

**RESOLUTION MPCFD2018-02**

**MARLEY PARK COMMUNITY FACILITIES DISTRICT**

**A RESOLUTION OF THE DISTRICT BOARD OF THE MARLEY PARK COMMUNITY FACILITIES DISTRICT, A COMMUNITY FACILITIES DISTRICT OF ARIZONA, APPROVING A FINAL BUDGET FOR FISCAL YEAR 2019 PURSUANT TO SECTION 48-716, ARIZONA REVISED STATUTES, AS AMENDED; AND PROVIDING THAT THIS RESOLUTION SHALL BE EFFECTIVE AFTER ITS PASSAGE AND APPROVAL ACCORDING TO LAW.**

**WHEREAS**, on February 12, 2004, the Mayor and Council of the City of Surprise, Arizona (the "City"), adopted Resolution 04-51 forming Marley Park Community Facilities District ("MPCFD"), a community facilities district in accordance with Section 48-701 et seq., Arizona Revised Statutes, as amended, as described in Exhibit "A" attached hereto and expressly made a part hereof;

**WHEREAS**, MPCFD is a special purpose district for purposes of Article IX, Section 19, Constitution of Arizona, a tax-levying public improvement district for the purposes of Article XIII, Section 7, Constitution of Arizona, and a municipal corporation for all purposes of Title 35, Chapter 3, Articles 3, 3.1., 3.2, 4 and 5, Arizona Revised Statutes, as amended, and [except as otherwise provided in Section 48-708(B), Arizona Revised Statutes, as amended] is considered to be a municipal corporation and political subdivision of the State of Arizona, separate and apart from the City;

**WHEREAS**, a primary purpose for creating MPCFD was to finance certain public infrastructure needed for the development known as "Marley Park" through assessment of ad valorem taxes on all real and personal property within MPCFD; and

**WHEREAS**, by Resolution MPCFD2018-01, adopted on May 1, 2018 the District Board of MPCFD (a) approved a tentative budget for FY2019, (b) filed required statements and estimates of operation and maintenance expenses of MPCFD, the costs of capital improvements to be financed by the authorized ad valorem tax levy, and the amount of all other expenditures for public infrastructure and enhanced municipal services proposed to be paid from the tax levy and of the amount to be raised to pay general obligation bonds of MPCFD, (c) set a date of June 5, 2018 for a public hearing on the proposed budget and particularly, on the portions of the statements and estimates not relating to debt service on general obligation bonds, and (d) provided for notice of the filing and of the public hearing date.

**NOW, THEREFORE, BE IT RESOLVED BY THE DISTRICT BOARD OF THE MARLEY PARK COMMUNITY FACILITIES DISTRICT AS FOLLOWS:**

**Section 1.** That certain proposed budget prepared by the MPCFD Treasurer for Fiscal Year 2019, attached hereto and expressly made a part hereof as Exhibit "B", is hereby finally adopted.

**Section 2.** That if any provision in this Resolution is held invalid by a Court of competent jurisdiction, the remaining provisions shall not be affected but shall continue in full force and effect.

**Section 3.** That this Resolution shall be effective after its passage and approval according to law.

**RESOLVED** by the District Board of the Marley Park Community Facilities District this 5th day of June, 2018.



Sharon Wolcott, Chairman, District Board  
Marley Park Community Facilities District

ATTEST:



Sherry Aguilar, District Clerk  
Marley Park Community  
Facilities District

**EXHIBIT "A"**  
**MPCFD Map and Legal Description**

EXHIBIT A

LEGAL DESCRIPTION OF  
PROPERTY TO BE INCLUDED IN THE DISTRICT

PARCEL NO. 1:

The West half of the Southwest quarter of the Southwest quarter of Section 17, Township 3 North, Range 1 West of the Gila and Salt River Base and Meridian, Maricopa County, Arizona;

Except The North 858 feet, the West 40 feet and the South 33 feet thereof.

PARCEL NO. 2:

The South 429 feet of the North 858 feet of the West half of the Southwest quarter of the Southwest quarter of Section 17, Township 3 North, Range 1 West of the Gila and Salt River Base and Meridian, Maricopa County, Arizona;

Except the West 40 feet thereof.

