.m.

I, Brigitta M. Kuiper, the duly-appointed City Clerk of the City of Tempe, Maricopa County, Arizona, do hereby certify the above to be the minutes of the Rio Salado Community Facilities District Board Special Meeting of June 12, 2014, by the Rio Salado Community Facilities District Board, Tempe, Arizona.

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Mark W. Mitchell, Mayor

ATTEST:

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Brigitta M. Kuiper, City Clerk

Tempe

Minutes
Rio Salado Community Facilities District Board
Special Meeting
June 26, 2014

Minutes of the Rio Salado Community Facilities District Board Special Meeting of Thursday, June 26, 2014, held immediately following the Regular City Council Meeting, which begins at 7:30 p.m.in the Harry E. Mitchell Government Center, Tempe City Hall, City Council Chambers, 31 E. Fifth Street, Tempe, Arizona.

BOARD MEMBERS PRESENT:

Chair Mayor Mark W. Mitchell
Board member Robin Arredondo-Savage
Board member Kolby Granville
Board member Corey D. Woods
Vice Chair Vice Mayor Onnie Shekerjian
Board member Shana Ellis
Board member Joel Navarro *(attended telephonically)*

STAFF PRESENT:

Andrew Ching, City Manager
Brigitta M. Kuiper, City Clerk
Various Department Heads or their representatives
Judi Baumann, City Attorney
Ken Jones, Finance and Technology Director

Chair Mitchell called the meeting to order at 9:28 p.m.

1. **Public hearing to adopt a resolution approving the final budget for the Rio Salado Community Facilities District Improvement Project Number 1 for July 1, 2014 – June 30, 2015; and approving the assessment of capital costs and annual operation and maintenance costs.**

Mayor Mitchell opened the public hearing. There was no discussion or public comment on agenda item 1. Mayor Mitchell closed the public hearing.

Motion by Board member Woods to approve agenda item 1; second by Board member Granville. Motion passed on a roll call vote 7-0.

Held a public hearing and adopted **RESOLUTION NO. CFD R2014.2** approving the final budget for the Rio Salado Community Facilities District (City of Tempe, Arizona) Improvement Project Number 1 for the fiscal year beginning July 1, 2014 and ending June 30, 2015; and approving the assessment of capital costs and annual operation and maintenance costs.

Fiscal Impact: The assessments provide the annual operating budget for the Community Facilities District. The proposed budget for fiscal year 2014/15 is $3,908,830, which includes $3,329,200 for the budget assessed to property owners and $579,630 of carry forward appropriation for capital infrastructure needs. The City's portion of the allocated assessments, including the subsidy for undeveloped parcels, is approximately $2,607,200.

The meeting adjourned at 9:29 p.m.

I, Brigitta M. Kuiper, the duly-appointed City Clerk of the City of Tempe, Maricopa County, Arizona, do hereby certify the above to be the minutes of the Rio Salado Community Facilities District Board Special Meeting of June 26, 2014, by the Rio Salado Community Facilities District Board, Tempe, Arizona.

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Mark W. Mitchell, Mayor

ATTEST:

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Brigitta M. Kuiper, City Clerk

CITY OF TEMPE
REQUEST FOR CFD BOARD ACTION

CFD Board Meeting Date: 05/21/2015
Agenda Item: 2

ACTION: Hold a public hearing to adopt a resolution levying the Annual Assessment relative to the Rio Salado Community Facilities District (City of Tempe) Improvement Project Number 1 pertaining to the acquisition, construction and annual maintenance of certain improvements within the District; approving the tentative budget of the District for the Fiscal Year 2015/2016; and setting the date for, and ordering the giving of notice of a public hearing to receive objections on the assessments and tentative budget. The public hearing is scheduled for June 11, 2015. (Resolution No. CFD R2015.1)

FISCAL IMPACT: The proposed budget for fiscal year 2015/16 is $4,303,668, which includes $3,205,000 for the budget assessed to property owners and $1,098,668 of carry forward appropriation for capital infrastructure needs. The City's portion of the allocated assessments, including the subsidy for undeveloped parcels, is approximately $2,581,184.

RECOMMENDATION: Adopt Resolution No. CFD R2015.1

BACKGROUND INFORMATION: The tentative budget presented to the Community Facilities District Board of Directors is comprised of two components: Capital expenses associated with the construction of the Tempe Town Lake and an operating budget. In 1997, the City Council and the Community Facilities District Board established a budget for construction of the Town Lake at $44,849,700.12 and estimated the first five full years of operating and maintenance expenses to be between $3,001,877 and $3,422,133 per year.

Following the completion of the Town Lake and the audit of construction costs, the Capital project has been finalized at $44,849,700.12. As mandated by the Rio Salado Finance Plan, capital cost recovery takes place following construction and the issuance of a Certificate of Completion. To minimize the potential for vacant land banking, the capital assessment charged to each parcel within the Community Facilities District is increased by an amount equal to the rate borne by the bonds used to finance the lake construction (currently 3.64%). This is also true for parcels that had existing structures at the time the CFD was created but do not pay the assessment unless a change in zoning or to the structure occurs. Approval of the budget would include authorization by the City of Tempe to fund $3,050,000 for fiscal year 2015/2016 to cover the nineteenth year debt service on the Capital Budget per the approved Finance Plan. This principal and interest payment is recovered through the capital assessment as private development occurs within the CFD.

The tentative Budget for the fiscal year 2015/2016 (**Exhibit D** of Resolution No. CFD R2015.1) consists of costs associated with administration, operating the dams and recovery wells, water management and replacement, utilities, park and lake maintenance and security, insurance, water quality monitoring and treatment, and a sinking fund for future infrastructure replacement. **The tentative Budget for fiscal year 2015/2016 is $4,303,668, including $3,205,000 assessable to property owners and $1,098,668 of carry forward capital infrastructure appropriation.** The Rio Salado Enhanced Services Commission recommended approval of this budget to the CFD Board on April 14, 2015.

The table on the next page is a breakdown of the expense categories illustrating the past four years, the current year (2014/2015) as projected through June 30, 2015, and the tentative 2015/2016 budget:

	ACTUALS				CURRENT	PROPOSED
CFD Expense Category	2010/2011	2011/2012	2012/2013	2013/2014	2014/2015*	2015/2016
Administration/Project Mgt	$400,122	$396,394	$370,800	$400,200	$400,800	$423,600
Lake Operations	$327,721	$260,192	$264,846	$280,865	$272,757	$395,000
Water Quality Management	$351,061	$287,177	$135,558	$138,799	$125,760	$270,000
Security	$526,230	$394,108	$326,571	$331,710	$367,085	$365,500
Lake Surface, Shoreline Cleanup, & Landscaping	$382,657	$415,280	$402,726	$374,745	$448,439	$512,300
Electricity	$146,926	$183,815	$245,285	$264,647	$311,238	$279,000
Replacement Water	$38,777	$86,362	$330,380	$297,731	$311,488	$350,250
Equipment	$46,466	$40,660	$51,000	$55,000	$55,000	$55,600
Audit	$745	$867	$902	$524	$950	$850
Liability Insurance Premium	$61,439	$64,628	$64,628	$64,628	$58,166	$65,000
Contingencies	$0	$0	$0	$0	$0	$0
Infrastructure Replacement	$531,000	$531,000	$531,000	$579,630	$730,485	$563,000
Infrastructure Replacement Reserve	$0	$0	$0	$0	$579,630	$1,098,668
Less: Projected Revenues	-$36,326	-$74,952	-$80,604	-$82,034	-$61,683	-$75,100
TOTAL CFD BUDGET	**$2,776,818**	**$2,585,532**	**$2,643,092**	**$2,706,446**	**$3,600,115**	**$4,303,668**

* Projected through June 30, 2015

Administration/Project Management: The budget for the administration of the Community Facilities District consumes 14.8% of the non-administrative costs, or $423,600. The budgeted amount reflects the cost of staff, materials and advertising.

Lake Operations: Lake operations include monitoring and maintaining the dams, the wells, the water level, and the river channel. A portion of these activities is performed by Salt River Project (SRP) by contract. The budget is $300 less than last year's budget. The nearly identical amount was necessary to cover potential contracted expenses, and the unknown nature of time and material expenses that will increase if there is a flow down the Salt River. Lake operations expenses will transition to two (2) City of Tempe employees once the new dam is complete at no additional cost. Other expenses include the required reports for Arizona Department of Water Resources – Dam Safety, improvements to Emergency Warning System equipment, and the maintenance of the uninterruptible power supply system for computers at the west dam pump house.

Water Quality Management: Aquatic Consulting provides water quality and vector control management services on the lake. The budget of $270,000 is identical to last year's budget. Lake water treatments are done on as needed basis. We continue to treat the lake area to address vector control.

Security: The security contract associated with the DTC provides ample coverage at a considerable savings. A Police Sergeant continues to supervise and coordinate security needs around and on Tempe Town Lake; this cost is split with the Police Department between the CFD and Tempe. The budget does allow for costs to cover fuel and maintenance costs for a security vehicle and boat. An increase of $18,500 from the current $347,000 budget is projected due to CPI increases and new construction completion in the next year.

Lake Surface, Shoreline Cleanup, and Landscaping: The Public Works Department – Park Maintenance has submitted a "cost for service" proposal which includes park and landscape maintenance for the northern portion of Tempe Beach Park, the linear parks, marina, and bike path sweeping. Lake surface clean-up is provided by contract. These maintenance services are provided at an enhanced level in the lake area. An increase in park and lake maintenance services is sought in the amount of $800 from the current year's budget of $511,500.

Electricity: The electricity budget is $1,000 less than the current year's budget of $280,000 because the pumps in the 10 wells around the lake are projected to be used at a similar rate. The treated water from the Riverview treatment plant is no

longer flowing over into Tempe Town Lake, so the lake is not the recipient of free water as it has been in the past. The electricity budget covers power expenses for the 10 pump wells, the 2 pump buildings, the marina recirculation pump, the sump pump at the west dams, and the lights for the multi-use path on the north and south sides of the lake.

Replacement Water: The budgeted cost of replacement water increased by $16,050 due to projected evaporation and, the elimination of water coming downstream from the east. The current year's budget is $334,200.

Equipment: The amount of the equipment sinking fund increased by $600 to account for rising equipment costs. The current year's budget is $55,000, and is a reflection of the variety of vehicles used in the CFD area. The five-year sinking fund to replace the remaining equipment is adjusted to recognize the effects of inflation. This represents the CPI for the Western region as published by the U.S. Department of Labor (www.bls.gov/cpi/), All Urban Consumers (CPI-U) category.

Audit/Liability Insurance: The annual liability insurance premium budget has increased by 15% over the most recent payment. ADWR requires that the dams *and* infrastructure be insured. The audit expense estimate is $850 due to cost savings achieved by being part of the overall City audit.

Infrastructure Replacement: A reserve for infrastructure replacement is used to replace capital items located within the lake area, identified as lake edge-to-lake edge, dam-to-dam. Some buoy replacement and dock repairs are expected, along with the completion of the dock system replacement at Tempe Beach Park. The budget for the infrastructure replacement cost is reduced by $167,485. The amount to re-appropriate from the estimated 2014/15 carry-forward balance is $1,098,668.

Contingency: The contingency budget has been eliminated.

Projected Revenues: An overall increase in projected revenues (boat permits, concessions, boating classes, park permits) is expected based on current year boat permit and lake use permit revenues, and historical collections. The boat rental concession is providing new revenue as well.

Debt Service: The City of Tempe is currently paying the debt service on the $40.5 million in bonds issued to cover the cost of constructing the lake. The capital CFD assessment on developed properties is ultimately repaying 60% of that debt.

The original bonds were based on a floating rate. For budgeting purposes a 5% flat rate was estimated. In 2003 the debt was fixed to an average 4% rate, and in 2012 the bonds were again refinanced at an average 3.64% rate. The debt service budget and actual expenses are presented below.

CFD Debt Service	2010/2011	2011/2012	2012/2013	2013/2014	2014/2015	2015/2016
Budget	$3,056,880	$3,059,331	$3,088,562	$2,934,000	$2,929,400	$3,050,000
Actual Debt Service Expense	$3,061,276	$2,910,907	$3,030,000	$2,931,402	* $2,929,400	N/A

* Projected through end of fiscal year

Summary: **Overall, the CFD assessment budget proposed for fiscal year 2015/2016 is $124,200 less (3.9%) than the current year's budget**. Costs associated with infrastructure replacement, replacement water and electricity for lake and park operations are largely responsible for the difference between current expenses and the tentative CFD budget proposed for fiscal year 2015/2016.

Actual expenditures for FY 2014/2015 are projected to be approximately $308,715 less than the approved Budget due to cost savings realized through water quality costs and lake operations savings. CFD assessment collections are estimated to be $689,129. Debt service payments on the Town Lake are funded by the City's Debt Service Fund and covered in its Debt Management Plan.

ATTACHMENTS: Resolution, Modified Finance Plan (6/27/2013), Community Facilities District Map, 2015/16 CFD O&M Budget, Notice of Public Hearing

STAFF CONTACT: David Nakagawara, Community Development Director (480) 350-8023

Department Director: David Nakagawara, Community Development Director
Legal review by: Cynthia McCoy, Assistant City Attorney
Prepared by: Roger Hallsted, Rio Salado Financial Analyst

RIO SALADO COMMUNITY FACILITIES DISTRICT
RESOLUTION NO. CFD R2015.1

RESOLUTION LEVYING THE ANNUAL ASSESSMENT RELATIVE TO THE RIO SALADO COMMUNITY FACILITIES DISTRICT (CITY OF TEMPE, ARIZONA) IMPROVEMENT PROJECT NUMBER 1 PERTAINING TO THE ACQUISITION, CONSTRUCTION AND ANNUAL MAINTENANCE OF CERTAIN IMPROVEMENTS WITHIN THE DISTRICT; APPROVING THE TENTATIVE BUDGET OF THE RIO SALADO COMMUNITY FACILITIES DISTRICT (CITY OF TEMPE, ARIZONA) FOR THE FISCAL YEAR 2015/2016; AND SETTING THE DATE FOR, AND ORDERING THE GIVING OF NOTICE OF, A PUBLIC HEARING TO RECEIVE OBJECTIONS ON THE ASSESSMENTS AND TENTATIVE BUDGET.

BE IT RESOLVED BY THE GOVERNING BODY OF THE RIO SALADO COMMUNITY FACILITIES DISTRICT (CITY OF TEMPE, ARIZONA), as follows:

Section 1. Pursuant to the provisions of Title 48, Chapter 4, Article 6, Arizona Revised Statutes, and amendments and supplements thereto, the Resolution of Intention No. CFD97-2, adopted by the Governing Body of the Rio Salado Community Facilities District (City of Tempe, Arizona) (the "District") on April 17, 1997 (the "Resolution of Intention") and the Intergovernmental Agreement by and between the District and the City of Tempe, Arizona (the "Municipality") and Resolution No. CFD97-6 (the "Assessment Resolution"), this Governing Body hereby modifies the levy, assessment and apportionment of the costs of acquiring, constructing and maintaining the public infrastructure improvements and projects described in the Resolution of Intention as shown on Exhibit A attached hereto upon the lots and parcels of land as described in the Resolution of Intention and shown in the Assessment Diagram (a copy of the Assessment Diagram for the 1997/1998 fiscal year is attached hereto). Exhibit B is the Modified Finance Plan dated June 27, 2013. Exhibit C displays the current maps of the Rio Salado Community Facilities District. Such assessments are to be paid to the District, its agents or assigns, to finance the acquisition, construction and annual maintenance of the public infrastructure (as such term is defined in the Act) improvements and projects described in the feasibility study (the "Study"), pertaining to the District's Improvement Project No. 1. The assessments were initially levied pursuant to the Assessment Resolution.

