

**CITY OF SANIBEL
RESOLUTION 25-041**

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SANIBEL, FLORIDA, TO DETERMINE THE PROPRIETY AND ADVISABILITY OF ESTABLISHING AND IMPLEMENTING THE ONE-TIME WULFERT CHANNEL AREA DREDGING ASSESSMENT DISTRICT; DECLARING, LEVYING, AND IMPOSING SUCH ONE-TIME SPECIAL ASSESSMENTS PURSUANT TO CHAPTER 170, FLORIDA STATUTES, THE FLORIDA CONSTITUTION, GENERAL LAW, AND THE SANIBEL CHARTER; PROVIDING FOR A ONE-TIME SPECIAL ASSESSMENT; PROVIDING CERTAIN PROCEDURES WHICH MAY BE USED BY THE CITY COUNCIL WITH RESPECT TO ASSESSMENT ROLLS; APPROVING COLLECTION OF ASSESSMENTS THROUGH INVOICING VIA THE CITY OF SANIBEL; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City Council adopted Resolution 25-024 on June 12, 2025, expressing the City's intent to declare a special assessment to finance a public improvement as authorized by the Home Rule provision of the Florida Constitution, Chapter 170, Florida Statutes, and other provisions of General Law and the Sanibel Charter, for the purpose of implementing dredging within an area referred to as the "Wulfert Channel Dredging Assessment District"; providing an estimated cost for said public improvements; providing an estimated assessment for each parcel within the Wulfert Channel Dredging Assessment District; providing a method and basis for the estimated assessment; providing for the method for the assessment collection; and

WHEREAS, the City Council adopted Resolution 25-034 on July 15, 2025, which amended the estimated project cost and estimated assessment for each parcel within the retitled "Wulfert Channel Area Dredging Assessment District" (the "Assessment District"); and established a public hearing date as required by Sections 170.07 and 170.08, Florida Statutes, for 9:10 A.M. on Tuesday, August 19, 2025 in the City of Sanibel, at MacKenzie Hall, Sanibel City Hall, 800 Dunlop Road, Sanibel, Florida, providing a time and place for the owners of the property to be assessed or any other persons interested to appear before the City Council and be heard as to the propriety and advisability of implementing the Assessment District and all matters related to assessments thereunder; and

WHEREAS, as required by Section 170.07, Florida Statutes, notice of a public hearing scheduled for August 19, 2025, has been published and, additionally, mailed to each Owner of property within the Assessment District, notifying each Owner of their opportunity to be heard regarding the assessment and all matters related thereto, and regarding the invoice by the City of Sanibel method of collection and all matters related thereto; and

WHEREAS, the noticed public hearing was held on August 19, 2025, and comments and objections of all interested persons have been heard and considered as required.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF SANIBEL, FLORIDA;

SECTION 1. FINDINGS.

The Sanibel City Council hereby finds and determines as follows:

- (a) The above recitals are true and correct and are hereby incorporated as findings.

- (b) The City Council declared its intent to establish and impose a one-time assessment for the dredging of certain portions of Wulfert Channel and Dinkins Bayou ("Wulfert Channel Area Dredging") pursuant to Resolution 25-024 adopted by the City Council on June 12, 2025, and Resolution 25-034 adopted by the City Council on July 15, 2025, both in accordance with Chapter 170, Florida Statutes.
- (c) All necessary notices required by Florida Statutes have been provided and all affected property owners have been provided the opportunity to provide written comments and objections, appear and speak at a public hearing scheduled for August 19, 2025, 9:10 am, with regard to the establishment and advisability of such one-time special assessment and all matters related thereto, and the collection of the assessment by the City of Sanibel invoicing, and all matters related thereto.
- (d) The one-time, equal imposition of a special assessment on parcels within the Assessment District to fund the dredging of Wulfert Channel is an equitable and efficient method of allocating and apportioning the costs of the Wulfert Channel Area Dredging among the parcels within the Assessed District.
- (e) The Preliminary Assessment Roll was made available for inspection by the public as required by Florida Statute, and the Final Assessment Roll for the Assessment District is hereby approved and attached as Exhibit A hereto.
- (f) A Public Hearing was held on August 19, 2025, and comments and objections of all interested parties have been heard and considered as required by Section 170.08, Florida Statutes (relating to the assessments) and to the method of collection by City invoicing.
- (g) Adoption of this Final Assessment Resolution constitutes a legislative determination that all parcels assessed derive a special benefit from the one-time special assessment for the dredging of Wulfert Channel, and a legislative determination that such assessments are fairly and reasonably apportioned among the properties that receive the special benefit as set forth in City of Sanibel Resolution 25-024 and Resolution 25-034, and this Resolution.
- (h) The method used for computing the one-time special assessment described in City of Sanibel Resolution 25-024 and Resolution 25-034 is hereby approved.
- (i) The method of collection for the one-time assessment against parcels within the Assessment District shall be completed utilizing invoicing by the City of Sanibel in accordance with the payment options detailed by the City Council in Resolution 25-024 and attached as Exhibit B hereto.

- (j) City of Sanibel City of Sanibel Resolution 25-024 (Exhibit B) and Resolution 25-034, attached as Exhibit C hereto, are hereby confirmed and approved and is incorporated in this Resolution by reference.

SECTION 2. DEFINITIONS.

“Final Assessment Resolution” means this City of Sanibel Resolution 25-041 establishing a one-time special assessment for Wulfert Channel dredging.

“Wulfert Channel Area Dredging Assessment District” means the Assessment District approved by this City of Sanibel Resolution 25-041, with such land area depicted and described in Exhibit D, attached hereto and incorporated herein, and includes all parcel within the Assessment District; however, excluding any vacant parcels that do not have dock development rights.

“Wulfert Channel Area Dredging” means proposed dredging for Wulfert Channel within the jurisdictional boundary of the City of Sanibel and areas between Wulfert Channel and the Henderson Rd. boat ramp that require dredging to provide the contractor performing the dredging work with a safe and navigable channel for equipment and barge access, as generally depicted in Exhibit E.

SECTION 3. IMPOSITION OF A ONE-TIME SPECIAL ASSESSMENT COMMENCING THE 2024-2025 FISCAL YEAR.

The City Council of the City of Sanibel, having conducted its public hearing pursuant to Section 170.08, Florida Statutes, to determine the advisability and propriety of establishing the Assessment District for the one time Wulfert Channel dredging, and funding thereof by a one-time special assessment pursuant to Home Rule Power, the Sanibel Charter, and general law, including without limitation Chapters 166, 170, and 180, Florida Statutes; hereby determines that it is proper and advisable to establish the Assessment District and impose a one-time special assessment against all parcels located within the Assessment District located within the City of Sanibel, Florida, and does hereby levy special assessment for the Fiscal Year commencing October 1, 2024 and ending September 30, 2025. The description of the one-time special assessment, the area to be assessed, and the cost and method of assessment are contained in Resolution 25-024 and Resolution 25-034, a copy of which is on file with the City Clerk, and hereby incorporated as reference. The assessments for all Assessed Property (parcels) are more particularly described in the Final Assessment Roll filed as part of the August 19, 2025, Public Hearing and incorporated herein as reference, subject to adjustments, if any, determined appropriate by the Sanibel City Council sitting this date as the Sanibel Equalization Board and reflected in a separate Resolution 25-042 adopted for that purpose. Such assessments are hereby confirmed, approved and levied.

SECTION 4. FINAL IMPOSITION OF ASSESSMENT; LEVY AND EFFECT OF THIS FINAL ASSESSMENT RESOLUTION.

The one-time special assessment for the Fiscal Year commencing October 1, 2024, and ending September 30, 2025, is hereby established upon adoption of this Final Assessment Resolution 25-041. This Final Assessment Roll for the Assessment District for Fiscal Year commencing October 1, 2024, and ending September 30, 2025, incorporated herein by reference, is hereby approved, subject only to adjustments, if any, by the Sanibel City Council sitting as the Sanibel Equalization Board. The adoption of this Resolution 25-041 shall be the final adjudication of the issues presented (including but not limited to, the method of apportionment and assessment, the rate of assessment, the Preliminary and Final Assessment Roll, the levy and lien of the one-time special assessment and the collection thereof through invoicing by the City of Sanibel), unless proper steps are initiated in a court of competent jurisdiction to secure relief within 20 days from the date of City Council adoption of this Resolution 25-041. The one-time special assessment imposed pursuant to this Resolution shall constitute a lien upon the Assessed Property equal in rank and dignity with the liens of all state, county, district, and municipal taxes and other non-ad valorem assessments. Except as otherwise provided by law, such liens shall be superior in dignity to all other liens, titles and claims, until paid.

SECTION 5. ADOPTION OF ONE-TIME ASSESSMENT RESOLUTION.

- (a) This Resolution 25-041 and the Final Assessment Roll approved hereby, including any adjustments made by the Sanibel City Council sitting as the Sanibel Equalization Board pursuant to Resolution 25-042, shall constitute the authority for the assessments to be imposed and levied for the 2024-2025 Fiscal Year and the amounts set forth in such Final Assessment Roll are hereby imposed against all the Assessed Properties for this one-time special assessment.
- (b) As more particularly described in Resolution 25-024 and Resolution 25-034, incorporated herein by reference, each parcel within the Assessment District; excluding any vacant parcels that do not have dock development rights, shall be assessed based upon an assessable unit, which is defined as an existing dock or mooring space, berthing slip or the like, or the ability to legally place a dock or mooring slip on the parcel of property. Each parcel within the Assessment District has been deemed to have one assessable unit based upon the fact that such parcels either has, or is legally entitled to have, a minimum of one dock. This results in a total one-time assessment of \$2,544.57 for each parcel. It has been estimated that the one-time assessment of \$2,544.57 should be sufficient to fund the Wulfert Channel dredging project. The \$2,544.57 assessment per parcel may not be increased unless the City Council initiates the required notifications, publications and public hearings to advise the owners of parcels within the Assessment District that an increase in the assessment per parcel is being considered by the City Council. Such publications, mailed individual notices, and public hearing

requirements are set forth in Section 1, subsections (b) through (f), above, and all affected property owners shall have the opportunity to be heard at the appropriately noticed public hearings before any increase in the one-time assessment per parcel could occur.

- (c) As further described in Section 3 of Resolution 24-024, and Section 1 of Resolution 25-034, 66.67% of the total costs of the Wulfert Channel Dredging project shall be paid by assessments levied against each parcel located within the Assessment District and 33.33% of such total costs of the Wulfert Channel Dredging project shall be paid by the City of Sanibel. Per Section 5 (b) of this Resolution 25-041, the assessment of \$2,544.57 per parcel within the Assessment District have been estimated to generate sufficient funds to fund the 66.67% share of the project costs charged to the total number of parcels within the Assessment District.

The current estimate for total costs of the Wulfert Channel dredging project initiated in Fiscal Year 2025, as specified in Section 1 of Resolution 25-034 is \$748,065.

SECTION 6. APPROVAL AND DESIGNATION OF THE COLLECTION OF INVOICING BY CITY OF SANIBEL METHOD OF COLLECTION.