PARCEL NO. 3:

The North 429 feet of the West half of the Southwest quarter of the Southwest quarter of Section 17, Township 3 North, Range 1 West of the Gila and Salt River Base and Meridian, Maricopa County, Arizona.

Except the West 40 feet thereof.

PARCEL NO. 4:

The North half and the North half of the Southwest quarter and the Southeast quarter of the Southwest quarter and the East half of the Southwest quarter of the Southwest quarter, all in Section 17, Township 3 North, Range 1 West of the Gila and Salt River Base and Meridian, Maricopa County, Arizona.

Except the West 40 feet, the South 33 feet of the said Southeast quarter of the Southwest quarter, the South 33 feet of the said East half of the Southwest quarter of the Southwest quarter, the North 40 feet of the West 660 feet and the North 33 feet and the East 33 feet of the said North half; and also

Excepting therefrom:

Commencing at the center of said Section 17, and the point of beginning;

Thence North 79 degrees 20 minutes 44 seconds West, a distance of 135.20 feet;

Thence North 89 degrees 55 minutes 57 seconds West, a distance of 534.50 feet;

Thence North 64 degrees 27 minutes 40 seconds West, a distance of 39.87 feet;

Thence North 18 degrees 20 minutes 48 seconds West, a distance of 65.00 feet;

Thence South 71 degrees 39 minutes 12 seconds West, a distance of 121.12 feet, to the beginning of a non-tangent curve;

Thence westerly along said curve, having a radius of 55.00 feet, concave southerly, whose radius bears South 83 degrees 13 minutes 36 seconds West, through a central angle of 135 degrees 40 minutes 15 seconds, a distance of 130.23 feet, to a point of intersection with a non-tangent line;

Thence North 52 degrees 26 minutes 30 seconds West, a distance of 23.49 feet;

Thence South 71 degrees 39 minutes 12 seconds West, a distance of 314.50 feet;

Thence North 18 degrees 20 minutes 48 seconds West, a distance of 74.24 feet;

Thence North 27 degrees 10 minutes 22 seconds East, a distance of 56.05 feet;

Thence North 72 degrees 41 minutes 32 seconds East, a distance of 488.97 feet, to the beginning of a curve;

Thence easterly along said curve, having a radius of 2407.00 feet, concave southerly, through a central angle of 38 degrees 33 minutes 43 minutes, a distance of 1619.99 feet, to the curve's end;

Thence South 68 degrees 44 minutes 45 seconds East, a distance of 422.19 feet, to the beginning of a curve;

Thence southeasterly along said curve, having a radius of 1808.71 feet, concave northeasterly, through a central angle of 11 degrees 35 minutes 13 seconds, a distance of 365.78 feet, to the curve's end;

Thence South 80 degrees 19 minutes 59 seconds East, a distance of 33.43 feet, to the east-west mid-section line of said section;

Thence along said east-west mid-section line, North 88 degrees 41 minutes 25 seconds West, a distance of 1582.37 feet, to the point of beginning, and also

Excepting therefrom:

Commencing at the center of said Section 17;

Thence along the north-south mid-section line of said section, North 00 degrees 04 minutes 03 seconds East, a distance of 488.59 feet, to a point of intersection with a non-tangent curve, and the point of beginning;

Thence leaving said north-south mid-section line, westerly along said curve, having a radius of 2513.00 feet, concave southerly, whose radius bears South 01 degrees 35 minutes 08 seconds West, through a central angle of 09 degrees 58 minutes 47 seconds, a distance of 437.71 feet, to a point of intersection with a non-tangent line;

Thence North 17 degrees 59 minutes 27 seconds West, a distance of 694.38 feet;

Thence North 89 degrees 42 minutes 07 seconds East, a distance of 282.54 feet; Thence South 00 degrees 17 minutes 53 seconds East, a distance of 406.51 feet; Thence North 89 degrees 42 minutes 07 seconds East, a distance of 535.78 feet; Thence South 00 degrees 17 minutes 53 seconds East, a distance of 85.88 feet;

Thence South 47 degrees 24 minutes 43 seconds West, a distance of 53.93 feet;

Thence South 04 degrees 21 minutes 31 seconds West, a distance of 116.48 feet, to the beginning of a non-tangent curve;

Thence westerly along said curve, having a radius of 2513.00 feet, concave southerly, whose radius bears South 04 degrees 21 minutes 31 seconds West, through a central angle of 02 degrees 46 minutes 23 seconds, a distance of 121.63 feet, to the point of beginning.

