

Council Communication

To: Mayor and Village Council

Through: Seth Lawless, Village Manager

From: Cheryl Cioffari, AICP, Director of Planning

Date: January 5, 2017

SUBJECT: TEXT AMENDMENT TO CHAPTER 30 "LAND DEVELOPMENT

REGULATIONS," ARTICLE VI "SPECIFIC USE RESTRICTIONS," DIVISION 6 "VACATION RENTALS," SECTION 30-1295(B)(2) OF

THE VILLAGE CODE

Background:

Section 30-1295(b)(2) of the Village Code of Ordinances was adopted with certain required minimum assessed values for reasons including, but not limited to, compliance with the principle of providing affordable housing. There is sufficient data and analysis supporting the policy, however the nationwide economic recession caused a portion of properties located within the Residential High (RH) and Mixed Use (MU) Future Land Use Map (FLUM) categories (whose owners have previously complied with the policy) to currently fall below the minimum required assessed values. The amount of the decreases in these assessed values was unpredictable and has therefore caused this unexpected result. Consequently, staff believes that an exception should be allowed for properties within the RH or MU FLUM categories that meet the required minimum assessed values using the Monroe County Property Appraiser 2007 values. The intent is that these properties should be allowed to qualify notwithstanding their current values. Furthermore, staff believes that this exception should continue through the 2018 property appraiser's values to provide additional time for property values to continue to rise.

At the April 11, 2016 Local Planning Agency (LPA) Meeting, the LPA recommended approval of the proposed Ordinance (Attachment A) through a 4-2 vote. At the April 28, 2016, the Village Council passed the proposed Ordinance on first reading through a 5-0 vote.

Analysis:

Ordinances 11-08 and 14-04 permitted the Village to utilize the 2007 assessed values through the 2015-2016 Vacation Rental Licensing period. According to the current regulations, each vacation rental unit must assess in excess of 600% of the median annual income for Monroe County. In 2007, the median annual income for Monroe County was \$62,500.00; therefore, each unit must assess in excess of \$375,000.00. This exemption expired September 30, 2016, which requires staff to utilize the 2015 assessed values for the 2016-2017 Vacation Rental Licensing

period. The median annual income in 2015 for Monroe County was \$70,400.00; therefore, the unit must assess in excess of \$422,400.00.

The proposed amendment would allow properties located within the RH or MU FLUM categories to apply for vacation rental licenses utilizing the 2007 values through the 2018 license period assuming that they comply with all other vacation rental regulations. This modification would apply to properties that have previously applied for and received a vacation rental license as well as those properties that are applying for the first time.

As noted previously, the Village adopted Ordinances 11-08 and 13-23 to assist property owners who had previously qualified for vacation rentals but were affected by the economic downturn. Unfortunately, the assessed values of properties have not returned to the levels prior to the economic downturn. This is due, in part, to Florida Statute 193.1556 which limits the amount assessed values can increase for non-homesteaded properties to a maximum of ten percent (10%).

For the existing licensed vacation rentals, staff compared the assessed values from 2007/2008 to the 2015 assessed values and found that of the ninety-five (95) existing vacation rental properties, only three (3) properties have returned to the pre-recession values (Attachment B)¹.

Utilizing these same properties with existing vacation rental licenses, staff compared the assessed values for 2015 to the minimum assessed value based upon the 2015 median annual income required to register a vacation rental license and found that only forty (40) of the existing ninety-five (95) would be eligible for a vacation rental license (Attachment C).

Based on the numbers above, it appears that creating an exception to allow certain properties to qualify, which previously qualified or were eligible to qualify, is justified.

Consistency with Goals, Objectives and Policies of Comprehensive Plan:

The proposed amendment would affect only a small portion of properties. These properties would continue to need to comply with all other provisions of the Comprehensive Plan and Land Development Regulations, including but not limited to Policies 1-2.4.7 and 1-2.4.8 regarding vacation rentals. The requested amendment is consistent with the Goals, Objectives and Policies of the Comprehensive Plan.

Budget Impact:

The proposed Ordinance is anticipated to have a direct budgetary impact by allowing additional vacation rental applications to be submitted and processed.

Staff Impact:

Staff impact is anticipated to be limited to processing applications for Vacation Rental Licenses.

Recommendation:

It is recommended that the Village Council pass and adopt the proposed Ordinance on second reading.

¹ The 2008 assessed values were utilized for properties that were not assessed in 2007.

ORDINANCE NO.

AN ORDINANCE OF ISLAMORADA, VILLAGE OF ISLANDS, FLORIDA, AMENDING CHAPTER 30 "LAND **REGULATIONS," DEVELOPMENT ARTICLE** "SPECIFIC RESTRICTIONS," USE DIVISION "VACATION RENTALS," SECTION 30-1295(B)(2) OF THE VILLAGE CODE TO REVISE VALUATION CRITERIA FOR VACATION RENTAL REGISTRATION; PROVIDING FOR THE REPEAL OF ALL CODE PROVISIONS AND ORDINANCES INCONSISTENT WITH THE PROVISIONS THIS **ORDINANCE**; PROVIDING SEVERABILITY; PROVIDING FOR INCLUSION IN THE CODE; PROVIDING FOR THE TRANSMITTAL OF THIS ORDINANCE TO THE STATE DEPARTMENT OF ECONOMIC OPPORTUNITY; AND PROVIDING FOR AN EFFECTIVE DATE UPON THE APPROVAL OF THIS ORDINANCE THE STATE DEPARTMENT OF \mathbf{BY} **ECONOMIC OPPORTUNITY**

WHEREAS, Islamorada, Village of Islands (the "Village") has adopted a comprehensive set of Land Development Regulations (the "LDRs") to implement the Village Comprehensive Plan (the "Comprehensive Plan"); and

WHEREAS, the Village finds it appropriate and necessary to restrict the use of residential properties for vacation rental purposes in order to preserve the character and quality of residential neighborhoods; and

WHEREAS, the Village's adopted Comprehensive Bennerovides for the continued use of some properties and the discontinuation of use of other properties, for vacation rental purposes under certain land use categories and zoning districts; and

WHEREAS, the Village desires to amend its land development regulations to implement the vacation rental provisions of the Comprehensive Plan; and

WHEREAS, the recent nationwide recession has negatively affected assessed property values in the Village which has created a projected short-term imbalance in the gap between market rate and affordable dwelling units; and

WHEREAS, due to the impact of Florida Statute 193.1556 which limits the amount assessed values can increase for non-homesteaded properties to a maximum of ten percent (10%), the assessed property values within the Village have not recovered to pre-recession values; and

WHEREAS, the Local Planning Agency has reviewed this Ordinance in accordance with the requirements of Chapter 163, Florida Statutes, and has recommended its adoption; and

WHEREAS, the provisions of this Ordinance are consistent with the Village Comprehensive Plan and the principles for guiding development in the Florida Keys Area of Critical State Concern.

NOW, THEREFORE, BE IT ORDAINED BY THE VILLAGE COUNCIL OF ISLAMORADA, VILLAGE OF ISLANDS, FLORIDA, AS FOLLOWS:

Section 1. Recitals. The above recitals are true and correct and incorporated herein by this reference.

<u>Section 2.</u> <u>Annual Registration of vacation rental uses.</u> Chapter 30 "Land Development Regulations," Article VI "Specific Use Restrictions," Division 6 "Vacation Rentals" of the Village Code is hereby amended to read as follows:

Additional text is shown as underlined;

deleted text is shown as strikethrough

* * * * *

Section 30-1295. Annual Registration of vacation rental uses.

* * * * *

(2) No new vacation rental unit in the RH and MU Future Land Use Map categories may be registered unless it is assessed by the Monroe County Property Appraiser at a value in excess of 600% of the median adjusted gross annual income for households within Monroe County. Notwithstanding the foregoing, the year 2007 Monroe County Property Appraiser assessed values shall be used through the year 2012 2018 to account for the nationwide economic recession, which caused an unpredictable decrease in values not contemplated at the time of adoption.

* * * * *

Section 2. Severability. The provisions of this Ordinance are declared to be severable and if any section, sentence, clause or phrase of this Ordinance is held to be invalid or unconstitutional, such decision shall not affect the validity of the remaining sections, sentences, clauses, and phrases of this Ordinance but they shall remain in effect, it being the legislative intent that this Ordinance shall stand notwithstanding the invalidity of any part.

Section 3. Repeal of Conflicting Provisions. The provisions of the Code and all Ordinances or parts of Ordinances in conflict with the provisions of this Ordinance are hereby repealed.

Section 4. Inclusion in the Code. It is the intention of the Village Council, and it is hereby ordained that the provisions of this Ordinance shall become a part of the Code; that the sections of this Ordinance may be renumbered or relettered to accomplish such intentions; and that the word "Ordinance" shall be changed to "Section" or other appropriate word.

Section 5. Transmittal to the Florida Department of Economic Opportunity. The provisions of this Ordinance constitute a "land development regulation" as State law defines that term. Accordingly, the Village Clerk is authorized to forward a copy of this Ordinance to the Florida Department of Economic Opportunity ("DEO") for approval pursuant to Sections 380.05(6) and (11), Florida Statutes.

Section 6. Effective Date. This Ordinance shall not be effective until approved pursuant to a final order by DEO, pursuant to Chapter 380.05, Florida Statutes; or if the final order is challenged, until the challenge to the order is resolved pursuant to Chapter 120, Florida Statutes.

