



Legal Notices

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**ORANGE COUNTY
NOTICE OF PUBLIC HEARING**

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

The Orange County Board of County Commissioners will hold a public hearing on **March 8, 2022** 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 ANY QUESTIONS REGARDING THIS PUBLIC HEARING NOTICE, CONTACT ORANGE COUNTY COMPTROLLER SPECIAL ASSESSMENTS – 407-836-5770 – E-MAIL: SpecialAssessments@occompt.com*****

PARA MAS INFORMACIÓN, REFERENTE A ESTA VISTA PÚBLICA, FAVOR DE COMUNICARSE CON LAS OFICINAS DE FINANZAS DEL CONDADO ORANGE, AL NUMERO – 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 collecting the non-ad valorem assessments levied by the Orange County Board of County Commissioners as set forth in Section 197.3632, Florida Statutes.

These non-ad valorem assessments would be levied and would be collected by the Tax Collector on the **November 2022** real estate tax bill and every year thereafter until notification of discontinuance by the Orange County Board of County Commissioners. Failure to pay the assessment will cause a tax certificate to be issued against the property, which may result in a loss of title. All affected property owners have the right to appear at the public hearing and the right to file written objections with the Orange County Board of County Commissioners within twenty (20) days of the publication of this notice.

Estimates, sketches, and specifications of the described properties are on file in the Office of the Orange County Comptroller (Special Assessments), Orange County Administration Center, 201 South Rosalind Avenue, Orlando, Florida, which are open to the public for inspection.

Assessments are due and payable the same as property taxes and bear the same penalties for delinquency as property taxes, including potential loss of property title through tax certificate and tax deed sale. The Uniform Method for the levy, collection and enforcement of non-ad valorem assessments, Section 197.3632, Florida Statutes, will be used for collecting the assessments.

The following is the property to be assessed and the type and amount of assessment estimated for the first year; please note that the assessments for these properties are all based on a flat rate per lot per year basis:

**Avalon Park Area Master Roads
Streetlighting: \$24.00**

Subdivision Name: **Avalon Townhomes**, Plat Book **105**, Pages **115 through 116**, Section **06**, Township **23**, Range **32**, Lots **1 through 24**; Public Records of Orange County, Florida. This subdivision is located in **District 4**.

The following is the property to be assessed and the type and amount of assessment estimated for the first year; please note that the charges for these properties are all based on a flat rate per lot / per parcel per year basis:

**Eagles Landing at Rio Pinar
Streetlighting: \$159.00, Retention Pond: \$78.00**

Subdivision Name: **Eagles Landing at Rio Pinar**, Plat Book **106**, Pages **25 through 26**, Section **31**, Township **22**, Range **31**, Lots **1 through 23**; Public Records of Orange County, Florida. This subdivision is located in **District 3**.

The following is the property to be assessed and the type and amount of assessment estimated for the first year; please note that the charges for these properties are all based on a flat rate per lot / per parcel per year basis:

**Encore at Ovation Area
Streetlighting: \$129.00, Retention Pond: \$78.00**

Subdivision Name: **Encore at Ovation – Phase 3**, Plat Book **106**, Pages **108 through 115**, Section **30**, Township **24**, Range **27**, Lots **140 through 281** plus Tracts **FD-1** and **FD-2** Future Development; Public Records of Orange County, Florida. This subdivision is located in **District 1**.

The following is the property to be assessed and the type and amount of assessment estimated for the first year; please note that the charges for these properties are all based on a flat rate per lot / per parcel per year basis:

**Lakeside at Hamlin
Streetlighting: \$141.00, Retention Pond: \$78.00**

Subdivision Name: **Lakeside at Hamlin**, Plat Book **106**, Pages **19 through 24**, Section **20**, Township **23**, Range **27**, Lots **1 through 151**; Public Records of Orange County, Florida. This subdivision is located in **District 1**.