- (a) The Sanibel City Council determines that it is appropriate to collect and enforce such assessments through invoicing by the City of Sanibel.
- (b) As provided for in Section 3 (b) of Resolution 25-024, the Sanibel City Council. The assessment of \$2,544.57 per parcel within the Assessment District shall be paid in lump-sum in 2025, or in installments of 2,3,4, or 5 annual payments, plus interest of 4.5% compounded annually. The annual installment amounts are provided in Exhibit F attached hereto.
- (c) Upon approval of this Resolution 25-041, the City Manager shall by letter notify each parcel owner within the Assessment District of their option on elect to pay the assessment of \$2,544.57 in one lump-sum payment in 2025, or in installments of 2,3,4, or 5 annual payments, plus interest of 4.5% compounded annually. Said letter notification shall be sent to each parcel owner within the Assessment District to the names and addresses of such property owners as obtained from the public records of the Lee County Property Appraiser. Parcel owners shall be granted 30 days to respond to the City Manager's letter, in writing by email or letter, to the addresses provided within the City Manager's letter. In the event a parcel owner fails to respond in writing to the City Manager's letter within 30 days, the parcel owner shall be invoiced for payment of the \$2,544.57 assessment in one lump-sum payment in 2025.

SECTION 6. EFFECTIVE DATE. This Resolution shall take effect immediately upon adoption.

PASSED IN OPEN AND REGULAR SESSION OF THE CITY COUNCIL OF THE CITY OF SANIBEL, FLORIDA THIS 19TH DAY OF AUGUST 2025.

Attest:

Scotty Lynn Kelly, City Clerk

Michael Miller, Mayor

Approved as to form and legality:

John D. Agnew, City Attorney

Date filed with City Clerk: _____

Vote of Council Members:

Miller	_____
Smith	_____
DeBruce	_____
Henshaw	_____
Johnson	_____

EXHIBIT A**Final Assessment Roll
Wulfert Channel Area Dredging Assessment District**

	ADDRESS	CITY	ZIP	OWNER	OWNER	MAILING ADDRESS	MAILING CITY	STATE	ZIP	COUNTRY	STRAP
1	5802 SANIBEL CAPTIVA RD	SANIBEL	33957	OAK MICHAEL EDWARD &	RILEY JENNIFER LYNN	410 ROCK HALL FARM LN	BERRYVILLE	VA	22611		114621T300900011A
2	2678 COCONUT DR	SANIBEL	33957	GROSSNICKLE BRUCE & JEANNE		2678 COCONUT DR	SANIBEL	FL	33957		114621T1006000050
3	2688 COCONUT DR	SANIBEL	33957	THOMAS W SCHAEFER TRUST +	MELINDA G SCHAEFER TRUST	5668 S CASTLEBAY DR	SPRINGFIELD	MO	65809		114621T1006000040
4	6170 DINKINS LAKE RD	SANIBEL	33957	MCGRATH THERESE M TR	FOR THERESE M MCGRATH TRUST	6170 DINKINS LAKE RD	SANIBEL	FL	33957		114621T20040B0290
5	2624 COCONUT DR	SANIBEL	33957	ANGEL IP II LLC		2622 COCONUT DR	SANIBEL	FL	33957		114621T100004019A
6	5770 PINE TREE DR	SANIBEL	33957	LILJEQUIST JON L & BONNIE B TR	FOR JON LEON LILJEQUIST TRUST	338 CHAPMAN RD	MAYFIELD	KY	42066		124621T4000100430
7	5673 PINE TREE DR	SANIBEL	33957	FORTUNE RICHARD T		5673 PINE TREE DR	SANIBEL	FL	33957		124621T4000100420
8	5748 PINE TREE DR	SANIBEL	33957	HOLZMAN SUSAN M TR	FOR MEDINETS HOLZMAN 2013 TRUST	35 MAYHEW DR	SOUTH ORANGE	NJ	07079		124621T4000100400
9	5742 PINE TREE DR	SANIBEL	33957	HERZBERG BARRY		5742 PINE TREE DR	SANIBEL	FL	33957		124621T400010039C
10	5746 PINE TREE DR	SANIBEL	33957	DICKSON JUDGE A		5746 PINE TREE DR	SANIBEL	FL	33957		124621T400010039B
11	5744 PINE TREE DR	SANIBEL	33957	PADEWER HARVEY J & NANCY J		5744 PINE TREE DR	SANIBEL	FL	33957		124621T400010039A
12	5690 PINE TREE DR	SANIBEL	33957	HARVEY JEFFREY D & TRACEY C		4595 CLUB DR NE	ATLANTA	GA	30319		124621T4000100390
13	5663 PINE TREE DR	SANIBEL	33957	BALDWIN RIGNAL W IV &	BALDWIN MARY C + HARE JOSEPH H & ELIZABETH C	1100 WEST LAKE AVE	BALTIMORE	MD	21210		124621T4000100380
14	5735 PINE TREE DR	SANIBEL	33957	SHANLEY WILLIAM F JR &	SHANLEY ANN K	5735 PINE TREE DR	SANIBEL	FL	33957		124621T4000100370
15	5750 PINE TREE DR	SANIBEL	33957	ALVAREZ YIGANY T +	PRATTS ROSEMARIE	1515 PIZARRO ST	CORAL GABLES	FL	33134		124621T4000100360
16	5683 PINE TREE DR	SANIBEL	33957	PRIMM WILLIAM F & MURIEL E TR	FOR WILLIAM F PRIMM AND MURIEL E PRIMM TRUST	5683 PINE TREE DR	SANIBEL	FL	33957		124621T4000100350
17	5800 PINE TREE DR	SANIBEL	33957	SCHOPP LAWRENCE M TR	FOR LAWRENCE M SCHOPP TRUST	5800 PINE TREE DR	SANIBEL	FL	33957		124621T4000100340
18	5739 PINE TREE DR	SANIBEL	33957	KOENIGSREUTHER KLAUS		TALSTRASSE 246	EGLOFFSTEIN		91349	GERMANY	124621T4000100310
19	5743 PINE TREE DR	SANIBEL	33957	SZYNAL STEPHEN		5743 PINE TREE DR	SANIBEL	FL	33957		124621T400010030A
20	5741 PINE TREE DR	SANIBEL	33957	VENTURA MARCEL P &	VENTURA ELIZABETH F	5741 PINE TREE DR	SANIBEL	FL	33957		124621T4000100300
21	5757 PINE TREE DR	SANIBEL	33957	LOUIS KAHN TRUST +	MARY M KAHN TRUST	PO BOX 1625	MEREDITH	NH	03253		124621T4000100280
22	5690 SANIBEL CAPTIVA RD	SANIBEL	33957	CAVANAGH JEFFERSON G &	CAVANAGH LORI A	5690 SANIBEL CAPTIVA RD	SANIBEL	FL	33957		124621T4000100260
23	5753 PINE TREE DR	SANIBEL	33957	DRAGON GREG TR	FOR GREG R DRAGON TRUST	18180 WILDBLUE BLVD	FORT MYERS	FL	33913		124621T4000100250
24	5749 PINE TREE DR	SANIBEL	33957	PRESTIGIACOMO CHRISTOPHER P &	PRESTIGIACOMO MARGARET ANNE	933 WINDING WAY	MIDDLETON	WI	53562		124621T4000100230
25	5650 SANIBEL CAPTIVA RD	SANIBEL	33957	SALEEBY ELI R TR	FOR CHERRY PIE INVESTMENTS TRUST	1223 HILLSBORO MILE #6	HILLSBORO BEACH	FL	33062		124621T4000100210
26	5672 SANIBEL CAPTIVA RD	SANIBEL	33957	NOBLOCH KIRK		11160 BLUFF RD	TRAVERSE CITY	MI	49686		124621T4000100190
27	5745 PINE TREE DR	SANIBEL	33957	SELOQUIS LLC		5745 PINE TREE DR	SANIBEL	FL	33957		124621T4000100160
28	5747 PINE TREE DR	SANIBEL	33957	SCHULTE THOMAS &	ALAMEDA DEBORAH	8805 TAMIAMI TRL N	NAPLES	FL	34108		124621T4000100150
29	5740 SANIBEL CAPTIVA RD	SANIBEL	33957	THOMPSON DANIEL MOORE		5740 SANIBEL CAPTIVA RD	SANIBEL	FL	33957		124621T400010010A
30	5786 SANIBEL CAPTIVA RD	SANIBEL	33957	GARTHWAITE KEITH & HELEN		1249 GREEN LN	MALVERN	PA	19355		124621T400010008A
31	5776 SANIBEL CAPTIVA RD	SANIBEL	33957	MCSORLEY JENNIFER L TR	FOR JENNIFER L MCSORELY TRUST	5776 SANIBEL CAPTIVA RD	SANIBEL	FL	33957		124621T4000100080
32	5750 SANIBEL CAPTIVA RD	SANIBEL	33957	JP BROTHERS HOLDING LLC		3450 SW 130TH AVE	MIRAMAR	FL	33027		124621T4000100070