Section 2. Pursuant to Sections 48-721(A) and, to the extent applicable, 48-589, Arizona Revised Statutes, this Governing Body hereby modifies the apportionment of the cost of said public infrastructure improvements and projects, including the annual maintenance thereof, and hereby assesses against each lot, portion of lot, or parcel of land within the District to be assessed, each in proportion to the benefits to be received, the respective amounts set forth in Exhibit D attached hereto. Opposite the description of each lot or parcel of land is the name of the owner of such lot or parcel as known to the District and as shown on the most recently certified assessment roll for State and local taxes.

Section 3. The tentative "Capital Budget" for the District attached hereto and marked Exhibit D, pages 16-17, in the amount of $44,849,700.12 is hereby approved for the fiscal year

2015/2016 with a debt service payment of $3,050,000. The tentative "Operations and Maintenance Budget" for the District attached hereto and marked Exhibit D, pages 18-26, in the amount of $3,205,000 is hereby approved for the fiscal year 2015/2016. The entire CFD Budget for 2015/2016 is $4,303,668, which also includes $1,098,668 of carry forward appropriation for capital infrastructure needs.

Section 4. The Governing Body hereby sets the following date, time and place on and at which it will conduct a public hearing to hear objections on the tentative budget and on the assessments heretofore recorded by the superintendent of Streets of the District:

Date of Hearing:	June 11, 2015
Time of Hearing:	Immediately following the Tempe City Council meeting which will be held at 6:00 p.m.
Place of Hearing:	City of Tempe City Council Chambers 31 East Fifth Street Garden Level Tempe, Arizona 85281

Section 6. The Notice of Public Hearing shall be substantially in the form attached hereto and marked Exhibit E. The Board hereby orders that said Notice be published and mailed in the manner prescribed by law. Exhibits are available in the Tempe City Clerk's Office.

PASSED, ADOPTED AND APPROVED by the Board of the Rio Salado Community Facilities District (City of Tempe, Arizona) on May 21, 2015.

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CHAIRMAN

ATTEST:

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CITY CLERK

LEGAL DESCRIPTION
FOR
RIO SALADO COMMUNITY FACILITIES DISTRICT

A PORTION OF SECTIONS 14, 15 AND 16, TOWNSHIP 1 NORTH, RANGE 4 EAST GILA AND SALT RIVER BASE AND MERIDIAN That portion of Sections 14, 15 and 16, Township 1 North, Range 4 East, of the Gila and Salt River Base and Meridian, County of Maricopa, State of Arizona, being more particularly described as follows: Commencing at the Northwest corner of said Section 14; thence South 00°07'01" West, 474.53 feet along the section line common to said Sections 14 and 15 to the point of beginning; thence departing said section line South 89°52'59" East, 65.00 feet to the easterly right of way of Scottsdale Road and the southerly right of way of the Red Mountain Freeway; thence departing said easterly right of way of Scottsdale Road North 89°41'27" East, 348.30 feet along said southerly right of way of the Red Mountain Freeway; thence North 82°26'36" East, 606.67 feet; thence departing said southerly right of way South 00°22'49" East, 242.88 feet; thence South 89°49'34" East, 256.38 feet; thence North 00°22'49" West, 248.10 feet to said southerly right of way of the Red Mountain Freeway; thence South 89°59'56" East, 1592.18 feet along said southerly right of way; thence South 79°52'22" East, 284.43 feet; thence South 87°01'36" East, 964.29 feet; thence North 68°32'12" East, 271.73 feet; thence North 86°42'17" East, 681.70 feet to the West line of the East 55.00 feet of said Section 14, said line also being the westerly right of way of McClintock Drive; thence departing said southerly right of way of the Red Mountain Freeway, South 03°41'06" East, 988.53 feet along said West line of the East 55.00 feet of Section 14; thence departing said West line of the East 55.00 feet of Section 14, South 80°35'36" West, 80.20 feet; thence North 89°48'41" West, 112.47 feet; thence South 85°55'30" West, 963.81 feet to the beginning of a curve concave southerly having a radius of 3985.00 feet; thence westerly 94.88 feet along said curve through a central angle of 01°21'51"; thence on a non-tangent line South 73°27'46" West, 132.12 feet; thence South 47°38'18" West, 216.69 feet; thence South 47°29'10" West, 560.21 feet; thence South 31°07'18" West, 783.59 feet to the North line of the South 40.00 feet of the Northeast quarter of said Section 14, said line also being the northerly right of way of the Rio Salado Parkway; thence North 89°21'07" West, 174.60 feet along said North line of the South 40.00 feet of the Northeast quarter of Section 14 to the north-south mid-section line of said Section 14; thence departing said north-south mid-section line North 89°21'06" West, 1488.77 feet along the North line of the South 40.00 feet of the Northwest quarter of said Section 14, said line also being the northerly right of way of the Rio Salado Parkway to the beginning of a non-tangent curve concave southeasterly having a radius of 615.46 feet and to which beginning a radial line bears North 04°31'04" West; thence departing said North line of the South 40.00 feet of the Northwest quarter of said Section 14, southwesterly 225.29 feet along said northerly right of way of the Rio Salado Parkway and said curve through a central angle of 20°58'22"; thence South 64°30'34" West, 219.29 feet to the beginning of a curve concave northwesterly having a radius of 530.46 feet; thence westerly 274.31 feet along said curve through a central angle of 29°37'42"; thence North 85°51'44" West, 332.52 feet to the easterly right of way line of Scottsdale Road; thence departing said northerly right of way of the Rio Salado Parkway and said easterly right of way of Scottsdale Road, North 89°51'58" West, 80.00 feet to said section line common to Sections 14 and 15; thence North 00°08'02" East, 11.86 feet along said section line; thence departing said section line North 89°51'58" West, 90.00 feet to the westerly right of way of Scottsdale Road and the northerly right of way of the Rio Salado Parkway; thence departing said westerly right of way of Scottsdale Road, North 85°51'36" West, 211.80 feet along said northerly right of way of Rio Salado Parkway to the beginning of a curve concave southerly having a radius of 1042.50 feet; thence westerly 259.28 feet along said curve through a central angle of 14°15'00"; thence South 79°53'24" West, 175.66 feet to the beginning of a curve concave northerly having a radius of 1252.50 feet; thence westerly 750.60 feet along said curve through a central angle of 34°20'10"; thence North 65°46'26" West, 184.97 feet to the beginning of a curve concave southwesterly having a radius of 639.50 feet; thence westerly 279.66 feet along said curve through a central angle of 25°03'23"; thence South 89°10'11" West, 179.35 feet to the beginning of a curve concave northeasterly having a radius of 554.50 feet; thence northwesterly 400.01 feet along said curve through a central angle of 41°19'57"; thence North 49°29'52" West, 179.55 feet to the beginning of a curve concave southwesterly having a radius of 692.50 feet; thence northwesterly 68.85 feet along said curve through a central angle of 05°41'49" to the north-south mid-section line of said Section 15; thence departing said northerly right of way of the Rio Salado Parkway on a non-tangent line North 00°12'05" East, 28.23 feet along said north-south mid-section line of section 15 to the beginning of a non-tangent curve concave southerly having a radius of 865.00 feet and to which beginning a radial line bears North 34°43'46" East; thence departing said north-south mid-section line westerly 589.89 feet along said curve through a central angle of 39°04'24" to the beginning of a compound curve concave southeasterly having a radius 715.00 feet and to which beginning a radial line bears North 04°20'38" West; thence southwesterly

388.84 feet along said curve through a central angle of 31°09'33"; thence South 54°29'49" West, 307.48 feet to the beginning of a curve concave northwesterly having a radius of 285.00 feet; thence westerly 165.84 feet along said curve through a central angle of 33°20'26"; thence South 87°50'15" West, 174.58 feet to the easterly right of way of Mill Avenue; thence departing said easterly right of way of Mill Avenue South 89°45'38" West, 50.00 feet; thence South 00°14'22" East, 59.56 feet; thence South 89°45'38" West, 53.59 feet to the westerly right of way of Mill Avenue and the northerly right of way of First Street; thence departing said westerly right of way of Mill Avenue South 89°51'13" West, 631.44 feet along said northerly right of way of First Street to the to the beginning of a curve concave southeasterly having a radius of 336.56 feet; thence southwesterly 146.19 feet along said curve through a central angle of 24°53'14"; thence departing said northerly right of way of First Street North 71°17'47" West, 21.29 feet to the easterly right of way of Ash Avenue; thence North 26°30'35" West, 147.09 feet along said easterly right of way of Ash Avenue to the beginning of a curve concave northeasterly having a radius of 563.11 feet; thence northerly 253.24 feet along said curve through a central angle of 25°46'02"; thence North 00°44'32" West, 440.51 feet along said easterly right of way of Ash Avenue and the prolongation of said easterly right of way of Ash Avenue to a prolongation of the northerly right of way of the Rio Salado Parkway; thence departing said prolongation of the easterly right of way of Ash Avenue South 86°52'10" West, 306.15 feet along said prolongation of the northerly right of way of the Rio Salado Parkway to the beginning of a curve concave southeasterly having a radius of 1497.39 feet; thence westerly 384.14 feet along said curve through a central angle of 14°41'55"; thence South 72°10'15" West, 429.34 feet to the beginning of a curve concave northwesterly having a radius of 1844.86 feet; thence westerly 709.63 feet along said curve through a central angle of 22°02'21"; thence departing said northerly right of way of the Rio Salado Parkway on a non-tangent line North 09°08'55" East, 1615.38 feet to said southerly right of way of the Red Mountain Freeway; thence North 85°21'42" East, 188.25 feet along said southerly right of way of the Red Mountain Freeway; thence South 84°23'05" East, 380.13 feet; thence North 81°31'50" East, 505.15 feet; thence South 85°18'14" East, 528.31 feet; thence South 73°25'29" East, 288.37 feet; thence South 84°43'26" East, 1902.91 feet; thence North 82°21'50" East, 1639.65 feet; thence North 88°50'37" East, 195.05 feet; thence North 00°09'33" East, 52.55 feet; thence North 88°50'37" East, 300.08 feet; thence North 00°09'33" East, 40.01 feet; thence North 88°50'37" East, 751.05 feet to the beginning of a non-tangent curve concave southwesterly having a radius of 72.00 feet and to which beginning a radial line bears North 42°06'23" East; thence departing said southerly right of way of the Red Mountain Freeway, 60.33 feet along said curve through a central angle of 48°00'39" to the easterly right of way of Scottsdale Road; thence South 00°07'01" West, 146.00 feet along said easterly right of way of Scottsdale Road; thence departing said easterly right of way of Scottsdale Road, South 89°52'59" East, 52.00 feet to said section line common to Sections 14 and 15; thence North 00°07'01" East, 126.77 feet along said section line to the point of beginning. EXCEPT the following three parcels: ***Parcel No. 1*** That portion of the South 200 feet of the North 800 feet of the Northeast quarter of the Northeast quarter of Section 15, Township 1 North, Range 4 East, of the Gila and Salt River Base and Meridian, Maricopa County, Arizona; EXCEPT the West 495 feet thereof, more particularly described as follows: Commencing at the Northwest corner of said Section 15; thence South (assumed bearing) along the East Section line, said line also being the monument line of Scottsdale Road, a distance of 660.16 feet to a point; thence South 88°41'43" West a distance of 290.02 feet to the True Point of Beginning; thence continuing South 88°41'43" West a distance of 537.82 feet to a point; thence South 00°05'04" East a distance of 200.05 feet to a point; thence North 88°41'43" East a distance of 772.52 feet to a point on the West right of way line of Scottsdale Road, as it existed on March 13, 1984; thence North a distance of 75.05 feet to a point; thence South 88°41'43" West a distance of 235.00 feet to a point; thence North a distance of 125.00 feet to the True Point of Beginning. ***Parcel No. 2*** The North 176 feet of the South 440 feet of the West 495 feet of the Northeast quarter of the Northeast quarter of Section 15, Township 1 North, Range 4 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona. ***Parcel No. 3*** The South 440 feet of the West 495 feet of the Northeast quarter of the Northeast quarter of Section 15, Township 1 North, Range 4 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona. EXCEPT the North 176 feet; and EXCEPT any portion as described in Docket 11280, page 994, records of Maricopa County, Arizona. Said Rio Salado Community Facilities District contains 492.2653 acres more or less.

MODIFIED FINANCE PLAN FOR LAKE DEVELOPMENT
June 27, 2013

I. Interim Operations and Maintenance Assessment (IOMA)

From lake completion, all parcels within the District with undeveloped land at the time of formation of the District, would begin to pay an **Annual IOMA**. The assessment would be based on 20% of the Rio Salado Community Facilities District Annual Operations and Maintenance Budget. The assessment would be based on a per linear foot lake frontage basis. The City will break down linear feet of lake frontage by ownership into square foot of property owned within the CFD,then allocate the cost over each property on a square foot basis. The 20% factor would remain constant until such time as the property is developed and a Certificate of Occupancy obtained.

II. Operations and Maintenance Assessment

From the date of issuance of a Certificate of Occupancy, that portion of the property developed shall begin to pay 100% of the Annual Operations and Maintenance Assessment in accordance with the District's Budget. If for example, 5 acres of a 20-acre site is developed, the Operations and Maintenance Assessment would be assessed for only that part of the property developed. Calculation of the assessment would also be based on linear feet of lake frontage. Remaining undeveloped property would continue to pay the only the IOMA .

III. Lake Assessment (Capital Cost)

From the date of issuance of a Certificate of Occupancy, property owners would begin to pay an annual lake Assessment on that portion of the property developed, based on the actual cost of lake construction, as revised by a base index factor and assessed on a per linear foot calculation. The remaining undeveloped land would not be assessed until development occurs. The original lake capital cost for that portion of the property undeveloped would be indexed by the West Urban CPI rate as the annual Cost Index Factor (CIF) to the date of the Certificate of Occupancy. For example, the 2012 CPI would be used as the CIF for the 2013/14 fiscal year. This would generate a revised lake capital cost for that portion of property being developed. The developer would have the option of paying this revised capital amount either in a lump sum or over a period of 25 years at the average interest rate on the bonds issued by the City to fund construction of the Lake (or 3.64%).