The foregoing Ordinance was offered by Councilman Mike Forster, who moved its adoption on first reading. This motion was seconded by Councilman Chris Sante, and upon being put to a vote, the vote was as follows:

Mayor Deb Gillis Vice Mayor Jim Mooney Councilman Mike Forster Councilman Chris Sante Councilman Dennis Ward	YES YES YES YES YES			
PASSED on first reading this 28 th da	ay of April, 201	6.		
The foregoing Ordinance wa This motion was seconded by follows:	s offered by, and	upon being put	who moved to a vote, t	for its adoption. the vote was as
Mayor Jim Mooney Vice Mayor Chris Sante Councilman Mike Forster Councilwoman Deb Gillis Councilwoman Cheryl Meads				
PASSED AND ADOPTED on secon	nd reading this	day of		_, 2017.
ATTEST:		JIM MOONEY	, MAYOR	
KELLY TOTH, VILLAGE CLERK				

ROGET V. BRYAN, VILLAGE ATTORNEY

APPROVED AS TO FORM AND LEGALITY

ISLAMORADA, VILLAGE OF ISLANDS ONLY

FOR THE USE AND BENEFIT OF

Table 1. Comparison of 2007/2008 and 2015 Monroe County Property Appraiser Assessed Values for Licensed Vacation Rental Units

License No.	Address	Unit	RE	FLUM	2007 Value	2008 Value	2015 Value	Difference
			00397700-					
VR-021	80639 Old Highway	#304	000104	RH	\$921,375	\$869,323	\$775,735	(\$145,640)
			00092240-					
VR-023	200 Wrenn St.	#512	000348	RH	\$562,383	\$469,855	\$269,512	(\$292,871)
			00092240-					
VR-024	200 Wrenn St.	#511	000347	RH	\$562,383	\$469,855	\$269,512	(\$292,871)
			00397700-					
VR-027	80639 Old Highway	309	000109	RH	\$921,375	\$869,323	\$775,735	(\$145,640)
			00394470-					
VR-034	101 Gulfview Drive	#202A	000202	RH	\$755,000	\$625,671	\$487,292	(\$267,708)
			00394470-					
VR-049	101 Gulfview Drive	#106	000106	RH	\$755,000	\$625,671	\$502,460	(\$252,540)
			00394470-		*= -= 0 -0	*=====	*	(4-0-0-)
VR-051	101 Gulfview Drive	#311	000311	RH	\$765,960	\$707,009	\$472,637	(\$293,323)
NID 050	101 G 16 : B :	215 5	00394470-	DII	Φ714405	Φ 5.47 .005	Φ.45 7 .001	(407
VR-053	101 Gulfview Drive	215 D	000215	RH	\$714,405	\$547,885	\$457,921	(\$256,484)
VD 054	99540 O II'.1	#122	00417441-	DII	¢400,000	¢440.047	¢201 202	(\$207.507)
VR-054	88540 Overseas Highway	#133	003300	RH	\$488,900	\$440,847	\$281,303	(\$207,597)
VR-060	200 Wrenn St.	#409	00092240- 000333	RH	¢540.006	¢450 279	\$225 007	(\$222,000)
V K-000	200 Wielin St.	#409	00417442-	КП	\$549,886	\$450,278	\$225,887	(\$323,999)
VR-063	88540 Overseas Highway	#204	00417442-	RH	\$379,500	\$313,603	\$194,511	(\$184,989)
V IX-003	88540 Overseas Highway	π204	00399900-	KII	\$379,300	\$313,003	\$194,511	(\$104,909)
VR-084	82246 Overseas Highway	Unit A Upper	000000	RH	\$2,063,147	\$1,924,501	\$1,184,692	(\$878,455)
VIC-004	02240 Overseas Highway	Olit A Opper	00399900-	KII	Ψ2,003,147	ψ1,724,301	\$1,104,072	(\$676, 4 33)
VR-085	82246 Overseas Highway	Unit B Lower	000000	RH	\$2,063,147	\$1,924,501	\$1,184,692	(\$878,455)
VIC 003	02240 Overseus Highway	Cint B Lower	00399900-	KII	Ψ2,003,147	ψ1,724,301	ψ1,104,072	(ψ070, 433)
VR-086	82246 Overseas Highway	Unit C Cottage	000000	RH	\$2,063,147	\$1,924,501	\$1,184,692	(\$878,455)
.11 300	== 10 0 . orocas riigii way	2	00394470-	1111	ψ = ,000,117	+1,>= .,501	+1,10.,072	(40.0, .55)
VR-088	101 Gulfview Drive	#C312	000312	RH	\$1,049,340	\$875,193	\$597,024	(\$452,316)
. == ==			00417441-		, , ,-	, , , , , , , , ,	, ,	(, , , , , , , , , , , , , , , , , , ,
VR-095	88540 Overseas Highway	#134	003400	RH	\$488,900	\$440,847	\$281,303	(\$207,597)
	<u>S</u>		00417441-		. ,		. ,	X
VR-096	88540 Overseas Highway	#703	000300	RH	\$488,900	\$440,847	\$281,303	(\$207,597)

Table 1. Comparison of 2007/2008 and 2015 Monroe County Property Appraiser Assessed Values for Licensed Vacation Rental Units

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			00394470-					
VR-098	101 Gulfview Drive	211	000211	RH	\$755,000	\$625,671	\$483,646	(\$271,354)
			00092240-					
VR-102	200 Wrenn Street	#612	000360	RH	\$568,632	\$489,432	\$288,241	(\$280,391)
			00417442-					
VR-117	88540 Overseas Highway	#401	001900	RH	\$518,750	\$463,971	\$274,673	(\$244,077)
	00.100.01.171.1		00397700-		****	40.00		(4.4.4.4.4.
VR-124	80639 Old Highway	#306	000106	RH	\$921,375	\$869,323	\$787,212	(\$134,163)
T.TD 404	101 G 10 : D :	W0.4.4	00394470-	211	# 000 000	\$540.054	***	(4.55.200)
VR-134	101 Gulfview Drive	#214	000214	RH	\$900,000	\$648,074	\$444,791	(\$455,209)
IID 105	101 G 16 : D :	U116	00394470-	DII	фооо ооо	Φ<40.0 7 .4	\$444.701	(0.455.000)
VR-135	101 Gulfview Drive	#116	000116	RH	\$900,000	\$648,074	\$444,791	(\$455,209)
VD 170	99500 O II'.1	#407	00414510-	DII	¢415 200	¢241.017	¢205.424	(\$200.704)
VR-172	88500 Overseas Highway	#407	008500	RH	\$415,208	\$341,817	\$205,424	(\$209,784)
VD 176	101 G 16 : D:	#201A	00394470-	DII	¢1.040.240	¢975 102	¢617.767	(\$421.5 7 2)
VR-176	101 Gulfview Drive	#304A	000304	RH	\$1,049,340	\$875,193	\$617,767	(\$431,573)
VD 177	99540 O III alaman	#402	00417442-	DII	¢200 200	\$212.602	¢214.497	(\$172.012)
VR-177	88540 Overseas Highway	#403	002100	RH	\$388,300	\$313,603	\$214,487	(\$173,813)
VR-178	88540 Overseas Highway	#302	00417442- 001400	RH	\$388,300	\$212.602	¢100 511	(\$100.700)
VK-1/0	88340 Overseas Highway	#302	001400	КП	\$300,300	\$313,603	\$199,511	(\$188,789)
VR-180	88540 Overseas Highway	#404	002200	RH	\$388,300	\$313,603	\$214,487	(\$173,813)
V K-160	88340 Overseas Highway	#404	002200	КП	\$300,300	\$313,003	\$214,467	(\$175,615)
VR-182	88540 Overseas Highway	#A603	003300	RH	\$388,300	\$313,603	\$226,670	(\$161,630)
VIX-102	88340 Overseas Highway	#A003	00092240-	KII	\$366,300	\$313,003	\$220,070	(\$101,030)
VR-183	200 Wrenn Street	#405	00032240-	RH	\$443,658	\$352,391	\$207,236	(\$236,422)
VIC-103	200 Wienn Street	11-103	000327	KII	Ψ++3,030	Ψ332,371	Ψ207,230	(Ψ230, 422)
VR-185	88540 Overseas Highway	#206	001200	RH	\$488,750	\$463,971	\$253,092	(\$235,658)
VIC 103	00540 Overseus Highway	11200	00417442-	KII	ψ+00,750	Ψ+03,771	Ψ233,072	(ψ233,030)
VR-186	88540 Overseas Highway	#A103	000300	RH	\$379,500	\$298,669	\$187,330	(\$192,170)
VIC 100	00540 Overseus Highway	111103	00092240-	KII	ψ317,300	Ψ270,007	Ψ107,550	(ψ1)2,170)
VR-190	200 Wrenn St	#607	000355	RH	\$456,155	\$371,969	\$236,838	(\$219,317)
111 170	200 1110111 20	11007	00092240-	141	ψ 13 0,13 3	ψ3,1,505	\$230,030	(421),317)
VR-191	200 Wrenn St	#206	000306	RH	\$381,171	\$313,237	\$191,693	(\$189,478)
, 1, 1, 1	200 11101111111	200	00417442-	141	4231,171	4010,20 ,	4171,075	(420),170)
VR-192	88540 Overseas Highway	#122	000200	RH	\$379,500	\$298,669	\$187,330	(\$192,170)
VR-194	200 Wrenn Street	#406	00092240-	RH	\$443,658	\$352,391	\$207,336	(\$236,322)
V IN-134	200 WICHII SHEEL	π+00	00032240-	IXII	ψ++3,036	φυυ2,υ91	Ψ201,330	(\$450,544)

Table 1. Comparison of 2007/2008 and 2015 Monroe County Property Appraiser Assessed Values for Licensed Vacation Rental Units

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			000330					
			00394470-					
VR-196	101 Gulfview Drive	#207B	000207	RH	\$755,000	\$625,671	\$505,662	(\$249,338)
			00394470-					
VR-201	101 Gulfview Drive	101A	000101	RH	\$900,000	\$732,941	\$554,427	(\$345,573
			00394470-					
VR-207	101 Gulfview Drive	316	000316	RH	\$901,570	\$777,689	\$494,214	(\$407,356
			00394470-					
VR-211	101 Gulfview Drive	209 C	000209	RH	\$900,000	\$774,507	\$548,111	(\$351,889
			00394470-					
VR-213	101 Gulfview Drive	216	000216	RH	\$900,000	\$648,074	\$515,265	(\$384,735
			00417441-					
VR-218	88540 Overseas Highway	#715	001500	RH	\$488,900	\$440,847	\$281,303	(\$207,597
			00417442-					
VR-220	88540 Overseas Highway	#501	002500	RH	\$518,750	\$463,971	\$293,014	(\$225,736
			00417441-					
VR-221	88540 Overseas Highway	#702	000200	RH	\$488,900	\$440,847	\$281,303	(\$207,597
			00414510-					
VR-222	88500 Overseas Highway	108	000200	RH	\$387,550	\$360,536	\$205,424	(\$182,126
T.D. 22.5	101 G 10 : 5 :	5444	00394470-	2.1	# 000 000	\$540.074	***	(A 1 7 7 0 0 0
VR-225	101 GulfviewDrive	D 114	000114	RH	\$900,000	\$648,074	\$444,791	(\$455,209
T.ID. 220	20742.0	50.	00417441-	2.1	# 400 000	* 4 4 0 0 4 7	#201.202	(#202 5 0
VR-229	88540 Overseas Highway	705	000500	RH	\$488,900	\$440,847	\$281,303	(\$207,597
VD 221	140 A 11	2.4	00414991-	DII	¢0.40.027	¢015 013	¢262.021	(\$495.00 <u>/</u>
VR-231	140 Aregood Lane	3A	000500	RH	\$848,927	\$815,912	\$362,931	(\$485,996
VD 222	99540 O II'.1	704	00417441- 000400	DII	¢400 000	¢440.047	¢201.202	(\$207.505)
VR-232	88540 Overseas Highway	704	000400	RH	\$488,900	\$440,847	\$281,303	(\$207,597
VR-233	88540 Overseas Highway	112	00417441-	RH	\$463,992	\$440,847	\$222,847	(\$241.146
VK-233	88340 Overseas Fighway	112	001200	КП	\$403,992	\$440,647	\$222,847	(\$241,145
VR-243	88540 Overseas Hwy	#11	00417441-	RH	\$499,000	\$440,847	\$291.202	(\$207.50
VK-243	88340 Overseas Hwy	#11	00394470-	КП	\$488,900	\$440,647	\$281,303	(\$207,597
VR-245	101 Gulfview Drive	110 C	000110	RH	\$755,000	\$625,671	\$456,781	(\$298,219
VIX-243	101 Guilview Dilve	110 C	000110	KII	\$755,000	\$023,071	\$450,761	(\$290,21)
VR-246	200 Wrenn Street	309	00092240-	RH	\$518,642	\$430,700	\$213,154	(\$305,48
v IX-240	200 Wienn Street	307	000321	KI1	φ310,042	φ430,700	φ213,134	(φυυυ,460
VR_2/18	885/0 Overseas Highway	504		рц	\$388 300	\$313 603	\$220,062	(\$158,338
VR-248	88540 Overseas Highway	504	002800	RH	\$388,300	\$313,603	\$229,962	(\$158,3