	ADDRESS	CITY	ZIP	OWNER	OWNER	MAILING ADDRESS	MAILING CITY	STATE	ZIP	MAILING	STRAP
33	5706 SANIBEL CAPTIVA RD	SANIBEL	33957	Resident							124621T4000100000
34	5805 PINE TREE DR	SANIBEL	33957	GOBEILLE KERRIGAN & ANDREW		14014 S 31ST ST	PHOENIX	AZ	85048		114621T3009000010B
35	5821 PINE TREE DR	SANIBEL	33957	FOWLER JAMES A III &	FOWLER DEBORAH N	24 LEONARD RD	WEST BARNSTABLE	MA	02668		114621T3009000008B
36	5830 SANIBEL CAPTIVA RD	SANIBEL	33957	LEITE RUI & NEVES LAUDINEIA		9800 MERLE DR	NORTH FORT MYERS	FL	33917		114621T3009000008A
37	5827 PINE TREE DR	SANIBEL	33957	HARVEY TIMOTHY E & POLLY A		1605 RUTH PL	SPRINGFIELD	IL	62704		114621T3009000007B
38	5835 PINE TREE DR	SANIBEL	33957	LEHMAN PETER J & MELISSA A		5835 PINE TREE DR	SANIBEL	FL	33957		114621T3009000006B
39	5850 SANIBEL CAPTIVA RD	SANIBEL	33957	ALAM JOHN & CYNTHIA RICE		2433 WOOD STREAM CT	ELLCOTT CITY	MD	21042		114621T3009000006A
40	5841 PINE TREE DR	SANIBEL	33957	GERRARD AMY L		2051 TARPON RD	NAPLES	FL	34102		114621T3009000005B
41	5847 PINE TREE DR	SANIBEL	33957	COHEN WILLIAM J & ARIELLE K		5847 PINE TREE DR	SANIBEL	FL	33957		114621T3009000004B
42	5880 SANIBEL CAPTIVA RD	SANIBEL	33957	HARVEY JEFFREY D & TRACEY C		4595 CLUB DR NE	ATLANTA	GA	30319		114621T3009000004A
43	5853 PINE TREE DR	SANIBEL	33957	FORTUNE RICHARD T		5673 PINE TREE DR	SANIBEL	FL	33957		114621T3009000003B
44	5884 SANIBEL CAPTIVA RD	SANIBEL	33957	LEHR MICHAEL J TR	FOR MICHAEL & NANNETTE LEHR TRUST	5884 SANIBEL-CAPTIVA RD	SANIBEL	FL	33957		114621T3009000003A
45	5859 PINE TREE DR	SANIBEL	33957	TURNER PATRICK B &	TURNER STEPHANIE A	5859 PINE TREE DR	SANIBEL	FL	33957		114621T3009000002B
46	5892 SANIBEL CAPTIVA RD	SANIBEL	33957	STRANGE WILLIAM M		PO BOX 188	SANIBEL	FL	33957		114621T3009000002A
47	5869 PINE TREE DR	SANIBEL	33957	WOOD MICHAEL B & MARY E		2380 TROON CT	SANIBEL	FL	33957		114621T3009000001B
48	5885 PINE TREE DR	SANIBEL	33957	FERREIRO MIGUEL A JR +	CRISTANCHO MONICA A	5885 PINE TREE DR	SANIBEL	FL	33957		114621T3009000001A
49	6000 WHITE HERON LN	SANIBEL	33957	ALLEN ANDREW M &	ALLEN GERALDINE ANNE	1408 STONE LAKES DR	SOUTHLAKE	TX	76092		114621T30050A00110
50	6002 WHITE HERON LN	SANIBEL	33957	WHITE HERON LANE LLC		105 BEACON ST	MARBLEHEAD	MA	01945		114621T30050A00100
51	6004 WHITE HERON LN	SANIBEL	33957	WHITE HERON LANE LLC		6004 WHITE HERON LN	SANIBEL	FL	33957		114621T30050A00090
52	6006 WHITE HERON LN	SANIBEL	33957	SANIBEL NATURE PRESERVE LLC		105 BEACON ST	MARBLEHEAD	MA	01945		114621T30050A00080
53	6008 WHITE HERON LN	SANIBEL	33957	KARDON RICHARD E +	SOKOLOSKI MARY C	19872 BEECHCREST PL	ESTERO	FL	33928		114621T30050A00070
54	6010 WHITE HERON LN	SANIBEL	33957	PASCOTTO ROBERT D & LAURA E		5661 CYPRESS HOLLOW WAY	NAPLES	FL	34109		114621T30050A00060
55	6012 WHITE HERON LN	SANIBEL	33957	KELLY CHRISTINE M TR	FOR CHRISTINE M KELLY TRUST	6012 WHITE HERON LN	SANIBEL	FL	33957		114621T30050A00050
56	6014 WHITE HERON LN	SANIBEL	33957	MORRISON BRUCE & JOHANNA		1499 WILSON ST	GLENSHAW	PA	15116		114621T30050A00040
57	6016 WHITE HERON LN	SANIBEL	33957	CRAIG KATHRYN T TR	FOR KATHRYN T CRAIG TRUST	6016 WHITE HERON LN	SANIBEL	FL	33957		114621T30050A00030
58	6018 WHITE HERON LN	SANIBEL	33957	KAMBIN HELEN P TR	FOR HELEN P KAMBIN TRUST	PO BOX 265	DEVON	PA	19333		114621T30050A00020
59	6020 WHITE HERON LN	SANIBEL	33957	6020 WHITE HERON LANE LLC		267 MINORCA AVE #200	CORAL GABLES	FL	33134		114621T30050A00010
60	5810 PINE TREE DR	SANIBEL	33957	ORKIN ERIC B &	SPRAGUE BETTY TR FOR ERIC B ORKIN + BETTY A SPRAGUE TRUST	5810 PINE TREE DR	SANIBEL	FL	33957		114621T3000120340
61	5820 PINE TREE DR	SANIBEL	33957	ISCHE TERRANCE L &	KNOBLAUCH KATHRYN J TR FOR TERRANCE L ISCHE AND KATHRYN J KNOBLAUCH TRUST	13500 JUDICIAL RD	BURNSVILLE	MN	55337		114621T3000120330
62	5830 PINE TREE DR	SANIBEL	33957	ROTH JEROLD +	MARLOWE CAROLE DASHER	5830 PINE TREE DR	SANIBEL	FL	33957		114621T3000120310
63	5834 PINE TREE DR	SANIBEL	33957	STERN RICHARD E TR	FOR STERN REALTY TRUST	10 REDWOOD CIR	BOXFORD	MA	01921		114621T3000120300
64	5860 PINE TREE DR	SANIBEL	33957	GREGG JAMES H +	HIGGINBOTHAM JANIS CAIN	5860 PINE TREE DR	SANIBEL	FL	33957		114621T3000120240
65	5838 PINE TREE DR	SANIBEL	33957	HUGHES THOMAS W TR	FOR THOMAS W HUGHES + PAULINE J HUGHES TRUST	5271 S US HWY 45	OSHKOSH	WI	54902		114621T300012015A
66	5842 PINE TREE DR	SANIBEL	33957	ANTLEY ALLAN E		5842 PINE TREE DR	SANIBEL	FL	33957		114621T3000120150
67	5864 PINE TREE DR	SANIBEL	33957	TRIANAFYLLOU STEVEN		1706 COUNTRY MANOR DR	YORK	PA	17408		114621T3000120140
68	5868 PINE TREE DR	SANIBEL	33957	GROSS DAVID R +	WEGRYN HEIDI	5868 PINE TREE DR	SANIBEL	FL	33957		114621T3000120080

	ADDRESS	CITY	ZIP	OWNER	OWNER	MAILING ADDRESS	MAILING CITY	STATE	ZIP	MAILING	STRAP
69	2477 BLUE CRAB CT	SANIBEL	33957	PETRIKAS LEA RAE TR	FOR JOHN PETRIKAS SR TRUST	2477 BLUE CRAB CT	SANIBEL	FL	33957		114621T20040B0250
70	2443 BLUE CRAB CT	SANIBEL	33957	BISHOP DONALD & DONNA B		2443 BLUE CRAB CT	SANIBEL	FL	33957		114621T20040B0230
71	2423 BLUE CRAB CT	SANIBEL	33957	STAFFORD ARTHUR C TR	FOR ARTHUR C STAFFORD TRUST	2423 BLUE CRAB CT	SANIBEL	FL	33957		114621T20040B0220
72	2411 BLUE CRAB CT	SANIBEL	33957	PADDOR ROBERT E TR	FOR ROBERT E PADDOR TRUST	2411 BLUE CRAB CT	SANIBEL	FL	33957		114621T20040B0210
73	2405 BLUE CRAB CT	SANIBEL	33957	WILSON LON P & CARRIE A		4791 RUE HELENE	SANIBEL	FL	33957		114621T20040B0200
74	2403 BLUE CRAB CT	SANIBEL	33957	SICILIANO EDWARD J & KARIN		2403 BLUE CRAB CT	SANIBEL	FL	33957		114621T20040B0190
75	DINKINS BAYOU C/E	SANIBEL	33957	DINKINS BAYOU HOMEOWNERS		2443 BLUE CRAB CT	SANIBEL	FL	33957		114621T20040B00CE
76	6141 STARLING WAY	SANIBEL	33957	ROMANO DAVID & LAUREEN		6141 STARLING WAY	SANIBEL	FL	33957		114621T2000160210
77	6147 STARLING WAY	SANIBEL	33957	STOKES LAMAR S JR & JOAN B		PO BOX 305	SANIBEL	FL	33957		114621T2000160200
78	6217 STARLING WAY	SANIBEL	33957	OLD CAPTIVA LLE		PO BOX 69	CAPTIVA	FL	33924		114621T2000160190
79	6192 HENDERSON RD	SANIBEL	33957	FRITZE STEVEN L & SUSAN G		645 HIDDEN CREEK TRAIL	MENDOTA HEIGHTS	MN	55118		114621T2000160180
80	6123 STARLING WAY	SANIBEL	33957	DONOHUE CHRISTINA S		585 BANK LN #3000	LAKE FOREST	IL	60045		114621T2000160170
81	6129 STARLING WAY	SANIBEL	33957	SARGENT CHRISTINA M TR	FOR CHRISTINA M SARGENT TRUST	6123 STARLING WAY	SANIBEL	FL	33957		114621T2000160160
82	6103 STARLING WAY	SANIBEL	33957	SARGENT CHRISTINA M TR	FOR CHRISTINA M SARGENT TRUST	6123 STARLING WAY	SANIBEL	FL	33957		114621T2000160150
83	6176 HENDERSON RD	SANIBEL	33957	BURNHAM RICHARD M TR	FOR RICHARD AND SUDIE BURNHAM TRUST	806 BUTTERNUT RD	MADISON	WI	53704		114621T2000160140
84	6159 STARLING WAY	SANIBEL	33957	SCHMUKLER LAURENCE ALLEN &	PARDO MARIANITA ALDA	6159 STARLING WAY	SANIBEL	FL	33957		114621T2000160130
85	6136 HENDERSON RD	SANIBEL	33957	WALSH CHRISTOPHER T &	WALSH COLLEEN H	9 LONGWOOD DR	SARATOGA SPRINGS	NY	12866		114621T2000160120
86	6152 HENDERSON RD	SANIBEL	33957	SCHNEIDER RICHARD & JOYANNE		6152 HENDERSON RD	SANIBEL	FL	33957		114621T2000160110
87	6153 STARLING WAY	SANIBEL	33957	RAUB SCOT +	MITCHELL CARRIE M	8065 HANLEY LN	ZIONSVILLE	IN	46077		114621T2000160100
88	6188 HENDERSON RD	SANIBEL	33957	LEIGH CHRISTOPHER P &	LEIGH ALLYSON A	9701 SHADY ACRES LN	LOUISVILLE	KY	40299		114621T2000160090
89	6184 HENDERSON RD	SANIBEL	33957	HUGHES WANDA D		119 S PLEASANT ST	ROYAL OAK	MI	48067		114621T200016008A
90	6180 HENDERSON RD	SANIBEL	33957	PROPERTY OWNER		6180 HENDERSON RD	SANIBEL	FL	33957		114621T2000160080
91	6211 STARLING WAY	SANIBEL	33957	WULFF JOHN KENNETH &	WULFF LINDA CAROL	6211 STARLING WAY	SANIBEL	FL	33957		114621T2000160070
92	6101 STARLING WAY	SANIBEL	33957	BILLINGS DOUGLAS S &	BILLINGS JENNIFER E	6101 STARLING WAY	SANIBEL	FL	33957		114621T2000160060
93	6190 HENDERSON RD	SANIBEL	33957	SNELL FAMILY LTD PARTNERSHIP +	SNELL FAMILY 2009 QPRT	6190 HENDERSON RD	SANIBEL	FL	33957		114621T2000160050
94	6120 HENDERSON RD	SANIBEL	33957	LASKY BARBARA R TR	FOR LEIRERAK TRUST	6120 HENDERSON RD	SANIBEL	FL	33957		114621T2000160040
95	6195 HENDERSON RD	SANIBEL	33957	LOISELLE VANCE & CAROLYN		6195 HENDERSON RD	SANIBEL	FL	33957		114621T2000090270
96	2500 KEY LIME PL	SANIBEL	33957	HARRIS STEVEN C & SHIRLEY D		2500 KEY LIME PL	SANIBEL	FL	33957		114621T2000090180
97	2515 LANDS END PL	SANIBEL	33957	VERENA K SCHEU TRUST +	GREGOR F SCHEU TRUST	2515 LANDS END PL	SANIBEL	FL	33957		114621T200009009A
98	2401 BLUE CRAB CT	SANIBEL	33957	STERN ROBERT A TR	FOR STERN TRUST	2401 BLUE CRAB CT	SANIBEL	FL	33957		114621T2000090080
99	2505 LANDS END PL	SANIBEL	33957	DUNDEE LLC		2402 PALM RIDGE RD	SANIBEL	FL	33957		114621T2000090070
100	2391 SHOP RD	SANIBEL	33957	BELL DANIEL P & MARY F		5063 JOEWOOD DR	SANIBEL	FL	33957		114621T2000090060
101	2525 LANDS END PL	SANIBEL	33957	BUFFAM BEATRICE M TR	FOR BUFFAM TRUST	2525 LANDS END PL	SANIBEL	FL	33957		114621T2000090020
102	2400 LOS COLONY RD	SANIBEL	33957	TILTON SARA BEARD &	TILTON THOMAS LLOYD	2400 LOS COLONY RD	SANIBEL	FL	33957		114621T2000090010
103	6101 CASTAWAYS LN	SANIBEL	33957	PEIRCE CAROLINE		6101 CASTAWAYS LN	SANIBEL	FL	33957		114621T1008000230
104	2549 HARBOUR LN	SANIBEL	33957	SCHMITZ DAVID J +	SCHMITZ JEANETTE E ET AL	522 HATHAWAY RD	DAYTON	OH	45419		114621T1008000220
105	2539 HARBOUR LN	SANIBEL	33957	SULLEN STARK		2539 HARBOUR LN	SANIBEL	FL	33957		114621T1008000210
106	2529 HARBOUR LN	SANIBEL	33957	WEST WINIFRED D TR	FOR WINIFRED D WEST TRUST	2529 HARBOUR LN	SANIBEL	FL	33957		114621T1008000190
107	2499 HARBOUR LN	SANIBEL	33957	GRONLAND SOUTH LLC		140 HILLTOP LN	GREENCASTLE	IN	46135		114621T1008000180
108	2489 HARBOUR LN	SANIBEL	33957	SMITH JAMES JACKSON TR	FOR THE SANIBEL RESIDENCE	2489 HARBOUR LN	SANIBEL	FL	33957		114621T1008000170
109	2479 HARBOUR LN	SANIBEL	33957	SAMOILENKO NATALIA		2479 HARBOUR LN	SANIBEL	FL	33957		114621T1008000160

