



**TOWN OF GILBERT
NOTICE OF PARKWAY IMPROVEMENT DISTRICT
BUDGET AND ASSESSMENTS 2019-2020
PKID # 07-02 - TEMPLETON PLACE**

December 29, 2018

PKID
OWNER
OWNER 2
ADDRESS
CITY, STATE, ZIP

Dear PKID Property Owner,

The common areas and rights of way within your subdivision are maintained through a special assessment district known as a **Parkway Maintenance Improvement District (PKID)**. **Your neighborhood is: PKID 07-02 – Templeton Place.** Special assessment district costs are added to your property tax bill each year on a per lot basis.

Your PKID annual meeting was held in November 2018, to answer questions, clarify information, identify and discuss required maintenance items and receive potential ballot suggestions. At the meeting, staff discussed the current assessment costs and presented information and cost estimates for the following

Potential 1-Year Projects:

- **Potential Project 1 - Repair and Paint the Common Area Walls**

Engineer's Cost Estimate = \$34,776.00

The project would include stucco repair and repainting of common area walls along Cooper, Nunnely, and 130th Street, as well as a few interior walls. Minor repairs would be done for small cracks and water damage. If extensive repairs are needed, that would be part of a separate and additional project.

- **Potential Project 2 – Install Reduced Scope Lighting Along Perimeter of the Park**

Engineer's Cost Estimate = \$86,434

This would include 27 old poles and lights being removed and replaced with 22 new poles and lights spaced 75 feet apart along the parks perimeter. The existing lights are 30 years old and it is hard to find replacement bulbs. The new poles are vandal-proof and similar in height to the existing lights. This would be considered a long-term investment project.

- **Potential Project 3 - 130th Street - Enhancements to Streetscape Project**

Engineer's Cost Estimate = \$45,655.00

Location is the landscape strip east of the property wall on 130th Street. The irrigation system would be replaced, new plant material installed, and the old plants taken out, with healthy trees to remain.

The residents in attendance had no additional items they wished to see placed on a ballot to be voted on by the homeowners for the upcoming FY2019-2020. However, next year there may be ballot items for your consideration based on ideas received at the next Annual Meeting.

The following is a breakdown of your monthly Base Assessments and any potential project costs. Potential project costs will only be added to the Base Assessment if approved by a majority vote of the PKID 07-02 Templeton Place property owners. Assessment costs begin after July 1, 2019.

TEMPLETON PLACE - 07-02

	Annual Estimate	Monthly Estimate
Base Maintenance Assessment (Before any Potential Projects)	\$431.16	\$35.93
Total Estimated Assessments – ONLY IF PROJECT IS APPROVED		
Additional 1-Year FY2019-2020 Cost +Plus the Base Assessment:		
Option 1 – Base plus Project 1-Common Wall Repair & Painting:	\$692.64	\$57.72
Option 2 – Base plus Project 2-Reduced Scope Lighting Project:	\$1,081.04	\$90.09
Option 3 – Base plus Project 3-130th St. Enhancements to Streetscape:	\$774.56	\$64.55
<u>COMBINED COSTS (ONLY If Multiple Projects are Approved)</u>		
Base plus Projects 1 & 2 – Walls and Lighting Projects:	\$1,342.52	\$111.88
Base plus Projects 1 & 3 – Walls and 130th St. Enhancements:	\$1,035.92	\$86.33
Base plus Projects 2 & 3 – Lighting and 130th Street Projects:	\$1,424.32	\$118.70
Base plus Projects 1, 2 & 3 – All 3 Projects:	\$1,688.80	\$140.48

In our continuing efforts to provide comprehensive service to our residents, we will be holding the annual **PKID Open House**, as listed below. If you have any questions regarding your PKID, please drop in to visit with your PKID Staff.

