



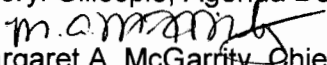
OFFICE OF COMPTROLLER

09-06-16P03:09 RCVD
INTEROFFICE MEMO

ORANGE
COUNTY
FLORIDA

09-06-16P03:09 RCVD

Martha O. Haynie, CPA
County Comptroller
Finance and Accounting Department
Special Assessments
201 South Rosalind Avenue
Orlando, FL 32802
Telephone: 407-836-5770
Fax: 407-836-5753

Date: September 2, 2016
To: Katie Smith, Deputy Clerk
Through: Cheryl Gillespie, Agenda Development
From:  Margaret A. McGarrity, Chief Deputy Comptroller
Contact: Ann Troutman, 407-836-5770
Subject: Request Number **M16-053** for **Black Lake – Lake Tilden**

Applicant: Elizabeth Johnson and Bryce Edwards
Environmental Protection Division

Type of Hearing: To amend a Municipal Service Benefit Unit (MSBU) for general lake cleaning, water quality improvement, maintenance and aquatic plant control services.

Hearing Required by F. S.# Florida Statute Sections 125.01 (01) (q) and 197.3632. This public hearing may be scheduled any time prior to May 31, 2017. **The resolution must be approved by May 31, 2017 to be included on the November 2017 real estate tax bill.**

Advertising Requirements / Timeframe: **Publish only one (1) time and must be published at least twenty (20) days prior to the public hearing with the tentative advertisement date Sunday – September 25, 2016.**

Notify Abutters: Special Assessments will mail public hearing notices to all of the affected property owners.

Estimated Time Required: One (1) minute

District: Commissioner Boyd, District 1

Hearing Controversial: No

October 18, 2016
@2pm

Report: Environmental Protection Division is requesting the amendment of the Black Lake – Lake Tilden MSBU for general lake cleaning, water quality improvement, maintenance and aquatic plant control services. The amendment provides revised Exhibits for the metes and bounds parcels and subdivisions located in unincorporated Orange County and the City of Winter Garden.

The estimated annual special assessment for this amending MSBU is **\$200.00** per parcel. The amending MSBU would be effective **November 1, 2017**.

Materials being submitted as backup for public hearing request:

1. Resolution – one (1) copy of the proposed resolution for general lake cleaning, water quality improvement, maintenance and aquatic plant control services.

ADDITIONAL SPECIAL INSTRUCTIONS TO CLERK:

1. Notify Special Assessments Section / Finance and Accounting Department of public hearing date(s) to prepare public hearing notice. Special Assessments will e-mail the public hearing notice to the Clerk.
2. Copy distribution is noted on file folder(s) containing resolution(s) and / or agreement(s).
3. Mail the following documents to the Tax Collector, Property Appraiser, and Department of Revenue:
 - a. Certified copy of the adopted resolution(s)
 - b. Copy of the newspaper advertisement (entire page)
 - c. Certification or proof of publication showing the date of publication on form DR-413
4. **Send the original adopted resolution(s) to the Special Assessments Section / Finance and Accounting Department.**

**RESOLUTION
OF THE ORANGE COUNTY
BOARD OF COUNTY COMMISSIONERS
ADOPTING THE *FIRST AMENDMENT*
TO THE RESOLUTION OF THE
BOARD OF COUNTY COMMISSIONERS
(ORIGINALLY ADOPTED ON APRIL 20, 2010)
AMENDING A MUNICIPAL SERVICE BENEFIT UNIT
FOR GENERAL LAKE CLEANING, WATER QUALITY
IMPROVEMENT, MAINTENANCE AND AQUATIC PLANT
CONTROL SERVICES FOR**

**BLACK LAKE / LAKE TILDEN
11/2017**

WHEREAS, Chapter 125.01 (01) (q), Florida Statutes, grants Orange County the power to establish Municipal Service Benefit Units (hereinafter known as the "MSBU") for any part of the unincorporated areas of Orange County; and,

WHEREAS, the Board of County Commissioners of Orange County (hereinafter known as the "Board") is the governing board of Orange County, Florida (hereinafter known as the "County") pursuant to its charter; and,

WHEREAS, the Board of County Commissioners of Orange County has received a request for the amendment of such MSBU in that portion of the unincorporated areas of Orange County; and,

WHEREAS, the Board established an MSBU on April 20, 2010 recorded in Official Records as Document Number 20100258004, Book 10040, Pages 3682 through 3688, Public Records of Orange County; and,

