

BOARD OF COUNTY COMMISSIONERS OF CITRUS COUNTY, FLORIDA
Citrus County Courthouse
Room 100, 110 N. Apopka Avenue, Inverness, FL 34450

AGENDA

September 9, 2021 1:00 PM

Scott Carnahan, Chair, District 4 Ronald E. Kitchen Jr., 1st Vice Chair, District 2 Ruthie Davis Schlabach, 2nd Vice Chair, District 3 Jeff Kinnard D.C., Commissioner District 1 Holly L. Davis, Commissioner, District 5	Angela Vick, Clerk of the Circuit Court Charles R. Oliver, County Administrator Denise A. Dymond Lyn, County Attorney
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MISSION

Citrus County Government is a value-driven organization dedicated to responsive citizen service by providing quality programs, services and facilities to build a strong community and promote the best quality of life for our citizens.

All persons desiring to address the County Commission will be asked to limit their comments to the specific subject being discussed.

The Board gives citizens multiple opportunities for **PUBLIC INPUT**. All members of the public wishing to speak at the "Open To The Public" portion of a meeting will have three (3) minutes per person to make their request or presentation or five (5) minutes if they represent an organization with the appropriate documentation on file with the Clerk of Courts. If the request or presentation deals with a matter that requires investigation by County Staff, the Chairman will refer it to the County Administrator to follow-up with the person making the request.

Any person who decides to appeal any decision of the Governing Body with respect to any matter considered at this meeting will need a record of the proceedings and for such purpose may need to provide that a verbatim record of proceeding is made which record includes testimony and evidence upon which the appeal is to be based. (Section 286.0105 Florida Statutes)

Any person requiring reasonable accommodation at this meeting because of a disability or physical impairment should contact the County Administrator's Office, Lecanto Government Bldg., 3600 W. Sovereign Path, Suite 267, Lecanto, FL 34461 (352) 527-5210, TTY (352) 527-5312 at least two days before the meeting.

A. CALL TO ORDER

A.1. Invocation

A.2. Pledge of Allegiance

A.3. Roll Call

B. SPECIAL MEETING

B.1. 1:00 p.m. Public Hearing Proposed Stormwater MSBU for Fiscal Year 2021-2022.

A. Conduct a public hearing to consider the creation of the 2021 Stormwater MSBU for the provision of stormwater management services, facilities, and programs within the unincorporated area of the County and consider the imposition of stormwater service assessments against certain real property in the unincorporated area of Citrus County established as the stormwater management area for the Fiscal Year 2021-2022.

B. Adopt and authorize the Chairman to execute a Resolution of the Board of County Commissioners of Citrus County, Florida, relating to the provision of stormwater management services; confirming the Initial Assessment Resolution; providing for hardship assistance; imposing stormwater service assessments against certain real property in the unincorporated area of Citrus County established as the stormwater management area; approving the assessment roll for stormwater service assessments; providing for collection of the stormwater service assessments; providing for severability; providing for conflicts; and providing an effective date.

C. OPEN TO THE PUBLIC

D. UPCOMING MEETINGS

Regular Meeting: September 14, 2021 at 1:00 PM, Citrus County Courthouse, Room 100, 110 N. Apopka Avenue, Inverness, FL 34450

E. ADJOURN



AGENDA MEMORANDUM

FROM:	Randall Olney, Public Works Director
SUBJECT:	1:00 p.m. Public Hearing Proposed Stormwater MSBU for Fiscal Year 2021-2022.
AGENDA DATE:	September 09, 2021

BRIEF OVERVIEW:

Proposed Stormwater MSBU for Fiscal Year 2021-2022.

BUDGET IMPACT/FUNDING SOURCE:

Account No.	Account Title	Current Budget	YTD Expenditures	Encumbrances	Available Balance
					\$0

Special Assessments to be levied against benefited properties.