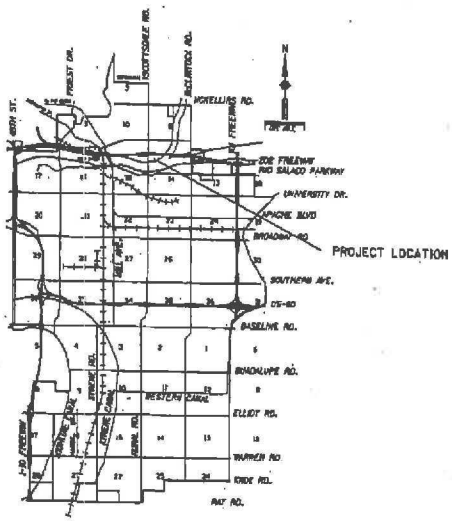
- Developed property at the time of the formation of the District would be exempt from Lake Assessment, Land Assessment and Operations and Maintenance Assessment until such time as the property is re-developed, intensified and/ or the land use changed. Assessments shall begin when any of the following occurs after the date of formation of the District:

  - Building Size is increased by more than 1,000 square feet cumulatively.
  - Any change in land use or zoning.
  - Any intensification of use requiring additional parking beyond that of the 1,000 square foot building expansion.

CITY OF TEMPE
PUBLIC WORKS DEPARTMENT
DIVISION OF ENGINEERING

RIO SALADO TOWN LAKE
COMMUNITY FACILITIES DISTRICT MAP

PROJECT NO. 946523



SHEET INDEX

DESCRIPTION	SHEET NO.
COVER SHEET	1
PARCELS 1-34	2
PARCELS 35-45 & 52-69	3

MAYOR
HUGH HALLMAN

VICE MAYOR
MARK MITCHELL

CITY COUNCIL
BEN ARREDONDO
BARBARA CARTER
LEONARD COPPLE
PAM GORONKIN
HUT HUTSON

UTILITY INFORMATION

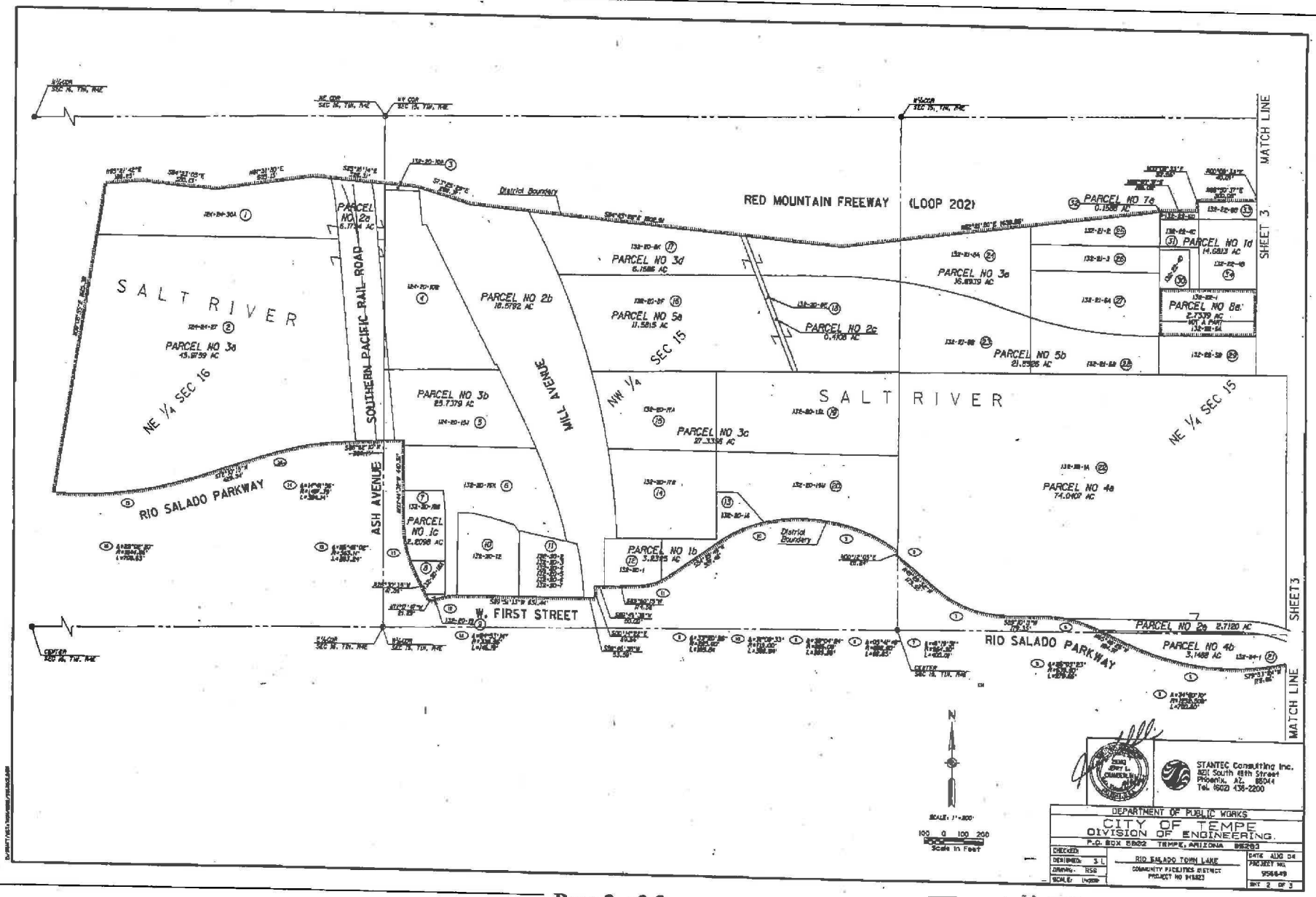
FRANCO JAUREGUI AT & T	AUGUST 04 DATE
MARVIN LOMAX / PAT McCARTHY US WEST	AUGUST 04 DATE
KATHRYN CUTHBERTSON (PARTIAL REQUIRED) ARIZONA PUBLIC SERVICE CO.	AUGUST 04 DATE
GIL GARCIA AIR PRODUCTS	AUGUST 04 DATE
ARRON DICK SALT RIVER PROJECT-WATER	AUGUST 04 DATE
AL BAIZEL SALT RIVER PROJECT-POWER	AUGUST 04 DATE
DENNIS SEAGERS EL PASO NATURAL GAS CO.	AUGUST 04 DATE
VIVIAN HUNSAKER SOUTHWEST GAS CORP.	AUGUST 04 DATE
BILL WIGHT COX COMMUNICATIONS	AUGUST 04 DATE
CITY ENGINEER	AUGUST 04 DATE
"N/A" MARICOPA COUNTY DEPT. OF ENVIRONMENTAL MGMT.	AUGUST 04 DATE

STANTEC Consulting Inc.
2111 South 48th Street
Phoenix, AZ. 85044
Tel. (602) 438-2200

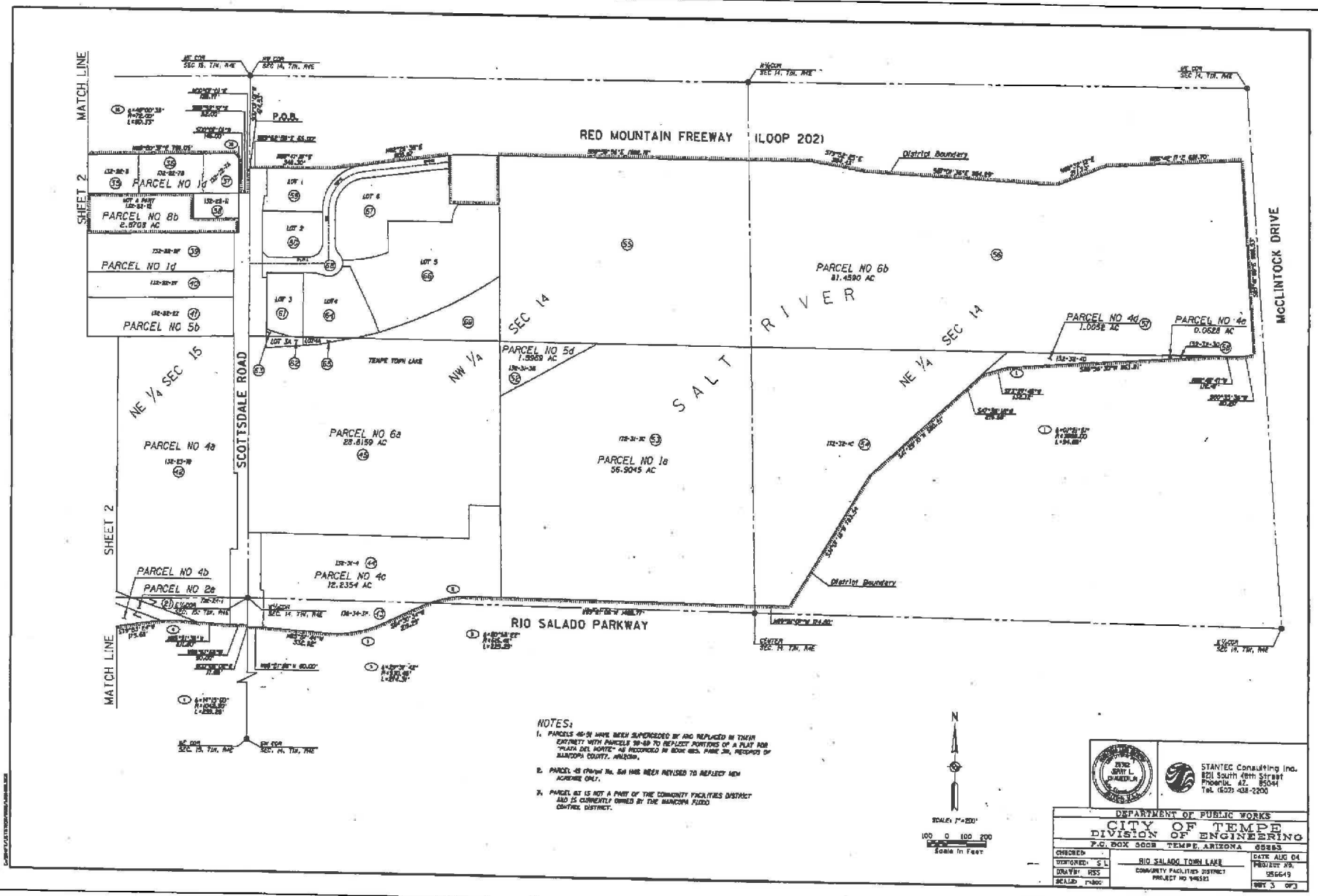
DEPARTMENT OF PUBLIC WORKS
CITY OF TEMPE
DIVISION OF ENGINEERING
P.O. BOX 5008 TEMPE, ARIZONA 85280

CHECKED:	RIO SALADO TOWN LAKE COMMUNITY FACILITIES DISTRICT PROJECT NO 946523
DESIGNED: S L	DATE AUG 04
DRAWN: RSS	PROJECT NO. 946649
SCALE: 1"=200'	SHT 1 OF 3

CFD R2015.1
Exhibit C



CFD R2015.1
Exhibit C



CFD R2015.1
Exhibit C

CFD: 2015/2016

Rio Salado Community Facilities District

2015/16 CFD O&M Budget $3,205,000

Parcel Number	CFD Assess No.	Unique Parcel Identifier or unit #	Owner (Per County Records)	Developer / Development	Capital Rate	O&M Rate	101.9% Total Capital Assessment with CIF^ & bond interest (2015/16)	101.9% Contingent Capital Assessment (Developed)** w/CIF (2015/16)	% O & M Assessment	2015/16 CFD Capital Assessment (25 yr. Amort., 3.64% int.)	2015/16 CFD O & M Assessment	2015/16 CFD Total Assessment
124 24 030D	1	3a-1, 3b-1	Tempe City of	Tempe	100%	100%	$2,857,568.95	$0.00	6.37143379410%	$183,684.62	$204,204.45	$368,262.28
124 24 027B	2	3a-2	Tempe City of	Tempe	100%	100%	$3,345,283.80	$0.00	7.45887662805%	$215,034.95	$239,057.00	$431,115.35
	3		Arizona State Dept of Transportation*	ROW-ADOT	100%	100%	$0.00	$0.00	0.00000000000%	$0.00	$0.00	$0.00
132 20 010B	4	3b-3	Tempe City of	Tempe	100%	100%	$628,640.11	$0.00	1.40165956142%	$40,409.01	$44,923.19	$81,014.48
132 20 015Q	5a	3b-4	Tempe City of	Tempe	100%	100%	$13,061.59	$0.00	0.02912302639%	$839.60	$933.39	$1,683.28
132 20 015R	5b	3b-4	Tempe City of	Tempe	100%	100%	$0.00	$0.00	0.00000000000%	$0.00	$0.00	$0.00
132 20 015S	6a	3b-5	Tempe City of (w/No. 6, Tempe Beach)	Tempe	100%	100%	$1,406,159.58	$0.00	3.13527086299%	$90,387.98	$100,485.43	$181,215.41
132 20 015T	6b	3b-5	Tempe City of (w/No. 6, Tempe Beach)	Tempe	100%	100%	$0.00	$0.00	0.00000000000%	$0.00	$0.00	$0.00
132 20 015G	7	1c-1	US Airways Inc.**	AWA (was TCH)	0%	0%	$0.00	$176,796.79	0.21369126158%	$0.00	$0.00	$0.00
132 20 018A	8	1c-2	US Airways Inc.**	AWA (was TCH)	0%	0%	$0.00	$56,796.96	0.06864951141%	$0.00	$0.00	$0.00
132 20 019	9		City of Tempe*	Tempe (was TCH)	100%	100%	$0.00	$0.00	0.00000000000%	$0.00	$0.00	$0.00
132 20 012	10	3b-5	Tempe City of (w/No. 6, Tempe Beach)	Tempe	100%	100%	$0.00	$0.00	0.00000000000%	$0.00	$0.00	$0.00
132 20 002	11	3b-5	Tempe City of (w/No. 6, Tempe Beach)	Tempe	100%	100%	$0.00	$0.00	0.00000000000%	$0.00	$0.00	$0.00
132 20 003	11	3b-5	Tempe City of (w/No. 6, Tempe Beach)	Tempe	100%	100%	$0.00	$0.00	0.00000000000%	$0.00	$0.00	$0.00
132 20 004	11	3b-5	Tempe City of (w/No. 6, Tempe Beach)	Tempe	100%	100%	$0.00	$0.00	0.00000000000%	$0.00	$0.00	$0.00
132 20 005	11	3b-5	Tempe City of (w/No. 6, Tempe Beach)	Tempe	100%	100%	$0.00	$0.00	0.00000000000%	$0.00	$0.00	$0.00
132 20 006	11	3b-5	Tempe City of (w/No. 6, Tempe Beach)	Tempe	100%	100%	$0.00	$0.00	0.00000000000%	$0.00	$0.00	$0.00
132 20 007	11	3b-5	Tempe City of (w/No. 6, Tempe Beach)	Tempe	100%	100%	$0.00	$0.00	0.00000000000%	$0.00	$0.00	$0.00
132 20 017E	15	3c-1	City of Tempe	Tempe - HFL	100%	100%	$73,601.07	$0.00	0.13501044564%	$4,731.08	$4,327.08	$8,642.27
132 20 008F	16	5a, 5b-1	City of Tempe*	Tempe - Riverbottom	100%	100%	$0.00	$0.00	0.00000000000%	$0.00	$0.00	$0.00
132 20 008K	17	3d, 3e-1	Tempe City of	Tempe	100%	100%	$2,368,441.89	$0.00	5.28084219886%	$152,243.52	$169,250.99	$305,227.21
132 20 008M	18	2c	United States of America	Tempe	100%	100%	$58,424.65	$0.00	0.13026764916%	$3,755.54	$4,175.08	$7,529.34
132 24 001E	21	4a-3, 4b-2	Board of Regents Univ & St Colleges (HFL leas	HFL East	0%	20%	$1,911,699.54	$0.00	2.30139603440%	$0.00	$14,751.95	$13,334.09
132 99 001H	22_E	$4a\text{-}1_P$, 4b-1	Arizona Board of Regents (HFL lease)	HFL East	0%	20%	$4,006,646.08	$0.00	5.06456330482%	$0.00	$32,463.85	$29,343.64
132 99 001F	22_W	$4a\text{-}1_P$	RP HFL LLC	HFL East	0%	20%	$3,964,366.71	$0.00	5.01112046746%	$0.00	$32,121.28	$29,033.99
132 21 008B	23	5b-2	City of Tempe**	Tempe	100%	100%	$0.00	$0.00	0.00000000000%	$0.00	$0.00	$0.00
132 21 008C	24	3e-2	Tempe City of	Tempe-Marina	100%	100%	$1,561,771.73	$0.00	3.48223449838%	$100,390.74	$111,605.62	$201,269.55
132 21 002A	25	3e-3	Tempe City of	Tempe-Marina	100%	100%	$155,484.78	$0.00	0.34667964241%	$9,994.57	$11,111.08	$20,037.73
132 21 003	26	3e-4	Tempe City of	Tempe-Marina	100%	100%	$231,701.15	$0.00	0.51661694366%	$14,893.76	$16,557.57	$29,859.93
132 21 006A	27	3e-5	Tempe City of	Tempe-Marina	100%	100%	$1,186,145.09	$0.00	2.64471130649%	$76,245.44	$84,763.00	$152,861.57
132 21 006B	28	5b-3	City of Tempe**	Tempe	0%	0%	$0.00	$0.00	0.00000000000%	$0.00	$0.00	$0.00
132 22 001A		8a-1	Scott's Landing**	Boardwalk W	0%	0%	$0.00	$0.00	0.00000000000%	$0.00	$0.00	$0.00
132 22 001B		8a-2	Scott's Landing**	Boardwalk W	0%	0%	$0.00	$0.00	0.00000000000%	$0.00	$0.00	$0.00
132 22 005C	29_An	5b-4N	Flood Control District of Maricopa County**	Boardwalk W	0%	20%	$0.00	$333,004.26	0.40249656305%	$0.00	$2,580.00	$2,332.03
132 22 005E	29_Bs	5b-4S	City of Tempe**	Tempe - Boardwalk W	0%	0%	$0.00	$0.00	0.00000000000%	$0.00	$0.00	$0.00
132 22 019 (was 004D)	30	1d-2	TDC Tempe Lakeside Real Estate Owner	Boardwalk W	0%	20%	$0.00	$95,258.29	0.11513706861%	$0.00	$738.03	$667.09
132 22 018 (was 004C)	31	1d-1	TDC Tempe Lakeside Real Estate Owner	Boardwalk W	0%	20%	$0.00	$128,273.23	0.15504166096%	$0.00	$993.82	$898.30
132 22 018 (was 006D)	32	7a	TDC Tempe Lakeside Real Estate Owner	Boardwalk W	0%	20%	$0.00	$22,520.49	0.02722013741%	$0.00	$174.48	$157.71