Table 1. Comparison of 2007/2008 and 2015 Monroe County Property Appraiser Assessed Values for Licensed Vacation Rental Units

LICCIISCA V	acation rental offic	.5						
VR-249	200 Wrenn Stree	507	00092240- 000343	RH	\$449,906	\$362,180	\$236,838	(\$213,068)
VIX-247	200 Wienn Stree	307	00417442-	KII	\$449,500	\$302,100	\$230,636	(\$213,000)
VR-250	88540 Overseas Highway	A 106	000417442-	RH	\$488,750	\$441,877	\$248,092	(\$240,658)
VR-058	129 Anglers Way		0094190-000129	MU	-	\$473,590	\$322,615	(\$150,975)
			00094190-					
VR-097	140 Anglers Way		000140	MU	-	\$720,379	\$546,589	(\$173,790)
			00399300-					
VR-100	81912 Overseas Highway		000000	MU	\$1,965,995	\$1,915,178	\$1,062,716	(\$903,279)
			00094190-					
VR-136	120 Anglers Way		000120	MU	-	\$464,080	\$361,375	(\$102,705)
			00094190-					
VR-148	148 Anglers Way		000148	MU	-	\$660,742	\$539,514	(\$121,228)
			00400800-					
VR-149	125 Carroll Street	Beach House	000000	MU	\$3,699,622	\$2,992,069	\$2,581,917	(\$1,117,705)
			00400800-					
VR-150	125 Carroll Street	#O1	000000	MU	\$3,699,622	\$2,992,069	\$2,581,917	(\$1,117,705)
			00400800-					
VR-151	125 Carroll Street	#O2	000000	MU	\$3,699,622	\$2,992,069	\$2,581,917	(\$1,117,705)
			00400730-					
VR-152	117 Carroll Street	#F2	000000	MU	\$3,699,622	\$2,992,069	\$2,581,917	(\$1,117,705)
			00400730-					
VR-153	117 Carroll Street	#F1	000000	MU	\$3,699,622	\$2,992,069	\$2,581,917	(\$1,117,705)
			00400730-					
VR-154	117 Carroll Street	#A2	000000	MU	\$3,699,622	\$2,992,069	\$2,581,917	(\$1,117,705)
			00094190-					
VR-163	121 Anglers Way		000121	MU	-	\$464,410	\$339,200	(\$125,210)
			00094190-					
VR-165	110 Anglers Way		000110	MU	-	\$600,630	\$373,995	(\$226,635)
			00094190-					
VR-166	124 Anglers Way		000124	MU	-	\$710,324	\$505,791	(\$204,533)
VD 167	116 A 1 W		00094190-	MI		ф.co2.oo.4	Ф440. 22 0	(0155.755)
VR-167	116 Anglers Way		000116	MU	-	\$603,984	\$448,229	(\$155,755)
VD 170	111 4 1 ***		00094190-	247		Φ5.40.110	#410.002	(0104.000)
VR-170	111 Anglers Way		000111	MU	-	\$543,112	\$419,083	(\$124,029)
VD 172	100 Analone Wee		00094190-	МП		¢515 070	¢200 514	(\$126.259)
VR-173	109 Anglers Way		000109	MU	-	\$515,872	\$389,514	(\$126,358)

Table 1. Comparison of 2007/2008 and 2015 Monroe County Property Appraiser Assessed Values for Licensed Vacation Rental Units

			00093920-					
VR-195	84371 Overseas Highway		000101	MU	\$484,866	\$409,418	\$314,500	(\$170,366)
L/D 210	146 4 1 30		00094190-	MI		Φ41 7 .560	Φ401 40 0	Φ.C2. 0.4 2
VR-210	146 Anglers Way		000212	MU	-	\$417,560	\$481,402	\$63,842
VR-212	107 Anglers Way		00094190- 000107	MU		\$565,050	\$400,082	(\$164.069)
V K-212	107 Aligiers way		000107	MU	-	\$303,030	\$400,082	(\$164,968)
VR-215	115 Anglers Way		00034130-	MU	_	\$541,371	\$409,124	(\$132,247)
VIC 213	Tro Tingleto Way		00094190-	1110		ψ5 11,571	φ105,121	(\$152,217)
VR-216	131 Anglers Way		000131	MU	-	\$524,978	\$392,648	(\$132,330)
	<u> </u>		00094190-					
VR-217	130 Anglers Way		000130	MU	-	\$468,337	\$409,851	(\$58,486)
			00094190-					
VR-224	106 Anglers Way		000106	MU	-	\$544,860	\$411,822	(\$133,038)
			00094190-					
VR-226	147 Anglers Way		000147	MU	-	\$417,560	\$566,803	\$149,243
VR-227	114 Anglers Way		0094190-000114	MU	-	\$546,337	\$375,434	(\$170,903)
			00094190-					
VR-228	134 Anglers Way		000134	MU	-	\$486,763	\$418,163	(\$68,600)
			00415210-					
VR-235	87429 Old Highway		000000	MU	\$1,384,653	\$1,467,894	\$1,177,495	(\$207,158)
VD 226	07420 0111111		00415210-	3.67.7	Ø1 204 652	Φ1 4 <i>6</i> 7 00 4	Φ1 177 405	(Φ 207 150)
VR-236	87429 Old Highway		000000	MU	\$1,384,653	\$1,467,894	\$1,177,495	(\$207,158)
VR-237	119 Anglers Way		00094190- 000119	MU		\$467,681	\$314,755	(\$152,926)
V K-237	119 Aligiels way		000119	MU	-	\$407,081	\$314,733	(\$132,920)
VR-238	125 Anglers Way		00034130-	MU	_	\$668,478	\$411,692	(\$256,786)
111 250	125 Tinglets Way		00094190-	1110		Ψοσο, 17 σ	ψ.111,052	(4220,700)
VR-239	126 Anglers Way		000126	MU	-	\$667,285	\$418,596	(\$248,689)
	2 7		00094190-			. ,		· · · · · · · · · · · · · · · · · · ·
VR-240	128 Anglers Way		000128	MU	-	\$566,394	\$346,629	(\$219,765)
			00094190-					
VR-241	136 Anglers Way		000136	MU	-	\$574,899	\$357,753	(\$217,146)
			00396320-					
VR-247	76777 Overseas Hwy	7	001070	MU	\$418,483	\$311,613	\$138,124	(\$280,359)
VD 255	110 4 1 1		00094190-	2.077		Φ 7.1.4.6 0.1	Ф226 210	(0170 402)
VR-255	112 Anglers Way		000112	MU	-	\$514,621	\$336,219	(\$178,402)

Table 1. Comparison of 2007/2008 and 2015 Monroe County Property Appraiser Assessed Values for Licensed Vacation Rental Units

LID 256	101 G 16 ' D '	104	00394470-	DII	ф	000 000	Φ	774 507	Φ.	554 405	<i>(</i> d	20.45.550
VR-256	101 Gulfview Drive	104	000104	RH	\$	900,000	\$	774,507	\$	554,427	(\$	345,573)
			00094190-									
VR-258	117 Anglers Way		000117	MU		-	\$	241,280	\$	317,847	\$	76,567
			00394470-									
VR-260	101 Gulfview Drive	B-108	000108	RH	\$	900,000	\$	774,507	\$	517,132	(\$	382,868)

Table 2. Comparison of 2015 Assessed Value to Minimum Value Required Based on 2015 Monroe

County Median Annual Income

,	TI / (III dai III come						
License No.	Address	Unit	RE	FLUM	2015 Value	Min Value	Difference
VR-021	80639 Old Highway	#304	00397700-000104	RH	\$775,735	\$422,400	\$353,335
VR-023	200 Wrenn St.	#512	00092240-000348	RH	\$269,512	\$422,400	(\$152,888)
VR-024	200 Wrenn St.	#511	00092240-000347	RH	\$269,512	\$422,400	(\$152,888)
VR-027	80639 Old Highway	309	00397700-000109	RH	\$775,735	\$422,400	\$353,335
VR-034	101 Gulfview Drive	#202A	00394470-000202	RH	\$487,292	\$422,400	\$64,892
VR-049	101 Gulfview Drive	#106	00394470-000106	RH	\$502,460	\$422,400	\$80,060
VR-051	101 Gulfview Drive	#311	00394470-000311	RH	\$472,637	\$422,400	\$50,237
VR-053	101 Gulfview Drive	215 D	00394470-000215	RH	\$457,921	\$422,400	\$35,521
VR-054	88540 Overseas Highway	#133	00417441-003300	RH	\$281,303	\$422,400	(\$141,097)
VR-060	200 Wrenn St.	#409	00092240-000333	RH	\$225,887	\$422,400	(\$196,513)
VR-063	88540 Overseas Highway	#204	00417442-001000	RH	\$194,511	\$422,400	(\$227,889)
VR-084	82246 Overseas Highway	Unit A Upper	00399900-000000	RH	\$1,184,692	\$422,400	\$762,292
VR-085	82246 Overseas Highway	Unit B Lower	00399900-000000	RH	\$1,184,692	\$422,400	\$762,292
VR-086	82246 Overseas Highway	Unit C Cottage	00399900-000000	RH	\$1,184,692	\$422,400	\$762,292
VR-088	101 Gulfview Drive	#C312	00394470-000312	RH	\$597,024	\$422,400	\$174,624
VR-095	88540 Overseas Highway	#134	00417441-003400	RH	\$281,303	\$422,400	(\$141,097)
VR-096	88540 Overseas Highway	#703	00417441-000300	RH	\$281,303	\$422,400	(\$141,097)
VR-098	101 Gulfview Drive	211	00394470-000211	RH	\$483,646	\$422,400	\$61,246
VR-102	200 Wrenn Street	#612	00092240-000360	RH	\$288,241	\$422,400	(\$134,159)
VR-117	88540 Overseas Highway	#401	00417442-001900	RH	\$274,673	\$422,400	(\$147,727)
VR-124	80639 Old Highway	#306	00397700-000106	RH	\$787,212	\$422,400	\$364,812
VR-134	101 Gulfview Drive	#214	00394470-000214	RH	\$444,791	\$422,400	\$22,391
VR-135	101 Gulfview Drive	#116	00394470-000116	RH	\$444,791	\$422,400	\$22,391
VR-172	88500 Overseas Highway	#407	00414510-008500	RH	\$205,424	\$422,400	(\$216,976)
VR-176	101 Gulfview Drive	#304A	00394470-000304	RH	\$617,767	\$422,400	\$195,367
VR-177	88540 Overseas Highway	#403	00417442-002100	RH	\$214,487	\$422,400	(\$207,913)