PARCEL NO. 5:

The North half and the Southwest quarter of Section 16, Township 3 North, Range 1 West of the Gila and Salt River Base and Meridian, Maricopa County, Arizona.

Excepting therefrom the East 55 feet of the East half of the Northeast quarter of said Section 16, and also

Except the West 33 and the North 33 feet thereof; and also

Except the South 33 feet of the said Southwest quarter thereof.

**EXHIBIT "B"**  
**OFFICIAL BUDGET FORMS**

**MARLEY PARK COMMUNITY FACILITIES DISTRICT**

**SURPRISE, ARIZONA**

**Fiscal Year 2019**

**MARLEY PARK COMMUNITY FACILITIES DISTRICT**  
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**MARLEY PARK COMMUNITY FACILITIES DISTRICT**  
**Summary Schedule of Estimated Revenues and Expenditures/Expenses**  
**Fiscal Year 2019**

Fiscal Year	S c h	FUNDS									
		73,100	1,597,600	3,800,000	0	0	0	0	0	0	0
2018	E	0	73,100	1,597,600	3,800,000	0	0	0	0	0	5,470,700
2018	E	0	88,000	1,056,400	2,830,000	0	0	0	0	0	3,974,400
2019	E	0	0	86,700	0	0	0	0	0	0	86,700
2019	B	0	0	0	0	0	0	0	0	0	0
2019	B	0	85,000	1,030,400	0	0	0	0	0	0	1,115,400
2019	C	0	0	0	0	0	0	0	0	0	0
2019	D	0	0	3,000,000	0	0	0	0	0	0	3,000,000
2019	D	0	0	0	0	0	0	0	0	0	0
2019	D	0	0	0	2,850,000	0	0	0	0	0	2,850,000
2019	D	0	0	(2,850,000)	0	0	0	0	0	0	(2,850,000)
2019											
LESS: Amounts for Future Debt Retirement:											
2019											
2019											
2019											
2019											
2019	E	0	85,000	1,267,100	2,850,000	0	0	0	0	0	4,202,100
2019	E	0	85,000	1,267,100	2,850,000	0	0	0	0	0	4,202,100

**EXPENDITURE LIMITATION COMPARISON**

- Budgeted expenditure/expenses
- Add/subtract: estimated net reconciling items
- Budgeted expenditures/expenses adjusted for reconciling items
- Less: estimated exclusions
- Amount subject to the expenditure limitation
- EEC expenditure limitation

	2018	2019
\$	5,470,700	\$ 4,202,100
	0	0
	5,470,700	4,202,100
	0	0
\$	5,470,700	\$ 4,202,100
\$	0	0

The city/town does not levy property taxes and does not have special assessment districts for which property taxes are levied. Therefore, Schedule B has been omitted.

\* Includes Expenditure/Expense Adjustments Approved in the current year from Schedule E.  
 \*\* Includes actual amounts as of the date the proposed budget was prepared, adjusted for estimated activity for the remainder of the fiscal year.  
 \*\*\* Amounts on this line represent Fund Balance/Net Position amounts except for amounts not in spendable form (e.g., prepaids and inventories) or legally or contractually required to be maintained intact (e.g., principal of a permanent fund).