CFD: 2015/2016

Rio Salado Community Facilities District

2015/16 CFD O&M Budget $3,205,000

Parcel Number	CFD Assess No.	Unique Parcel Identifier or unit #	Owner (Per County Records)	Developer / Development	Capital Rate	O&M Rate	101.9% Total Capital Assessment with CIF^ & bond interest (2015/16)	101.9% Contingent Capital Assessment (Developed)** w/CIF (2015/16)	% O & M Assessment	2015/16 CFD Capital Assessment (25 yr. Amort., 3.64% int.)	2015/16 CFD O & M Assessment	2015/16 CFD Total Assessment
132 22 006B	33	1d-3	El Fenix, LLC	Boardwalk W	0%	0%	$0.00	$85,969.29	0.10390961339%	$0.00	$0.00	$0.00
132 22 004B	34	1d-4	El Fenix, LLC	Boardwalk W	0%	0%	$0.00	$343,891.37	0.41565562200%	$0.00	$0.00	$0.00
132 22 008	35	1d-5	El Fenix, LLC	Boardwalk W	0%	0%	$0.00	$168,534.98	0.20370535311%	$0.00	$0.00	$0.00
132 22 007B	36	1d-6	Tempe Town Lake Inn, L.L.C.**	Boardwalk W	0%	0%	$0.00	$213,618.51	0.25819704411%	$0.00	$0.00	$0.00
132 22 007A	37	1d-7	Tempe Town Lake Inn, L.L.C.**	Boardwalk W	0%	0%	$0.00	$121,139.85	0.14641966351%	$0.00	$0.00	$0.00
132 22 011	38	1d-8	Edward Santacruz, as Trustee...**	Boardwalk W	0%	0%	$0.00	$95,612.83	0.11556558876%	$0.00	$0.00	$0.00
132 22 012		8b	Sixteen Sac Self Storage Corporation**	Boardwalk W	0%	0%	$0.00	$0.00	0.00000000000%	$0.00	$0.00	$0.00
132 22 002F	39	1d-9	El Fenix, LLC	Boardwalk W	0%	20%	$488,527.25	$0.00	0.58811265024%	$0.00	$3,769.80	$3,407.47
132 22 002Y	40	1d-10	El Fenix, LLC	Boardwalk W	0%	20%	$329,695.38	$0.00	0.39690318893%	$0.00	$2,544.15	$2,299.62
132 22 005D	41	5b-5	El Fenix II, LLC	Boardwalk W	0%	20%	$2,954,193.73	$0.00	3.55640077392%	$0.00	$22,796.53	$20,605.48
132 23 001C	42	4a-2	Arizona Board of Regents (HFL lease)	HFL East	0%	20%	$1,081,521.82	$0.00	1.30198808116%	$0.00	$8,345.74	$7,543.61
132 34 003X	43	4c-2	Arizona Board of Regents	ASU East	0%	20%	$1,060,495.24	$0.00	1.27667526977%	$0.00	$8,183.49	$7,396.95
132 31 004	44	4c-1	Arizona Board of Regents for ASU	ASU East	0%	20%	$4,140,346.34	$0.00	4.98434844384%	$0.00	$31,949.67	$28,878.88
132 31 005B	45	6a	Tempe City of*	Tempe	100%	100%	$0.00	$0.00	0.00000000000%	$0.00	$0.00	$0.00
132 31 003B	52	5d	City of Tempe*	Tempe	100%	100%	$0.00	$0.00	0.00000000000%	$0.00	$0.00	$0.00
132 31 003D		1a-2	Tempe City of (vacant)	Tempe	100%	100%	$0.00	$0.00	0.00000000000%	$0.00	$0.00	$0.00
132 31 005A	55		Tempe City of (PDN pays the O&M)	Tempe - PDN	100%	20%	$1,456,697.24	$0.00	3.24795313258%	$93,636.55	$20,819.38	$112,454.91
n/a	56		Tempe City of*	Tempe/BLM	100%	100%	$0.00	$0.00	0.00000000000%	$0.00	$0.00	$0.00
132 32 004E	57	4d	Arizona Board of Regents	ASU	100%	100%	$0.00	$0.00	0.00000000000%	$0.00	$0.00	$0.00
132 32 003F	58	4e	Arizona Board of Regents for ASU*	ASU	100%	100%	$0.00	$0.00	0.00000000000%	$0.00	$0.00	$0.00
132 31 009	59	Lot 1	In-N-Out Burger	PDN-In-N-Out	100%	100%	$248,062.50	$0.00	0.65690648330%	$15,682.94	$21,053.85	$34,713.23
132 31 010	60	Lot 2	Kemp & Kell, L.P. (ATTN: Ron Malone/Tiffany Clure)	PDN-Office/Retail	100%	100%	$517,183.32	$0.00	0.65004689472%	$31,844.91	$20,834.00	$50,676.48
132 31 350A	61	Lot 3	Jefferson Town Lake Apartments LLC	PDN-Jefferson	0%	20%	$663,240.14	$0.00	0.65408194684%	$0.00	$4,192.67	$3,789.69
132 31 013	66	Lot 5	Mondrian TTL L.L.C.	PDN-Grigio	100%	100%	$2,648,361.12	$0.00	3.30523197447%	$163,357.05	$105,932.69	$259,108.18
132 31 * PDN Dr.	68	ROW	City of Tempe (PDN Dr ROW)	PDN-Playa del Norte Dr	100%	100%	$647,532.29	$0.00	1.07735891304%	$41,623.40	$34,529.35	$72,834.02
132 31 006	69	5c $_E$	City of Tempe*	Tempe	100%	100%	$0.00	$0.00	0.00000000000%	$0.00	$0.00	$0.00
132 20 182	70	B-2	HF Lakeside II, LLC (c/o Tracy Westling)	HFL West	100%	100%	$675,790.49	$0.00	1.01985431737%	$41,771.22	$32,686.33	$71,315.95
132 20 183	71	B-3	PKY Fund II Phoenix III, LLC	HFL West	0%	20%	$958,439.94	$0.00	1.15381618229%	$0.00	$7,395.96	$6,685.11
132 20 074	72	Tract C	Hayden Ferry Lakeside West Assoc Inc	Hayden Ferry Lakeside	0%	20%	$0.00	$0.00	0.00000000000%	$0.00	$0.00	$0.00
132 20 068	73	B-1	Parkway Fund II Phoenix I LLC	Hayden Ferry Lakeside	100%	100%	$567,908.75	$0.00	1.04174594989%	$35,948.95	$33,387.96	$66,127.87
132 20 067	74	B-1$_N$	Parkway Fund II Phoenix I LLC	Hayden Ferry Lakeside	100%	100%	$0.00	$0.00	0.00000000000%	$0.00	$0.00	$0.00
132 20 073	75	Tract B	Hayden Ferry Lakeside West Assoc Inc	Hayden Ferry Lakeside	0%	20%	$0.00	$0.00	0.00000000000%	$0.00	$0.00	$0.00
132 20 071	76	R-2	PKY Fund II Phoenix V, LLC	Hayden Ferry Lakeside	100%	100%	$87,466.92	$0.00	0.11972677559%	$5,358.40	$3,837.24	$8,826.83
132 20 070	77	P-1	PKY Fund II Phoenix V, LLC	Hayden Ferry Lakeside	0%	20%	$0.00	$0.00	0.00000000000%	$0.00	$0.00	$0.00
132 20 072	78	Tract A	Hayden Ferry Lakeside Master Assoc Inc	Hayden Ferry Lakeside	0%	20%	$0.00	$0.00	0.00000000000%	$0.00	$0.00	$0.00
132 26 102	79	Hotel site	PKY Phoenix VI, LLC	Hayden Ferry Lakeside	0%	20%	$383,889.12	$0.00	0.46214421715%	$0.00	$2,962.34	$2,677.62
132 20 022E, 023F, 974	82	C-2$_E$	OliverMcMillan Hayden Ferry Landing LLC	HFL-The Lofts	0%	20%	$345,867.78	$0.00	0.41637229571%	$0.00	$2,668.95	$2,412.42
132 20 022F, 023G, 973A	83	C-3, C-4	OliverMcMillan Hayden Ferry Landing LLC	HFL-The Lofts	0%	20%	$1,363,658.37	$0.00	1.64163765071%	$0.00	$10,522.90	$9,511.51