WHEREAS, the purpose of which was to provide general lake cleaning, water quality improvement, maintenance, and aquatic plant control services as requested by the residents, together with the other information pertaining to the operation of the proposed MSBU submitted therewith, to be feasible, necessary to facilitate the services desired, and in the public interest, and that the properties within Black Lake / Lake Tilden MSBU will be benefited, now and in the future, and that the proposed MSBU should be created; and,

WHEREAS, the Board of County Commissioners hereby finds that the boundaries of the Black Lake / Lake Tilden MSBU should be modified and that the MSBU should be amended; and,

WHEREAS, the Board wishes to amend the aforesaid MSBU Resolution to provide a revised legal description of properties in said MSBU, which properties are set forth in Exhibit "A", which indicates the boundaries of the district and as set forth in Exhibit "B", which describes certain

RECORDING DEPARTMENT: RETURN TO FINANCE & ACCOUNTING SPECIAL ASSESSMENTS

properties by metes and bonds located in unincorporated Orange County, Exhibit "C" for subdivisions located in unincorporated Orange County, Exhibit "D", which describes certain properties by metes and bonds located in the City of Winter Garden, and Exhibit "E" for subdivisions located in the City of Winter Garden. Specifically, Exhibit "B" will be modified by adding PID 34-22-27-0000-00-023 to Exhibit "D" so that Exhibit "A" now matches Exhibit "D". This change is shown on Exhibit "F"; and,

WHEREAS, it is the expressed intent of this Board to not otherwise alter or amend the Black Lake / Lake Tilden MSBU created by this Board on April 20, 2010, recorded in Official Records as Document Number 20100258004, Book 10040, Pages 3682 through 3688, Public Records of Orange County, Florida, and said Resolution is hereby ratified and reaffirmed except as modified herein.

THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF ORANGE COUNTY, FLORIDA:

1. The foregoing "WHEREAS" clauses are declared to be true and correct and are hereby incorporated into the text of the resolution.
2. The establishment of the Black Lake / Lake Tilden Municipal Service Benefit Unit for general lake cleaning, water quality improvement, maintenance and aquatic plant control services recorded in Official Records as Document Number 20100258004, Book 10040, Pages 3682 through 3688, Public Records of Orange County, Florida, is hereby reaffirmed and ratified, except that the boundaries of the said Black Lake / Lake Tilden Municipal Service Benefit Unit is amended and modified to add and include, beginning with the November 2017 tax year and for subsequent tax years, specific parcels and subdivisions as set forth in in Exhibit "B", which describes certain properties by metes and bonds located in unincorporated Orange County, Exhibit "C" for subdivisions located in unincorporated Orange County, Exhibit "D", which describes certain properties by metes and bonds located in the City of Winter Garden, Exhibit "E" for subdivisions located in the City of Winter Garden.
3. This First Amending Resolution shall become effective upon its adoption by the Board, and this Resolution shall supplement the Resolution originally creating the MSBU adopted by the Board on December 5, 1995, and recorded in Official Record Book 4986, Pages 2158 through 2163, Public Records of Orange County, Florida.
4. Except as herein specifically provided all remaining terms and conditions of the Resolution dated December 5, 1995 shall remain in full force and effect.
5. This amendment shall take effect upon adoption by the Board of County Commissioners, and the provisions of the Black Lake / Lake Tilden Resolution dated April 20, 2010 recorded in Official Records as Document Number 20100258004, Book 10040, Pages 3682 through 3688, shall apply to all properties described on Exhibit "B", Exhibit "C", Exhibit "D", and Exhibit "E" of this Amended Resolution.

