

**ORANGE COUNTY
NOTICE OF PUBLIC HEARING**

NOTICE BY ORANGE COUNTY BOARD OF COUNTY COMMISSIONERS OF INTENT TO USE THE UNIFORM METHOD OF COLLECTION OF NON-AD VALOREM ASSESSMENT

The Orange County Board of County Commissioners will hold a public hearing on **February 20, 2024** at **2 p.m.**, at the Orange County Administration Center, 201 South Rosalind Avenue, Orlando, Florida.

You are invited to attend and be heard regarding a request to consider the adoption of a Resolution authorizing the Orange County Board of County Commissioners to use the uniform method of collecting non-ad valorem assessments levied by the Orange County Board of County Commissioners as provided in Section 197.3632, Florida Statutes.

IF YOU HAVE QUESTIONS REGARDING THIS PUBLIC HEARING NOTICE, CONTACT ORANGE COUNTY COMPTROLLER SPECIAL ASSESSMENTS – 407-836-5770 – E-MAIL: Special.Assessments@occompt.com

SI USTED TIENE ALGUNA PREGUNTA REFERENTE A ESTA VISTA PÚBLICA, FAVOR DE COMUNICARSE CON LAS OFICINAS DE FINANZAS DEL CONDADO ORANGE, AL NUMERO DE TELEFONO – 407-836-5715

Notice is hereby given to all owners of lands located within the boundaries of Orange County Florida that the Orange County Board of County Commissioners intends to use the uniform method for collection of non-ad valorem assessments levied by the Orange County Board of County Commissioners as set forth in Section 197.3632, Florida Statutes.

Take notice that pursuant to the provisions of Section 125.01 (1) (q), Florida Statutes, the Orange County Board of County Commissioners of Orange County, Florida, has received requests for the establishment and / or amendments of Municipal Service Benefit Unit's (MSBU's) for all the listed properties encompassing the boundaries as set forth in the detailed attachment. The Orange County Board of County Commissioners will hold public hearings to consider resolutions at a future date and which may adopt the MSBU's in accordance with Section 197.3632, and Section 125.01 (1) (q), Florida Statutes.

The purpose of this public hearing is not to impose a rate or levy an assessment, but rather to consider the adoption of a Resolution authorizing the Board to use the uniform method of collecting non-ad valorem assessments. Interested parties may appear at the Public Hearing to be heard regarding the use of the uniform method of collecting such non-ad valorem assessments.

If you wish to appeal any decision made by the Board of County Commissioners at this meeting, you will need a record of the proceedings. You should ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based.

If you require special accommodations under the Americans with Disabilities Act of 1990, please call 407-836-3111 no later than two (2) business days prior to the hearing for assistance. Si usted requiere ayuda especial bajo la ley de Americanos con Incapacidades de 1990, por favor llame al 407-836-3111.

The information contained in this Notice is correct and accurate to the best of our knowledge as of this date. The properties subject to the proposed resolution are listed in Exhibit "A" and Exhibit "B" hereto.

Phil Diamond
As Clerk of the Board of County Commissioners
Orange County, Florida

Publish:	January 21, 2024	Orlando Sentinel Public Record (Orange Extra all zones)
	January 28, 2024	Orlando Sentinel Public Record (Orange Extra all zones)
	February 4, 2024	Orlando Sentinel Public Record (Orange Extra all zones)
	February 11, 2024	Orlando Sentinel Public Record (Orange Extra all zones)

Certify: MSBU for Notice of Intent Public Hearing

c: All Board Members' Offices (e-mail)
County Attorney's Office, BCC (e-mail to Angela Diaz)
Jon Weiss, Deputy County Administrator, BCC (e-mail)
Ann Dawkins, Special Assessments (e-mail)
Cheryl Gillespie, Agenda Development (e-mail)
Mike Seif, Orange TV, BCC (e-mail)
James Jerome, Program Coordinator, BCC (e-mail)

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Exhibit “A”