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132 20 022G and 023H	84	C-4	City of Tempe	Tempe - Riverbottom	0%	0%	$0.00	$0.00	0.00000000000%	$0.00	$0.00	$0.00
132 20 025	85	1-01	Gentry, Charley	HFL-Edgewater	100%	100%	Paid	N/A	0.01842067775%	Paid	$590.38	$533.64
132 20 026	86	1-02	Mitchell, Charles L	HFL-Edgewater	100%	100%	Paid	N/A	0.01937237752%	Paid	$620.88	$561.21
132 20 027	87	1-03	Edgewater 103, L.L.C.	HFL-Edgewater	100%	100%	Paid	N/A	0.02081050161%	Paid	$666.98	$602.87
132 20 028	88	1-04	Campbell, Calais	HFL-Edgewater	100%	100%	Paid	N/A	0.02030292840%	Paid	$650.71	$588.17
132 20 029	89	2-01	Wagner, Michael C.	HFL-Edgewater	100%	100%	Paid	N/A	0.01336609453%	Paid	$428.38	$387.21
132 20 030	90	2-02	BEUS GILBERT, SLPR, LLC	HFL-Edgewater	100%	100%	Paid	N/A	0.01897054873%	Paid	$608.01	$549.57
132 20 031	91	2-03	Dao, Andrew & Lynn	HFL-Edgewater	100%	100%	Paid	N/A	0.02046154503%	Paid	$655.79	$592.76
132 20 032	92	2-04	Scheid, Joan	HFL-Edgewater	100%	100%	Paid	N/A	0.02081050161%	Paid	$666.98	$602.87
132 20 033	93	2-05	Berliner, David C. & Ursula Casanova	HFL-Edgewater	100%	100%	Paid	N/A	0.02015488622%	Paid	$645.96	$583.88
132 20 034	94	2-06	E. W. Rio Salado LLC	HFL-Edgewater	100%	100%	Paid	N/A	0.01368332779%	Paid	$438.55	$396.40
132 20 035	95	3-01	Tempe Condo, LLC	HFL-Edgewater	100%	100%	Paid	N/A	0.01201256597%	Paid	$385.00	$348.00
132 20 036	96	3-02	Champion, Frank R/Georgianne P/Jolynn	HFL-Edgewater	100%	100%	Paid	N/A	0.01577706728%	Paid	$505.66	$457.05
132 20 037	97	3-03	Lang, Lanny & Carol (Lang Family Revocable Living T	HFL-Edgewater	100%	100%	Paid	N/A	0.01758529684%	Paid	$563.61	$509.44
132 20 038	98	3-04	Shaw, Craig & Debra, and Brittany Shaw	HFL-Edgewater	100%	100%	Paid	N/A	0.01792367898%	Paid	$574.45	$519.24
132 20 039	99	3-05	Russell, Zachariah & Barbara	HFL-Edgewater	100%	100%	Paid	N/A	0.01695083033%	Paid	$543.27	$491.06
132 20 040	100	3-06	Stanley, Christopher W.	HFL-Edgewater	100%	100%	Paid	N/A	0.01234037367%	Paid	$395.51	$357.50
132 20 041	101	4-01	O'Donnell, Michael A & Joy A	HFL-Edgewater	100%	100%	Paid	N/A	0.01201256597%	Paid	$385.00	$348.00
132 20 042	102	4-02	Moreno, Robert G.	HFL-Edgewater	100%	100%	Paid	N/A	0.01577706728%	Paid	$505.66	$457.05
132 20 043	103	4-03	Glasser, Michael	HFL-Edgewater	100%	100%	Paid	N/A	0.01758529684%	Paid	$563.61	$509.44
132 20 044	104	4-04	Harkins, Dan	HFL-Edgewater	100%	100%	Paid	N/A	0.01792367898%	Paid	$574.45	$519.24
132 20 045	105	4-05	Edward J. Robson Family Trust	HFL-Edgewater	100%	100%	Paid	N/A	0.01695083033%	Paid	$543.27	$491.06
132 20 046	106	4-06	E. W. Rio Salado LLC	HFL-Edgewater	100%	100%	Paid	N/A	0.01234037367%	Paid	$395.51	$357.50
132 20 047	107	5-01	Wojtulewicz, Brett	HFL-Edgewater	100%	100%	Paid	N/A	0.01201256597%	Paid	$385.00	$348.00
132 20 048	108	5-02	Vargas, John D and Jennifer M, Trustees	HFL-Edgewater	100%	100%	Paid	N/A	0.01577706728%	Paid	$505.66	$457.05
132 20 049	109	5-03	Slattery, Mike & Judith	HFL-Edgewater	100%	100%	Paid	N/A	0.01758529684%	Paid	$563.61	$509.44
132 20 050	110	5-04	Alhabach, Hossam	HFL-Edgewater	100%	100%	Paid	N/A	0.01792367898%	Paid	$574.45	$519.24
132 20 051	111	5-05	Barrios, Alex M. Trust	HFL-Edgewater	100%	100%	Paid	N/A	0.01695083033%	Paid	$543.27	$491.06
132 20 052	112	5-06	Hughes, Kurtis	HFL-Edgewater	100%	100%	Paid	N/A	0.01234037367%	Paid	$395.51	$357.50
132 20 053	113	6-01	Vieites, Roland R III Trust	HFL-Edgewater	100%	100%	Paid	N/A	0.01201256597%	Paid	$385.00	$348.00
132 20 054	114	6-02	Hofman, Craig & Mari Dubois	HFL-Edgewater	100%	100%	Paid	N/A	0.01577706728%	Paid	$505.66	$457.05
132 20 055	115	6-03	Beth's LLC	HFL-Edgewater	100%	100%	Paid	N/A	0.01758529684%	Paid	$563.61	$509.44
132 20 056	116	6-04	McDonald, Scott & Erin	HFL-Edgewater	100%	100%	Paid	N/A	0.01792367898%	Paid	$574.45	$519.24
132 20 057	117	6-05	RD Edgewater 605 LLC	HFL-Edgewater	100%	100%	Paid	N/A	0.01695083033%	Paid	$543.27	$491.06
132 20 058	118	6-06	Coady, Gloria H.	HFL-Edgewater	100%	100%	Paid	N/A	0.01234037367%	Paid	$395.51	$357.50
132 20 059	119	7-01	701 Rio LLC (Neil G. Giuliano)	HFL-Edgewater	100%	100%	Paid	N/A	0.02169875473%	Paid	$695.45	$628.60
132 20 060	120	7-02	Palais, Joseph C./Sandra M. Trust	HFL-Edgewater	100%	100%	Paid	N/A	0.02330606989%	Paid	$746.96	$675.17
132 20 061	121	7-03	Montero LLC	HFL-Edgewater	100%	100%	Paid	N/A	0.02388766420%	Paid	$765.60	$692.02

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132 20 062	122	7-04	The Davis Living Trust (Robert & Carol Davis)	HFL-Edgewater	100%	100%	Paid	N/A	0.02295711331%	Paid	$735.78	$665.06
132 20 063	123	8-01	Malady, Michael & Roberta Ruyle-Malady	HFL-Edgewater	100%	100%	Paid	N/A	0.03347868298%	Paid	$1,072.99	$969.86
132 20 064	124	8-02	Harkins, Dan	HFL-Edgewater	100%	100%	Paid	N/A	0.03310857751%	Paid	$1,061.13	$959.14
132 31 152	125	Lot 6-1 Hote	WPRE I Triyar Tempe LLC	PDN-Hotel	100%	100%	$485,629.69	N/A	1.08309208845%	$29,750.67	$34,713.10	$61,127.37
132 31 153	126	Lot 6-2 Offic	999 Playa Del Norte, LLC	PDN-Office	0%	20%	$360,780.22	N/A	0.70766403741%	$0.00	$4,536.13	$4,100.14
132 31 351	127	# 1001	Lebowitz, Michael & Cynthia	Northshore	100%	100%	Paid	N/A	0.00894844742%	Paid	$286.80	$259.23
132 31 352	128	# 1002	Gilroy, Terry & Donna	Northshore	100%	100%	Paid	N/A	0.00655421400%	Paid	$210.06	$189.87
132 31 353	129	# 1003	Willert, Matthew S.	Northshore	100%	100%	Paid	N/A	0.00655421400%	Paid	$210.06	$189.87
132 31 354 (was 021)	130	# 1005	Baradaran, Ali	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 355 (was 022)	131	# 1006	Calandro, Richard & Suzanne	Northshore	100%	100%	Paid	N/A	0.00795484055%	Paid	$254.95	$230.45
132 31 356 (was 023)	132	# 1007	Ghiz, Nicholas	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 357 (was 024)	133	# 1008	Outman, Joshua	Northshore	100%	100%	Paid	N/A	0.00655421400%	Paid	$210.06	$189.87
132 31 358 (was 025)	134	# 1009	Gill, David & Diane, Lauren Gill	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 359	135	# 1010	Mes, Robert & Cheryl	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 360	136	# 1011	Petersen, Ryan	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 361	137	# 1012	Desiderata, LLC	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 362	138	# 1013	Perini Family Trust	Northshore	100%	100%	Paid	N/A	0.01106135842%	Paid	$354.52	$320.44
132 31 363	139	# 1014	Wiebe, Larry	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 364	140	# 1015	Janzen, Will & Esther	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 365	141	# 1016	Schaefer, Timothy J.	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 366	142	# 1017	Custis, James	Northshore	100%	100%	Paid	N/A	0.01106135842%	Paid	$354.52	$320.44
132 31 367	143	# 1018	Schaefer, Timothy J.	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 368	144	# 1019	Schroeder, Eric Brady & Jillian Carrie Wilson	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 369	145	# 1020	Shea, Thomas	Northshore	100%	100%	Paid	N/A	0.00655421400%	Paid	$210.06	$189.87
132 31 370	146	# 1021	Jahn, Robert & Nancy	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 371	147	# 1022	Gujral, Ricky	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 372	148	# 1023	Bilardello, Michael & Victoria Petrine	Northshore	100%	100%	Paid	N/A	0.00795484055%	Paid	$254.95	$230.45
132 31 373	149	# 1024	Ishida, Harrison M. and Helena E.	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 374	150	# 1025	VJ13, LLC (Vera Jeanne)	Northshore	100%	100%	Paid	N/A	0.00655421400%	Paid	$210.06	$189.87
132 31 375	151	# 1026	Kandas, Wayne & Kay, Trustees	Northshore	100%	100%	Paid	N/A	0.00733233986%	Paid	$235.00	$212.41
132 31 376	152	# 1027	Kwang, Wan-Tsing	Northshore	100%	100%	Paid	N/A	0.00894844742%	Paid	$286.80	$259.23
132 31 377	153	# 2001	The Patch 147, LLC (Brown, Robert & Nancy)	Northshore	100%	100%	Paid	N/A	0.01107931517%	Paid	$355.09	$320.96
132 31 378	154	# 2002	Julianne Playa Condo, LLC & Madeline Playa C	Northshore	100%	100%	Paid	N/A	0.00733233986%	Paid	$235.00	$212.41
132 31 379	155	# 2003	Sun & Sky Properties, LLC	Northshore	100%	100%	Paid	N/A	0.00655421400%	Paid	$210.06	$189.87
132 31 380	156	# 2004	Hardwick, John & Marina	Northshore	100%	100%	Paid	N/A	0.01227643188%	Paid	$393.46	$355.64
132 31 381	157	# 2005	Peterlin, Thomas & Pammela	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 382	158	# 2006	Anesthesia Associates of Medford P C 401K	Northshore	100%	100%	Paid	N/A	0.00795484055%	Paid	$254.95	$230.45
132 31 383	159	# 2007	Laber III, John Joseph	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47

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132 31 384	160	# 2008	Kwang, Wan-Tsing	Northshore	100%	100%	Paid	N/A	0.00655421400%	Paid	$210.06	$189.87
132 31 385	161	# 2009	Petersen, Ryan	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 386	162	# 2010	Nazari, Saed & Lynne	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 387	163	# 2011	Isbell, Bret	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 388	164	# 2012	Rosenbaum, Kevin & Marianne	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 389	165	# 2013	Tremblay, Gary & Jason Tremblay & Gerald Hauck, Tru	Northshore	100%	100%	Paid	N/A	0.01106135842%	Paid	$354.52	$320.44
132 31 390	166	# 2014	Sullivan, Robert	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 391	167	# 2015	Healy, Logan	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 392	168	# 2016	Milligan, Shawn	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 393	169	# 2017	Gaby Family Trust Dated August 2, 2001	Northshore	100%	100%	Paid	N/A	0.01106135842%	Paid	$354.52	$320.44
132 31 394	170	# 2018	Kelly-Hendricks, Tammy	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 395	171	# 2019	Qabazard, Abdulrahman	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 396	172	# 2020	Belville, Chad L.	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 397	173	# 2021	Sisneros-Steinbinder Trust, The	Northshore	100%	100%	Paid	N/A	0.00655421400%	Paid	$210.06	$189.87
132 31 398	174	# 2022	Roberts, Jerry & Leslie	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 399	175	# 2023	Johnson, Dustin M.	Northshore	100%	100%	Paid	N/A	0.00795484055%	Paid	$254.95	$230.45
132 31 400	176	# 2024	Perez, Alex	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 401	177	# 2025	Puzauskas, Katherine, and John & Christine Puzau	Northshore	100%	100%	Paid	N/A	0.00655421400%	Paid	$210.06	$189.87
132 31 402	178	# 2026	Rahman, Omar	Northshore	100%	100%	Paid	N/A	0.00733233986%	Paid	$235.00	$212.41
132 31 403	179	# 2027	Gerken, Gregg	Northshore	100%	100%	Paid	N/A	0.01107931517%	Paid	$355.09	$320.96
132 31 404	180	# 3001	Koslow, Alexander L.	Northshore	100%	100%	Paid	N/A	0.01107931517%	Paid	$355.09	$320.96
132 31 405	181	# 3002	Todd, Leila	Northshore	100%	100%	Paid	N/A	0.00733233986%	Paid	$235.00	$212.41
132 31 406	182	# 3003	O'Grady, Timothy & Terry	Northshore	100%	100%	Paid	N/A	0.00655421400%	Paid	$210.06	$189.87
132 31 407	183	# 3004	Altarabichi, Karim	Northshore	100%	100%	Paid	N/A	0.01227643188%	Paid	$393.46	$355.64
132 31 408	184	# 3005	Dutton, Donald & Holly	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 409	185	# 3006	Spargo, Benjamin & Lindie Hemesath	Northshore	100%	100%	Paid	N/A	0.00795484055%	Paid	$254.95	$230.45
132 31 410	186	# 3007	Tao, Kathy H.	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 411	187	# 3008	Eckholt, Robert & Katherine Eckholt	Northshore	100%	100%	Paid	N/A	0.00655421400%	Paid	$210.06	$189.87
132 31 412	188	# 3009	Gill, David & Diane, Eric Gill	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 413	189	# 3010	McDonald, Steve and Donna	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 414	190	# 3011	Dean, David Lee	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 415	191	# 3012	Kogod, Karen Anne	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 416	192	# 3013	Tyson, Marshall and Patricia	Northshore	100%	100%	Paid	N/A	0.01106135842%	Paid	$354.52	$320.44
132 31 417	193	# 3014	Colley Family Trust	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 418	194	# 3015	Wiebe, Rodney J. and Laura G.	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 419	195	# 3016	McHenry, Margaret	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 420	196	# 3017	Wiebe, Rodney	Northshore	100%	100%	Paid	N/A	0.01106135842%	Paid	$354.52	$320.44
132 31 421	197	# 3018	Richardson, Lisa Marie, Trustee	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47

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132 31 422	198	# 3019	Brough, Michael	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 423	199	# 3020	Lewitter, Pam D.	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 424	200	# 3021	Secure Ventures LLC	Northshore	100%	100%	Paid	N/A	0.00655421400%	Paid	$210.06	$189.87
132 31 425	201	# 3022	CalPac Mortgage Fund	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 426	202	# 3023	Czerwinski, Anne and Kevin	Northshore	100%	100%	Paid	N/A	0.00795484055%	Paid	$254.95	$230.45
132 31 427	203	# 3024	Burleson, Larry & Cheryl, and Kelly Jo Burleson	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 428	204	# 3025	Dehghanpisheh, Babak	Northshore	100%	100%	Paid	N/A	0.00655421400%	Paid	$210.06	$189.87
132 31 429	205	# 3026	Milligan, Donald and Terry	Northshore	100%	100%	Paid	N/A	0.00733233986%	Paid	$235.00	$212.41
132 31 430	206	# 3027	Lopez, Jaimeson & Julio Lopez	Northshore	100%	100%	Paid	N/A	0.01107931517%	Paid	$355.09	$320.96
132 31 431	207	# 4001	Lloyd, David A.	Northshore	100%	100%	Paid	N/A	0.01107931517%	Paid	$355.09	$320.96
132 31 432	208	# 4002	Ryder, William & Monnie	Northshore	100%	100%	Paid	N/A	0.00733233986%	Paid	$235.00	$212.41
132 31 433	209	# 4003	Crissman, Alexi	Northshore	100%	100%	Paid	N/A	0.00655421400%	Paid	$210.06	$189.87
132 31 434	210	# 4004	Wiebe, Larry	Northshore	100%	100%	Paid	N/A	0.01227643188%	Paid	$393.46	$355.64
132 31 435	211	# 4005	Ibarrola, Demetrio & Enriqueta	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 436	212	# 4006	FFMCSM Tuscany Condominium LLC	Northshore	100%	100%	Paid	N/A	0.00795484055%	Paid	$254.95	$230.45
132 31 437	213	# 4007	Bolman, David and Sharon	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 438	214	# 4008	Makino, Shigeki and Duangjai Seeulang	Northshore	100%	100%	Paid	N/A	0.00655421400%	Paid	$210.06	$189.87
132 31 439	215	# 4009	Ghiz, Lewis and Anthony Ghiz	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 440	216	# 4010	Thorp, Stan and Lana	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 441	217	# 4011	Chan, Vincent	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 442	218	# 4012	Jantzie, Clark & Lorraine, and David Jantzie	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 443	219	# 4013	Marshall, Gerald	Northshore	100%	100%	Paid	N/A	0.01106135842%	Paid	$354.52	$320.44
132 31 444	220	# 4014	The Bennett Group	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 445	221	# 4015	Marshall, Gerald	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 446	222	# 4016	Vernon, John and Kristen Vernon	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 447	223	# 4017	Wiebe, Brad and Connie	Northshore	100%	100%	Paid	N/A	0.01106135842%	Paid	$354.52	$320.44
132 31 448	224	# 4018	Strategic Management Advisors Properties, LL(	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 449	225	# 4019	Hill, Shaun K	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 450	226	# 4020	Baker, Jr., Michael M.	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 451	227	# 4021	Davies, Matthew E. & Cheryl W.	Northshore	100%	100%	Paid	N/A	0.00655421400%	Paid	$210.06	$189.87
132 31 452	228	# 4022	Aluri, Bapu & Ramadevi	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 453	229	# 4023	Drake, Stephanie and Kenneth & Rhonda Drak(	Northshore	100%	100%	Paid	N/A	0.00795484055%	Paid	$254.95	$230.45
132 31 454	230	# 4024	Gibbons, Nancy A.	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 455	231	# 4025	Markins, Brad & Diane Markins & Jeffrey Markin	Northshore	100%	100%	Paid	N/A	0.00655421400%	Paid	$210.06	$189.87
132 31 456	232	# 4026	Fruth, Charles W. and Beth A.	Northshore	100%	100%	Paid	N/A	0.00733233986%	Paid	$235.00	$212.41
132 31 457	233	# 4027	Petersen, Ryan	Northshore	100%	100%	Paid	N/A	0.01107931517%	Paid	$355.09	$320.96
132 31 458	234	# 5001	Cicchinelli, Luke D. and Elise Roman	Northshore	100%	100%	Paid	N/A	0.01107931517%	Paid	$355.09	$320.96
132 31 459	235	# 5002	Hoffman, I. Bradley & Kathleen G.	Northshore	100%	100%	Paid	N/A	0.00733233986%	Paid	$235.00	$212.41