RECOMMENDED ACTION:

- A. Conduct a public hearing to consider the creation of the 2021 Stormwater MSBU for the provision of stormwater management services, facilities, and programs within the unincorporated area of the County and consider the imposition of stormwater service assessments against certain real property in the unincorporated area of Citrus County established as the stormwater management area for the Fiscal Year 2021-2022.
- B. Adopt and authorize the Chairman to execute a Resolution of the Board of County Commissioners of Citrus County, Florida, relating to the provision of stormwater management services; confirming the Initial Assessment Resolution; providing for hardship assistance; imposing stormwater service assessments against certain real property in the unincorporated area of Citrus County established as the stormwater management area; approving the assessment roll for stormwater service assessments; providing for collection of the stormwater service assessments; providing for severability; providing for conflicts; and providing an effective date.

CITRUS COUNTY, FLORIDA

STORMWATER FINAL ASSESSMENT RESOLUTION

ADOPTED SEPTEMBER 9, 2021

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RESOLUTION NO. 2021-____

A RESOLUTION OF CITRUS COUNTY, FLORIDA, RELATING TO THE PROVISION OF STORMWATER MANAGEMENT SERVICES; CONFIRMING THE INITIAL ASSESSMENT RESOLUTION; PROVIDING FOR HARDSHIP ASSISTANCE; IMPOSING STORMWATER SERVICE ASSESSMENTS AGAINST CERTAIN REAL PROPERTY IN THE UNINCORPORATED AREA OF CITRUS COUNTY ESTABLISHED AS THE STORMWATER MANAGEMENT AREA; APPROVING THE ASSESSMENT ROLL FOR STORMWATER SERVICE ASSESSMENTS; PROVIDING FOR COLLECTION OF THE STORMWATER SERVICE ASSESSMENTS; PROVIDING FOR SEVERABILITY; PROVIDING FOR CONFLICTS; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Board of County Commissioners (the "Board") of Citrus County, Florida (the "County"), has enacted the Assessment Ordinance relating to the provision of services and capital facilities, which authorizes the imposition of Service Assessments against real property specially benefited by the County's Stormwater Management Services; and

WHEREAS, the Board has enacted the Stormwater Ordinance, creating the Stormwater Utility and providing for the administration and funding of that Stormwater Utility through County rates, fees, and charges, including Stormwater Service Assessments; and

WHEREAS, the imposition of a Stormwater Service Assessment is an equitable and efficient method of allocating and apportioning the cost of the County's Stormwater Management Service among parcels of property that are specially benefited thereby; and

WHEREAS, the Board adopted Resolution No. 2021-064, the Initial Assessment Resolution, geographically identifying the area within which the County provides Stormwater Management Services and those properties to be specially benefited by the County's Stormwater Management Services (the "Stormwater Management Area"),

describing the method of assessing the cost of the County's Stormwater Management Services (the "Stormwater Service Cost") against Developed Property located within the Stormwater Management Area, directing the preparation of the preliminary Assessment Roll for Stormwater Service Assessments, and directing the provision of the notices required by the Sections 86-38 and 86-39 of the Assessment Ordinance; and

WHEREAS, pursuant to the provisions of Section 86-40 of the Assessment Ordinance, the County is required to confirm or repeal the Stormwater Initial Assessment Resolution, with such amendments as the Board deems appropriate, after hearing comments and receiving objections of all interested parties; and

WHEREAS, the Assessment Roll has heretofore been filed with the office of the Director, as provided in Section 86-37 of the Assessment Ordinance; and

WHEREAS, as required by the terms of Sections 86-38 and 86-39 of the Assessment Ordinance, notice of a public hearing has been published and mailed to each property owner proposed to be charged a Stormwater Service Assessment, notifying such property owner of the opportunity to be heard; the proof of publication and an affidavit of mailing are attached hereto as Appendices A and B respectively; and

WHEREAS, a public hearing has been duly held and comments and objections of all interested persons have been heard and considered as required by the Section 86-40 of the Assessment Ordinance.

BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF CITRUS COUNTY, FLORIDA, AS FOLLOWS:

SECTION 1. AUTHORITY. This resolution is adopted pursuant to the provisions of the Assessment Ordinance, the Stormwater Ordinance, the Initial Assessment Resolution

(Resolution No. 2021-064), Article VIII, Section 1, Florida Constitution, sections 125.01 and 125.66, Florida Statutes, and other applicable provisions of law.