ADOPTED THIS _____ DAY OF _____, 2016

ORANGE COUNTY, FLORIDA

BY: _____

ORANGE COUNTY MAYOR

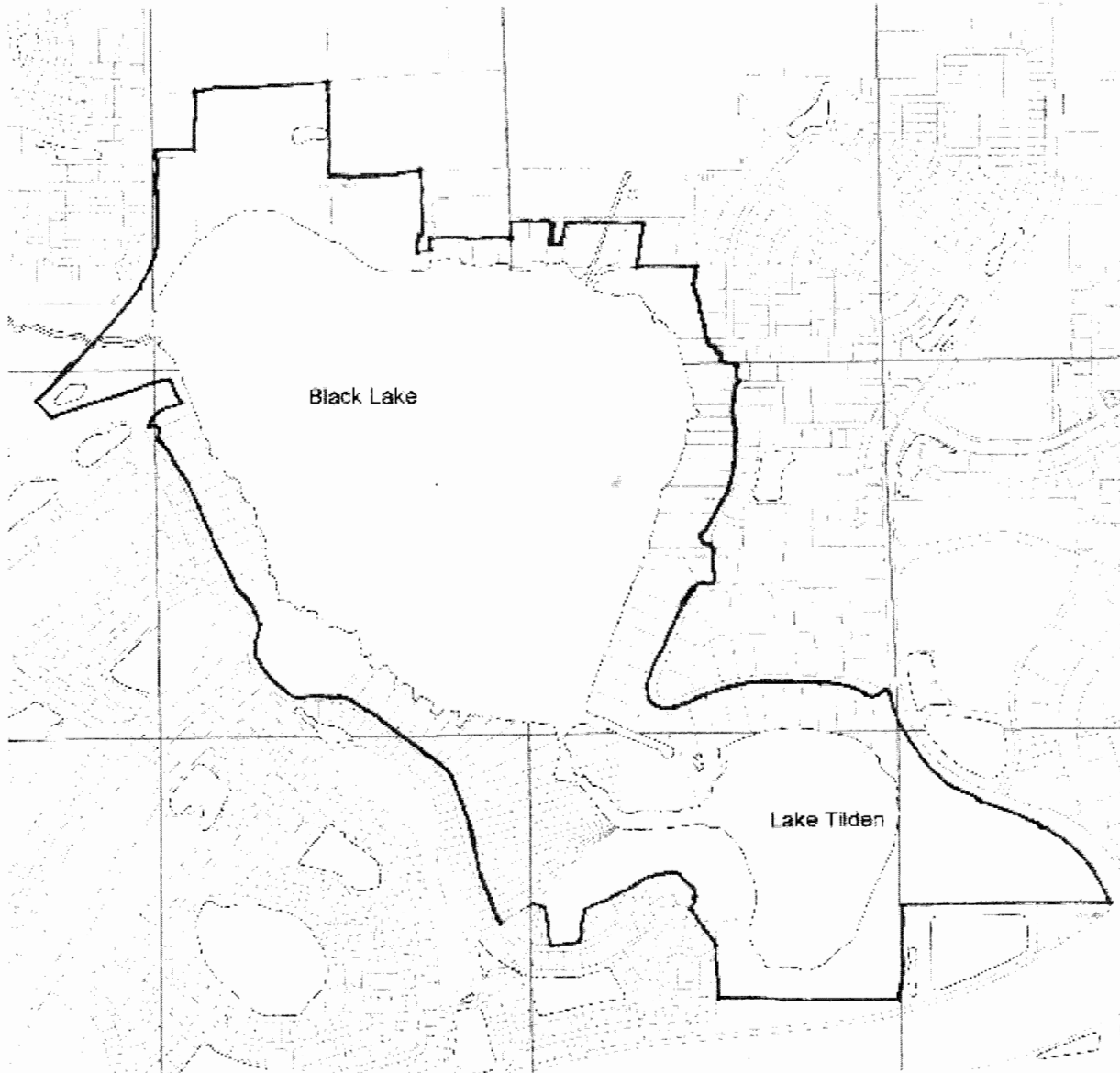
DATE: _____

ATTEST: Martha O. Haynie, County Comptroller
as Clerk of the Board of County Commissioners

BY: _____
DEPUTY CLERK

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Black Lake / Lake Tilden
Exhibit "A"