Table 2. Comparison of 2015 Assessed Value to Minimum Value Required Based on 2015 Monroe

County Median Annual Income

VR-180 88540 Overseas Highway #404 00417442-002200 RH \$214,487 \$422,400 \$(\$207,91) VR-182 88540 Overseas Highway #A603 00417442-003300 RH \$226,670 \$422,400 \$(\$195,73) VR-183 200 Wrenn Street #405 00092240-000329 RH \$207,236 \$422,400 \$(\$169,30) VR-186 88540 Overseas Highway #206 00417442-001200 RH \$253,002 \$422,400 \$(\$169,30) VR-186 88540 Overseas Highway #A103 00417442-000300 RH \$187,330 \$422,400 \$235,07 VR-190 200 Wrenn St #206 00092240-000355 RH \$236,838 \$422,400 \$285,07 VR-191 200 Wrenn St #206 00092240-000306 RH \$191,693 \$422,400 \$235,07 VR-192 88540 Overseas Highway #122 00417442-000200 RH \$187,330 \$422,400 \$235,07 VR-194 200 Wrenn Street #406 00092240-000330 RH \$207,336	County Modia	in 7 tilliaan in loonio		1		1		
VR-182 88540 Overseas Highway #A603 00417442-003300 RH \$226,670 \$422,400 (\$195,73 VR-183 200 Wrenn Street #405 00092240-000329 RH \$207,236 \$422,400 (\$215,16 VR-185 88540 Overseas Highway #206 00417442-001200 RH \$253,092 \$422,400 (\$169,30 VR-186 88540 Overseas Highway #607 00092240-000355 RH \$187,330 \$422,400 (\$235,07 VR-190 200 Wrenn St #607 00092240-000355 RH \$236,838 \$422,400 (\$235,07 VR-191 200 Wrenn St #206 00092240-000366 RH \$116,693 \$422,400 (\$235,07 VR-192 88540 Overseas Highway #122 00417442-000200 RH \$187,330 \$422,400 (\$235,07 VR-194 200 Wrenn Street #406 00092240-000330 RH \$207,336 \$422,400 \$83,20 VR-196 101 Gulfview Drive #207B 00394470-000207 RH \$505,662 \$422,4	VR-178	88540 Overseas Highway	#302	00417442-001400	RH	\$199,511	\$422,400	(\$222,889)
VR-183 200 Wrenn Street #405 00092240-000329 RH \$207,236 \$422,400 (\$215,16 VR-185 88540 Overseas Highway #206 00417442-001200 RH \$253,092 \$422,400 (\$169,30 VR-186 88540 Overseas Highway #A103 00417442-000300 RH \$187,330 \$422,400 (\$235,07 VR-190 200 Wrenn St #607 00092240-000355 RH \$236,838 \$422,400 (\$235,07 VR-191 200 Wrenn St #206 00092240-000306 RH \$191,693 \$422,400 (\$235,07 VR-192 88540 Overseas Highway #122 00417442-000200 RH \$187,330 \$422,400 (\$235,07 VR-194 200 Wrenn Street #406 00092240-000330 RH \$207,336 \$422,400 (\$235,07 VR-196 101 Gulfview Drive #207B 00394470-000207 RH \$505,662 \$422,400 \$83,20 VR-201 101 Gulfview Drive 316 00394470-000216 RH \$494,214 \$422,400 <td>VR-180</td> <td>88540 Overseas Highway</td> <td>#404</td> <td>00417442-002200</td> <td>RH</td> <td>\$214,487</td> <td>\$422,400</td> <td>(\$207,913)</td>	VR-180	88540 Overseas Highway	#404	00417442-002200	RH	\$214,487	\$422,400	(\$207,913)
VR-185 88540 Overseas Highway #206 00417442-001200 RH \$253,092 \$422,400 (\$169,30) VR-186 88540 Overseas Highway #A103 00417442-000300 RH \$187,330 \$422,400 (\$235,07) VR-190 200 Wrenn St #607 00092240-000355 RH \$236,838 \$422,400 (\$230,70) VR-191 200 Wrenn St #206 00092240-000306 RH \$191,693 \$422,400 \$230,70 VR-192 88540 Overseas Highway #122 00417442-000200 RH \$187,330 \$422,400 \$235,07 VR-194 200 Wrenn Street #406 00092240-000330 RH \$207,336 \$422,400 \$235,07 VR-196 101 Gulfview Drive #207B 00394470-000207 RH \$505,662 \$422,400 \$83,20 VR-201 101 Gulfview Drive 207 101 Gulfview Drive 316 00394470-000207 RH \$554,427 \$422,400 \$122,00 VR-207 101 Gulfview Drive 209 C 0394470-000216 <td< td=""><td>VR-182</td><td>88540 Overseas Highway</td><td>#A603</td><td>00417442-003300</td><td>RH</td><td>\$226,670</td><td>\$422,400</td><td>(\$195,730)</td></td<>	VR-182	88540 Overseas Highway	#A603	00417442-003300	RH	\$226,670	\$422,400	(\$195,730)
VR-186 88540 Overseas Highway #A103 00417442-000300 RH \$187,330 \$422,400 \$235,07 VR-190 200 Wrenn St #607 00092240-000355 RH \$236,838 \$422,400 \$185,56 VR-191 200 Wrenn St #206 00092240-000306 RH \$191,693 \$422,400 \$230,70 VR-192 88540 Overseas Highway #122 00417442-000200 RH \$187,330 \$422,400 \$235,07 VR-194 200 Wrenn Street #406 00092240-000330 RH \$207,336 \$422,400 \$235,07 VR-196 101 Gulfview Drive #207B 00394470-000207 RH \$505,662 \$422,400 \$83,20 VR-201 101 Gulfview Drive 316 00394470-000316 RH \$494,214 \$422,400 \$120,00 VR-217 101 Gulfview Drive 216 00394470-000216 RH \$548,111 \$422,400 \$125,71 VR-213 101 Gulfview Drive 216 00394470-000216 RH \$515,265 \$422,400	VR-183	200 Wrenn Street	#405	00092240-000329	RH	\$207,236	\$422,400	(\$215,164)
VR-190	VR-185	88540 Overseas Highway	#206	00417442-001200	RH	\$253,092	\$422,400	(\$169,308)
VR-191 200 Wrenn St #206 00092240-000306 RH \$191,693 \$422,400 \$230,70 VR-192 88540 Overseas Highway #122 00417442-000200 RH \$187,330 \$422,400 \$235,07 VR-194 200 Wrenn Street #406 00092240-000330 RH \$207,336 \$422,400 \$83,20 VR-196 101 Gulfview Drive #207B 00394470-000207 RH \$505,662 \$422,400 \$83,20 VR-201 101 Gulfview Drive 101A 00394470-000101 RH \$554,427 \$422,400 \$132,02 VR-207 101 Gulfview Drive 316 00394470-000316 RH \$494,214 \$422,400 \$125,71 VR-211 101 Gulfview Drive 209 C 00394470-000209 RH \$548,111 \$422,400 \$125,71 VR-213 101 Gulfview Drive 216 00394470-000216 RH \$515,265 \$422,400 \$92,80 VR-218 88540 Overseas Highway #715 00417441-001500 RH \$281,303 \$422,400	VR-186	88540 Overseas Highway	#A103	00417442-000300	RH	\$187,330	\$422,400	(\$235,070)
VR-192 88540 Overseas Highway #122 00417442-000200 RH \$187,330 \$422,400 (\$235,07) VR-194 200 Wrenn Street #406 00092240-000330 RH \$207,336 \$422,400 (\$215,06) VR-196 101 Gulfview Drive #207B 00394470-000207 RH \$505,662 \$422,400 \$83,20 VR-201 101 Gulfview Drive 101A 00394470-000101 RH \$554,427 \$422,400 \$132,03 VR-207 101 Gulfview Drive 209 C 00394470-000209 RH \$548,111 \$422,400 \$125,71 VR-211 101 Gulfview Drive 216 00394470-000216 RH \$515,265 \$422,400 \$92,80 VR-213 101 Gulfview Drive 216 00394470-000216 RH \$515,265 \$422,400 \$92,80 VR-218 88540 Overseas Highway #715 00417441-001500 RH \$281,303 \$422,400 \$141,09 VR-220 88540 Overseas Highway #702 00417441-000200 RH \$281,303 \$42	VR-190	200 Wrenn St	#607	00092240-000355	RH	\$236,838	\$422,400	(\$185,562)
VR-194 200 Wrenn Street #406 00092240-000330 RH \$207,336 \$422,400 \$215,06 VR-196 101 Gulfview Drive #207B 00394470-000207 RH \$505,662 \$422,400 \$83,26 VR-201 101 Gulfview Drive 101A 00394470-000101 RH \$554,427 \$422,400 \$132,02 VR-207 101 Gulfview Drive 316 00394470-000209 RH \$494,214 \$422,400 \$71,81 VR-211 101 Gulfview Drive 209 C 00394470-000209 RH \$548,111 \$422,400 \$125,71 VR-213 101 Gulfview Drive 216 00394470-000216 RH \$515,265 \$422,400 \$92,80 VR-218 88540 Overseas Highway #715 00417441-001500 RH \$281,303 \$422,400 \$92,80 VR-220 88540 Overseas Highway #501 00417442-002500 RH \$293,014 \$422,400 \$141,09 VR-221 88540 Overseas Highway #702 00417441-000200 RH \$281,303 \$422,400	VR-191	200 Wrenn St	#206	00092240-000306	RH	\$191,693	\$422,400	(\$230,707)
VR-196 101 Gulfview Drive #207B 00394470-000207 RH \$505,662 \$422,400 \$83,20 VR-201 101 Gulfview Drive 101A 00394470-000101 RH \$554,427 \$422,400 \$132,00 VR-207 101 Gulfview Drive 316 00394470-000216 RH \$494,214 \$422,400 \$71,81 VR-211 101 Gulfview Drive 209 C 00394470-000209 RH \$548,111 \$422,400 \$125,71 VR-213 101 Gulfview Drive 216 00394470-000216 RH \$515,265 \$422,400 \$92,86 VR-218 88540 Overseas Highway #715 00417441-001500 RH \$281,303 \$422,400 \$141,09 VR-220 88540 Overseas Highway #501 00417442-002500 RH \$293,014 \$422,400 \$129,38 VR-221 88540 Overseas Highway #702 00417441-000200 RH \$281,303 \$422,400 \$214,09 VR-222 88540 Overseas Highway 108 00414510-000200 RH \$205,424 \$4	VR-192	88540 Overseas Highway	#122	00417442-000200	RH	\$187,330	\$422,400	(\$235,070)
VR-201 101 Gulfview Drive 101A 00394470-000101 RH \$554,427 \$422,400 \$132,00 VR-207 101 Gulfview Drive 316 00394470-000316 RH \$494,214 \$422,400 \$71,81 VR-211 101 Gulfview Drive 209 C 00394470-000209 RH \$548,111 \$422,400 \$125,71 VR-213 101 Gulfview Drive 216 00394470-000216 RH \$515,265 \$422,400 \$92,86 VR-218 88540 Overseas Highway #715 00417441-001500 RH \$281,303 \$422,400 (\$141,09 VR-220 88540 Overseas Highway #501 00417442-002500 RH \$293,014 \$422,400 (\$129,38 VR-221 88540 Overseas Highway #702 00417441-000200 RH \$281,303 \$422,400 (\$141,09 VR-222 88500 Overseas Highway 108 00414510-000200 RH \$205,424 \$422,400 (\$216,97 VR-225 101 Gulfview Drive D 114 00394470-000114 RH \$444,791 <	VR-194	200 Wrenn Street	#406	00092240-000330	RH	\$207,336	\$422,400	(\$215,064)