SECTION 2. DEFINITIONS. This resolution is the Final Assessment Resolution for the imposition of Stormwater Service Assessments. All capitalized terms in this Final Assessment Resolution shall have the meanings defined in Section 86-1 of the Assessment Ordinance, Section 99-1 of the Stormwater Ordinance, and the Initial Assessment Resolution.

SECTION 3. CONFIRMATION OF INITIAL ASSESSMENT RESOLUTION. The Initial Assessment Resolution is hereby confirmed.

SECTION 4. HARDSHIP ASSISTANCE.

(A) It is hereby ascertained, determined, and declared that it is in the best interest of the citizens of the County to assist Low Income Persons who are Owners of homesteaded Single Family Parcels or Condominium Residential Unit Parcels with the financial burden created by the imposition of a Stormwater Service Assessment.

(B) As used in this Section 4, the following terms shall have the following meanings, unless the context hereof otherwise requires:

"Low-Income Persons" shall mean one or more natural persons, the total gross household income of which does not exceed 30% of the median adjusted gross income for households within the metropolitan statistical area covering the County as reported by the U.S. Department of Housing and Urban Development or its governmental successor in function.

(C) There is hereby created an economic hardship program to assist Single Family Parcel or Condominium Residential Unit Parcel owners of homesteaded Single

Family Parcel or Condominium Residential Unit Parcel who meet the definition of Low Income Persons as established herein. An owner of homesteaded Single Family Parcel or Condominium Residential Unit Parcel who meets low income level and asset guidelines specified by the County shall be eligible to receive payment of a Stormwater Service Assessment by the County. Applicants for this hardship assistance shall provide written documentation satisfactory to the County Administrator in order to qualify for such assistance. Any amounts provided for hardship assistance shall be paid by the County from funds other than those generated by the Stormwater Service Assessment.

(D) Prior to October 1, 2021 and prior to May 1 of each year thereafter, the applicant shall file with the County Administrator an application under oath demonstrating entitlement to hardship assistance as provided herein. Such application shall include the following:

(1) The name and address of all Owners of the Single Family Parcel or Condominium Residential Unit Parcel, as applicable;

(2) The parcel identification number and address for the Single Family Parcel or Condominium Residential Unit Parcel, as applicable;

(3) Proof of total household income from all sources and other documentation required to demonstrate qualification as a Low Income Person; and

(4) Such other information relating to the application as may be reasonably requested.

(E) The County Administrator, with the assistance of other members of the administrative staff of the County, shall, within fifteen (15) days after the filing of such application, review the application and such other supporting data that may be filed

therewith and make such further investigation as may be reasonably required in order to determine if the applicant is qualified for hardship assistance pursuant to this Section. If deemed qualified for the hardship assistance as outlined in this Section 4, the County shall pay the Stormwater Service Assessment on said property.

(F) The County Administrator shall furnish his or her written decision to such applicant by United States mail, postage prepaid, addressed to the applicant at the address stated on the application on or before the expiration of twenty (20) days following the filing of the application determining if the applicant is or is not qualified for hardship assistance pursuant to this Section.

(G) Any shortfall in the expected Stormwater Service Assessment proceeds due to any hardship assistance provided herein shall be supplemented by any legally available funds, or combination of such funds, and shall not be paid for by proceeds or funds derived from the Stormwater Service Assessments. In the event a court of competent jurisdiction determines any assistance provided by the Board is improper or otherwise adversely affects the validity of the Stormwater Service Assessment imposed for any Fiscal Year, the sole and exclusive remedy shall be the imposition of a Stormwater Service Assessment upon each affected Tax Parcel in the amount of the Stormwater Service Assessment that would have been otherwise imposed save for such assistance afforded to such Tax Parcel by the Board.

SECTION 5. APPROVAL OF ASSESSMENT ROLL.

(A) The Assessment Roll, a copy of which was present or available at the public hearing and on file in the office of the Director and incorporated herein by reference, is hereby approved.