**MARLEY PARK COMMUNITY FACILITIES DISTRICT**  
**Tax Levy and Tax Rate Information**  
**Fiscal Year 2019**

	<b>2018</b>	<b>2019</b>
1. Maximum allowable primary property tax levy. A.R.S. §42-17051(A)	\$ _____	\$ _____
2. Amount received from primary property taxation in the <b>current year</b> in excess of the sum of that year's maximum allowable primary property tax levy. A.R.S. §42-17102(A)(18)	\$ _____	
3. Property tax levy amounts		
A. Primary property taxes	\$ _____	\$ _____
B. Secondary property taxes	901,500	1,115,400
C. Total property tax levy amounts	\$ <u>901,500</u>	\$ <u>1,115,400</u>
4. Property taxes collected*		
A. Primary property taxes		
(1) <b>Current</b> year's levy	\$ _____	
(2) Prior years' levies	_____	
(3) Total primary property taxes	\$ _____	
B. Secondary property taxes		
(1) <b>Current</b> year's levy	\$ 892,500	
(2) Prior years' levies	8,300	
(3) Total secondary property taxes	\$ 900,800	
C. Total property taxes collected	\$ <u>900,800</u>	
5. Property tax rates		
A. City/Town tax rate		
(1) Primary property tax rate	_____	_____
(2) Secondary property tax rate	3.7000	3.9365
(3) Total city/town tax rate	<u>3.7000</u>	<u>3.9365</u>
B. Special assessment district tax rates		
Secondary property tax rates - As of the date the proposed budget was prepared, the city/town was operating _____ special assessment districts for which secondary property taxes are levied. For information pertaining to these special assessment districts and their tax rates, please contact the city/town.		

\* Includes actual property taxes collected as of the date the proposed budget was prepared, plus estimated property tax collections for the remainder of the fiscal year.

**MARLEY PARK COMMUNITY FACILITIES DISTRICT**  
**Revenues Other Than Property Taxes**  
**Fiscal Year 2019**

<b>SOURCE OF REVENUES</b>	<b>ESTIMATED REVENUE 2018</b>	<b>ACTUAL REVENUES 2018*</b>	<b>ESTIMATED REVENUES 2019</b>
<b>TOTAL ALL FUNDS</b>	\$ 0	\$ 0	\$ 0

\* Includes actual revenues recognized on the modified accrual or accrual basis as of the date the proposed budget was prepared, plus estimated revenues for the remainder of the fiscal year.

**MARLEY PARK COMMUNITY FACILITIES DISTRICT**  
**Other Financing Sources/<Uses> and Interfund Transfers**  
**Fiscal Year 2019**

<b>FUND</b>	<b>OTHER FINANCING 2019</b>		<b>INTERFUND TRANSFERS 2019</b>	
	<b>SOURCES</b>	<b>&lt;USES&gt;</b>	<b>IN</b>	<b>&lt;OUT&gt;</b>
<b>DEBT SERVICE FUND</b>				
Marley Park Bond Debt Service (Other Transfers)	\$	\$	\$	\$ (2,850,000)
Marley Park Bond Debt Service (Bond Proceeds)	3,000,000			
<b>Total Debt Service Fund</b>	<b>\$ 3,000,000</b>	<b>\$</b>	<b>\$</b>	<b>\$ (2,850,000)</b>
<b>CAPITAL PROJECTS FUND</b>				
Marley Park CFD Capital 2017 (Other Transfers)	\$	\$	\$ 2,850,000	\$
<b>Total Capital Projects Fund</b>	<b>\$</b>	<b>\$</b>	<b>\$ 2,850,000</b>	<b>\$</b>
<b>TOTAL ALL FUNDS</b>	<b>\$ 3,000,000</b>	<b>\$</b>	<b>\$ 2,850,000</b>	<b>\$ (2,850,000)</b>

