

**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 **May 19, 2020 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:
Special.Assessments@occompt.com*****

**PARA MAS INFORMACIÓN, REFERENTE A ESTA VISTA PÚBLICA, FAVOR DE COMUNICARSE
CON LAS OFICINAS DE FINANAS 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 2020** real estate tax bill and each 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:

**Moss Park Preserve Phase 1 and
Moss Park Preserve Phase 2
Retention Pond: \$78.00**

Subdivision Name: **Moss Park Preserve Phase 1**, Plat Book **100**, Pages **48 through 53**, Sections **4 and 9**, Township **24**, Range **31**, Lots **1 and 2 plus Tract FD-1 (Future Development)**; Public Records of Orange County, Florida. This subdivision is located in **District 4**.

Subdivision Name: **Moss Park Preserve Phase 2**, Plat Book **101**, Pages **79 through 82**, Section **9**, Township **24**, Range **31**, Lots **1 through 122**; 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 assessments for these properties are all based on a flat rate per lot, per year basis:

**Wekiwa Manor Section 1 & 2
Streetlighting: \$315.00**

Subdivision Name: **Wekiwa Manor Section 1**, Plat Book **X** Page **6**, Section **12** Township **21**, Range **28**, Lots **1 through 33 Block A**, Lots **35 through 43 Block A**, Lots **1 through 22 Block B**; Public Records of Orange County, Florida. This subdivision is located in **District 2**.

Subdivision Name: **Wekiwa Manor Section 2**, Plat Book **X** Page **75**, Section **12** Township **21**, Range **28**, Lots **1 through 29 Block C**, Lots **1 through 37 Block D**, Lots **1 through 38 Block E**, Lots **1 through 44 Block F**, Lots **1 through 15 Block G**; Public Records of Orange County, Florida. This subdivision is located in **District 2**.

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:

**Winding Bay Phase 1A and 1B
Streetlighting: \$186.00**

Subdivision Name: **Winding Bay Phase 1A**, Plat Book **97**, Pages **141 through 142**, Section **17**, Township **24**, Range **27**, Lots **1 through 5**; Public Records of Orange County, Florida. This subdivision is located in **District 1**.

Subdivision Name: **Winding Bay Phase 1B**, Plat Book **100**, Pages **146 through 151**, Sections **17 and 20**, Township **24**, Range **27**, Lots **6 through 136**; 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:

Winding Bay Area
Retention Pond: \$78.00

Subdivision Name: **Winding Bay Phase 1A**, Plat Book **97**, Pages **141 through 142**, Sections **17**, Township **24**, Range **27**, Lots **1 through 5**; Public Records of Orange County, Florida. This subdivision is located in **District 1**.

Subdivision Name: **Winding Bay Phase 1B**, Plat Book **100**, Pages **146 through 151**, Sections **17 and 20**, Township **24**, Range **27**, Lots **6 through 136**; 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:

Winding Bay Preserve
Streetlighting: \$108.00, Retention Pond: \$78.00

Subdivision Name: **Winding Bay Preserve**, Plat Book **98**, Pages **63 through 66**, Section **17**, Township **24**, Range **27**, Lots **1 through 88**; 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:

Woodland Park Area
Streetlighting: \$158.00, Retention Pond: \$78.00

Subdivision Name: **Woodland Park Phase 5**, Plat Book **98**, Pages **106 through 111**, Section **18**, Township **24**, Range **30**, Lots **335 through 402**; Public Records of Orange County, Florida. This subdivision is located in **District 4**.

Subdivision Name: **Woodland Park Phase 10**, Plat Book **101**, Pages **58 through 62**, Section **17**, Township **24**, Range **30**, Lots **1 through 122**; 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 assessments for these properties are all based on a flat rate per lot, per year basis:

World Design Center Area
Retention Pond: \$78.00

Subdivision name being added: **World Design Center Phase 3**, Plat Book **100**, Pages **96 through 107**, Section **33**, Township **23**, Range **29**, Parcels **1 & 2, 4 & 5, 8 through 10**; Public Records of Orange County, Florida. The Orlando Central Park Area is located in **District 6**.

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

Publish: **April 26, 2020 Orlando Sentinel Public Record (Orange Extra)**

Certify: MSBUs for: **Moss Park Preserve Phase 1 and Moss Park Preserve Phase 2**
Wekiwa Manor Section 1 & 2
Winding Bay Phase 1A and 1B
Winding Bay Area
Winding Bay Preserve
Woodland Park Area
World Design Center Area

c: All Board Members' Offices [email]
County Attorney's Office, BCC [email to Anna Caban]
Chris Testerman, Assistant County Administrator, BCC [email]
Ann Dawkins, Special Assessments [email]
Cheryl Gillespie, Agenda Development [email]
Mike Seif, Orange TV, BCC [email]
Deputy Clerk [email]
James Jerome, Program Coordinator, BCC [email]