VR-207 101 Gulfview Drive 316 00394470-000316 RH \$494,214 \$422,400 \$71,81 VR-211 101 Gulfview Drive 209 C 00394470-000209 RH \$548,111 \$422,400 \$125,71 VR-213 101 Gulfview Drive 216 00394470-000216 RH \$515,265 \$422,400 \$92,86 VR-218 88540 Overseas Highway #715 00417441-001500 RH \$281,303 \$422,400 \$141,09 VR-220 88540 Overseas Highway #501 00417442-002500 RH \$293,014 \$422,400 \$141,09 VR-221 88540 Overseas Highway #702 00417441-000200 RH \$281,303 \$422,400 \$216,97 VR-222 88500 Overseas Highway 108 00414510-000200 RH \$205,424 \$422,400 \$216,97 VR-225 101 GulfviewDrive D 114 00394470-000114 RH \$444,791 \$422,400 \$22,39 VR-229 88540 Overseas Highway 705 00417441-000500 RH \$362,931	VR-196	101 Gulfview Drive	#207B	00394470-000207	RH	\$505,662	\$422,400	\$83,262
VR-211 101 Gulfview Drive 209 C 00394470-000209 RH \$548,111 \$422,400 \$125,71 VR-213 101 Gulfview Drive 216 00394470-000216 RH \$515,265 \$422,400 \$92,86 VR-218 88540 Overseas Highway #715 00417441-001500 RH \$281,303 \$422,400 (\$141,09 VR-220 88540 Overseas Highway #501 00417442-002500 RH \$293,014 \$422,400 (\$129,38 VR-221 88540 Overseas Highway #702 00417441-000200 RH \$281,303 \$422,400 (\$141,09 VR-222 88500 Overseas Highway 108 00414510-000200 RH \$205,424 \$422,400 (\$216,97 VR-225 101 GulfviewDrive D 114 00394470-000114 RH \$444,791 \$422,400 \$22,35 VR-229 88540 Overseas Highway 705 00417441-000500 RH \$281,303 \$422,400 (\$141,09 VR-231 140 Aregood Lane 3A 00413431-000500 RH \$362,931 <	VR-201	101 Gulfview Drive	101A	00394470-000101	RH	\$554,427	\$422,400	\$132,027
VR-213 101 Gulfview Drive 216 00394470-000216 RH \$515,265 \$422,400 \$92,86 VR-218 88540 Overseas Highway #715 00417441-001500 RH \$281,303 \$422,400 (\$141,09 VR-220 88540 Overseas Highway #501 00417442-002500 RH \$293,014 \$422,400 (\$129,38 VR-221 88540 Overseas Highway #702 00417441-000200 RH \$281,303 \$422,400 (\$141,09 VR-222 88500 Overseas Highway 108 00414510-000200 RH \$205,424 \$422,400 (\$216,97 VR-225 101 GulfviewDrive D 114 00394470-000114 RH \$444,791 \$422,400 \$22,33 VR-229 88540 Overseas Highway 705 00417441-000500 RH \$281,303 \$422,400 (\$141,09 VR-231 140 Aregood Lane 3A 00414331-000500 RH \$362,931 \$422,400 (\$59,46 VR-232 88540 Overseas Highway 704 00417441-001000 RH \$221,303	VR-207	101 Gulfview Drive	316	00394470-000316	RH	\$494,214	\$422,400	\$71,814
VR-218 88540 Overseas Highway #715 00417441-001500 RH \$281,303 \$422,400 (\$141,09 VR-220 88540 Overseas Highway #501 00417442-002500 RH \$293,014 \$422,400 (\$129,38 VR-221 88540 Overseas Highway #702 00417441-000200 RH \$281,303 \$422,400 (\$141,09 VR-222 88500 Overseas Highway 108 00414510-000200 RH \$205,424 \$422,400 (\$216,97 VR-225 101 GulfviewDrive D 114 00394470-000114 RH \$444,791 \$422,400 \$22,39 VR-229 88540 Overseas Highway 705 00417441-000500 RH \$281,303 \$422,400 (\$141,09 VR-231 140 Aregood Lane 3A 00414331-000500 RH \$362,931 \$422,400 (\$59,46 VR-232 88540 Overseas Highway 704 00417441-000400 RH \$281,303 \$422,400 (\$141,09 VR-243 88540 Overseas Hwy #11 00417441-001100 RH \$222,847	VR-211	101 Gulfview Drive	209 C	00394470-000209	RH	\$548,111	\$422,400	\$125,711
VR-220 88540 Overseas Highway #501 00417442-002500 RH \$293,014 \$422,400 (\$129,38 VR-221 88540 Overseas Highway #702 00417441-000200 RH \$281,303 \$422,400 (\$141,09 VR-222 88500 Overseas Highway 108 00414510-000200 RH \$205,424 \$422,400 (\$216,97 VR-225 101 GulfviewDrive D 114 00394470-000114 RH \$444,791 \$422,400 \$22,39 VR-229 88540 Overseas Highway 705 00417441-000500 RH \$281,303 \$422,400 (\$141,09 VR-231 140 Aregood Lane 3A 00414331-000500 RH \$362,931 \$422,400 (\$59,46 VR-232 88540 Overseas Highway 704 00417441-000400 RH \$281,303 \$422,400 (\$141,09 VR-233 88540 Overseas Highway 112 00417441-001200 RH \$222,847 \$422,400 (\$199,55 VR-243 88540 Overseas Hwy #11 00417441-001100 RH \$281,303	VR-213	101 Gulfview Drive	216	00394470-000216	RH	\$515,265	\$422,400	\$92,865
VR-221 88540 Overseas Highway #702 00417441-000200 RH \$281,303 \$422,400 (\$141,09) VR-222 88500 Overseas Highway 108 00414510-000200 RH \$205,424 \$422,400 (\$216,97) VR-225 101 GulfviewDrive D 114 00394470-000114 RH \$444,791 \$422,400 \$22,39 VR-229 88540 Overseas Highway 705 00417441-000500 RH \$281,303 \$422,400 (\$141,09) VR-231 140 Aregood Lane 3A 00417431-000500 RH \$362,931 \$422,400 (\$59,46) VR-232 88540 Overseas Highway 704 00417441-000400 RH \$281,303 \$422,400 (\$141,09) VR-233 88540 Overseas Highway 112 00417441-001200 RH \$222,847 \$422,400 (\$199,55) VR-243 88540 Overseas Hwy #11 00417441-001100 RH \$281,303 \$422,400 (\$141,09) VR-245 101 Gulfview Drive 110 C 00394470-000110 RH \$456,781	VR-218	88540 Overseas Highway	#715	00417441-001500	RH	\$281,303	\$422,400	(\$141,097)
VR-222 88500 Overseas Highway 108 00414510-000200 RH \$205,424 \$422,400 (\$216,97 VR-225 101 GulfviewDrive D 114 00394470-000114 RH \$444,791 \$422,400 \$22,39 VR-229 88540 Overseas Highway 705 00417441-000500 RH \$281,303 \$422,400 (\$141,09 VR-231 140 Aregood Lane 3A 00414331-000500 RH \$362,931 \$422,400 (\$59,46 VR-232 88540 Overseas Highway 704 00417441-000400 RH \$281,303 \$422,400 (\$141,09 VR-233 88540 Overseas Highway 112 00417441-001200 RH \$222,847 \$422,400 (\$199,55 VR-243 88540 Overseas Hwy #11 00417441-001100 RH \$281,303 \$422,400 (\$141,09 VR-245 101 Gulfview Drive 110 C 00394470-000110 RH \$456,781 \$422,400 \$34,38	VR-220	88540 Overseas Highway	#501	00417442-002500	RH	\$293,014	\$422,400	(\$129,386)
VR-225 101 GulfviewDrive D 114 00394470-000114 RH \$444,791 \$422,400 \$22,39 VR-229 88540 Overseas Highway 705 00417441-000500 RH \$281,303 \$422,400 (\$141,09 VR-231 140 Aregood Lane 3A 00414331-000500 RH \$362,931 \$422,400 (\$59,46 VR-232 88540 Overseas Highway 704 00417441-000400 RH \$281,303 \$422,400 (\$141,09 VR-233 88540 Overseas Highway 112 00417441-001200 RH \$222,847 \$422,400 (\$199,55 VR-243 88540 Overseas Hwy #11 00417441-001100 RH \$281,303 \$422,400 (\$141,09 VR-245 101 Gulfview Drive 110 C 00394470-000110 RH \$456,781 \$422,400 \$34,38	VR-221	88540 Overseas Highway	#702	00417441-000200	RH	\$281,303	\$422,400	(\$141,097)
VR-229 88540 Overseas Highway 705 00417441-000500 RH \$281,303 \$422,400 (\$141,09 VR-231 140 Aregood Lane 3A 00414331-000500 RH \$362,931 \$422,400 (\$59,46 VR-232 88540 Overseas Highway 704 00417441-000400 RH \$281,303 \$422,400 (\$141,09 VR-233 88540 Overseas Highway 112 00417441-001200 RH \$222,847 \$422,400 (\$199,55 VR-243 88540 Overseas Hwy #11 00417441-001100 RH \$281,303 \$422,400 (\$141,09 VR-245 101 Gulfview Drive 110 C 00394470-000110 RH \$456,781 \$422,400 \$34,38	VR-222	88500 Overseas Highway	108	00414510-000200	RH	\$205,424	\$422,400	(\$216,976)
VR-231 140 Aregood Lane 3A 00414331-000500 RH \$362,931 \$422,400 (\$59,46 VR-232 88540 Overseas Highway 704 00417441-000400 RH \$281,303 \$422,400 (\$141,09 VR-233 88540 Overseas Highway 112 00417441-001200 RH \$222,847 \$422,400 (\$199,55 VR-243 88540 Overseas Hwy #11 00417441-001100 RH \$281,303 \$422,400 (\$141,09 VR-245 101 Gulfview Drive 110 C 00394470-000110 RH \$456,781 \$422,400 \$34,38	VR-225	101 GulfviewDrive	D 114	00394470-000114	RH	\$444,791	\$422,400	\$22,391
VR-232 88540 Overseas Highway 704 00417441-000400 RH \$281,303 \$422,400 (\$141,09 VR-233 88540 Overseas Highway 112 00417441-001200 RH \$222,847 \$422,400 (\$199,55 VR-243 88540 Overseas Hwy #11 00417441-001100 RH \$281,303 \$422,400 (\$141,09 VR-245 101 Gulfview Drive 110 C 00394470-000110 RH \$456,781 \$422,400 \$34,38	VR-229	88540 Overseas Highway	705	00417441-000500	RH	\$281,303	\$422,400	(\$141,097)
VR-233 88540 Overseas Highway 112 00417441-001200 RH \$222,847 \$422,400 (\$199,55 VR-243 88540 Overseas Hwy #11 00417441-001100 RH \$281,303 \$422,400 (\$141,09 VR-245 101 Gulfview Drive 110 C 00394470-000110 RH \$456,781 \$422,400 \$34,38	VR-231	140 Aregood Lane	3A	00414331-000500	RH	\$362,931	\$422,400	(\$59,469)
VR-243 88540 Overseas Hwy #11 00417441-001100 RH \$281,303 \$422,400 (\$141,09) VR-245 101 Gulfview Drive 110 C 00394470-000110 RH \$456,781 \$422,400 \$34,38	VR-232	88540 Overseas Highway	704	00417441-000400	RH	\$281,303	\$422,400	(\$141,097)
VR-245 101 Gulfview Drive 110 C 00394470-000110 RH \$456,781 \$422,400 \$34,38	VR-233	88540 Overseas Highway	112	00417441-001200	RH	\$222,847	\$422,400	(\$199,553)
	VR-243	88540 Overseas Hwy	#11	00417441-001100	RH	\$281,303	\$422,400	(\$141,097)
VR-246 200 Wrenn Street 309 00092240-000321 RH \$213,154 \$422,400 (\$209,24	VR-245	101 Gulfview Drive	110 C	00394470-000110	RH	\$456,781	\$422,400	\$34,381
	VR-246	200 Wrenn Street	309	00092240-000321	RH	\$213,154	\$422,400	(\$209,246)
VR-248 88540 Overseas Highway 504 00417442-000000 RH \$229,962 \$422,400 (\$192,43	VR-248	88540 Overseas Highway	504	00417442-000000	RH	\$229,962	\$422,400	(\$192,438)