Black Lake and Lake Tilden
Metes and Bound Parcels
Exhibit "B" – Orange County

Parcel ID Number	Legal Description
03-23-27-0000-00-005	E1/2 OF NE 1/4 (LESS N 1/4 & S 1/4) OF SEC 03-23-27
34-22-27-0000-00-002	FROM NW COR OF S1/2 OF N1/2 OF SW1/4 OF NE1/4 SEC 34-22-27 RUN S 87 DEG E 845.57 FT FOR POB RUN S 87 DEG E 120 FT S 13 DEG W 355.37 FT N 88 DEG W 146 FT N 17 DEG E 362.12 FT TO POB (LESS N 30 FT FOR R/W PER 1775/0461)
34-22-27-0000-00-005	2915/391 - ERROR IN DESC - THE NW1/4 OF SE1/4 OF NW1/4 AND BEG NW COR OF NE1/4 OF SE1/4 OF NW1/4 RUN E 33 FT TH S 151 YARDS W 33 FT N 151 YARDS TO POB SEC 34-22-27 (SEE OR 531/231)
34-22-27-0000-00-012	BEG 411.63 FT E OF NW COR OF S 1/2 OF N 1/2 OF SW 1/4 OF NE 1/4 OF SEC 34-22-27 RUN S 13 DEG W 189.97 FT N 87 DEG W 109.27 FT S 8 DEG W 167.58 FT S 88 DEG E 117 FT N 13 DEG E 358.73 FT N 87 DEG W 20.37 FT TO POB (LESS N 30 FT FOR R/W PER 1775/0461) SEE 4042/3553
34-22-27-0000-00-025	BEG 274 FT E OF SW COR OF NE1/4 OF SE1/4 OF NW1/4 TH RUN N 200 FT E 100 FT S 200 FT W 100 FT TO POB IN SEC 34-22-27
34-22-27-0000-00-026	COMM NW COR OF S1/2 OF N1/2 OF SW1/4 OF NE1/4 OF SEC 24-22-27 TH S 87 DEG E 144 FT S 04 DEG W 30 FT TO POB TH CONT S 04 DEG W 324.04 FT S 86 DEG E 119.21 FT N 08 DEG E 325.56 FT N 87 DEG W 141.90 FT POB (R/W FOR ELLERBEE RD PER 1775/0461)
34-22-27-0000-00-028	BEG 500.40 FT S & 87 FT E OF NW COR OF NE1/4 OF SE1/4 OF NW1/4 RUN E 174 174 FT S 200 FT W 174 FT TH N 200 FT TO POB & BEG NW COR THEREOF RUN N 15 FT E TO E LINE OF SAID NE1/4 OF SE 1/4 OF NW1/4 S 15 FT W TO POB IN SEC 34-22-27
34-22-27-0000-00-030	BEG 723.42 FT E OF NW COR OF S1/2 OF N1/2 OF SW1/4 OF NE1/4 OF SEC 34-22-27 RUN E 122.15 FT S 17 DEG W 362.12 FT W 150.33 FT N 21 DEG E 371.32 FT TO POB (LESS N 30 FT FOR R/W PER 1775/0461) SEE 3796/196
34-22-27-0000-00-031	BEG AT NW COR OF S1/2 OF N1/2 OF SW1/4 OF NE1/4 OF SEC 34-22-27 RUN TH S 87 DEG E 144 FT S 4 DEG W 354.04 FT N 88 DEG W 117 FT N 354.77 FT TO POB (LESS N 30 FT PER 1775/0461 & W 8 FT PER 1753/0558 FOR R/W) SEE 1760/0764
34-22-27-0000-00-032	BEG 432 FT S 87 DEG E OF NW COR OF S1/2 OF N1/2 OF SW1/4 OF NE1/4 OF SEC 34-22-27 RUN S 87 DEG E 144 FT S 17 DEG W 364.08 FT N 88 DEG W 117 FT N 13 DEG E 358.73 FT TO POB (LESS N 30 FT FOR R/W PER 1775/0461)
34-22-27-0000-00-033	BEG 576 FT S 87 DEG E OF NW COR OF S1/2 OF N1/2 OF SW1/4 OF NE1/4 OF SEC 34-22-27 RUN S 87 DEG E 147.42 FT S 21 DEG W 371.32 FT N 88 DEG W 120.40 FT N 17 DEG E 364.08 FT TO POB (LESS N 30 FT FOR R/W PER 1775/0461) SEE 2916/1314
34-22-27-0000-00-036	FROM A PT 500.4 FT S & 87 FT E OF NW COR OF NE1/4 OF SE1/4 OF NW1/4 RUN E TO E LINE OF SAID SE1/4 OF NW1/4 FOR POB TH RUN S 200 FT W 95 FT N 200 FT E 95 FT TO POB IN SEC 34-22-27
34-22-27-0000-00-041	S1/2 OF SE1/4 OF NW1/4 OF SEC 34-22-27 & BEG SW COR OF NE1/4 OF SE1/4 OF NW1/4 TH RUN N TO A PT 580 FT S OF NW COR OF NE1/4 OF SE1/4 OF NW1/4 TH E 87 FT S TO A PT E OF POB TH W TO POB & COMM SE COR OF NE1/4 OF SE1/4 OF NW1/4 TH W 95 FT FOR POB TH RUN W 179 FT N 200 FT E 179 FT S 200 FT TO POB