Subdivision Name(s)	MSBU Description	Plat Book / Page(s)	Section Township Range	Property Boundaries
Avalon Ridge	Establish Streetlighting Retention Pond	111/112-117	05-23-27	Lots 1-46
Bargrove Area Bargrove Phase 2	Amend Streetlighting Retention Pond	113/13-17	09-20-27	Lots 120-186
Chase Landing	Establish Streetlighting Retention Pond	110/124-126	30-24-30	Lots 1-68
Encore at Ovation Area Encore at Ovation Phase 4B	Amend Streetlighting Retention Pond	111/103-110	19-24-27	Lots 309-432
Hamlin Pointe	Establish Streetlighting	114/19-25	19-23-27	Lots 1-53
Hamlin Ridge	Establish Streetlighting	112/35-38	19-23-27	Lots 1-96
Hancock Lone Palm	Establish Streetlighting Retention Pond	110/109-110	24-22-31	Lots 1-37
Handsonhurst	Establish Streetlighting	K/17	31-22-30	Parcel Numbers: 31-22-30-3324-01-010 31-22-30-3324-01-052 31-22-30-3324-01-060 31-22-30-3324-01-071 31-22-30-3224-01-090 31-22-30-3224-02-030 31-22-30-3224-02-031 31-22-30-3224-02-050 31-22-30-3224-02-060 31-22-30-3224-02-070 31-22-30-3224-02-080 31-22-30-3224-02-090 31-22-30-3224-02-100 31-22-30-3224-02-110 31-22-30-3224-02-120 31-22-30-3224-02-130 31-22-30-3224-02-140 31-22-30-3224-03-010 31-22-30-3224-03-020 31-22-30-3324-04-011 31-22-30-3324-04-012 31-22-30-3324-04-013 31-22-30-3324-04-021 31-22-30-3324-04-030 31-22-30-3324-04-040 31-22-30-3324-04-041 31-22-30-3324-04-091
Harvest at Ovation	Establish Streetlighting Retention Pond	112/64-68	29-24-27	Lots 1-166 Tract FD-1 Future Development

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Subdivision Name(s)	MSBU Description	Plat Book / Page(s)	Section Township Range	Property Boundaries
Highland Ridge Area Highland Ridge Phase 2	Amend Streetlighting Retention Pond	111/6-13	28-24-27	Lots 80-240
Int'l Drive – SR535 to Osceola County Line Ten Acres International Orlando	Amend Streetlighting	111/24-25	33-24-28	Lot 1
Lingo Lane	Establish Streetlighting	112/85-87	10-23-30	Lots 1-18
Meadow Woods Planned Development Chase Landing	Amend Streetlighting	110/124-126	30-24-30	Lots 1-68
Orangewood/Westwood Area Paradiso Grande Phase 4 Pac I-Drive Apartments	Amend Streetlighting	111/77-81 113/139-140	13-24-28 13-24-28	Lots 217-271 Lot 1
Osprey Ranch Phase 1	Establish Streetlighting Retention Pond	112/108-114	29-24-27	Lots 1-214
Palms at Windermere	Establish Streetlighting Retention Pond	113/32-39	34-23-27	Lots 1-57
Parkview at Hamlin	Establish Streetlighting Retention Pond	113/85-92	20-23-27	Lots 1-225
Parkview Reserve Phase 1 Parkview Reserve Phase 2	Establish Streetlighting Retention Pond	111/26-38 113/23-29	15-24-28 10-24-28	Lots 1-124 Lots 125-191
Pershing Heights and Lingo Lane Lingo Lane Pershing Heights	Amend Retention Pond	112/85-87 34/97-98	10-23-30 10-23-30	Lots 1-18 Lots 1-50
Poinciana Boulevard Master Road Alaira II World Resort Poinciana Multi-Family Munger Willis R Land Co Martni Mac Partners LLC	Establish Streetlighting	110/122-123 103/106 E/23 N/A	35-24-28 35-24-28 35-24-28 35-24-28	Lot 1 Lot 1 Tract 119 & S½ of Tract 120 Parcel: 35-24-28-0000-00-008
Rhetts Ridge	Establish Streetlighting Retention Pond	112/1-5	31-20-28	Lots 1-120
Rundle Master Road Eden Park Lake Bosse Oaks Lake Gandy Shores Lakewood Forest Lakewood Forest Unit Two Magnolia Village Unit One Tuckaway Terrace	Establish Streetlighting	Y/25 9/91 19/109 8/46-47 9/66 9/111-112 X/54	29-21-29 29-21-29 29-21-29 29-21-29 29-21-29 29-21-29 29-21-29	Lots 1-29 Blk A Lots 1-37 Blk B Lots 1-79 Lots 1-17 Lots 1-86 Lots 1-33 Lots 1-96 Lots 1-8 Blk A Lots 1-12 Blk B