	ADDRESS	CITY	ZIP	OWNER	OWNER	MAILING ADDRESS	MAILING CITY	STATE	ZIP	MAILING	STRAP
110	2469 HARBOUR LN	SANIBEL	33957	IRWIN JOHN PATRICK TR	FOR JOHN PATRICK IRWIN GST EXEMPT TRUST	103 PENISULA DR	LELAND	MS	38756		114621T1008000150
111	2459 HARBOUR LN	SANIBEL	33957	MAAZEN PAUL VANDER &	MAAZEN DOROTHY E VANDER	PO BOX 405	SANIBEL	FL	33957		114621T100800014A
112	2449 HARBOUR LN	SANIBEL	33957	CALKIN MARK T & MELISSA M		12909 HORIZON TRAIL	CASTLE PINES	CO	80108		114621T1008000140
113	2439 HARBOUR LN	SANIBEL	33957	WEBB GARTH H & WINE NANCY E		2360 VALLETTA LN	LOUISVILLE	KY	40205		114621T1008000120
114	2444 HARBOUR LN	SANIBEL	33957	KRAHMER CHARLES H & NANCY H		2444 HARBOUR LN	SANIBEL	FL	33957		114621T1008000110
115	2454 HARBOUR LN	SANIBEL	33957	KLUTCH JOAN		2454 HARBOUR LN	SANIBEL	FL	33957		114621T1008000100
116	2460 HARBOUR LN	SANIBEL	33957	SIKON TIMOTHY J & LESLIE L		2460 HARBOUR LN	SANIBEL	FL	33957		114621T1008000090
117	2470 HARBOUR LN	SANIBEL	33957	BERGER OCEAN CITY MARYLAND LLC		123 WALLACE MANOR DR	EDGEWATER	MD	21037		114621T1008000080
118	2480 HARBOUR LN	SANIBEL	33957	VON BIRKENSEE NIKOLAI F T		SUELLDORFER MUEHLENWEG 90	HAMBURG		22587	GERMANY	114621T1008000070
119	2498 HARBOUR LN	SANIBEL	33957	HINCKLEY KATHERINE M TR	FOR KATHERINE M HINCKLEY TRUST	2498 HARBOUR LN	SANIBEL	FL	33957		114621T1008000060
120	2510 HARBOUR LN	SANIBEL	33957	MURPHY BRIAN P & ALISON R		15 MIAMI PKWY	FORT THOMAS	KY	41075		114621T1008000050
121	2520 HARBOUR LN	SANIBEL	33957	LORD HERBERT S & RHONDA L		PO BOX 432	WHITE HOUSE	TN	37188		114621T1008000040
122	2544 HARBOUR LN	SANIBEL	33957	LORD HERBERT S & RHONDA L		PO BOX 432	WHITE HOUSE	TN	37188		114621T1008000020
123	2552 HARBOUR LN	SANIBEL	33957	HEADLEY MARKLAND R &	HEADLEY TAMMY E TR FOR MARKLAND R HEADLEY AND TAMMY R HEADLEY TRUST	2552 HARBOUR LN	SANIBEL	FL	33957		114621T1008000010
124	2667 COCONUT DR	SANIBEL	33957	TIFFANY PAUL A & JANET P TR	FOR PAUL A + JANET P TIFFANY TRUST	PO BOX 827	SANIBEL	FL	33957		114621T1007000210
125	2663 COCONUT DR	SANIBEL	33957	MERRILL BRUCE P		2663 COCONUT DR	SANIBEL	FL	33957		114621T1007000190
126	2651 COCONUT DR	SANIBEL	33957	ROOFTOPVIEWS LLC		13180 N CLEVELAND AVE #216	N FORT MYERS	FL	33903		114621T1007000170
127	2643 COCONUT DR	SANIBEL	33957	FELKER DAVID M & NANCY M		3822 W GULF DR	SANIBEL	FL	33957		114621T1007000150
128	2629 COCONUT DR	SANIBEL	33957	BREJCHA DOUGLAS S TR	FOR BREJCHA & ANTON TRUST	913 WOODWARD DR	MADISON	WI	53704		114621T1007000130
129	2623 COCONUT DR	SANIBEL	33957	BECK MICHAEL ALAN TR	FOR MICHAEL A BECK TRUST	16 MITCHELL RD	PORT WASHINGTON	NY	11050		114621T1007000110
130	2617 COCONUT DR	SANIBEL	33957	NETTE TREVOR A &	CASPERSON KAY	PO BOX 572	SANIBEL	FL	33957		114621T1007000090
131	2609 COCONUT DR	SANIBEL	33957	ODANIEL D PATRICK TR	FOR D PATRICK ODANIEL TRUST	2609 COCONUT DR	SANIBEL	FL	33957		114621T1007000070
132	2569 COCONUT DR	SANIBEL	33957	MAJESKI JANE S		2569 COCONUT DR	SANIBEL	FL	33957		114621T1007000050
133	2567 COCONUT DR	SANIBEL	33957	STAFFORD DAVID J & LINDA G		502 W CROOKED LAKE DR	KALAMAZOO	MI	49009		114621T1007000040
134	2563 COCONUT DR	SANIBEL	33957	PASCOTTO ROBERT D & LAURA E		5661 CYPRESS HOLLOW WAY	NAPLES	FL	34109		114621T1007000020
135	2555 COCONUT DR	SANIBEL	33957	NOEL JAMES J +	NOEL JAMES P	2555 COCONUT DR	SANIBEL	FL	33957		114621T1007000010
136	2681 COCONUT DR	SANIBEL	33957	STRINGER EDWARD C &	STRINGER VIRGINIA	2681 COCONUT DR	SANIBEL	FL	33957		114621T1006000020
137	2675 COCONUT DR	SANIBEL	33957	MAUGHAN KEVIN J &	MAUGHAN JENNIFER K	2675 COCONUT DR	SANIBEL	FL	33957		114621T1006000010
138	6407 PINE AVE	SANIBEL	33957	KLUTH MICHAEL & JONI		23 FOREST BAY LN	CICERO	IN	46034		114621T10030B0330
139	6401 PINE AVE	SANIBEL	33957	COGHLAN SAMANTHA TR	FOR COGHLAN FAMILY TRUST	7 SEVEN SISTERS LN	HAILEY	ID	83333		114621T10030B0320
140	6408 PINE AVE	SANIBEL	33957	6408 PINE AVENUE LLC		267 MINORCA AVE #200	CORAL GABLES	FL	33134		114621T10030B0300
141	6412 PINE AVE	SANIBEL	33957	CHARLES F HARRIS JR TRUST +	WANDA E HARRIS TRUST	PO BOX 308	CENTER HARBOR	NH	03226		114621T10030B0290
142	6418 PINE AVE	SANIBEL	33957	VILARO GEORGE		565 GROVE STREET A12	CLIFTON	NJ	07013		114621T10030B0270