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132 31 460	236	# 5003	Pennington Jr., Carl R.	Northshore	100%	100%	Paid	N/A	0.00655421400%	Paid	$210.06	$189.87
132 31 461	237	# 5004	Glassman, Jeremy	Northshore	100%	100%	Paid	N/A	0.01227643188%	Paid	$393.46	$355.64
132 31 462	238	# 5005	J.N.A.N LLC (Anthony Maggio)	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 463	239	# 5006	Kogut, Todd & Adelphine	Northshore	100%	100%	Paid	N/A	0.00795484055%	Paid	$254.95	$230.45
132 31 464	240	# 5007	Richars, Glen	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 465	241	# 5008	Ansara, Victor & Dannette	Northshore	100%	100%	Paid	N/A	0.00655421400%	Paid	$210.06	$189.87
132 31 466	242	# 5009	Iserman, Lance & Jill	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 467	243	# 5010	LaFountain, Gerry (for Dillon, Gordon and Julie)	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 468	244	# 5011	Crissman, Samuel & Brenda	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 469	245	# 5012	Ross, Helen R.	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 470	246	# 5013	Jahnke, Edward III and Ann Marie	Northshore	100%	100%	Paid	N/A	0.01106135842%	Paid	$354.52	$320.44
132 31 471	247	# 5014	Stobbe, John and Larry Wiebe	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 472	248	# 5015	Minato, Alan Kiyoshi	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 473	249	# 5016	Bolen, Brent and Cynthia	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 474	250	# 5017	Loewen, Rudy	Northshore	100%	100%	Paid	N/A	0.01106135842%	Paid	$354.52	$320.44
132 31 475	251	# 5018	Winter, Scott	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 476	252	# 5019	Tulloch, Neil	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 477	253	# 5020	Ahmed, Gulzar and Lynnette S.	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 478	254	# 5021	Boyle, Paul & Lisa	Northshore	100%	100%	Paid	N/A	0.00655421400%	Paid	$210.06	$189.87
132 31 479	255	# 5022	Mihlik, James John	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 480	256	# 5023	Brown, Steven R	Northshore	100%	100%	Paid	N/A	0.00795484055%	Paid	$254.95	$230.45
132 31 481	257	# 5024	Cooper, Mary E (The Cooper Living Trust)	Northshore	100%	100%	Paid	N/A	0.00723058494%	Paid	$231.74	$209.47
132 31 482	258	# 5025	Huynh, Niem Dinh and Kieu, et al	Northshore	100%	100%	Paid	N/A	0.00655421400%	Paid	$210.06	$189.87
132 31 483	259	# 5026	Goodere, Tyler	Northshore	100%	100%	Paid	N/A	0.00733233986%	Paid	$235.00	$212.41
132 31 484	260	# 5027	Milovich, David	Northshore	100%	100%	Paid	N/A	0.01107931517%	Paid	$355.09	$320.96
132 20 075	261	1-01	Lauterbach, John & Christopher Keene	HFL-Bridgeview	100%	100%	Paid	N/A	0.00631715609%	Paid	$202.46	$183.01
132 20 076	262	1-02	Knight, Gina G	HFL-Bridgeview	100%	100%	Paid	N/A	0.00859052755%	Paid	$275.33	$248.86
132 20 077	263	1-04	Pham, Kim-Phung D	HFL-Bridgeview	100%	100%	Paid	N/A	0.00758461098%	Paid	$243.09	$219.72
132 20 078	264	1-05	Peichoski, Michael J	HFL-Bridgeview	100%	100%	Paid	N/A	0.01030561532%	Paid	$330.29	$298.55
132 20 079	265	1-06	Conilogue, Randall & Karen Ann Livesay, Trust	HFL-Bridgeview	100%	100%	Paid	N/A	0.00981774578%	Paid	$314.66	$284.42
132 20 080	266	1-07	Campbell, Calais	HFL-Bridgeview	100%	100%	Paid	N/A	0.00930472832%	Paid	$298.22	$269.55
132 20 081	267	1-08	Martin, Fred & Jayna	HFL-Bridgeview	100%	100%	Paid	N/A	0.00896774627%	Paid	$287.42	$259.79
132 20 082	268	1-09	Golestani, Fred	HFL-Bridgeview	100%	100%	Paid	N/A	0.00715206685%	Paid	$229.22	$207.19
132 20 083	269	1-11	Turner, Jason	HFL-Bridgeview	100%	100%	Paid	N/A	0.00859052755%	Paid	$275.33	$248.86
132 20 084	270	1-12	Stewart, Mark and Wendy	HFL-Bridgeview	100%	100%	Paid	N/A	0.00627188985%	Paid	$201.01	$181.69
132 20 085	271	2-01	Miller, Randy & Linda	HFL-Bridgeview	100%	100%	Paid	N/A	0.00902307168%	Paid	$289.19	$261.39
132 20 086	272	2-02	The Tillotson Family LLC	HFL-Bridgeview	100%	100%	Paid	N/A	0.00587455280%	Paid	$188.28	$170.18
132 20 087	273	2-03	JWG Ohio Trust	HFL-Bridgeview	100%	100%	Paid	N/A	0.01165354353%	Paid	$373.50	$337.60

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132 20 088	274	2-04	Bexley, Peter	HFL-Bridgeview	100%	100%	Paid	N/A	0.00995857410%	Paid	$319.17	$288.50
132 20 089	275	2-05	Doig, Stephen & Ellyn	HFL-Bridgeview	100%	100%	Paid	N/A	0.01007928409%	Paid	$323.04	$291.99
132 20 090	276	2-06	Stewart, Mark & Christopher Stewart (Larry O. F	HFL-Bridgeview	100%	100%	Paid	N/A	0.01010946158%	Paid	$324.01	$292.87
132 20 091	277	2-07	Kent, Robert M/Marguerite G.	HFL-Bridgeview	100%	100%	Paid	N/A	0.00994851493%	Paid	$318.85	$288.20
132 20 092	278	2-08	Jackels, Curtis R & Julianne L	HFL-Bridgeview	100%	100%	Paid	N/A	0.00917395917%	Paid	$294.03	$265.77
132 20 093	279	2-09	Anderson, Bret	HFL-Bridgeview	100%	100%	Paid	N/A	0.00914378167%	Paid	$293.06	$264.89
132 20 094	280	2-10	James & Shelly Williams Living Trust	HFL-Bridgeview	100%	100%	Paid	N/A	0.01165354353%	Paid	$373.50	$337.60
132 20 095	281	2-11	Jamnik, Mark T.	HFL-Bridgeview	100%	100%	Paid	N/A	0.00587455280%	Paid	$188.28	$170.18
132 20 096	282	2-12	Chimera Investments & Holdings LLC	HFL-Bridgeview	100%	100%	Paid	N/A	0.00902307168%	Paid	$289.19	$261.39
132 20 097	283	3-01	Mikeno 140 LLC	HFL-Bridgeview	100%	100%	Paid	N/A	0.00906330834%	Paid	$290.48	$262.56
132 20 098	284	3-02	Anderson, David & Wendy	HFL-Bridgeview	100%	100%	Paid	N/A	0.00587455280%	Paid	$188.28	$170.18
132 20 099	285	3-03	Lawrence, Ira & Sona Kalousdian	HFL-Bridgeview	100%	100%	Paid	N/A	0.01166863227%	Paid	$373.98	$338.04
132 20 100	286	3-04	Porter, Lance and Maria, Trustees	HFL-Bridgeview	100%	100%	Paid	N/A	0.00885709545%	Paid	$283.87	$256.59
132 20 101	287	3-05	Anderson, Mike & Roseann	HFL-Bridgeview	100%	100%	Paid	N/A	0.00862573463%	Paid	$276.45	$249.88
132 20 102	288	3-06	Archer, Carole	HFL-Bridgeview	100%	100%	Paid	N/A	0.00864082338%	Paid	$276.94	$250.32
132 20 103	289	3-07	Brewer, John and Beverly	HFL-Bridgeview	100%	100%	Paid	N/A	0.00847987673%	Paid	$271.78	$245.66
132 20 104	290	3-08	MJM Property Holdings LLC	HFL-Bridgeview	100%	100%	Paid	N/A	0.00772040972%	Paid	$247.44	$223.66
132 20 105	291	3-09	Lai, George and Donald Jee	HFL-Bridgeview	100%	100%	Paid	N/A	0.00804733260%	Paid	$257.92	$233.13
132 20 106	292	3-10	Blesener, Jack and Janet	HFL-Bridgeview	100%	100%	Paid	N/A	0.01166863227%	Paid	$373.98	$338.04
132 20 107	293	3-11	Chase, Russell G.	HFL-Bridgeview	100%	100%	Paid	N/A	0.00587455280%	Paid	$188.28	$170.18
132 20 108	294	3-12	Naugle, David O.	HFL-Bridgeview	100%	100%	Paid	N/A	0.00906330834%	Paid	$290.48	$262.56
132 20 109	295	4-01	Morris, Johnny Kennett & Ng Swat Hong	HFL-Bridgeview	100%	100%	Paid	N/A	0.00910354501%	Paid	$291.77	$263.73
132 20 110	296	4-02	J 3 Portfolio, LLC	HFL-Bridgeview	100%	100%	Paid	N/A	0.00587455280%	Paid	$188.28	$170.18
132 20 111	297	4-03	Benz, Stephen Ward & Wendy D.	HFL-Bridgeview	100%	100%	Paid	N/A	0.01166863227%	Paid	$373.98	$338.04
132 20 112	298	4-04	Montgomery, Ian P.	HFL-Bridgeview	100%	100%	Paid	N/A	0.00885709545%	Paid	$283.87	$256.59
132 20 113	299	4-05	Farag, Adel Y.	HFL-Bridgeview	100%	100%	Paid	N/A	0.00862573463%	Paid	$276.45	$249.88
132 20 114	300	4-06	Tempe Lake Place, LLC	HFL-Bridgeview	100%	100%	Paid	N/A	0.00864082338%	Paid	$276.94	$250.32
132 20 115	301	4-07	EEN Real Estate, Inc.	HFL-Bridgeview	100%	100%	Paid	N/A	0.00847987673%	Paid	$271.78	$245.66
132 20 116	302	4-08	Chuang, Shang Yu Sam & Wendy Woonyee Ch	HFL-Bridgeview	100%	100%	Paid	N/A	0.00772040972%	Paid	$247.44	$223.66
132 20 117	303	4-09	Gober, Gregory	HFL-Bridgeview	100%	100%	Paid	N/A	0.00804733260%	Paid	$257.92	$233.13
132 20 118	304	4-10	Kitch, Thomas and Sally	HFL-Bridgeview	100%	100%	Paid	N/A	0.01166863227%	Paid	$373.98	$338.04
132 20 119	305	4-11	Cross, Peter	HFL-Bridgeview	100%	100%	Paid	N/A	0.00587455280%	Paid	$188.28	$170.18
132 20 120	306	4-12	Thunberg, Alan & Jill	HFL-Bridgeview	100%	100%	Paid	N/A	0.00910354501%	Paid	$291.77	$263.73
132 20 121	307	5-01	Gibbs Living Trust	HFL-Bridgeview	100%	100%	Paid	N/A	0.00913875209%	Paid	$292.90	$264.75
132 20 122	308	5-02	O'Brien, Crystal	HFL-Bridgeview	100%	100%	Paid	N/A	0.00587455280%	Paid	$188.28	$170.18
132 20 123	309	5-03	Bilby, Ralph	HFL-Bridgeview	100%	100%	Paid	N/A	0.01166863227%	Paid	$373.98	$338.04
132 20 124	310	5-04	Van Hook, Don & Kim	HFL-Bridgeview	100%	100%	Paid	N/A	0.00885709545%	Paid	$283.87	$256.59
132 20 125	311	5-05	Daugherty, David & Karen	HFL-Bridgeview	100%	100%	Paid	N/A	0.00862573463%	Paid	$276.45	$249.88