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Subdivision Name(s)	MSBU Description	Plat Book / Page(s)	Section Township Range	Property Boundaries
				Lot 13 & Lot 14 Blk B Lots 15-20 Blk B Lots 1-26 Blk C Lots 1-6 Blk D Lots 1-6 Blk E Lot 1-5 Blk F Lot 1 & Lot 2 Blk G Lot 2 & Lot 3 Blk G Lot 3 & Lot 4 Blk G Lot 5 & Lot 4 Blk G Lots 6-8 Blk G Lot 9 & Lot 10 Blk G Lot 10 & Lot 11 Blk G Lot 12 & Lot 11 Blk G Lot 13 & Lot 12 Blk G Lot 13 & Lot 14 Blk G Lot 15 Blk G Lots 1-2 Blk H Lots 1-3 Blk I
Serenade at Ovation Phase 1	Establish Streetlighting Retention Pond	114/32-39	30-24-27	Lots 1-120 Tract FD-1 Future Development
Sherwood Park Unit Two	Establish Streetlighting Retention Pond	114/46	21-22-31	Lots 1-22
Silverleaf Area Hamlin Ridge Hamlin Pointe	Amend Retention Pond	112/35-38 114/19-25	19-23-27 19-23-27	Lots 1-96 Lots 1-53
Stoneybrook Hills Master Roads Foothills of Mount Dora Phase 4-1A/1B	Amend Streetlighting	113/147-154	10-20-27	Lots 1-51
Tribute at Ovation	Establish Streetlighting Retention Pond	113/119-123	08-24-27	Lots 1-99
Waterleigh Area Waterleigh Kiddie Academy	Amend Streetlighting Retention Pond	113/57-58	07-24-27	Lot 1
Wekiwa Springs Septic to Sewer Retrofit Program Phase 4 Carlton Oaks Reagan's Reserve Rolling Oaks Unit I Rolling Oaks Unit II Rolling Oaks Unit III Rolling Oaks Unit IV	Establish Waste Water Collection System	38/115 47/73-74 10/42 10/94 13/147 17/15-16	02-21-28 02-21-28 02-21-28 02-21-28 02-21-28 02-21-28	Lots 1-15 Lots 1-29 Lots 1-93 Lots 94-153 Lots 154-212 Lots 213-352
Wekiwa Springs Septic to Sewer Retrofit Program Phase 6 Majestic Oaks Sweetwater Country Club Place	Establish Waste Water Collection System	16/36-37 15/114-115	01-21-28 01-21-28	Lots 1-59 Lots 1-24

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Subdivision Name(s)	MSBU Description	Plat Book / Page(s)	Section Township Range	Property Boundaries
Westhaven at Ovation	Establish Streetlighting Retention Pond	111/89-95	29-24-27	Lots 1-141 Tracts FD-1 and FD-2 Future Development

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Establish Lot Cleaning
Exhibit "B"

LC 22-0165	25-22-28-0000-00-022
LC 22-0186	27-22-27-0000-00-009
LC 22-0274	21-22-28-7668-00-401
LC 22-0377	14-22-31-6539-15-130
LC 22-0426	18-22-29-7599-02-320
LC 22-0436	12-22-31-0000-00-054
LC 22-0438	24-22-30-8258-00-600
LC 22-0445	07-22-29-5172-05-010
LC 22-0455	36-22-28-4492-00-110
LC 22-0466	24-22-28-0614-03-040
LC 22-0474	35-22-30-6408-00-037
LC 22-0478	13-21-28-5072-00-060
LC 22-0486	21-22-32-0000-00-032
LC 22-0487	02-21-28-8308-00-061
LC 23-0001	03-23-29-7430-02-150
LC 23-0004	19-22-29-6956-04-070
LC 23-0009	01-24-29-8516-10-401
LC 23-0013	26-23-29-8109-15-060
LC 23-0024	32-22-31-2868-06-003
LC 23-0029	34-22-33-1327-06-261
LC 23-0030	35-22-28-8383-00-090
LC 23-0032	34-22-33-1327-02-270
LC 23-0038	23-22-30-1280-01-580
LC 23-0042	36-23-29-8228-50-405
LC 23-0043	14-23-30-9560-00-180
LC 23-0048	05-24-27-0000-00-005
LC 23-0050	03-23-29-1402-03-360
LC 23-0051	31-21-29-1365-00-010
LC 23-0058	07-22-29-5174-05-270
LC 23-0061	03-22-29-4197-00-160
LC 23-0062	25-22-28-1812-06-361
LC 23-0064	29-22-31-3814-00-060
LC 23-0066	07-22-31-0253-01-090
LC 23-0069	25-22-27-9384-02-130