Table 2. Comparison of 2015 Assessed Value to Minimum Value Required Based on 2015 Monroe

County Median Annual Income

VR-250 88540 Overseas Highway A 106 00417442-000600 RH \$248,092 \$422,400 (\$174,308) VR-058 129 Anglers Way 0094190-000129 MU \$322,615 \$422,400 \$599,785 VR-097 140 Anglers Way 00094190-000104 MU \$546,589 \$422,400 \$124,188 VR-100 81912 Overseas Highway 00399300-000000 MU \$1,062,716 \$422,400 \$640,316 VR-136 120 Anglers Way 00094190-000120 MU \$361,375 \$422,400 \$61,025 VR-148 148 Anglers Way 00094190-000148 MU \$536,375 \$422,400 \$117,114 VR-149 125 Carroll Street #O1 00400800-00000 MU \$2,581,917 \$422,400 \$2,159,517 VR-150 125 Carroll Street #O2 00400800-00000 MU \$2,581,917 \$422,400 \$2,159,517 VR-151 125 Carroll Street #F2 00400730-00000 MU \$2,581,917 \$422,400 \$2,159,517 VR-152 117 Carroll Stre	Journey Wiodia	II / II II I GGI II I GGI II G		I	1	l I	İ	
VR-058 129 Anglers Way 0094190-000129 MU \$322,615 \$422,400 \$(\$99,785) VR-097 140 Anglers Way 00094190-000140 MU \$546,589 \$422,400 \$124,189 VR-100 81912 Overseas Highway 00399300-000000 MU \$1,062,716 \$422,400 \$640,316 VR-136 120 Anglers Way 00094190-000120 MU \$361,375 \$422,400 \$61,025 VR-148 148 Anglers Way 00094190-000148 MU \$539,514 \$422,400 \$117,114 VR-149 125 Carroll Street Beach House 00400800-000000 MU \$2,581,917 \$422,400 \$2,159,517 VR-150 125 Carroll Street #O1 00400800-000000 MU \$2,581,917 \$422,400 \$2,159,517 VR-151 125 Carroll Street #FO2 00400800-000000 MU \$2,581,917 \$422,400 \$2,159,517 VR-152 117 Carroll Street #FE 00400730-00000 MU \$2,581,917 \$422,400 \$2,159,517 VR-152 117 Car	VR-249	200 Wrenn Stree	507	00092240-000343	RH	\$236,838	\$422,400	(\$185,562)
VR-097 140 Anglers Way 00094190-000140 MU \$546,589 \$422,400 \$124,188 VR-100 81912 Overseas Highway 00399300-000000 MU \$1,062,716 \$422,400 \$640,316 VR-136 120 Anglers Way 00094190-000120 MU \$361,375 \$422,400 \$610,25 VR-148 148 Anglers Way 00094190-000148 MU \$539,514 \$422,400 \$117,114 VR-149 125 Carroll Street Beach House 00400800-000000 MU \$2,581,917 \$422,400 \$2,159,517 VR-150 125 Carroll Street #O1 00400800-000000 MU \$2,581,917 \$422,400 \$2,159,517 VR-151 125 Carroll Street #O2 00400800-000000 MU \$2,581,917 \$422,400 \$2,159,517 VR-152 117 Carroll Street #F2 00400730-00000 MU \$2,581,917 \$422,400 \$2,159,517 VR-153 117 Carroll Street #F1 00400730-00000 MU \$2,581,917 \$422,400 \$2,159,517 VR-164	VR-250	88540 Overseas Highway	A 106	00417442-000600	RH	\$248,092	\$422,400	(\$174,308)
VR-100 81912 Overseas Highway 00399300-000000 MU \$1,062,716 \$422,400 \$640,316 VR-136 120 Anglers Way 00094190-000120 MU \$361,375 \$422,400 \$(561,025) VR-148 148 Anglers Way 00094190-000148 MU \$539,514 \$422,400 \$117,114 VR-149 125 Carroll Street #O1 00400800-000000 MU \$2,581,917 \$422,400 \$2,159,517 VR-150 125 Carroll Street #O2 00400800-00000 MU \$2,581,917 \$422,400 \$2,159,517 VR-151 125 Carroll Street #O2 00400800-00000 MU \$2,581,917 \$422,400 \$2,159,517 VR-152 117 Carroll Street #F2 00400730-00000 MU \$2,581,917 \$422,400 \$2,159,517 VR-153 117 Carroll Street #F1 00400730-00000 MU \$2,581,917 \$422,400 \$2,159,517 VR-154 117 Carroll Street #A2 00400730-00000 MU \$2,581,917 \$422,400 \$2,159,517 <tr< td=""><td>VR-058</td><td>129 Anglers Way</td><td></td><td>0094190-000129</td><td>MU</td><td>\$322,615</td><td>\$422,400</td><td>(\$99,785)</td></tr<>	VR-058	129 Anglers Way		0094190-000129	MU	\$322,615	\$422,400	(\$99,785)
VR-136 120 Anglers Way 00094190-000120 MU \$361,375 \$422,400 \$(861,025) VR-148 148 Anglers Way 00094190-000148 MU \$539,514 \$422,400 \$117,114 VR-149 125 Carroll Street Beach House 00400800-000000 MU \$2,581,917 \$422,400 \$2,159,517 VR-150 125 Carroll Street #O2 00400800-000000 MU \$2,581,917 \$422,400 \$2,159,517 VR-151 125 Carroll Street #O2 00400730-000000 MU \$2,581,917 \$422,400 \$2,159,517 VR-152 117 Carroll Street #F2 00400730-000000 MU \$2,581,917 \$422,400 \$2,159,517 VR-153 117 Carroll Street #F1 00400730-000000 MU \$2,581,917 \$422,400 \$2,159,517 VR-154 117 Carroll Street #A2 00400730-000000 MU \$2,581,917 \$422,400 \$2,159,517 VR-163 121 Anglers Way 00094190-000121 MU \$339,200 \$422,400 \$83,200	VR-097	140 Anglers Way		00094190-000140	MU	\$546,589	\$422,400	\$124,189
VR-148 148 Anglers Way 00094190-000148 MU \$539,514 \$422,400 \$117,114 VR-149 125 Carroll Street Beach House 00400800-000000 MU \$2,581,917 \$422,400 \$2,159,517 VR-150 125 Carroll Street #O1 00400800-000000 MU \$2,581,917 \$422,400 \$2,159,517 VR-151 125 Carroll Street #O2 00400800-000000 MU \$2,581,917 \$422,400 \$2,159,517 VR-152 117 Carroll Street #F2 00400730-000000 MU \$2,581,917 \$422,400 \$2,159,517 VR-153 117 Carroll Street #F1 00400730-000000 MU \$2,581,917 \$422,400 \$2,159,517 VR-154 117 Carroll Street #A2 00400730-000000 MU \$2,581,917 \$422,400 \$2,159,517 VR-163 121 Anglers Way 00094190-00011 MU \$339,200 \$422,400 \$83,200 VR-165 110 Anglers Way 00094190-000110 MU \$337,995 \$422,400 \$83,391	VR-100	81912 Overseas Highway		00399300-000000	MU	\$1,062,716	\$422,400	\$640,316
VR-149 125 Carroll Street Beach House 00400800-000000 MU \$2,581,917 \$422,400 \$2,159,517 VR-150 125 Carroll Street #O1 00400800-00000 MU \$2,581,917 \$422,400 \$2,159,517 VR-151 125 Carroll Street #O2 00400800-00000 MU \$2,581,917 \$422,400 \$2,159,517 VR-152 117 Carroll Street #F2 00400730-00000 MU \$2,581,917 \$422,400 \$2,159,517 VR-153 117 Carroll Street #F1 00400730-00000 MU \$2,581,917 \$422,400 \$2,159,517 VR-154 117 Carroll Street #A2 00400730-000000 MU \$2,581,917 \$422,400 \$2,159,517 VR-163 121 Anglers Way 00094190-000121 MU \$339,200 \$422,400 \$83,200 VR-165 110 Anglers Way 00094190-000110 MU \$37,395 \$422,400 \$83,301 VR-166 124 Anglers Way 00094190-000114 MU \$50,5791 \$422,400 \$83,391	VR-136	120 Anglers Way		00094190-000120	MU	\$361,375	\$422,400	(\$61,025)
VR-150 125 Carroll Street #O1 00400800-000000 MU \$2,581,917 \$422,400 \$2,159,517 VR-151 125 Carroll Street #O2 00400800-000000 MU \$2,581,917 \$422,400 \$2,159,517 VR-152 117 Carroll Street #F2 00400730-000000 MU \$2,581,917 \$422,400 \$2,159,517 VR-153 117 Carroll Street #F1 00400730-000000 MU \$2,581,917 \$422,400 \$2,159,517 VR-154 117 Carroll Street #A2 00400730-000000 MU \$2,581,917 \$422,400 \$2,159,517 VR-163 121 Anglers Way 00094190-000121 MU \$339,200 \$422,400 \$83,200 VR-165 110 Anglers Way 00094190-000110 MU \$373,995 \$422,400 \$83,391 VR-166 124 Anglers Way 00094190-000114 MU \$505,791 \$422,400 \$83,391 VR-167 116 Anglers Way 00094190-000116 MU \$448,229 \$422,400 \$83,391 VR-170	VR-148	148 Anglers Way		00094190-000148	MU	\$539,514	\$422,400	\$117,114