	ADDRESS	CITY	ZIP	OWNER	OWNER	MAILING ADDRESS	MAILING CITY	STATE	ZIP	MAILING	STRAP
143	6424 PINE AVE	SANIBEL	33957	KLEIN BRANDON TR	FOR GOOD LUCK AMALGAMATED TRUST	1920ADELICIA ST	NASHVILLE	TN	37212		114621T10030B0250
144	6428 PINE AVE	SANIBEL	33957	DBPG LLC		648 LAKE MUREX CIR	SANIBEL	FL	33957		114621T10030B024A
145	6430 PINE AVE	SANIBEL	33957	FRIDLINGTON JOHN W TR	FOR JOHN W FRIDLINGTON TRUST	6430 PINE AVE	SANIBEL	FL	33957		114621T10030B0220
146	6440 PINE AVE	SANIBEL	33957	FANNING KENNETH R & LORI A TR	FOR FANNING FAMILY TRUST	6440 PINE AVE	SANIBEL	FL	33957		114621T10030B0200
147	6450 PINE AVE	SANIBEL	33957	SAWYER WILLIAM R & CAROL L		6450 PINE AVE	SANIBEL	FL	33957		114621T10030B0170
148	6460 PINE AVE	SANIBEL	33957	BOMAR JOHN D & STACY		6460 PINE AVE	SANIBEL	FL	33957		114621T10030B0160
149	6464 PINE AVE	SANIBEL	33957	CARRIGAN JOHN M & REBECCA G		6464 PINE AVE	SANIBEL	FL	33957		114621T10030B0130
150	6476 PINE AVE	SANIBEL	33957	GRABOWSKI JOSEPH & SHARON D		2431 NASSAU LN	FORT LAUDERDALE	FL	33312		114621T10030B0120
151	6486 PINE AVE	SANIBEL	33957	WOLFE STEPHEN C		5912 S ATLANTA PLACE	TULSA	OK	74105		114621T10030B0110
152	2470 COCONUT DR	SANIBEL	33957	WOLFE STEPHEN C		5912 S ATLANTA PL	TULSA	OK	74105		114621T10030B0100
153	2490 COCONUT DR	SANIBEL	33957	WEYERS NICHOLAS J		1241 NEAPOLITAN RD	PUNTA GORDA	FL	33983		114621T10030B0060
154	2510 COCONUT DR	SANIBEL	33957	SHAVER SHAWN R & JENNIFER L		7447 OLENTANGY RIVER RD	COLUMBUS	OH	43235		114621T10030B0040
155	2540 COCONUT DR	SANIBEL	33957	WEYERS NICHOLAS J & ERIKA A		2540 COCONUT DR	SANIBEL	FL	33957		114621T10030B0020
156	6143 CASTAWAYS LN	SANIBEL	33957	GERHARDT WILLIAM E &	GERHARDT HEIDI H	6143 CASTAWAYS LN	SANIBEL	FL	33957		114621T10030B0010
157	2543 TROPICAL WAY CT	SANIBEL	33957	KLAYMEIER DOUGLAS EDWARD TR	FOR DOUGLAS KAYMEIER TRUST	1218 DELMONT CT	SAN ANTONIO	TX	78258		114621T10030A0320
158	2521 TROPICAL WAY CT	SANIBEL	33957	VOGLER MARIA E S		2521 TROPICAL WAY CT	SANIBEL	FL	33957		114621T10030A0300
159	2501 TROPICAL WAY CT	SANIBEL	33957	OLSON PETER J &	MCDERMOTT ANN M	W2324 OAKWOOD AVE	MARKESAN	WI	53946		114621T10030A0270
160	2475 TROPICAL WAY CT	SANIBEL	33957	MICHAEL W COX TRUST +	KAREN K COX TRUST	502 JONADAB RD	YORKTOWN	VA	23692		114621T10030A0260
161	2460 TROPICAL WAY CT	SANIBEL	33957	BEHRENS CARL R & PAMELA M		2460 TROPICAL WAY CT	SANIBEL	FL	33957		114621T10030A0240
162	2484 TROPICAL WAY CT	SANIBEL	33957	SEBREE KENNETH A & NANCY V		5175 BALTUSTROL DR	AVON	IN	46123		114621T10030A0220
163	2498 TROPICAL WAY CT	SANIBEL	33957	AVANT REIK JACQUELINE KAY &	REIK KARL M JR	PO BOX 121357	MELBOURNE	FL	32912		114621T10030A0200
164	2518 TROPICAL WAY CT	SANIBEL	33957	HUYCK TIMOTHY R + LOUISE G		2518 TROPICAL WAY CT	SANIBEL	FL	33957		114621T10030A0190
165	2507 BLIND PASS CT	SANIBEL	33957	MCNEIL JAMES H JR TR	FOR JAMES H MCNEIL JR TRUST	9642 CASTLE WAY DR	WINDERMERE	FL	34786		114621T10030A0160
166	2479 BLIND PASS CT	SANIBEL	33957	TAYLOR RYAN & LEE CASSIA		2479 BLIND PASS CT	SANIBEL	FL	33957		114621T10030A0150
167	2469 BLIND PASS CT	SANIBEL	33957	BAUMGARTNER WILLIAM A &	BAUMGARTNER MARY E	2469 BLIND PASS CT	SANIBEL	FL	33957		114621T10030A0140
168	2451 BLIND PASS CT	SANIBEL	33957	LOISELLE VANCE & CAROLYN		2451 BLIND PASS CT	SANIBEL	FL	33957		114621T10030A0120
169	2448 BLIND PASS CT	SANIBEL	33957	BLIND PASS OHIO LLC		160 DUN RD	CHILLICOTHE	OH	45601		114621T10030A0100
170	2458 BLIND PASS CT	SANIBEL	33957	MAUGHAN JASON & BARBARA		2458 BLIND PASS CT	SANIBEL	FL	33957		114621T10030A0090
171	2464 BLIND PASS CT	SANIBEL	33957	HARRIS MERTHYN R & JOANNE E		2464 BLIND PASS CT	SANIBEL	FL	33957		114621T10030A0070
172	2494 BLIND PASS CT	SANIBEL	33957	FUNCHION MATTHEW J & DIANA		288 STONEGATE DR	DEVON	PA	19333		114621T10030A0050
173	2514 BLIND PASS CT	SANIBEL	33957	VOLLMER ANDREW R & KAREN L		2514 BLIND PASS CT	SANIBEL	FL	33957		114621T10030A0030
174	2538 BLIND PASS CT	SANIBEL	33957	ENTWISTLE ANNE DE SCHWEINITZ	ENTWISTLE ERIK ANTHONY	2538 BLIND PASS CT	SANIBEL	FL	33957		114621T10030A0010
175	2551 COCONUT DR	SANIBEL	33957	JACQUELINE P ONEIL TRUST		2814 34TH ST NW	WASHINGTON	DC	20008		114621T10010B0280
176	2545 COCONUT DR	SANIBEL	33957	JACQUELINE P ONEIL TRUST		2814 34TH ST	WASHINGTON	DC	20008		114621T10010B0270
177	2539 COCONUT DR	SANIBEL	33957	BEANE KAREN E & DOUGLAS J		41 GLENDALE PL	GILFORD	NH	03249		114621T10010B0260
178	2533 COCONUT DR	SANIBEL	33957	CASTAWAYS BAY AND BEACH COTTAG		15951 CAPTIVA DR	CAPTIVA	FL	33924		114621T10010B0250
179	2523 COCONUT DR	SANIBEL	33957	CASTAWAYS BAY AND BEACH COTTAG		15951 CAPTIVA DR	CAPTIVA	FL	33924		114621T10010B0230
180	COCONUT DR	SANIBEL	33957	CASTAWAYS BAY AND BEACH COTTAG		15951 CAPTIVA DR	CAPTIVA	FL	33924		114621T10010B0220
181	6190 MANGROVE LN	SANIBEL	33957	CASTAWAYS BAY AND BEACH COTTAG		15951 CAPTIVA DR	CAPTIVA	FL	33924		114621T10010B0210
182	6200 MANGROVE LN	SANIBEL	33957	ISLAND HOUSE VACATIONS LLC		7318 S GARY PL	TULSA	OK	74136		114621T10010B0200
183	6218 MANGROVE LN	SANIBEL	33957	SANIBEL ISLAND HOUSE LLC		7318 S GARY PL	TULSA	OK	74136		114621T10010B0160

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184	6486 SANIBEL CAPTIVA RD	SANIBEL	33957	CASTAWAYS BAY AND BEACH COTTAG		15951 CAPTIVA DR	CAPTIVA	FL	33924		114621T10010B0110
185	6076 CASTAWAYS LN	SANIBEL	33957	STEPHEN WEINSTEIN TRUST +	PENELOPE L WEINSTEIN TRUST	24 WEST PONT RD	BRANFORD	CT	06405		114621T1000040210
186	2622 COCONUT DR	SANIBEL	33957	ANGEL IP II LLC		2622 COCONUT DR	SANIBEL	FL	33957		114621T1000040200
187	ACCESS UNDETERMINED	SANIBEL		LUECHT SUSAN I		18671 S RIVER RD	ALVA	FL	33920		114621T1000040170
188	2628 COCONUT DR	SANIBEL	33957	BORN DOUGLAS E TR	FOR DOUGLAS E BORN AND MEG V BORN TRUST	2628 COCONUT DR	SANIBEL	FL	33957		114621T1000040160
189	2658 COCONUT DR	SANIBEL	33957	NEWTON SUSAN ELIZABETH TR	FOR SUSAN NEWTON TRUST	4311 LORCOM LN	ARLINGTON	VA	22207		114621T1000040150
190	2640 COCONUT DR	SANIBEL	33957	BELLISTRI ROBERT T &	BELLISTRI JUDITH A	2640 COCONUT DR	SANIBEL	FL	33957		114621T100004014A
191	2668 COCONUT DR	SANIBEL	33957	GRIFFITH MICHAEL &	GRIFFITH DEBORAH ANN	2668 COCONUT DR	SANIBEL	FL	33957		114621T1000040130
192	2652 COCONUT DR	SANIBEL	33957	TRACEY REBECCA J		2652 COCONUT DR	SANIBEL	FL	33957		114621T1000040110
193	2723 COCONUT DR	SANIBEL	33957	VOGEL CATHY S & JOEL TR	FOR CATHY S VOGEL TRUST	2723 COCONUT DR	SANIBEL	FL	33957		024621T3000210040
194	2727 COCONUT DR	SANIBEL	33957	COILE CHRISTOPHER C TR	FOR CHRISTOPHER C COILE TRUST	2727 COCONUT DR	SANIBEL	FL	33957		024621T3000210030
195	2685 COCONUT DR	SANIBEL	33957	NASHASHIBI KARIM A &	YOUNG GLORIA A TR FOR KARIM A NASHASHIBI & GLORIA A YOUNG TRUST	2685 COCONUT DR	SANIBEL	FL	33957		024621T3000210010
196	2720 COCONUT DR	SANIBEL	33957	COOLEY THOMAS W & BARBARA J		2720 COCONUT DR	SANIBEL	FL	33957		024621T3000210000

EXHIBIT B

Agenda Item 9.a.
Meeting of 06/12/2025

CITY OF SANIBEL RESOLUTION 25-024

A RESOLUTION EXPRESSING THE INTENT OF THE CITY COUNCIL OF THE CITY OF SANIBEL, FLORIDA, TO DECLARE A SPECIAL ASSESSMENT TO FINANCE A PUBLIC IMPROVEMENT AS AUTHORIZED BY THE HOME RULE PROVISION OF THE FLORIDA CONSTITUTION, GENERAL LAW, AND THE SANIBEL CHARTER; ESTABLISHING A SPECIAL ASSESSMENT FOR THE PURPOSE OF DREDGING IN THE WULFERT CHANNEL AND DISPOSAL OF DREDGE MATERIALS, WITHIN AN AREA TO BE REFERRED TO AS THE "WULFERT CHANNEL AREA DREDGING ASSESSMENT DISTRICT"; ADOPTING THE PROCEDURES SET FORTH IN CHAPTER 170, FLORIDA STATUTES; PROVIDING FOR A DESCRIPTION OF THE NATURE AND LOCATION OF THE IMPROVEMENT, THE MANNER OF LEVYING AND COLLECTING ASSESSMENTS, SPECIFYING THE PORTION OF THE ASSESSMENT TO BE PAID BY THE CITY TO ACCOUNT FOR GENERAL PUBLIC BENEFIT ACCRUING FROM THE PROJECT, THE ESTIMATED COST, AND THE DESCRIPTION OF THE LANDS UPON WHICH THE ASSESSMENT SHALL BE LEVIED; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City of Sanibel wishes to establish an assessment district for dredging of the Wulfert Channel Area located within the City of Sanibel, hereinafter referred to as the Wulfert Channel Dredging Assessment District (hereinafter sometimes referred to as the "Assessment District") and shown on the map attached as Exhibit "A"; and

WHEREAS, dredging within the Assessment District is a public improvement, and the City is establishing the Assessment District pursuant to its Home Rule Power, the Sanibel Charter, and general law, including without limitation Chapters 166, 170, and 180, Florida Statutes; and

WHEREAS, Section 170.03, Florida Statutes, provides that a municipality making public improvements when utilizing special assessments shall adopt a resolution stating the nature of the improvement, the location of the improvement, the part or portion of the expense to be paid by the special assessments, the manner in which said assessments shall be made, when said assessments are to be paid, what portion, if any, is to be paid from the general improvement fund of the municipality, a designation of the lands upon which the assessments shall be levied, and the total estimated cost of the improvement.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF SANIBEL, FLORIDA:

Section 1. Determination of Need for Special Assessments; Description of the District. The City Council of the City of Sanibel hereby makes a finding of the need for the levy of special assessments within the Assessment District for the public improvement project to include the dredging of the Wulfert Channel Area and the disposal of dredge material. Such special assessments shall be applicable within the Assessment District, which lands within such Assessment District are depicted on Exhibit "A" and generally described on Exhibit "B" (both exhibits attached hereto and incorporated herein). The Assessment District shall be a single special assessment district.

Section 2. Description of the Project. A more specific description of the dredging improvement project for which the special assessments are being levied and collected (hereafter sometimes referred to as the "Project") is as follows:

- (a) To provide collected funds for the one time dredging and material haul from the Wulfert Channel Area (depicted on Exhibit "A") to provide bay and gulf access to all properties within the Assessment District. The dredging will occur one time in order to provide for navigability by owners, lessees, and the general public through the Wulfert Channel Area, and to protect the health, safety, and welfare of the adjacent owners and public in general; and

Section 3. Costs and Payment. The total cost of surveying, dredging, material hauling, financing and interest (if any), engineering (if any), legal costs (if any), permit fees, and administrative costs for the Project (hereinafter "Total Estimated Project Cost") is currently estimated to be \$718,000 for the 2025 Project. Cost-sharing for the Project shall be as follows:

- (a) A portion equaling 33.33% of the Total Estimated Project Cost shall be paid by the City and shall be budgeted by the City annually, as follows:

Total Estimated Project Cost: \$446,065.00, with City Estimated Cost (33.33%) of \$148,673.46, to be paid from the general fund in FY 2025.