Black Lake and Lake Tilden
Subdivisions
Exhibit "C" – Orange County

Subdivisions	Plat Book / Page	Section Township Range Subcode	Lots / Blocks / Buildings / Tracts / Units
Country Lakes	9/99-100	34-22-27-1807	Lots 8 through 30 Tract A – Recreation

Black Lake and Lake Tilden
Metes and Bound Parcels
Exhibit "D" – Winter Garden

Parcel ID Number	Legal Description
02-23-27-0000-00-025	THAT PT OF NW1/4 OF NW1/4 & NE1/4 OF NW1/4 LYING WLY OF WINTER GARDEN-VINELAND RD
33-22-27-0000-00-017	THAT PT OF E1/2 OF SE1/4 OF NE1/4 OF SEC 33-22-27 LYING SELY OF AVALON RD
34-22-27-0000-00-003	S1/2 OF NW1/4 OF NW1/4 & SW1/4 OF NW1/4 (LESS W 317 FT OF N 452 FT & LESS W 317 FT OF S 1498 FT) & (LESS COM AT NW COR OF NW1/4 OF NW1/4 S00-05-19E 1114.62 FT TH N89-54-41E 30 FT TO POB TH N86-24-51E 30.06 FT TH S00-05-19W 30.06 FT TH S86-24-51W 30.06 FT TH N00-05-19W 30.06 FT TO POB TAKEN FOR R/W) & (LESS COM AT NE COR OF W1/2 OF NW1/4 TH ALONG E LINE OF W1/2 OF NW1/4 RUN S00-54-31E 919.25 FT TO POB TH S00-54-31E 556.08 FT TH S89-05-29W 303.73 FT TH N33-37-04W 501.98 FT TH N06-26-09W 165.43 FT TH N45-59-57E 68.77 FT TH S81-53-33E 496.85 FT TH N89-10-15E 50FT TO POB) OF SEC 34-22-27 & (LESS COMM AT THE NW CORNER SEC 34-22-27 TH S00-05-12E 1116.45 FT TH N86-25-13E 60.11 FT TO THE POB TH N86-25-13E 282.52 FT TH S00-05-12E 30.06 FT TH S86-25-13W 282.52 FT TH N00-05-12W 30.06 FT TO THE POB)
34-22-27-0000-00-005	2915/391 - ERROR IN DESC - THE NW1/4 OF SE1/4 OF NW1/4 AND BEG NW COR OF NE1/4 OF SE1/4 OF NW1/4 RUN E 33 FT TH S 151 YARDS W 33 FT N 151 YARDS TO POB SEC 34-22-27 (SEE OR 531/231)
34-22-27-0000-00-023	N 452 FT OF W 317 FT OF S1/2 OF NW1/4 OF NW1/4 OF SEC 34-22-27 & W 317 FT OF S3/4 OF NW1/4 OF SEC 34-22-27 (LESS N 482 FT THEREOF) 7 COMM AT THE NW CORNER SEC 34-22-27 TH S00-05-12E 1116.45 FT TH N86-25-13E 60.11 FT TO THE POB TH N86-25-13E 282.52 FT TH S00-05-12E 30.06 FT TH S86-25-13W 282.52 FT TH N00-05-12W 30.06 FT TO THE POB

Black Lake and Lake Tilden
Subdivisions
Exhibit "E" – Winter Garden

Subdivisions	Plat Book / Page	Section Township Range Subcode	Lots / Blocks / Buildings / Tracts / Units
Bay Isle	48/16-18	34-22-27-0162	Lots 15 through 27 Tract E – Recreation
Black Lake Park Phase 2	64/1-6	34-22-27-0734	Tract H – Conservation Tract J – Recreation

Black Lake and Lake Tilden
Subdivisions
Exhibit "E" – Winter Garden

Subdivisions	Plat Book / Page	Section Township Range Subcode	Lots / Blocks / Buildings / Tracts / Units
Stoneybrook West Unit 1	44/134-138	04-23-27-8231	Tract KK – Park / Recreation
Stoneybrook West Unit 2	46/55-57	34-22-27-8287	Lots 21 through 38 Block 6
Stoneybrook West Unit 5	53/150-152	33-22-27-8290	Tract EE – Boat Facility
Stoneybrook West Unit 7	64/68-71	03-23-27-8240	Lots 1 through 9 Block 3 Lots 1 through 21 Block 15 Tract A – Park Tract C – Open Space

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Exhibit F

Black Lake and Lake Tilden