VR-151 125 Carroll Street #O2 00400800-000000 MU \$2,581,917 \$422,400 \$2,159,517 VR-152 117 Carroll Street #F2 00400730-000000 MU \$2,581,917 \$422,400 \$2,159,517 VR-153 117 Carroll Street #F1 00400730-000000 MU \$2,581,917 \$422,400 \$2,159,517 VR-154 117 Carroll Street #A2 00400730-000000 MU \$2,581,917 \$422,400 \$2,159,517 VR-163 121 Anglers Way 00094190-000121 MU \$339,200 \$422,400 \$83,200 VR-165 110 Anglers Way 00094190-000110 MU \$373,995 \$422,400 \$83,391 VR-166 124 Anglers Way 00094190-000124 MU \$505,791 \$422,400 \$83,391 VR-167 116 Anglers Way 00094190-000116 MU \$448,229 \$422,400 \$25,825 VR-170 111 Anglers Way 00094190-000111 MU \$419,083 \$422,400 \$33,817 VR-173 109 Anglers Way	VR-149	125 Carroll Street	Beach House	00400800-000000	MU	\$2,581,917	\$422,400	\$2,159,517
VR-152 117 Carroll Street #F2 00400730-000000 MU \$2,581,917 \$422,400 \$2,159,517 VR-153 117 Carroll Street #F1 00400730-000000 MU \$2,581,917 \$422,400 \$2,159,517 VR-154 117 Carroll Street #A2 00400730-000000 MU \$2,581,917 \$422,400 \$2,159,517 VR-163 121 Anglers Way 00094190-000121 MU \$339,200 \$422,400 \$83,200 VR-165 110 Anglers Way 00094190-000110 MU \$373,995 \$422,400 \$843,405 VR-166 124 Anglers Way 00094190-000124 MU \$505,791 \$422,400 \$83,391 VR-167 116 Anglers Way 00094190-000116 MU \$448,229 \$422,400 \$25,825 VR-170 111 Anglers Way 00094190-000111 MU \$419,083 \$422,400 \$33,317 VR-173 109 Anglers Way 00094190-000109 MU \$389,514 \$422,400 \$32,886 VR-195 84371 Overseas Highway 00094190-000101 </td <td>VR-150</td> <td>125 Carroll Street</td> <td>#O1</td> <td>00400800-000000</td> <td>MU</td> <td>\$2,581,917</td> <td>\$422,400</td> <td>\$2,159,517</td>	VR-150	125 Carroll Street	#O1	00400800-000000	MU	\$2,581,917	\$422,400	\$2,159,517
VR-153 117 Carroll Street #F1 00400730-000000 MU \$2,581,917 \$422,400 \$2,159,517 VR-154 117 Carroll Street #A2 00400730-000000 MU \$2,581,917 \$422,400 \$2,159,517 VR-163 121 Anglers Way 00094190-000121 MU \$339,200 \$422,400 \$83,200 VR-165 110 Anglers Way 00094190-000110 MU \$373,995 \$422,400 \$83,391 VR-166 124 Anglers Way 00094190-000124 MU \$505,791 \$422,400 \$83,391 VR-167 116 Anglers Way 00094190-000116 MU \$448,229 \$422,400 \$25,825 VR-170 111 Anglers Way 00094190-000111 MU \$419,083 \$422,400 \$33,317 VR-173 109 Anglers Way 00094190-000109 MU \$389,514 \$422,400 \$32,886 VR-195 84371 Overseas Highway 00094190-000101 MU \$314,500 \$422,400 \$50,002 VR-210 146 Anglers Way 00094190-000115 MU	VR-151	125 Carroll Street	#O2	00400800-000000	MU	\$2,581,917	\$422,400	\$2,159,517
VR-154 117 Carroll Street #A2 00400730-000000 MU \$2,581,917 \$422,400 \$2,159,517 VR-163 121 Anglers Way 00094190-000121 MU \$339,200 \$422,400 (\$83,200 VR-165 110 Anglers Way 00094190-000110 MU \$373,995 \$422,400 (\$48,405 VR-166 124 Anglers Way 00094190-000124 MU \$505,791 \$422,400 \$83,391 VR-167 116 Anglers Way 00094190-000116 MU \$448,229 \$422,400 \$25,829 VR-170 111 Anglers Way 00094190-000111 MU \$419,083 \$422,400 \$25,829 VR-173 109 Anglers Way 00094190-000109 MU \$389,514 \$422,400 \$32,886 VR-195 84371 Overseas Highway 00094190-000101 MU \$314,500 \$422,400 \$50,002 VR-210 146 Anglers Way 00094190-000212 MU \$481,402 \$422,400 \$59,002 VR-212 107 Anglers Way 00094190-000107 MU \$400,082	VR-152	117 Carroll Street	#F2	00400730-000000	MU	\$2,581,917	\$422,400	\$2,159,517
VR-163 121 Anglers Way 00094190-000121 MU \$339,200 \$422,400 (\$83,200 VR-165 110 Anglers Way 00094190-000110 MU \$373,995 \$422,400 (\$48,405 VR-166 124 Anglers Way 00094190-000124 MU \$505,791 \$422,400 \$83,391 VR-167 116 Anglers Way 00094190-000116 MU \$448,229 \$422,400 \$25,829 VR-170 111 Anglers Way 00094190-000111 MU \$419,083 \$422,400 (\$3,317 VR-173 109 Anglers Way 00094190-000109 MU \$389,514 \$422,400 (\$32,886 VR-195 84371 Overseas Highway 00093920-000101 MU \$314,500 \$422,400 (\$107,900 VR-210 146 Anglers Way 00094190-000212 MU \$481,402 \$422,400 \$59,002 VR-212 107 Anglers Way 00094190-000107 MU \$400,082 \$422,400 (\$22,318 VR-215 115 Anglers Way 00094190-000115 MU \$409,124 \$422,400	VR-153	117 Carroll Street	#F1	00400730-000000	MU	\$2,581,917	\$422,400	\$2,159,517
VR-165 110 Anglers Way 00094190-000110 MU \$373,995 \$422,400 (\$48,405 VR-166 124 Anglers Way 00094190-000124 MU \$505,791 \$422,400 \$83,391 VR-167 116 Anglers Way 00094190-000116 MU \$448,229 \$422,400 \$25,829 VR-170 111 Anglers Way 00094190-000111 MU \$419,083 \$422,400 (\$3,317 VR-173 109 Anglers Way 00094190-000109 MU \$389,514 \$422,400 (\$32,886 VR-195 84371 Overseas Highway 00093920-000101 MU \$314,500 \$422,400 (\$107,900 VR-210 146 Anglers Way 00094190-000212 MU \$481,402 \$422,400 \$59,002 VR-212 107 Anglers Way 00094190-000107 MU \$400,082 \$422,400 (\$22,318 VR-215 115 Anglers Way 00094190-000115 MU \$409,124 \$422,400 (\$22,318 VR-216 131 Anglers Way 00094190-000130 MU \$392,648 \$422,400	VR-154	117 Carroll Street	#A2	00400730-000000	MU	\$2,581,917	\$422,400	\$2,159,517
VR-166 124 Anglers Way 00094190-000124 MU \$505,791 \$422,400 \$83,391 VR-167 116 Anglers Way 00094190-000116 MU \$448,229 \$422,400 \$25,829 VR-170 111 Anglers Way 00094190-000111 MU \$419,083 \$422,400 (\$3,317 VR-173 109 Anglers Way 00094190-000109 MU \$389,514 \$422,400 (\$32,886 VR-195 84371 Overseas Highway 00093920-000101 MU \$314,500 \$422,400 (\$107,900 VR-210 146 Anglers Way 00094190-000212 MU \$481,402 \$422,400 \$59,002 VR-212 107 Anglers Way 00094190-000107 MU \$400,082 \$422,400 (\$22,318 VR-215 115 Anglers Way 00094190-000115 MU \$409,124 \$422,400 (\$13,276 VR-216 131 Anglers Way 00094190-000131 MU \$392,648 \$422,400 (\$29,752 VR-217 130 Anglers Way 00094190-000130 MU \$409,851 \$422,400	VR-163	121 Anglers Way		00094190-000121	MU	\$339,200	\$422,400	(\$83,200)
VR-167 116 Anglers Way 00094190-000116 MU \$448,229 \$422,400 \$25,829 VR-170 111 Anglers Way 00094190-000111 MU \$419,083 \$422,400 (\$3,317 VR-173 109 Anglers Way 00094190-000109 MU \$389,514 \$422,400 (\$32,886 VR-195 84371 Overseas Highway 00093920-000101 MU \$314,500 \$422,400 (\$107,900 VR-210 146 Anglers Way 00094190-000212 MU \$481,402 \$422,400 \$59,002 VR-212 107 Anglers Way 00094190-000107 MU \$400,082 \$422,400 (\$22,318 VR-215 115 Anglers Way 00094190-000115 MU \$409,124 \$422,400 (\$13,276 VR-216 131 Anglers Way 00094190-000131 MU \$392,648 \$422,400 (\$29,752 VR-217 130 Anglers Way 00094190-000130 MU \$409,851 \$422,400 (\$12,549 VR-224 106 Anglers Way 00094190-000106 MU \$411,822 \$422,400	VR-165	110 Anglers Way		00094190-000110	MU	\$373,995	\$422,400	(\$48,405)