- (b) A portion equaling 66.67% of the Total Estimated Project Cost shall be paid by assessments levied each year against the real property located within the Assessment District, as follows:

Total Estimated Project Cost: \$446,065.00, with Private Property Estimated 2025 Cost (66.67%): \$297,391.54, to be divided equally among the owners of each parcel within the Assessment Area, estimated to be 196 parcels, and paid in lump-sum in 2025 in the amount of \$1,517.30, or in installments of 2, 3, 4, or 5 annual payments, plus interest of 4.5% compounded annually. The annual installment amounts are provided in Exhibit "C"; and

Section 4. Method and basis for assessment. Each parcel within the Assessment District shall be assessed based upon an assessable unit. An assessable unit is defined as an existing dock or mooring space, berthing slip or the like, or the ability to legally place a dock or mooring slip on the parcel of property.

- (a) Each parcel (either vacant or improved) shall be deemed to have one assessable unit based upon the fact that such parcel either has, or is legally entitled to have, a minimum of one dock. However, any vacant parcels within the proposed Assessment District that do not have development rights will be excluded.
- (b) The City shall pay its 33.33% of the Project as described in Section 3 of this Resolution.

Section 5. Single assessment to be authorized. This Assessment District shall be established as a one time, single capital improvement and service assessment district which shall provide a funding source for the dredging of the Wulfert Channel Area. It is specifically determined and found by the City Council that this one time capital improvement and service assessment district is necessary, appropriate, and the best method by which to address the need for the survey, dredging, and disposal of dredge material for the Wulfert Channel Area, with the single assessment of the costs described herein to be made in 2025 against the properties benefited thereby.

The methodology and the amount of the yearly assessment for each property shall be set forth in a Preliminary Assessment Roll, a copy of which shall also be kept on file with the City Clerk and available for public inspection and which will be presented to the City Council at a public hearing to establish the Assessment District. The assessment collection for the 2025 Project will be collected directly by the City of Sanibel.

Section 6. Intent to establish Assessment District. The City Council hereby declares and evidences its intent to make such public improvements as described in this Resolution and to finance such improvements and the Project through, in part, a levy and special assessment against all lots and lands adjoining and contiguous, or bounding and abutting upon said improvements, or specially benefited thereby, and further designated by the Assessment Plat attached hereto as Exhibit "A" and on file in the office of the Sanibel City Clerk. The plans and specifications for the 2025 Project, as well as an estimate of the cost of the Project improvements are on file with the City Clerk, Sanibel City Hall, 800 Dunlop Road, Sanibel, Florida, 33957, as of the date of adoption of this resolution.

Section 7. Publication of Resolution. The City Clerk is directed to publish this resolution one time in a newspaper of general circulation published in the City of Sanibel, or as otherwise may be required by law.

Section 8. Effective Date. This resolution shall take effect immediately upon adoption.

PASSED IN OPEN AND REGULAR SESSION OF THE CITY COUNCIL OF THE CITY OF SANIBEL, FLORIDA THIS 12TH DAY OF JUNE 2025.

Attest:

The official seal of the City of Sanibel, Florida, is a circular emblem. It features the words "OFFICIAL" at the top, "CITY" in the center, and "SEAL" at the bottom. The outer ring of the seal contains the text "CITY OF SANIBEL, FLORIDA".
A handwritten signature in blue ink, reading "Scotty Lynn Kelly".
Scotty Lynn Kelly, City Clerk

A handwritten signature in blue ink, reading "Mike Miller".
Mike Miller, Mayor

Approved as to form and legality:

A handwritten signature in blue ink, reading "John D. Agnew".
John D. Agnew, City Attorney

Date filed with City Clerk: June 12, 2025

Vote of Council Members:

Miller	<u>Aye</u>
Smith	<u>Aye</u>
DeBruce	<u>Aye</u>
Henshaw	<u>Aye</u>
Johnson	<u>Aye</u>

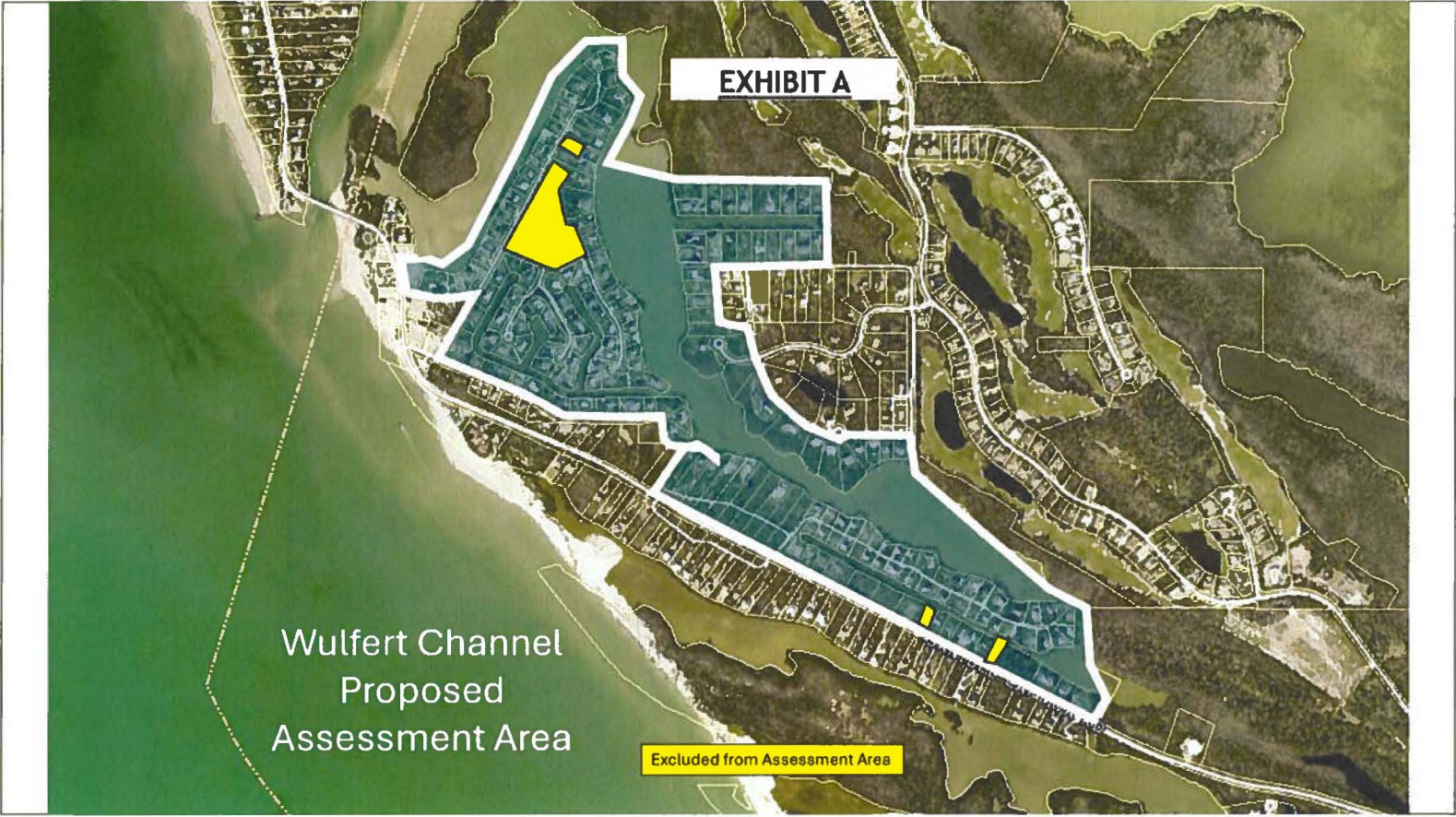


EXHIBIT B

Any and all land adjoining, abutting or contiguous to waters generally known as Wulfert Channel, Sunset Bay and Dinkins Bayou, or with legal access rights within that area generally bounded by Starling Way and Dinkins Bayou to the north, Wulfert Channel and Blind Pass to the west, Pine Ave. and Sanibel Captiva Rd. to the south, and Dinkins Bayou and Los Colony Rd. to the east.

EXHIBIT C

Revised Whittier Channel Area Design Assessment District Payment Options																		
	Assessment	Year 1 Payment	Balance	4.5% Interest	Balance	Year 2 Payment	Balance	4.5% Interest	Balance	Year 3 Payment	Balance	4.5% Interest	Balance	Year 4 Payment	Balance	4.5% Interest	Year 5 Payment	Total Payment
Resident Payment Option - 1-year Payment	1,517.30	1,517.30	0.00															1,517.30
Resident Payment Option - 2-year Payment	1,517.30	758.65	758.65	34.14	792.79	792.79	0.00											1,551.44
Resident Payment Option - 3-year Payment	1,517.30	505.77	1,011.53	45.52	1,057.05	528.53	528.53	23.78	552.31	552.31								1,586.60
Resident Payment Option - 4-year Payment	1,517.30	379.33	1,137.98	51.21	1,189.18	396.39	792.79	35.68	828.46	414.23	414.23	18.64	432.87	432.87				1,622.82
Resident Payment Option - 5-year Payment	1,517.30	303.46	1,213.84	54.62	1,268.46	317.12	951.35	42.81	994.16	331.39	662.77	29.82	692.60	346.30	346.30	15.58	361.88	1,660.14

EXHIBIT C

**Agenda Item 11.a.
Meeting of 07/15/25**

CITY OF SANIBEL RESOLUTION 25-034

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SANIBEL, FLORIDA, AMENDING COST ESTIMATES RELATED TO PROPOSED DREDGING WITHIN AN AREA REFERRED TO AS THE "WULFERT CHANNEL AREA DREDGING ASSESSMENT DISTRICT"; TO FIX A TIME, DATE, AND PLACE FOR A PUBLIC HEARING IN ACCORDANCE WITH SECTIONS 170.07 AND 170.08, FLORIDA STATUTES, TO DETERMINE THE PROPRIETY AND ADVISABILITY OF ESTABLISHING AND IMPLEMENTING THE WULFERT CHANNEL AREA DREDGING ASSESSMENT DISTRICT; AND, IF DETERMINED TO BE PROPER AND ADVISABLE TO ESTABLISH SUCH DISTRICT, TO FURTHER DETERMINE THE COST OF SUCH DREDGING-RELATED EFFORTS, THE MANNER OF PAYMENT FOR SUCH EFFORTS, AND THE AMOUNT OF SUCH COSTS TO BE ASSESSED AGAINST EACH PROPERTY WITHIN THE DISTRICT; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City Council of the City of Sanibel adopted Resolution 25-024, which expressed the City's intent to declare a special assessment to finance a public improvement as authorized by the Home Rule provision of the Florida Constitution, Chapter 170, Florida Statutes, and other provisions of General Law and the Sanibel Charter, for the purpose of implementing dredging within an area referred to as the "Wulfert Channel Dredging Assessment District," more accurately described in Exhibit A hereto (the "Assessment District"), and to make assessments against property within the Assessment District to aid in the funding of such public improvement; and

WHEREAS, the assessment amounts in Resolution 25-024 were premised on an estimated dredging cost of \$446,065 but with the understanding additional areas within the Dinkins Bayou area of the Assessment District may require dredging to allow the dredging barge, once filled with dredge material, to navigate between Wulfert Channel and the Henderson Boat Ramp; and

WHEREAS, upon further review and investigation, it has been determined that additional dredging within the area within the Dinkins Bayou area of the Assessment District is, in fact, required, such that the amended estimated costs of dredging-related work within the Assessment District now totals \$748,065; and

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF SANIBEL, FLORIDA;

SECTION 1. The amended estimated assessment cost for the dredging-related work within the proposed Wulfert Channel Dredging Assessment District for Fiscal Year 2024-2025 is Seven Hundred Forty-Eight Thousand, Sixty-Five Dollars (\$748,065).

