

# Homeowner Guide

## Heartland Ranch in Coolidge

### Utilities

**Electric:**  
**Hohokam Irrigation and Power**  
142 S. Arizona Blvd.  
Coolidge, AZ 85128  
520-723-7751

**Sewer/Trash:**  
**City of Coolidge**  
130 W. Central Ave.  
Coolidge, AZ 85128  
520-723-5361

**Water:**  
**Arizona Water Company**  
351 N. Arizona Blvd.  
Coolidge, AZ 85128  
520-723-5346

**Cable:**  
**Cox®**  
455 W. Kennedy Ave.  
Coolidge, AZ 85128  
866-867-7644

### Police

**Coolidge Police Dept.**  
911 S. Arizona Ave.  
Coolidge, AZ 85128  
520-723-5311

### Fire

**Coolidge Fire Dept. Station 1**  
103 W. Pinkley Ave.  
Coolidge, AZ 85128  
520-723-3011

### Post Office

229 W. Central Ave.  
Coolidge, AZ 85128  
520-723-3011

### Homeowner's Association

**AAM**  
1600 W. Broadway Ave.  
Tempe, AZ 85282  
602-906-4943

**HOA:** \$150/quarter

**Paid at Closing:**  
\$100 Working Capital Fee  
\$100 New-Home Administrative Fee

### Taxing Authority

**Pinal County Tax Assessor's Office**  
31 N. Pima St.  
Florence, AZ 85132  
888-431-1311

**Contact:**  
Douglas Wolf  
520-866-6361

**Tax Rate:**  
0.0081% of the appraised value of the property\*

#### Your Important Information:

888-KB-HOMES | kbhome.com

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\*Real estate taxes for homes are determined by multiplying the annual local tax rate by the appraised value of the property, which value may not be the purchase price of the property. It is advisable for buyers to contact the local tax assessor's office for the most current information as it is subject to change.



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