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132 20 126	312	5-06	Piechoski, Michael J. and Jeri L.	HFL-Bridgeview	100%	100%	Paid	N/A	0.00864082338%	Paid	$276.94	$250.32
132 20 127	313	5-07	Piechoski, Michael J. and Jeri L.	HFL-Bridgeview	100%	100%	Paid	N/A	0.00847987673%	Paid	$271.78	$245.66
132 20 128	314	5-08	Chuang, Shang Yu Sam & Wendy Woonyee Ch	HFL-Bridgeview	100%	100%	Paid	N/A	0.00772040972%	Paid	$247.44	$223.66
132 20 129	315	5-09	Miura, Taketo	HFL-Bridgeview	100%	100%	Paid	N/A	0.00804733260%	Paid	$257.92	$233.13
132 20 130	316	5-10	Okerson	HFL-Bridgeview	100%	100%	Paid	N/A	0.01166863227%	Paid	$373.98	$338.04
132 20 131	317	5-11	Pacey, Jennifer L	HFL-Bridgeview	100%	100%	Paid	N/A	0.00587455280%	Paid	$188.28	$170.18
132 20 132	318	5-12	Simon, Bruce A	HFL-Bridgeview	100%	100%	Paid	N/A	0.00913875209%	Paid	$292.90	$264.75
132 20 133	319	6-01	Gould, Ian R. and Deena L.	HFL-Bridgeview	100%	100%	Paid	N/A	0.00917898875%	Paid	$294.19	$265.91
132 20 134	320	6-02	Yee, Wanda	HFL-Bridgeview	100%	100%	Paid	N/A	0.00587455280%	Paid	$188.28	$170.18
132 20 135	321	6-03	Rzonca, Peter & Kay	HFL-Bridgeview	100%	100%	Paid	N/A	0.01166863227%	Paid	$373.98	$338.04
132 20 136	322	6-04	McDonald, Scott & Erin	HFL-Bridgeview	100%	100%	Paid	N/A	0.01400738831%	Paid	$448.94	$405.79
132 20 137	323	6-06	Nelson, Scott A. and Barbara A.	HFL-Bridgeview	100%	100%	Paid	N/A	0.01197543683%	Paid	$383.81	$346.92
132 20 138	324	6-07	Vick, Margaret J.	HFL-Bridgeview	100%	100%	Paid	N/A	0.01090916526%	Paid	$349.64	$316.03
132 20 139	325	6-09	KM Trust; Kevan Millstein, Trustee	HFL-Bridgeview	100%	100%	Paid	N/A	0.01319762547%	Paid	$422.98	$382.33
132 20 140	326	6-10	Broman, Anders and Tannah	HFL-Bridgeview	100%	100%	Paid	N/A	0.01166863227%	Paid	$373.98	$338.04
132 20 141	327	6-11	Chavez, Steve	HFL-Bridgeview	100%	100%	Paid	N/A	0.00587455280%	Paid	$188.28	$170.18
132 20 142	328	6-12	Laulis, John and Julia	HFL-Bridgeview	100%	100%	Paid	N/A	0.00917898875%	Paid	$294.19	$265.91
132 20 143	329	7-01	Larsen, Jonny Lynne	HFL-Bridgeview	100%	100%	Paid	N/A	0.00921419583%	Paid	$295.31	$266.93
132 20 144	330	7-02	Hills, Craig & Tricia Family Trust	HFL-Bridgeview	100%	100%	Paid	N/A	0.00587455280%	Paid	$188.28	$170.18
132 20 145	331	7-03	Mark R & Laura A Clounch 2003 Trust	HFL-Bridgeview	100%	100%	Paid	N/A	0.01322277338%	Paid	$423.79	$383.06
132 20 146	332	7-04	Sadowski, Raymond & Sharon	HFL-Bridgeview	100%	100%	Paid	N/A	0.01814170544%	Paid	$581.44	$525.56
132 20 147	333	7-09	Merrin, Arie	HFL-Bridgeview	100%	100%	Paid	N/A	0.01618016812%	Paid	$518.57	$468.73
132 20 148	334	7-10	Niekerk, Gary & Carolyn	HFL-Bridgeview	100%	100%	Paid	N/A	0.01317750714%	Paid	$422.34	$381.75
132 20 149	335	7-11	Eagle View Partners LLC	HFL-Bridgeview	100%	100%	Paid	N/A	0.00587455280%	Paid	$188.28	$170.18
132 20 150	336	7-12	Leroy, James & Janet Alberts	HFL-Bridgeview	100%	100%	Paid	N/A	0.00921419583%	Paid	$295.31	$266.93
132 20 151	337	8-01	Sundberg, Marta Jean	HFL-Bridgeview	100%	100%	Paid	N/A	0.00925443249%	Paid	$296.60	$268.10
132 20 152	338	8-02	Yee, Wanda	HFL-Bridgeview	100%	100%	Paid	N/A	0.00587455280%	Paid	$188.28	$170.18
132 20 153	339	8-03	Foreman, Richard L. & Kate	HFL-Bridgeview	100%	100%	Paid	N/A	0.01213638348%	Paid	$388.97	$351.59
132 20 154	340	8-04	Hills, Craig & Tricia	HFL-Bridgeview	100%	100%	Paid	N/A	0.01213638348%	Paid	$388.97	$351.59
132 20 155	341	8-05	Alexander, Carmen Gail	HFL-Bridgeview	100%	100%	Paid	N/A	0.00587455280%	Paid	$188.28	$170.18
132 20 156	342	8-06	Kissinger, John C & Sarah R	HFL-Bridgeview	100%	100%	Paid	N/A	0.00925443249%	Paid	$296.60	$268.10
132 20 157	343	9-01	RM Rio Salado LLC	HFL-Bridgeview	100%	100%	Paid	N/A	0.00929466916%	Paid	$297.89	$269.26
132 20 158	344	9-02	Yee, Wanda	HFL-Bridgeview	100%	100%	Paid	N/A	0.00587455280%	Paid	$188.28	$170.18
132 20 159	345	9-03	Johnson, Brandon	HFL-Bridgeview	100%	100%	Paid	N/A	0.01213638348%	Paid	$388.97	$351.59
132 20 160	346	9-04	Eckel, Randall & Elizabeth	HFL-Bridgeview	100%	100%	Paid	N/A	0.01213638348%	Paid	$388.97	$351.59
132 20 161	347	9-05	Sowash, Thomas and Peggy	HFL-Bridgeview	100%	100%	Paid	N/A	0.00587455280%	Paid	$188.28	$170.18
132 20 162	348	9-06	Konipol, Don & Margit	HFL-Bridgeview	100%	100%	Paid	N/A	0.00929466916%	Paid	$297.89	$269.26
132 20 163	349	10-01	Jones, Daniel & Lisa	HFL-Bridgeview	100%	100%	Paid	N/A	0.00932987624%	Paid	$299.02	$270.28

CFD: 2015/2016

Rio Salado Community Facilities District

2015/16 CFD O&M Budget $3,205,000

Parcel Number	CFD Assess No.	Unique Parcel Identifier or unit #	Owner (Per County Records)	Developer / Development	Capital Rate	O&M Rate	101.9% Total Capital Assessment with CIF^ & bond interest (2015/16)	101.9% Contingent Capital Assessment (Developed)** w/CIF (2015/16)	% O & M Assessment	2015/16 CFD Capital Assessment (25 yr. Amort., 3.64% int.)	2015/16 CFD O & M Assessment	2015/16 CFD Total Assessment
132 20 164	350	10-02	Bexley, Peter	HFL-Bridgeview	100%	100%	Paid	N/A	0.00587455280%	Paid	$188.28	$170.18
132 20 165	351	10-03	Lloyd, Robert & Gerald Phillips	HFL-Bridgeview	100%	100%	Paid	N/A	0.01213638348%	Paid	$388.97	$351.59
132 20 166	352	10-04	Rake, Marvel & Julie Trust	HFL-Bridgeview	100%	100%	Paid	N/A	0.01213638348%	Paid	$388.97	$351.59
132 20 167	353	10-05	Bexley, Peter	HFL-Bridgeview	100%	100%	Paid	N/A	0.00587455280%	Paid	$188.28	$170.18
132 20 168	354	10-06	Horn, John & Kelly Quester	HFL-Bridgeview	100%	100%	Paid	N/A	0.00932987624%	Paid	$299.02	$270.28
132 20 169	355	11-01	Burch, Richard	HFL-Bridgeview	100%	100%	Paid	N/A	0.00937011290%	Paid	$300.31	$271.45
132 20 170	356	11-02	Mershon, Danyel and Danny Mershon	HFL-Bridgeview	100%	100%	Paid	N/A	0.00587455280%	Paid	$188.28	$170.18
132 20 171	357	11-03	Langlin, Patricia B	HFL-Bridgeview	100%	100%	Paid	N/A	0.01213638348%	Paid	$388.97	$351.59
132 20 172	358	11-04	Fricchione, Patrick & Andrea	HFL-Bridgeview	100%	100%	Paid	N/A	0.01213638348%	Paid	$388.97	$351.59
132 20 173	359	11-05	Arizona 140 Rio Salado Pkwy Inc	HFL-Bridgeview	100%	100%	Paid	N/A	0.00587455280%	Paid	$188.28	$170.18
132 20 174	360	11-06	Oppenheim, Dennie Trust	HFL-Bridgeview	100%	100%	Paid	N/A	0.00937011290%	Paid	$300.31	$271.45
132 20 175	361	12-01	Gibbs Living Trust	HFL-Bridgeview	100%	100%	Paid	N/A	0.02138075681%	Paid	$685.25	$619.39
132 20 176	362	12-02	664802 BC LTD	HFL-Bridgeview	100%	100%	Paid	N/A	0.02478578442%	Paid	$794.38	$718.03
132 20 177	363	12-05	Ma, Yongmao	HFL-Bridgeview	100%	100%	Paid	N/A	0.02478578442%	Paid	$794.38	$718.03
132 20 178	364	12-06	Cord, James	HFL-Bridgeview	100%	100%	Paid	N/A	0.02138075681%	Paid	$685.25	$619.39
132 32 014	365		Tempe, City of	South Bank	0%	20%	$0.00	N/A	0.00000000000%	$0.00	$0.00	$0.00
132 32 015	366	Lot 1	Pier at Town Lake, LLC	South Bank	0%	20%	$1,143,682.21	N/A	1.37681976175%	$0.00	$8,825.41	$7,977.17
132 32 016	367	Lot 2	Tempe, City of	South Bank	0%	20%	$902,193.73	N/A	1.08610428414%	$0.00	$6,961.93	$6,292.79
132 32 017	368	Lot 3	Rio Salado Development Partners	South Bank	0%	20%	$838,010.00	N/A	1.00883681325%	$0.00	$6,466.64	$5,845.11
132 32 018	369	Lot 4	Tempe, City of	South Bank	0%	20%	$546,987.85	N/A	0.65849032626%	$0.00	$4,220.92	$3,815.24
132 32 019	370	Lot 5	Pier at Town Lake, LLC	South Bank	0%	20%	$988,011.17	N/A	1.18941545011%	$0.00	$7,624.15	$6,891.37
132 32 020	371	Lot 6	Pier at Town Lake, LLC	South Bank	0%	20%	$1,249,465.24	N/A	1.50416645933%	$0.00	$9,641.71	$8,715.01
132 32 021	372	Lot 7	Tempe, City of	South Bank	0%	20%	$983,948.90	N/A	1.18452510385%	$0.00	$7,592.81	$6,863.04
132 32 022	373	Lot 8	Tempe, City of	South Bank	0%	20%	$657,740.65	N/A	0.79181989427%	$0.00	$5,075.57	$4,587.74
132 32 026	374A	Lot 9A	Tempe, City of	South Bank	0%	20%	$788,284.37	N/A	0.95556705111%	$0.00	$6,125.18	$5,536.47
132 32 027	374B	Lot 9B	Tempe, City of	South Bank	0%	20%	$405,897.09	N/A	0.45405638278%	$0.00	$2,910.50	$2,630.76
132 32 024	375	Tract A	Pier at Town Lake, LLC	South Bank	0%	20%	$0.00	N/A	0.00000000000%	$0.00	$0.00	$0.00
132 32 025	376	Tract B	Pier at Town Lake, LLC	South Bank	0%	20%	$0.00	N/A	0.00000000000%	$0.00	$0.00	$0.00
			SUB-TOTAL				$53,738,505.57	$1,841,416.84	87.86883241655%	$1,351,584.90	$1,647,470.61	$2,840,711.40
p=partial			Miscellaneous Right of Way (Tempe)		100%	100%	$5,440,800.15	$0.00	12.13118512597%	$349,734.80	$388,804.48	$701,169.94
			TOTAL CAPITAL ASSESSMENTS				$59,179,305.72	$1,841,416.84	100.0000175425%	$1,701,319.70	$2,036,275.10	$3,541,881.34

New PDN parcels - see MCR 685-32

New HFL parcels - see MCR 674-17

* These properties are undevelopable and are assessed $0 and 0%.

** These properties are currently assessed $0 and 0%. The contingent assessments will become actual assessments against the property at such time as the uses of the property or facilities on the property are expanded or the land use is changed.

Tempe Town Lake on the Rio Salado Cost Summary

Category		10/8/1999 Final	% complete	Comments
Piping and Recovery Wells	A	**$6,940,000**	100%	work is complete
Dam Facilities	B	**$10,842,318**	100%	work is complete
Shoreline	C	**$7,742,858**	100%	work is complete
Cutoff Walls	D	**$4,730,125**	100%	work is complete
Bridgestone Dam		**$4,419,591**	100%	all 8 sections delivered
Marina/SD Penetrations		**$0**	100%	Cost included in B & C contracts
Scottsdale Bridge Painting		**$53,000**	100%	
Temporary Liner		**$1,604,000**	100%	
Arbitration Award--Schedule B		**$180,000**	100%	
Construction Costs		**$36,511,892**	100%	
Construction Management		**$1,590,000**	100%	
Materials Testing		**$440,000**	100%	
Surveying		**$461,128**	100%	
Design Services		**$440,000**	100%	
Total Estimated Construction Cost		**$39,443,020**	100%	
Engineering Design Contract		**$3,383,609**	100%	includes interest costs
ADWR Permit Fees		**$121,450**	100%	
Special Insurance		**$95,000**	100%	Liability Insurance
Miscellaneous (Adv, Partnering, Consultants, etc.)		**$102,000**	100%	Surveying, travel, vehicle
Water to fill the lake		**$366,000**	100%	6,000 acre feet of water @ $61/ac.ft.
Grant Required Improvements		**$522,000**	100%	Parking, access road, restrooms, boat beach, docks
Lake operations start-up costs		**$443,908**	100%	Water quality start-up, production of operations manuals
Water quality management start-up costs		**$472,344**	100%	Developed sampling program for water quality testing/reporting
Telemetry system		**$387,865**	100%	Telemetry or SCADA system for remote operations
SRP Structures and Agreements		**$195,000**	100%	
Subtotal		**$45,532,196**		
Adjustment to CFD Resolution Amount		**-$682,496**		Operating budget expense
Total Estimated Project Cost		**$44,849,700**		Resolution No. CFD 97-5 = $44,849,700.12

Rio Salado Community Facilities District
FY 2015/16 Debt Service Budget

Community Facilities District Debt Service:
Debt Service

Description of Debt Service:
The primary functions of the debt service is to accumulate resources and make payments related to the $40.5 million excise tax revenue obligations issued for the Tempe Town Lake on the Rio Salado construction.

FY 2015/16 Debt Service Cost:

Description	Account	2015/16 Budget
Principal	8001	$2,085,000
Interest	8002	$960,200
Fiscal Agent Fees	8003	$4,800
Total Debt Service		**$3,050,000**

Cost Assumptions

Debt service payments on the excise tax revenue obligations are based on principal payments of $1.34 million to $2.95 million from fiscal year 2002-03 through fiscal year 2022-23 and interest payments from fiscal year 1997-98 through fiscal year 2022-23.

In 2015/16 the principal payment is $2,085,000, and the interest charges are $960,200. The combined total is $3,045,200.

Debt Financing/Capital Assessment

The City has paid $44,849,700.12 for the lake construction. Of this amount, $40.5 million has been financed through the issuance of excise tax revenue obligations and the remaining $4,349,700 through "pay-as-you-go" financing. The capital assessment will be used to reimburse the Community Facilities District Fund for the initial financing of the debt (the period from the issuance of the debt to the issuance of the Certificates of Occupancy) as well as finance future debt service payments. Each property owner's assessment will be based on a per square foot calculation.