SECTION 2. A public hearing is hereby established and scheduled as required by Sections 170.07 and 170.08, Florida Statutes, for 9:10 A.M. on Tuesday, August 19, 2025 in the City of Sanibel, at MacKenzie Hall, Sanibel City Hall, 800 Dunlop Road, Sanibel, Florida, to provide a time and place for the owners of the property to be assessed or any other persons interested appear before the City Council and be heard as to the propriety and advisability of implementing the Assessment District and if determined to be proper and advisable to establish such Assessment District, to further determine the cost of such dredging-related efforts, the manner of payment for such efforts, and the amount of such costs to be assessed against each property within the Assessment District through invoicing by the City of Sanibel.

SECTION 3. Effective date. This Resolution shall take effect immediately upon adoption.

PASSED IN OPEN AND REGULAR SESSION OF THE CITY COUNCIL OF THE CITY OF SANIBEL, FLORIDA, THIS 15TH DAY OF JULY 2025.

Attest:

The seal is circular with a dotted border. Inside the border, the text "CITY OF SANIBEL, FLORIDA" is written in a circle. In the center, the word "SEAL" is written in bold capital letters. Below the seal, the text "Incorporated Nov. 8, 1988" is written in a smaller font.
Scotty Lynn Kelly, City Clerk
Scotty Lynn Kelly, City Clerk

Mike Miller
Mike Miller, Mayor

Approved as to form and legality:

John D. Agnew
John D. Agnew, City Attorney

Date filed with City Clerk: 7/18/25

Vote of Council Members:

Miller	<u>Aye</u>
Smith	<u>Aye</u>
DeBruce	<u>Aye</u>
Henshaw	<u>Aye</u>
Johnson	<u>Aye</u>

EXHIBIT A

Any and all land adjoining, abutting or contiguous to waters generally known as Wulfert Channel, Sunset Bay and Dinkins Bayou, or with legal access rights within that area generally bounded by Starling Way and Dinkins Bayou to the north, Wulfert Channel and Blind Pass to the west, Pine Ave. and Sanibel Captiva Rd. to the south, and Dinkins Bayou and Los Colony Rd. to the east, excluding properties without development rights.

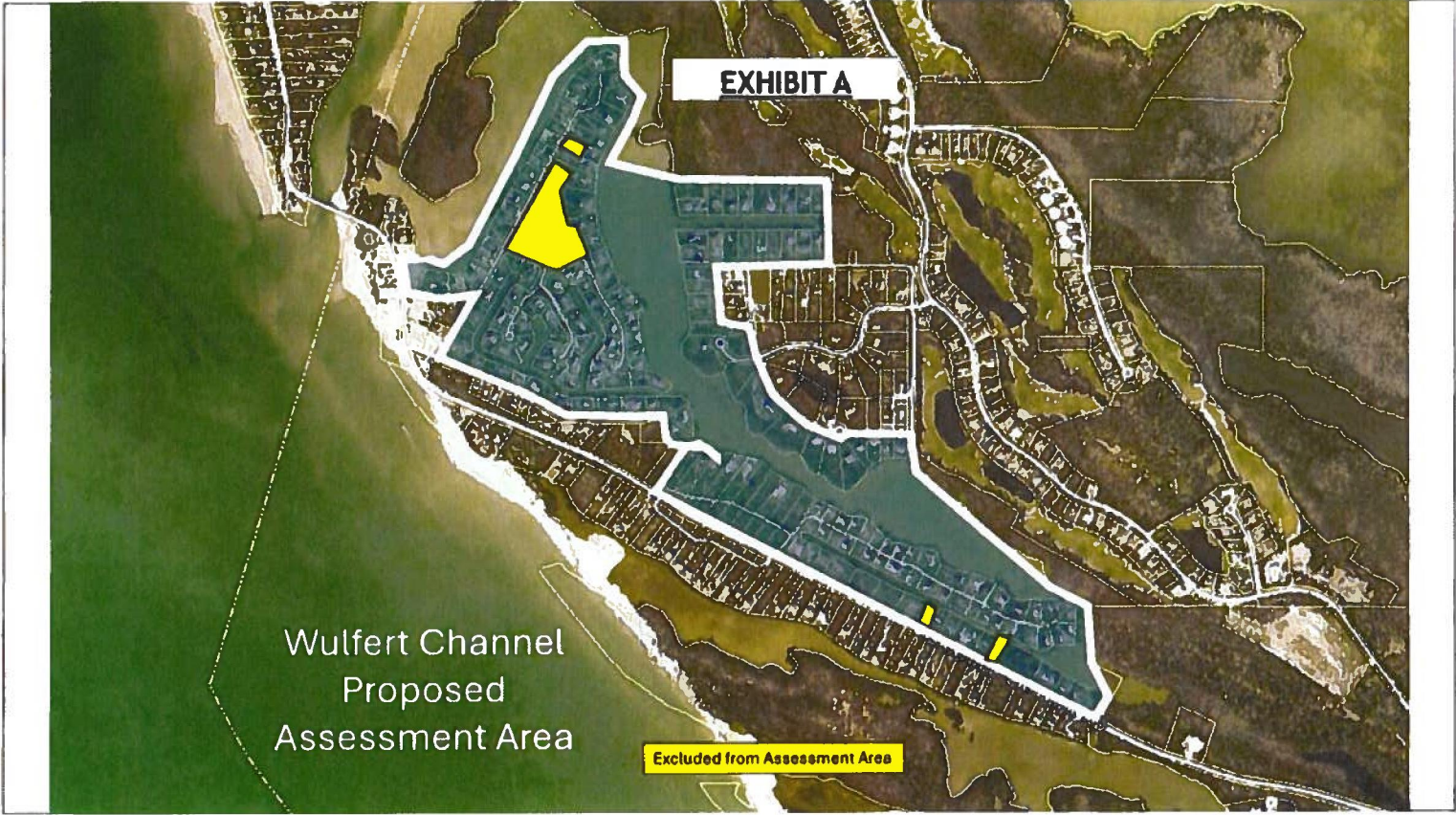
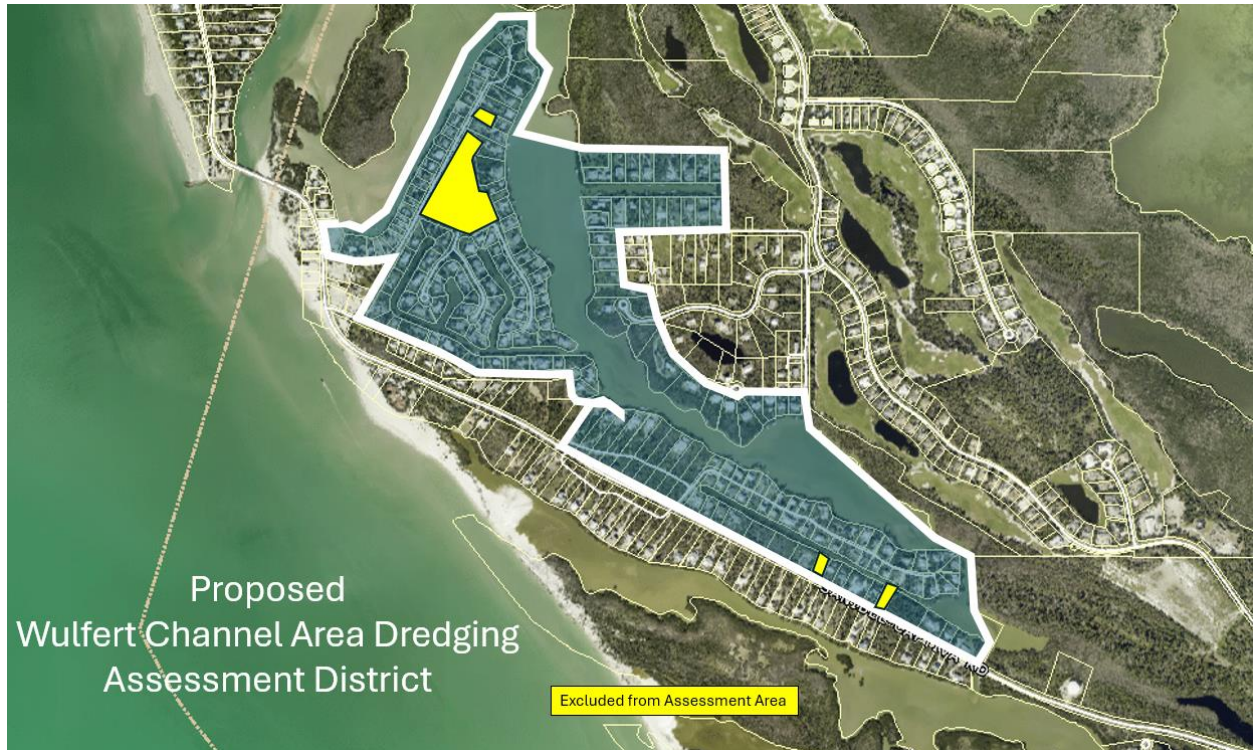
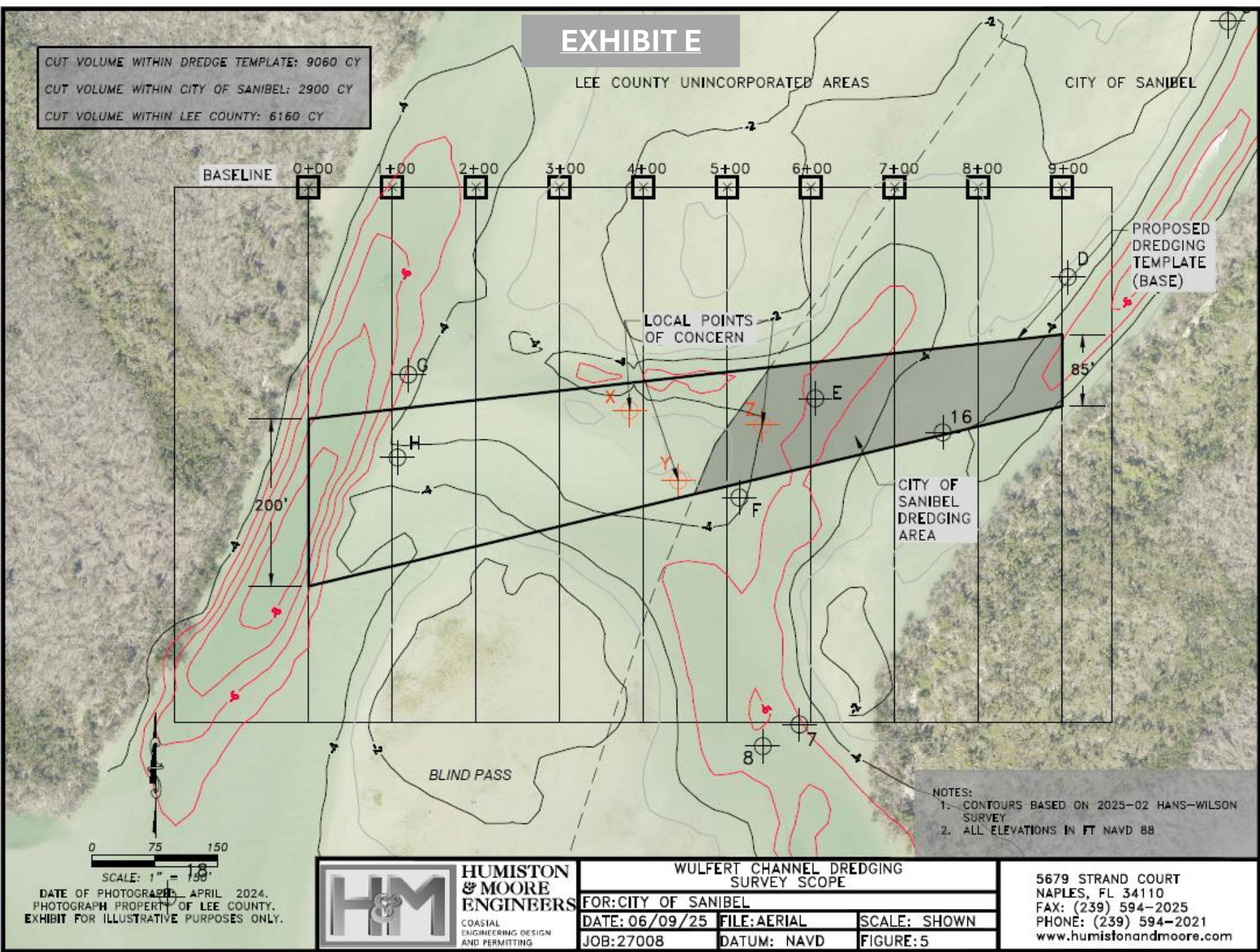