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LC 23-0071	07-22-29-7050-04-210
LC 23-0073	14-22-31-1808-00-610
LC 23-0074	33-24-30-0761-00-020
LC 23-0077	17-22-28-6144-07-061
LC 23-0079	25-22-28-1812-06-250
LC 23-0080	34-23-29-5748-04-220
LC 23-0083	23-24-29-8238-00-042
LC 23-0089	32-22-29-8992-02-150
LC 23-0096	32-21-29-0000-00-198
LC 23-0097	03-23-29-7430-02-150
LC 23-0098	28-22-29-5600-91-430
LC 23-0100	36-22-28-6416-04-560
LC 23-0108	29-22-29-4593-11-170
LC 23-0112	08-22-31-8390-00-550
LC 23-0125	07-22-31-0255-03-920
LC 23-0126	08-23-30-7112-07-012
LC 23-0127	05-23-30-3244-02-120
LC 23-0133	03-22-28-0000-00-038
LC 23-0134	29-22-29-4593-12-010
LC 23-0135	11-23-30-0000-00-016
LC 23-0136	01-23-32-7602-54-250
LC 23-0142	14-22-31-6539-13-100
LC 23-0144	10-22-29-8828-01-050
LC 23-0145	16-23-30-1636-05-050
LC 23-0146	30-24-30-4950-10-000
LC 23-0150	19-22-29-6950-06-120
LC 23-0151	05-22-29-5844-03-150
LC 23-0152	28-22-29-5460-00-078
LC 23-0153	28-21-29-6193-00-030
LC 23-0156	16-24-29-0000-00-002
LC 23-0157	18-22-29-0169-00-030
LC 23-0158	36-22-28-6416-03-280
LC 23-0159	36-22-28-6416-03-200
LC 23-0163	03-23-29-3292-00-040
LC 23-0165	12-21-28-9118-06-080
LC 23-0166	03-22-29-5844-00-221
LC 23-0169	32-22-29-9004-12-120
LC 23-0173	06-24-30-7268-00-040
LC 23-0174	10-22-29-0688-03-110
LC 23-0179	15-22-32-2336-05-330
LC 23-0180	15-22-32-2336-05-300
LC 23-0183	24-24-29-6000-28-110
LC 23-0185	03-23-29-0180-07-110
LC 23-0187	16-21-28-0000-00-088
LC 23-0195	01-22-28-1450-00-040
LC 23-0201	11-21-28-2840-00-340

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LC 23-0205	03-23-29-0907-00-010
LC 23-0207	25-22-28-3532-01-050
LC 23-0208	19-22-29-6946-01-010
LC 23-0209	03-23-29-0180-73-110
LC 23-0210	03-23-29-7430-02-150
LC 23-0213	24-23-29-5416-02-050
LC 23-0218	32-22-29-9006-01-070
LC 23-0219	11-21-28-0886-04-200
LC 23-0221	25-22-28-0000-00-022
LC 23-0222	12-22-30-3850-00-460
LC 23-0223	36-21-28-0000-00-036
LC 23-0224	36-21-28-0000-00-098
LC 23-0228	03-23-29-1402-03-360
LC 23-0232	20-22-31-8678-00-070
LC 23-0234	21-22-32-2337-00-490
LC 23-0236	10-23-29-0000-00-062
LC 23-0238	25-21-28-9252-09-180
LC 23-0239	29-21-29-5384-00-924
LC 23-0240	35-22-28-8383-00-090
LC 23-0241	28-21-29-9264-01-590
LC 23-0242	17-22-29-5928-01-020
LC 23-0245	14-23-30-0000-00-007
LC 23-0246	01-24-29-8516-20-103
LC 23-0248	06-24-30-7268-00-321
LC 23-0249	34-22-28-7294-01-170
LC 23-0251	34-23-29-5748-04-220
LC 23-0258	16-22-31-3515-01-350
LC 23-0261	29-22-29-4593-11-170
LC 23-0262	15-22-28-4441-00-490
LC 23-0264	25-22-28-1812-03-441
LC 23-0265	15-23-29-0000-00-018
LC 23-0266	30-22-29-9231-01-400
LC 23-0269	29-22-29-4593-12-010
LC 23-0271	30-22-29-9231-01-580
LC 23-0273	27-22-27-8077-00-001
LC 23-0274	32-21-29-6080-00-071
LC 23-0275	27-22-27-0000-00-067
LC 23-0277	36-22-28-6416-03-280
LC 23-0278	36-22-28-6416-03-200
LC 23-0279	36-22-28-6416-03-290
LC 23-0280	24-22-28-0593-02-400
LC 23-0284	36-22-28-6416-02-115
LC 23-0286	09-22-30-9437-00-070
LC 23-0289	19-22-29-6712-07-030
LC 23-0290	16-23-30-1636-05-050
LC 23-0291	26-23-29-8109-15-060

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LC 23-0293	16-21-28-0000-00-059
LC 23-0308	24-22-27-5584-03-150
LC 23-0312	13-22-27-5532-04-130
LC 23-0316	11-22-29-2618-03-010
LC 23-0317	02-22-29-0066-02-350
LC 23-0319	18-22-31-8744-02-241
LC 23-0321	09-23-30-8151-00-001
LC 23-0322	14-22-30-3074-10-030
LC 23-0329	19-22-29-6952-03-050
LC 23-0333	16-21-28-0000-00-057
LC 23-0342	15-22-28-4441-00-490
LC 23-0351	07-22-29-7050-04-210
LC 23-0353	12-22-31-1464-04-480