**MARLEY PARK COMMUNITY FACILITIES DISTRICT**  
**Expenditures/Expenses by Fund**  
**Fiscal Year 2019**

<u>FUND/DEPARTMENT</u>	<u>ADOPTED BUDGETED EXPENDITURES/ EXPENSES 2018</u>	<u>EXPENDITURE/ EXPENSE ADJUSTMENTS APPROVED 2018</u>	<u>ACTUAL EXPENDITURES/ EXPENSES 2018*</u>	<u>BUDGETED EXPENDITURES/ EXPENSES 2019</u>
<b>SPECIAL REVENUE FUND</b>				
<b>Marley Park Comm Fac Dist</b>				
General Operations	\$	\$	\$ 100	\$ 200
Community and Recreation Svcs	69,500		87,900	80,600
Contingency	3,600			4,200
<b>Special Revenue Fund Total</b>	<b>\$ 73,100</b>	<b>\$</b>	<b>\$ 88,000</b>	<b>\$ 85,000</b>
<b>DEBT SERVICE FUND</b>				
<b>Marley Park Bond Debt Service</b>				
General Operations	\$ 1,361,400	\$	\$ 1,056,400	\$ 1,267,100
Contingency	236,200			
<b>Debt Service Fund Total</b>	<b>\$ 1,597,600</b>	<b>\$</b>	<b>\$ 1,056,400</b>	<b>\$ 1,267,100</b>
<b>CAPITAL PROJECTS FUND</b>				
<b>Marley Park CFD Capital 2017</b>				
General Operations	\$ 3,800,000	\$	\$ 2,830,000	\$ 2,850,000
<b>Capital Projects Fund Total</b>	<b>\$ 3,800,000</b>	<b>\$</b>	<b>\$ 2,830,000</b>	<b>\$ 2,850,000</b>
<b>TOTAL ALL FUNDS</b>	<b>\$ 5,470,700</b>	<b>\$</b>	<b>\$ 3,974,400</b>	<b>\$ 4,202,100</b>

\* Includes actual revenues recognized on the modified accrual or accrual basis as of the date the proposed budget was prepared, plus estimated revenues for the remainder of the fiscal year.

**MARLEY PARK COMMUNITY FACILITIES DISTRICT**  
**Expenditures/Expenses by Department**  
**Fiscal Year 2019**

<u>DEPARTMENT/FUND</u>	<u>ADOPTED BUDGETED EXPENDITURES/ EXPENSES 2018</u>	<u>EXPENDITURE/ EXPENSE ADJUSTMENTS APPROVED 2018</u>	<u>ACTUAL EXPENDITURES/ EXPENSES 2018*</u>	<u>BUDGETED EXPENDITURES/ EXPENSES 2019</u>
<b>GENERAL OPERATIONS</b>				
Marley Park Comm Fac Dist	\$	\$	\$ 100	\$ 200
Marley Park Bond Debt Service	1,361,400		1,056,400	1,267,100
Marley Park CFD Capital 2017	3,800,000		2,830,000	2,850,000
<b>Department Total</b>	<b>\$ 5,161,400</b>	<b>\$</b>	<b>\$ 3,886,500</b>	<b>\$ 4,117,300</b>
<b>COMMUNITY AND RECREATION SVCS</b>				
Marley Park Comm Fac Dist	\$ 69,500	\$	\$ 87,900	\$ 80,600
<b>Department Total</b>	<b>\$ 69,500</b>	<b>\$</b>	<b>\$ 87,900</b>	<b>\$ 80,600</b>
<b>CONTINGENCY</b>				
Marley Park Comm Fac Dist	\$ 3,600	\$	\$	\$ 4,200
Marley Park Bond Debt Service	236,200			
<b>Department Total</b>	<b>\$ 239,800</b>	<b>\$</b>	<b>\$</b>	<b>\$ 4,200</b>
<b>Total All Departments</b>	<b>\$ 5,470,700</b>	<b>\$</b>	<b>\$ 3,974,400</b>	<b>\$ 4,202,100</b>

\* Includes actual revenues recognized on the modified accrual or accrual basis as of the date the proposed budget was prepared, plus estimated revenues for the remainder of the fiscal year.

**MARLEY PARK COMMUNITY FACILITIES DISTRICT**  
**Full-Time Employees and Personnel Compensation**  
**Fiscal Year 2019**

FUND	Full-time Equivalent (FTE) 2019	Employee Salaries and Hourly Costs 2019	Retirement Costs 2019	Healthcare Costs 2019	Other Benefit Costs 2019	Total Estimated Personnel Compensation 2019
<b>TOTAL ALL FUNDS</b>	\$	\$	\$	\$	\$	= \$