EXHIBIT D

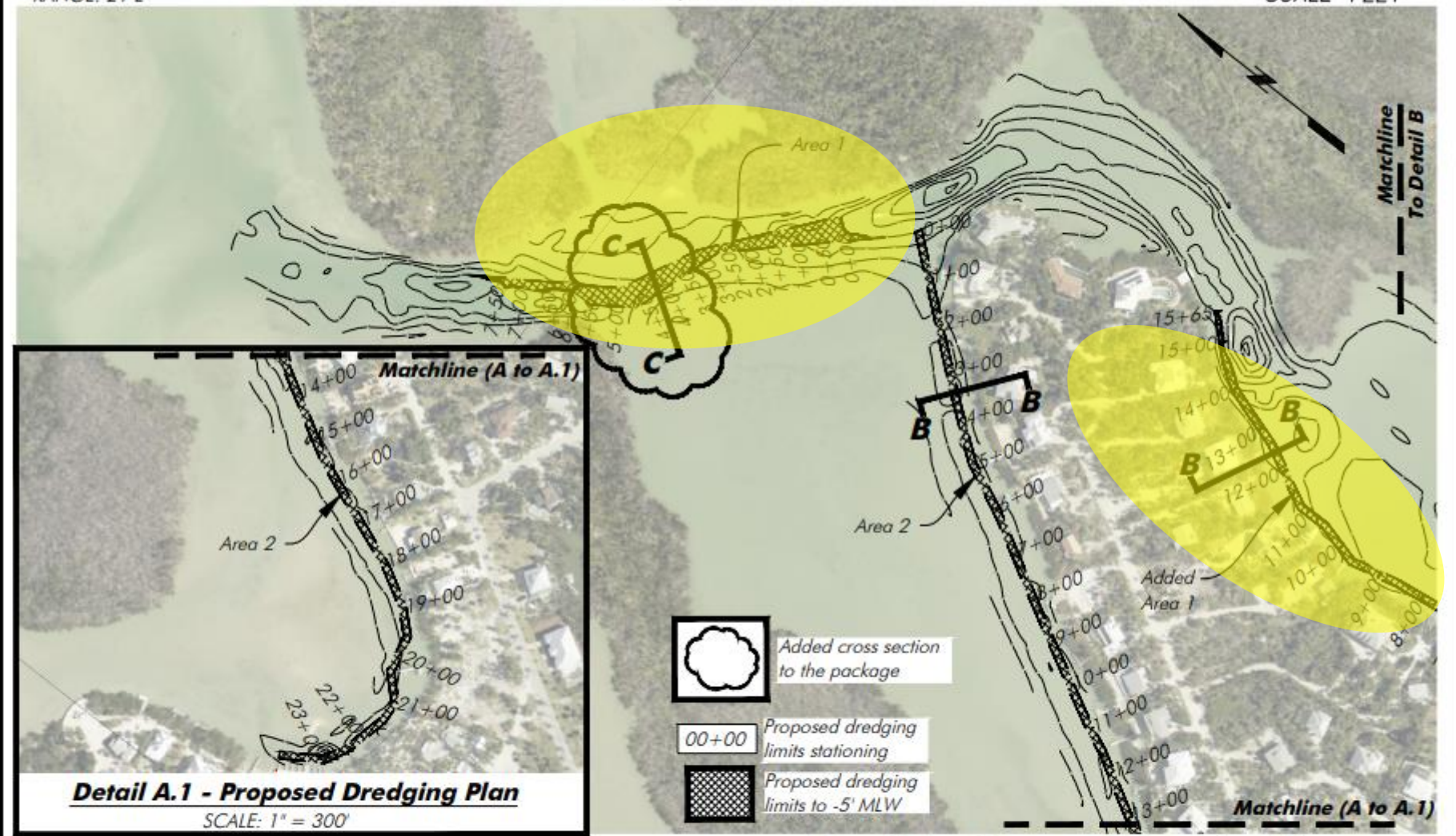
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Wulfert
Channel



Dinkins
Bayou
Area 1 and
Added
Area 1
that is to
be dredged
with
Wulfert
Channel
for access
to the
Henderson
Boat Ramp



Note: Property lines reference Lee County Property Appraiser. Bathymetric survey conducted by HWA, Inc. on 12-11-24. Depths reference MLW per Tide Station 872-5383. MLW @ -1.44' NAVD and MHW @ 0.25' NAVD.

Detail A - Proposed Dredging Plan

SCALE: 1" = 300'

April 25, 2025 5:24:40 p.m.
Drawing: SANBMASTER.DWG



1938 Hill Avenue, Fort Myers, Florida 33901
Office: 239-334-6870 Fax: 239-334-7810
MARINE and ENVIRONMENTAL CONSULTANTS

4-25-25
JWA

City of Sanibel

SHEET
3/6

Dinkins
Bayou
Added
Area 1
that is to
be dredged
with
Wulfert
Channel
for access
to the
Henderson
Boat Ramp

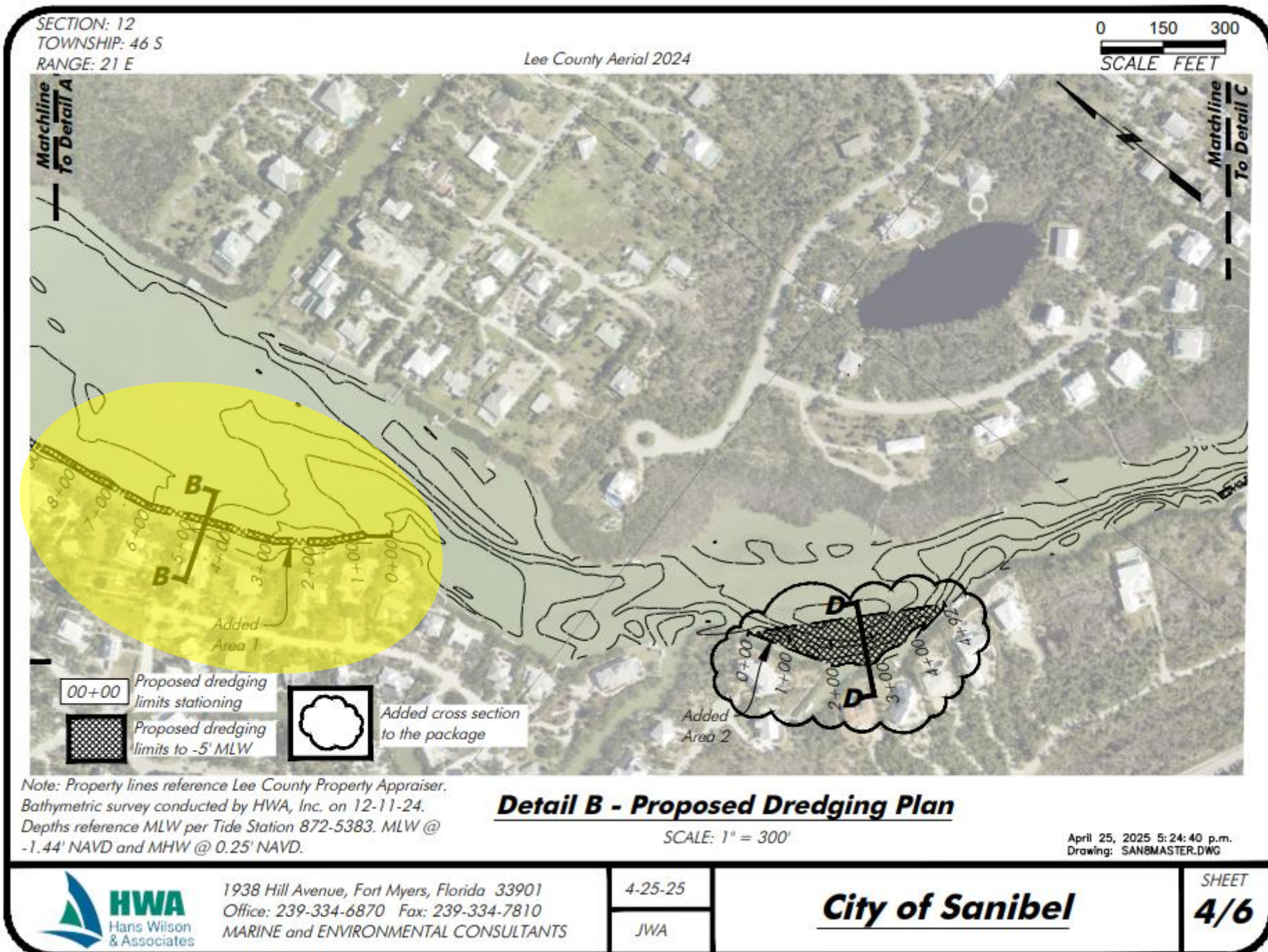


EXHIBIT F

ANNUAL INSTALLMENT AMOUNTS

Revised Wulfert Channel Area Dredging Assessment District Payment Options																		
	Assessment	Year 1 Payment	Balance	4.5% interest	Balance	Year 2 Payment	Balance	4.5% Interest	Balance	Year 3 Payment	Balance	4.5% Interest	Balance	Year 4 Payment	Balance	4.5% Interest	Year 5 Payment	Total Payment
Resident Payment Option 1-year Payment	2,544.57	2,544.57	0.00															2,544.57
Resident Payment Option - 2-year Payment	2,544.57	1,272.29	1,272.29	57.25	1,329.54	1,329.54	0.00											2,601.82
Resident Payment Option - 3-year Payment	2,544.57	848.19	1,696.38	76.34	1,772.72	886.36	886.36	39.89	926.24	926.24								2,660.79
Resident Payment Option - 4-year Payment	2,544.57	636.14	1,908.43	85.88	1,994.31	664.77	1,329.54	59.83	1,389.37	694.68	694.68	31.26	725.94	725.94				2,721.54
Resident Payment Option - 5-year Payment	2,544.57	508.91	2,035.66	91.60	2,127.26	531.82	1,595.45	71.80	1,667.24	555.75	1,111.49	50.02	1,161.51	580.76	580.76	26.13	606.89	2,784.12