The following is the property to be assessed and the type and amount of assessment estimated for the first year; please note that the assessments for these properties are all based on a flat rate per lot per year basis:

**Lakeview Pointe at Horizon West Area and Ravenna Phase 3
Streetlighting: \$184.00, Retention Pond: \$78.00**

Subdivision Name: **Ravenna Phase 3**, Plat Book **104**, Pages **114 through 115**, Section **34**, Township **23**, Range **27**, Lots **316 through 318**; Public Records of Orange County, Florida. This subdivision is located in **District 1**.

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.

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

ORG7145523

2/13/2022

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Fictitious Name

NOTICE UNDER FICTITIOUS NAME

TO WHOM IT MAY CONCERN: Notice is hereby given that the under signed pursuant to the "Fictitious Name Statute, Chapter 865.09, Florida Statutes, will register with the Division of Corporations, Department of State, State of Florida upon receipt of this notice. The fictitious name, to-wit:

Ziegler Law Group
under which (I am) (we are) engaged in business at 1005 Delridge Avenue Orlando, Florida 32804 That the (party) (parties) interested in said business enterprise is as follows:

Falecia G. Ziegler PA
2423 S. Orange Ave. Ste. 325
Dated at ORLANDO, Orange County , Florida, 02/11/22

ORG7142965 02-13-2022

NOTICE UNDER FICTITIOUS NAME

TO WHOM IT MAY CONCERN: Notice is hereby given that the under signed pursuant to the "Fictitious Name Statute, Chapter 865.09, Florida Statutes, will register with the Division of Corporations, Department of State, State of Florida upon receipt of this notice. The fictitious name, to-wit:

Beyond Munchies
under which (I am) (we are) engaged in business at 1220 E SEMORAN BLV opopka, fl 32703 That the (party) (parties) interested in said business enterprise is as follows:

Adriana Medina
1203 degraw dr
Dated at APOPKA, Orange County , Florida, 12/07/2021

ORG 7142767 2/13/2022

NOTICE UNDER FICTITIOUS NAME

TO WHOM IT MAY CONCERN: Notice is hereby given that the under signed pursuant to the "Fictitious Name Statute, Chapter 865.09, Florida Statutes, will register with the Division of Corporations, Department of State, State of Florida upon receipt of this notice. The fictitious name, to-wit:

Poki One N Half International Outlets
under which (I am) (we are) engaged in business at 4973 International Drive FC5 Orlando, FL 32819 That the (party) (parties) interested in said business enterprise is as follows:

One N Half FL INC
8344 Riverdale Ln
Dated at Champions Gate, Orange County , Florida, 02/08/2022

ORG7142767 2/13/2022

DRIVE SECTION

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Complex Sleep Solutions
under which (I am) (we are) engaged in business at 7224 SANGALLA DR That the (party) (parties) interested in said business enterprise is as follows:

7224 SANGALLA DR
Dated at WINDERMERE, Orange County , Florida, 02/02/2022

ORG7142965 02-13-2022

NOTICE UNDER FICTITIOUS NAME

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European Wax Center
under which (I am) (we are) engaged in business at 5575 S. Semoran Blvd Suite 36 That the (party) (parties) interested in said business enterprise is as follows:

CWV Holdings FL LLC
59 Damonte Ranch Pkwy Suite 579
Dated at Reno, Orange County , Florida, 02/02/2022

ORG7142969 02-13-2022

NOTICE UNDER FICTITIOUS NAME

TO WHOM IT MAY CONCERN: Notice is hereby given that the under signed pursuant to the "Fictitious Name Statute, Chapter 865.09, Florida Statutes, will register with the Division of Corporations, Department of State, State of Florida upon receipt of this notice. The fictitious name, to-wit:

New River Generalogy
under which (I am) (we are) engaged in business at 120 CASA MIRELLA WAY, APT 1112 That the (party) (parties) interested in said business enterprise is as follows:

David A Bennett
120 CASA MIRELLA WAY, APT 1112
Dated at WINDERMERE, Orange County , Florida, 02/04/2022

ORG7144633 02-13-2022

NOTICE UNDER FICTITIOUS NAME

TO WHOM IT MAY CONCERN: Notice is hereby given that the under signed pursuant to the "Fictitious Name Statute, Chapter 865.09, Florida Statutes, will register with the Division of Corporations, Department of State, State of Florida upon receipt of this notice. The fictitious name, to-wit:

Rose Appraisals
under which (I am) (we are) engaged in business at 2553 DOVE/TALE DR. That the (party) (parties) interested in said business enterprise is as follows:

JD ROSE TRANSPORT INC.
2553 DOVE/TALE DR.
Dated at OCOEE, Orange County , Florida, 02/04/2022

ORG7144669 02-13-2022

NOTICE UNDER FICTITIOUS NAME

TO WHOM IT MAY CONCERN: Notice is hereby given that the under signed pursuant to the "Fictitious Name Statute, Chapter 865.09, Florida Statutes, will register with the Division of Corporations, Department of State, State of Florida upon receipt of this notice. The fictitious name, to-wit:

Loyal Reliable Services Mobile Repair
under which (I am) (we are) engaged in business at 501 Pointe Allyson Way That the (party) (parties) interested in said business enterprise is as follows:

LOYAL RELIABLE SERVICES LLC
501 POINTE ALLYSON WAY
Dated at ORLANDO, Orange County , Florida, 02/04/2022

ORG7144669 02-13-2022

NOTICE UNDER FICTITIOUS NAME

TO WHOM IT MAY CONCERN: Notice is hereby given that the under signed pursuant to the "Fictitious Name Statute, Chapter 865.09, Florida Statutes, will register with the Division of Corporations, Department of State, State of Florida upon receipt of this notice. The fictitious name, to-wit:

MONTENEGRO AUTO
under which (I am) (we are) engaged in business at 11811 CHARADES ST, ORLANDO FL 32823 That the (party) (parties) interested in said business enterprise is as follows:

APE INVESTMENTS GROUP LLC
11811 CHARADES ST
Dated at ORLANDO, Orange County , Florida, 02/04/2022

ORG7145088 2/13/2022

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NOTICE UNDER FICTITIOUS NAME

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ENCLAVE AT LAKE SHADOW
under which (I am) (we are) engaged in business at 601 BRICKELL KEY DRIVE SUITE 700 That the (party) (parties) interested in said business enterprise is as follows:

MHP FL LLC
601 BRICKELL KEY DRIVE SUITE 700
Dated at MIAMI, Orange County , Florida, 02/02/2022

ORG7143655 02-13-2022

NOTICE UNDER FICTITIOUS NAME

TO WHOM IT MAY CONCERN: Notice is hereby given that the under signed pursuant to the "Fictitious Name Statute, Chapter 865.09, Florida Statutes, will register with the Division of Corporations, Department of State, State of Florida upon receipt of this notice. The fictitious name, to-wit:

Wespy Wax by Ashley
under which (I am) (we are) engaged in business at 1860 Black Maple Pl That the (party) (parties) interested in said business enterprise is as follows:

Ashley Sue Mallillin
1860 Black Maple Pl
Dated at Ocoee, Orange County , Florida, 02/02/2022

ORG7143678 02-13-2022

NOTICE UNDER FICTITIOUS NAME

TO WHOM IT MAY CONCERN: Notice is hereby given that the under signed pursuant to the "Fictitious Name Statute, Chapter 865.09, Florida Statutes, will register with the Division of Corporations, Department of State, State of Florida upon receipt of this notice. The fictitious name, to-wit:

Fearedless Marriage
under which (I am) (we are) engaged in business at 1619 DRUID RD., Maitland FL 32751 That the (party) (parties) interested in said business enterprise is as follows:

FEARLESS HUSBAND LLC
1619 DRUID RD
Dated at MAITLAND, Orange County , Florida, 02/13/2022