VR-170 111 Anglers Way 00094190-000111 MU \$419,083 \$422,400 (\$3,317) VR-173 109 Anglers Way 00094190-000109 MU \$389,514 \$422,400 (\$32,886) VR-195 84371 Overseas Highway 00093920-000101 MU \$314,500 \$422,400 (\$107,900) VR-210 146 Anglers Way 00094190-000212 MU \$481,402 \$422,400 \$59,002 VR-212 107 Anglers Way 00094190-000107 MU \$400,082 \$422,400 (\$22,318) VR-215 115 Anglers Way 00094190-000115 MU \$409,124 \$422,400 (\$13,276) VR-216 131 Anglers Way 00094190-000131 MU \$392,648 \$422,400 (\$29,752) VR-217 130 Anglers Way 00094190-000130 MU \$409,851 \$422,400 (\$12,549) VR-224 106 Anglers Way 00094190-000106 MU \$411,822 \$422,400 (\$10,578) VR-226 147 Anglers Way 00094190-000147 MU \$566,803 \$422,400 </td <td>VR-166</td> <td>124 Anglers Way</td> <td></td> <td>00094190-000124</td> <td>MU</td> <td>\$505,791</td> <td>\$422,400</td> <td>\$83,391</td>	VR-166	124 Anglers Way		00094190-000124	MU	\$505,791	\$422,400	\$83,391
VR-173 109 Anglers Way 00094190-000109 MU \$389,514 \$422,400 (\$32,886) VR-195 84371 Overseas Highway 00093920-000101 MU \$314,500 \$422,400 (\$107,900) VR-210 146 Anglers Way 00094190-000212 MU \$481,402 \$422,400 \$59,002 VR-212 107 Anglers Way 00094190-000107 MU \$400,082 \$422,400 (\$22,318) VR-215 115 Anglers Way 00094190-000115 MU \$409,124 \$422,400 (\$13,276) VR-216 131 Anglers Way 00094190-000131 MU \$392,648 \$422,400 (\$29,752) VR-217 130 Anglers Way 00094190-000130 MU \$409,851 \$422,400 (\$12,549) VR-224 106 Anglers Way 00094190-000106 MU \$411,822 \$422,400 (\$10,578) VR-226 147 Anglers Way 00094190-000147 MU \$566,803 \$422,400 \$144,403	VR-167	116 Anglers Way		00094190-000116	MU	\$448,229	\$422,400	\$25,829
VR-195 84371 Overseas Highway 00093920-000101 MU \$314,500 \$422,400 (\$107,900) VR-210 146 Anglers Way 00094190-000212 MU \$481,402 \$422,400 \$59,002 VR-212 107 Anglers Way 00094190-000107 MU \$400,082 \$422,400 (\$22,318) VR-215 115 Anglers Way 00094190-000115 MU \$409,124 \$422,400 (\$13,276) VR-216 131 Anglers Way 00094190-000131 MU \$392,648 \$422,400 (\$29,752) VR-217 130 Anglers Way 00094190-000130 MU \$409,851 \$422,400 (\$12,549) VR-224 106 Anglers Way 00094190-000106 MU \$411,822 \$422,400 (\$10,578) VR-226 147 Anglers Way 00094190-000147 MU \$566,803 \$422,400 \$144,403	VR-170	111 Anglers Way		00094190-000111	MU	\$419,083	\$422,400	(\$3,317)
VR-210 146 Anglers Way 00094190-000212 MU \$481,402 \$422,400 \$59,002 VR-212 107 Anglers Way 00094190-000107 MU \$400,082 \$422,400 (\$22,318 VR-215 115 Anglers Way 00094190-000115 MU \$409,124 \$422,400 (\$13,276 VR-216 131 Anglers Way 00094190-000131 MU \$392,648 \$422,400 (\$29,752 VR-217 130 Anglers Way 00094190-000130 MU \$409,851 \$422,400 (\$12,549 VR-224 106 Anglers Way 00094190-000106 MU \$411,822 \$422,400 (\$10,578 VR-226 147 Anglers Way 00094190-000147 MU \$566,803 \$422,400 \$144,403	VR-173	109 Anglers Way		00094190-000109	MU	\$389,514	\$422,400	(\$32,886)
VR-212 107 Anglers Way 00094190-000107 MU \$400,082 \$422,400 (\$22,318) VR-215 115 Anglers Way 00094190-000115 MU \$409,124 \$422,400 (\$13,276) VR-216 131 Anglers Way 00094190-000131 MU \$392,648 \$422,400 (\$29,752) VR-217 130 Anglers Way 00094190-000130 MU \$409,851 \$422,400 (\$12,549) VR-224 106 Anglers Way 00094190-000106 MU \$411,822 \$422,400 (\$10,578) VR-226 147 Anglers Way 00094190-000147 MU \$566,803 \$422,400 \$144,403	VR-195	84371 Overseas Highway		00093920-000101	MU	\$314,500	\$422,400	(\$107,900)
VR-215 115 Anglers Way 00094190-000115 MU \$409,124 \$422,400 (\$13,276) VR-216 131 Anglers Way 00094190-000131 MU \$392,648 \$422,400 (\$29,752) VR-217 130 Anglers Way 00094190-000130 MU \$409,851 \$422,400 (\$12,549) VR-224 106 Anglers Way 00094190-000106 MU \$411,822 \$422,400 (\$10,578) VR-226 147 Anglers Way 00094190-000147 MU \$566,803 \$422,400 \$144,403	VR-210	146 Anglers Way		00094190-000212	MU	\$481,402	\$422,400	\$59,002
VR-216 131 Anglers Way 00094190-000131 MU \$392,648 \$422,400 (\$29,752) VR-217 130 Anglers Way 00094190-000130 MU \$409,851 \$422,400 (\$12,549) VR-224 106 Anglers Way 00094190-000106 MU \$411,822 \$422,400 (\$10,578) VR-226 147 Anglers Way 00094190-000147 MU \$566,803 \$422,400 \$144,403	VR-212	107 Anglers Way		00094190-000107	MU	\$400,082	\$422,400	(\$22,318)
VR-217 130 Anglers Way 00094190-000130 MU \$409,851 \$422,400 (\$12,549) VR-224 106 Anglers Way 00094190-000106 MU \$411,822 \$422,400 (\$10,578) VR-226 147 Anglers Way 00094190-000147 MU \$566,803 \$422,400 \$144,403	VR-215	115 Anglers Way		00094190-000115	MU	\$409,124	\$422,400	(\$13,276)
VR-224 106 Anglers Way 00094190-000106 MU \$411,822 \$422,400 (\$10,578) VR-226 147 Anglers Way 00094190-000147 MU \$566,803 \$422,400 \$144,403	VR-216	131 Anglers Way		00094190-000131	MU	\$392,648	\$422,400	(\$29,752)
VR-226 147 Anglers Way 00094190-000147 MU \$566,803 \$422,400 \$144,403	VR-217	130 Anglers Way		00094190-000130	MU	\$409,851	\$422,400	(\$12,549)
	VR-224	106 Anglers Way		00094190-000106	MU	\$411,822	\$422,400	(\$10,578)
VR-227 114 Anglers Way 0094190-000114 MU \$375,434 \$422,400 (\$46,966)	VR-226	147 Anglers Way		00094190-000147	MU	\$566,803	\$422,400	\$144,403
	VR-227	114 Anglers Way		0094190-000114	MU	\$375,434	\$422,400	(\$46,966)

Table 2. Comparison of 2015 Assessed Value to Minimum Value Required Based on 2015 Monroe County Median Annual Income

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	VR-228	134 Anglers Way		00094190-000134	MU	\$418,163	\$422,400	(\$4,237)
	VR-235	87429 Old Highway		00415210-000000	MU	\$1,177,495	\$422,400	\$755,095
	VR-236	87429 Old Highway		00415210-000000	MU	\$1,177,495	\$422,400	\$755,095
	VR-237	119 Anglers Way		00094190-000119	MU	\$314,755	\$422,400	(\$107,645)
	VR-238	125 Anglers Way		00094190-000125	MU	\$411,692	\$422,400	(\$10,708)
	VR-239	126 Anglers Way		00094190-000126	MU	\$418,596	\$422,400	(\$3,804)
	VR-240	128 Anglers Way		00094190-000128	MU	\$346,629	\$422,400	(\$75,771)
	VR-241	136 Anglers Way		00094190-000136	MU	\$357,753	\$422,400	(\$64,647)
	VR-247	76777 Overseas Hwy	7	00396200-000170	MU	\$138,124	\$422,400	(\$284,276)
	VR-255	112 Anglers Way		00094190-000112	MU	\$336,219	\$422,400	(\$86,181)