From the date of issuance of the Certificate of Occupancy, property owners will begin to pay a capital assessment based on the actual cost of lake construction. The assessment will be indexed annually by the average rate of the bonds as a cost factor to cover the City's costs (debt service and pay-as-you-go financing) from the date of lake completion (Summer, 1999) to the date of Certificate of Occupancy issuance to determine an adjusted assessment. Upon issuance of the Certificate of Occupancy, the property owner will have the option of paying this entire adjusted assessment through 2015 or paying the adjusted assessment at an average annual interest rate amortized over 25 years. That rate is 3.64%.

Rio Salado Community Facilities District (CFD)
FY 2015/16 Operations and Maintenance Budget
Summary

Operating Budget	
	2015/16
Administration/Project Management	$423,600
Lake Operations	$395,000
Water Quality Management	$270,000
Security	$365,500
Lake Surface, Shoreline Cleanup, and Landscaping	$512,300
Electricity	$279,000
Replacement Water	$350,250
Equipment	$55,600
Audit	$850
Liability Insurance Premium	$65,000
Contingencies (General, Chemical)	$0
Total Operating Budget	**$2,717,100**

Other Assessable Costs	
	2015/16
Infrastructure Replacement	**$563,000**

	2015/16
Operations and Maintenance Budget	**$3,280,100**
Less Projected Revenues (permits, use fees)	**$75,100**
Total Operations and Maintenance Budget	**$3,205,000**

Rio Salado Community Facilities District
FY 2015/16 Operations and Maintenance Budget
Detailed Costs by Service Category

Service Provided to the Rio Salado Community Facilities District:
Administration/Project Management

Description of Service:

Administrative functions include overall project coordination, Rio Salado Community Facilities District reporting, budget preparation, financial management, contract administration, construction oversight, and developer liaison.

FY 2015/16 Service Cost:

Description	Account	2015/16 Budget
Contracted Services	8555	$423,600
Total - Project Administration & Management Budget		**$423,600**

Cost Assumptions

Consistent with the Inter-Governmental Agreement, Rio Salado CFD Administration/Project Management operating costs will not exceed 15% of non-administrative costs, excluding capital outlay. This CFD administration budget is at 14.9% of the remaining budget.

Non-administrative costs include: infrastructure replacement, lake operations, water quality management, lake security, replacement water and electricity, annual audit, and the liability insurance premium.

Rio Salado Community Facilities District
FY 2015/16 Operations and Maintenance Budget
Detailed Costs by Service Category

Service Provided to the Rio Salado Community Facilities District:
Infrastructure Replacement

Description of Service:

In addition to the proposed operating and capital budget, additional funding is required to create and maintain a reserve for the replacement of capital items located between lake edge-to-lake edge, dam-to-dam. This item will appear on the CFD annual financial statements as a reserve for capital replacement and will be an assessable cost to CFD property owners. The annual funding requirement for the replacement capital reserve is currently $563,000.

This infrastructure replacement cost was anticipated to change upon completion of a reserve study for capital asset replacement. The Rio Salado Enhanced Services Commission recommended that this reserve study be completed to ensure that an appropriate replacement reserve is accounted for in this budget.

The infrastructure reserve budget will be modifed each year based upon changes to replaced items during the previous year, and also based upon the annual West Urban CPI. The 2014 CPI is 1.9%.

The amount to re-appropriate from the estimated 2014/15 carry-forward balance is $1,098,668.

FY 2015/16 Service Cost:

Description	Account	2015/16 Budget
Contracted Services	6672	$563,000
Total - Infrastructure Replacement		**$563,000**

Cost Assumptions

Projected replacements for the 2015/16 fiscal year include:

Seepage Recovery Well Mag Meters	$26,390.00
Seepage Recovery Well Pumps (10) and flex piping	$30,450.00
Bouys - individual warning markers	$3,045.00
Bouys/Boom replacement (upstream & downstream, 100' per year)	$21,315.00
Signage	$10,150.00
Unanticipated expenses/repairs/replacements (15%)	$13,702.50
TOTAL	$105,052.50

Rio Salado Community Facilities District
FY 2015/16 Operations and Maintenance Budget
Detailed Costs by Service Category

Service Provided to the Rio Salado Community Facilities District:
Lake Operations

Description of Service:

A "Lake Operations and Maintenance Services" contract with Salt River Project (SRP) was approved by the Tempe City Council on May 16, 2010. Primary functions include:

> 24-hour remote monitoring and control of all of the lake systems via telemetry installed by the contractor.
> Operations and Maintenance (O&M) of the water delivery systems which are used to fill and maintain lake water levels and to pass storm flows.
> O&M of both upstream and downstream rubber dams to maintain lake water levels and to pass storm flows.
> O&M of the seepage recovery wells on the east end of the project to maintain water levels in the lake.
> Installing and monitoring telemetry systems in the Indian Bend Wash for the purpose of advance warning of flooding from this stormwater channel.
> Providing water balance reports to the City that account for all the water resources used in filling and maintaining the lake.

A contract with Tetra Tech for the creation of an annual report to the Arizona Department of Water Resources (ADWR), Dam Safety is also included.

FY 2015/16 Service Cost:

Description	Account	2015/16 Budget
Consultants	6656	$43,891
Contracted Services	6672	$351,109
Total Lake Operations		**$395,000**

Cost Assumptions

The budget is based on the Rio Salado Town Lake Operations and Maintenance Services contract with Salt River Project, approved by the Tempe City Council on May 6, 2010 (2010-105). This year's budget reflects annual operating and maintenance expenses, an estimate for time and material (T&M) charges, and an estimate for a dam report to the Arizona Department of Water Resources.

Rio Salado Community Facilities District
FY 2015/16 Operations and Maintenance Budget
Detailed Costs by Service Category

Service Provided to the Rio Salado Community Facilities District:
Water Quality Management

Description of Service:

A "Water Quality Management Services" contract with Aquatic Consulting and Testing was approved by the Tempe City Council on November 1, 2011. Services provided consist of sampling, analysis, and treatment necessary to meet regulatory permit requirements. There is also a need to meet the aesthetic parameters expected by the citizens, lake users, and development partners. These services include sampling and analysis of source waters (SRP canal deliveries), native river sediments, and non-native fill materials imported during construction.

FY 2015/16 Service Cost:

Description	Account	2015/16 Budget
Gasoline + Diesel Fuels	6340	$0
Contracted Services	6672	$270,000
Equipment + Machine Rental	6906	$0
Total Water Quality Management		**$270,000**

Cost Assumptions

The budget is based on the Rio Salado Water Quality Management Services contract with Aquatic Consulting and Testing. The budget reflects annual operating expenses of up to $270,000.

In addition to the contract amount we have included estimates for time and material (T&M) costs of $10,000, and pump well monitoring and analysis by the Tempe Water Utilities Division for $5,000.

Rio Salado Community Facilities District
FY 2015/16 Operations and Maintenance Budget
Detailed Costs by Service Category

Service Provided to the Rio Salado Community Facilities District:
Lake Security

Description of Service:

Security monitoring of all lake and dam facilities is provided 24 hours per day, 7 days per week. The primary role of the security team will include monitoring the safety of the dam, pumping facilities and shoreline. Also, the security team presence will deter graffiti and vandalism. Additional functions during operational hours will include assisting the public, distributing information, surveillance, and patrolling.

FY 2015/16 Service Cost:

Description	Account	2015/16 Budget
Security	6625	$254,500
Contracted Services	6672	92,000
Equipment & Machine Rental	6906	6,500
Vehicle Maintenance Costs	8303	8,800
Vehicle Fuel/Oil Costs	8306	3,700
Total Lake Security		**$365,500**

Cost Assumptions

The proposed security team will provide a security presence at the lake, including patrol of dams, pumping facilities, and the shoreline. Specifically, the proposed budget reflects the equivalent of one hundred eighty (180) patrol hours per week for regular lake operations, including the necessary fees and services to perform the security function, and one-half of a Police Sergeant to coordinate the Lake Security staff (contract is found in C2011-150).

Maintenance and fuel costs for 1 boat and 1 truck are accounted for.

Leasing costs for three (3) portable restrooms are also included.

Rio Salado Community Facilities District
FY 2015/16 Operations and Maintenance Budget
Detailed Costs by Service Category

Service Provided to the Rio Salado Community Facilities District:
Lake Surface, Shoreline Cleanup, and Landscaping

Description of Service:

Activities on the water and around the lake produce a considerable amount of refuse, both floating debris and trash that collects along the shoreline. Shoreline and water surface cleanup is required to maintain the attractive appearance of the Tempe Town Lake on the Rio Salado that is expected by both the public and the property owners. Other maintenance functions will include landscaping between the lake edge and the levee, graffiti removal, weekly sweeping of the bike paths, and trash removal.

FY 2015/16 Service Cost:

Description	Account	2015/16 Budget
Electrical Supplies	6406	$10,595
Water, Sewer & Refuse	6609	$0
Contracted Services	6672	$444,845
Lake Cleanup contract	6672	$56,860
Total Lake Cleanup, Landscaping, etc.		**$512,300**

Cost Assumptions

The proposed budget assumes regular shoreline cleanup, lake surface cleanup, and landscape maintenance. It includes the marina and the landscaped park areas on the south and north banks. Additional services included are graffiti removal, bikepath sweeping, trash removal, and landscape maintenance.

Rio Salado Community Facilities District
FY 2015/16 Operations and Maintenance Budget
Detailed Costs by Service Category

Service Provided to the Rio Salado Community Facilities District:
Electricity/Replacement Water

Description of Service:

Electricity:
Electrical power is required for the operation of the inflatable dams, water recovery pumps, the lagoon circulation pump, and the bike path lighting around Tempe Town Lake.

Replacement Water:
Replacement water will be required for evaporation losses and losses due to seepage not recovered by the wells.

FY 2015/16 Service Cost:

Description	Account	2015/16 Budget
Electricity	6605	$279,000
Water, Refuse & Sewer	6609	$4,000
Water	6615	$346,250
Total Electricity/Replacement Water		**$629,250**

Cost Assumptions

Electricity:
Electrical costs for the dam (blower operation and lower dam water recirculation system) are based on 12 complete years of operations in FY 2013/14. Electrical costs for the water seepage recovery and circulation pumps reflect 9 wells, 2 control buildings, 2 pumps for the dam overflow recycle system, 1 circulation pump, and the bike path lighting found on top of the levee, all operating at 60% capacity. Additionally, all 13 meters must be serviced on a monthly basis.

Replacement Water:
Water loss due to consumption is estimated at an average of 2,130 acre feet per year. Since we have periodic inflows from east of Town Lake, the average annual consumption has been reduced to 2,000 acre feet per year. Consumption includes evaporation and loss due to delivery and seepage. Cost of CAP water is $164.21 per acre foot. This value is used as our estimate for water replacement.

Rio Salado Community Facilities District
FY 2015/16 Operations and Maintenance Budget
Detailed Costs by Service Category

Service Provided to the Rio Salado Community Facilities District:
Equipment, Insurance, and Contingency

Description of Service:

Lake security patrol, rescue, and maintenance will require a boat and related equipment (such as special lighting and radios for the rescue boat). The lake security team also uses a truck. Lake cleanup has a utility truck (3/4 ton pickup) for hauling equipment and trash, and a boat.

Insurance coverage is $100,000 per occurrence.

The CFD Budget must be audited on an annual basis.

FY 2015/16 Service Cost:

Description	Account	2015/16 Budget
Other Equipment	7511	$34,000
Motor Vehicles	7508	21,600
Total Equipment		**$55,600**
Audit	6654	$850
Liability Insurance Premium	6804	65,000
Total Equipment, Insurance, & Contingency		**$121,450**

Cost Assumptions

A 5-year replacement reserve was started in 1999-2000. Some equipment has now been replaced. The "Other Equipment" category includes replacement costs for (A) 1 patrol and rescue boat (Police), (B) 1 lake surface and shoreline cleanup boat, (C) 1 lake operations boat (maintenance by lake operations contractor), (D) 2 trucks - one for Security and one for cleanup uses. The projected boat reserve cost includes additional equipment to customize the boats for each specific use and boat trailers. Total estimated costs for items A through C is $30,000 per year, and D is approximately $7,000 per truck (3).

Annual audit of the Rio Salado Community Facilities District is estimated at $850.

Insurance premium is for excess property coverage for the Town Lake Dam systems. The deductible is $100,000 per claim. Annual premium costs are estimated at $65,000.

NOTICE OF PUBLIC HEARING

TO THE GENERAL PUBLIC AND THE PROPERTY OWNERS AND ALL PERSONS CLAIMING AN INTEREST IN ANY PROPERTY WITHIN RIO SALADO COMMUNITY FACILITIES DISTRICT (CITY OF TEMPE, ARIZONA).

NOTICE IS HEREBY GIVEN that the Governing Body of the Rio Salado Community Facilities District (City of Tempe, Arizona) (the "District") will meet on June 11, 2015, immediately following the City of Tempe City Council meeting to be held at 6:00 p.m., at the Tempe City Council Chambers , 31 E. Fifth Street, Tempe, Arizona, to conduct a public hearing on: (1) the tentative budget of the District as heretofore approved by the District and on the adoption of the District's final budget for the fiscal year beginning July 1, 2015, and ending June 30, 2016, and (2) the hearing and passing upon the assessments and proceedings heretofore had and taken in connection with the acquisition, construction and annual maintenance of the public infrastructure improvements and projects described in Resolution Number CFD R2015.1, a copy of which is on file with the Clerk of the City of Tempe, 31 East Fifth Street, Tempe, Arizona.

Pursuant to the provisions of Title 48, Chapter 4, Article 6, Arizona Revised Statutes, and all amendments thereto, PUBLIC NOTICE IS HEREBY GIVEN that the Governing Body has levied assessments for the costs of acquiring, constructing, operating and maintaining the District and its public infrastructure improvements and projects. The total capital assessment is $44,849,700.12. The total annual operations and maintenance assessments for fiscal year 2015/2016 is $3,205,000. The entire District Budget for 2015/2016 is $4,303,668, which includes $1,098,668 of carry forward appropriation for capital infrastructure needs. The properties assessed to pay for said public infrastructure improvements and projects comprises lots, portions of lots, pieces of land, included within the District as described in the Resolution of Intention.

Assessments, when due, will be billed semiannually by the District and are required to be paid in cash.

Any member of the public may offer comment on the District's budget. Any property owner and all other persons directly interested in the work or in the assessment that have an objection to the assessment or any of the previous proceedings connected therewith, or who objects to the correctness or legality of the proceedings, or claims that said assessment or any part thereof should be modified, may, at any time prior to the time fixed for said hearing, file with the Clerk at the above address, or if by mail, to P.O. Box 5002, Tempe, Arizona 85280, a written notice briefly specifying the grounds for such objection and at the time fixed for said hearing or at a time or times not later than ten (10) days thereafter, to which such hearing may

be postponed, the Governing Body will hear and pass upon all objections so made and filed.

All decisions and determinations of the Governing Body upon the hearing aforesaid will be final and conclusive as to all errors, informalities and irregularities which the Governing Body might have remedied or avoided at any time during the progress of the proceedings.

_____, Clerk
Rio Salado Community Facilities District
(City of Tempe, Arizona)