ORG 7147356 2/13/2022

NOTICE UNDER FICTITIOUS NAME

TO WHOM IT MAY CONCERN: Notice is hereby given that the under signed pursuant to the "Fictitious Name Statute, Chapter 865.09, Florida Statutes, will register with the Division of Corporations, Department of State, State of Florida upon receipt of this notice. The fictitious name, to-wit:

LML Notary Services
under which (I am) (we are) engaged in business at 1317 Edgewater Dr #457, Orlando FL 32804 That the (party) (parties) interested in said business enterprise is as follows:

Marshada Clarke
1317 Edgewater Dr #457
Dated at Orlando, Orange County , Florida, 02/13/2022

ORG7145179 2/13/2022

NOTICE UNDER FICTITIOUS NAME

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Fearless Marriage
under which (I am) (we are) engaged in business at 1619 DRUID RD., Maitland FL 32751 That the (party) (parties) interested in said business enterprise is as follows:

FEARLESS HUSBAND LLC
1619 DRUID RD
Dated at MAITLAND, Orange County , Florida, 02/13/2022

ORG 7147356 2/13/2022

NOTICE UNDER FICTITIOUS NAME

TO WHOM IT MAY CONCERN: Notice is hereby given that the under signed pursuant to the "Fictitious Name Statute, Chapter 865.09, Florida Statutes, will register with the Division of Corporations, Department of State, State of Florida upon receipt of this notice. The fictitious name, to-wit:

The Ruined Peach
under which (I am) (we are) engaged in business at 9576 evanescet way, apt 1111 That the (party) (parties) interested in said business enterprise is as follows:

Daniel C Fetterman Jr
9576 evanescet way, apt 1111
Dated at Orlando, Orange County , Florida, 2/9/2022

ORG7147356 2/13/2022

Public Hearing Notices

**ORANGE COUNTY
NOTICE OF PUBLIC HEARING
PETITION TO VACATE # 19-04-011**

The Orange County Board of County Commissioners will conduct a public hearing on **March 8, 2022**, at 2 p.m., or as soon thereafter as possible, in the County Commission Chambers, First Floor, County Administration Center, 201 South Rosalind Avenue, Orlando, Florida. You are invited to attend and be heard regarding a request by:

Applicant: Jonathan and Caitlin Faulk
Consideration: Resolution granting Petition to Vacate #19-04-011, vacating a 30 foot wide unopened, unimproved and unnamed right-of-way, and a portion of a 60 foot wide unopened, unimproved right-of-way known as Dowman Drive, containing a total of approximately 1.6 acres.
Location: District 2; property generally located at 2436 Dowman Drive and 2451 Dowman Drive, Section 07, Township 20, Range 28; Orange County, Florida (legal property description on file)

You may obtain a copy of the legal property description by calling the Comptroller Clerk of the Board of County Commissioners, 407-836-7900; or by calling the County Administration Center, 201 South Rosalind Avenue, Fourth Floor, Orlando, Florida.

This petition to vacate is complete and has been reviewed and investigated by appropriate County staff. The County Mayor, acting on behalf of the Board of County Commissioners pursuant to Resolution No. 91-W-02, has considered this petition and finds it acceptable for consideration at a public hearing.

IF YOU HAVE ANY QUESTIONS REGARDING THIS NOTICE, CONTACT THE ORANGE COUNTY DEVELOPMENT ENGINEERING DIVISION, JULIE ALBER, 407-836-7928, Email: Julie.alber@ocfl.net

PARA MAS INFORMACIÓN ACERCA DE ESTA VISTA PÚBLICA, FAVOR DE COMUNICARSE CON LA DIVISION DE INGENIERIA Y DE DESARROLLOS (DEVELOPMENT ENGINEERING DIVISION) AL NUMERO, 407-836-7921.

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 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.

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

ORG7145518 2/13/2022

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