- **DATE: Tuesday, January 22, 2019**
- **TIME: 5:30 pm – 7:00 pm**
- **PLACE: Public Works North Assembly Room, 900 E Juniper Ave, Gilbert 85234**

It is anticipated that Council will review the proposed budget at the meeting on **May 2, 2019, 7:00 p.m.**, and adopt levies in accordance with these budgets at the meeting on **June 6, 2019, 7:00 p.m.** Both meetings will be held in the Council Chambers at the Municipal Center, 50 E. Civic Center Drive. As a member of this PKID, you are encouraged to attend and participate in this meeting. Any changes to these dates will be posted on the Gilbert website at <http://www.gilbertaz.gov/pkid>.

This notice will be the final mailing to the property owners of PKID 07-02 – Templeton Place for FY2019-2020. Any other notices of upcoming meetings will be communicated via e-mail. If you wish to be included in these e-mail updates, please send your name, PKID number, and e-mail address to joanne.mclaughlin@gilbertaz.gov.

Updates on your PKID are also available on Gilbert's website at <http://www.gilbertaz.gov/pkid>. Information included on the PKID website include: the approved landscape master plans, a history of expenditures/budgets, and minutes of prior years' meetings.

If you have any questions regarding the budget, or the historical costs of the district, contact Joanne McLaughlin at 480-503-6211. If you have questions regarding the landscaping or maintenance efforts, contact Rick Acuna at 480-503-6268.

Respectfully,

Joanne E. McLaughlin

Town of Gilbert-Parks and Recreation
PKID Management Analyst

PKID STAFF CONTACTS

PKID Maintenance - Rick Acuna, 480-503-6268, Rick.acuna@gilbertaz.gov
 PKID Administration - Rocky Brown, 480-503-6330, Rocky.brown@gilbertaz.gov
 PKID Administration - Joanne McLaughlin, 480-503-6211, Joanne.mclaughlin@gilbertaz.gov
 Website Information - www.gilbertaz.gov/pkid

Town of Gilbert-Parks & Recreation Dept., PKID Division, 90 E Civic Center Dr., Gilbert, AZ 85296

PKID BALLOT – 2019

PKID 07-02 - TEMPLETON PLACE

VOTING INSTRUCTIONS - Select YES or NO for EACH Item. ALL Votes are for FY2019-20.

POTENTIAL PROJECTS:

POTENTIAL Project 1 - Common Area Wall Repair and Painting:

- Yes, I approve** to complete Project 1 – Common Area Wall Repair & Painting as described in the above letter.

- No, I do not approve** to complete Project 1 – Common Area Wall Repair & Painting.

POTENTIAL Project 2 - Reduced Scope Lighting Project:

- Yes, I approve** to complete Project 2 – a reduced scope lighting project along the park perimeter, with different lighting pole options as described in above letter.

- No, I do not approve** to complete Project 2 – a reduced scope lighting project.

POTENTIAL Project 3 - 130th Street Streetscape Enhancements Project:

- Yes, I approve** to complete Project 3 – Enhancements to the streetscape along 130th Street as described in the above letter.

- No, I do not approve** to complete Project 3 – Enhancements to the streetscape along 130th Street.

NAME (please print): _____

ADDRESS: _____

EMAIL: _____

(Providing your contact information ensures you will receive all PKID communications throughout the year.)

SIGNATURE: _____

Ballots are due by January 23, 2019 by 5:00 pm. Ballots may be submitted in the following manner:

- Email: Joanne McLaughlin at joanne.mclaughlin@gilbertaz.gov
- Fax: 480-503-6204: Attention: Joanne McLaughlin
- Mail: Attention: Joanne McLaughlin, Town of Gilbert Parks & Recreation Department,
90 E Civic Center Dr., Gilbert, AZ 85296
- Drop off – Attention: Joanne McLaughlin, Town of Gilbert Parks & Recreation Department,
90 E Civic Center Dr., Gilbert, AZ 85296 – Mon.-Thurs.-7:00a – 6:00p
- At Annual Open House: Jan. 22, 2019, 5:30-7:00pm; 900 E Juniper Ave., Gilbert, AZ 85234