(B) The Assessment Roll, as approved, also includes those Tax Parcels of Developed Property that cannot be set forth in that Assessment Roll due to the provisions of Section 119.071(4), Florida Statutes, concerning exempt "home addresses."

SECTION 6. STORMWATER SERVICE ASSESSMENTS.

(A) The Tax Parcels of Developed Property included in the Assessment Roll are hereby found to be specially benefited by the County's Stormwater Management Services in the amount of the Stormwater Service Assessment set forth in the Assessment Roll.

(B) Adoption of this Final Assessment Resolution constitutes a legislative determination that all parcels assessed derive a special benefit, as set forth in the Assessment Ordinance, the Stormwater Ordinance, and Initial Assessment Resolution, from the Stormwater Management Services to be provided and a legislative determination that the Stormwater Service Assessments are fairly and reasonably apportioned among the Developed Properties that receive the benefit as set forth in the Initial Assessment Resolution.

(C) The method for computing the Stormwater Service Assessments and the assignment of ESUs described in the Initial Assessment Resolution is hereby approved.

(D) For the Fiscal Year beginning October 1, 2021, the estimated Stormwater Service Code to be assessed is \$4,663,915.00. The Stormwater Service Assessments to be assessed and apportioned among Developed Property located within the Stormwater Management Area pursuant to the apportionment method set forth in the Initial Assessment Resolution to generate the Stormwater Service Cost are hereby established at the rate of \$58.84 per Net ESU. The Stormwater Service Assessments in the amounts set forth in the

Assessment Roll based upon the rate of \$58.84 per Net ESU, are hereby levied and imposed on all Tax Parcels included in the Assessment Roll.

(E) Such Stormwater Service Assessments shall constitute a lien upon the Tax Parcels so assessed equal in rank and dignity with the liens of all state, county, district or municipal taxes and non-ad valorem assessments. Except as otherwise provided by law, such lien shall be superior in dignity to all other liens, titles and claims, until paid. The lien for Stormwater Service Assessments shall be deemed perfected upon adoption by the Board of this Stormwater Final Assessment Resolution. Upon perfection, the lien for Stormwater Service Assessments collected under the Uniform Assessment Collection Act shall attach to the property included on the roll as of the prior January 1, the lien date for ad valorem taxes.

(F) The following exemptions are approved for the Stormwater Service Assessment program:

(1) No Stormwater Service Assessment shall be imposed upon a parcel of Government Property; and

(2) No Stormwater Service Assessment shall be imposed upon Buildings located on parcels of Institutional Property whose Building use is wholly or partially exempt from ad valorem taxation under Florida law; however, Government Leaseholds and Government Property that is owned by federal mortgage entities, such as the VA and HUD, shall not be exempted from the Stormwater Service Assessment.

(3) Because it is in the best interest of the citizens of the County to assist totally and permanently disabled veterans and their surviving spouses who are Owners of homesteaded residential property with the financial burden created by the imposition of a

Stormwater Service Assessment, no Stormwater Service Assessment shall be imposed against a Single Family Parcel or a Condominium Residential Unit Parcel that is the homesteaded property of a totally and permanently disabled veteran or their surviving spouse and who receive a total property tax exemption for said Tax Parcel pursuant to either Sections 196.081 or 196.091, Florida Statutes.

(4) Any shortfall in the expected Stormwater Service Assessment proceeds due to any reduction or exemption required by law or authorized by the Board shall be supplemented by any legally available funds, or combination of such funds, and shall not be paid for by proceeds or funds derived from the Stormwater Service Assessments.

(G) As authorized by Section 86-46 of the Assessment Ordinance, interim Stormwater Service Assessments are also levied and imposed against all property for which a Certificate of Occupancy is issued after adoption of this Final Assessment Resolution.

SECTION 7. COLLECTION OF STORMWATER SERVICE ASSESSMENTS.

(A) The Stormwater Service Assessments shall be collected pursuant to the Uniform Assessment Collection Act, as provided in the Assessment Ordinance.

(B) The Director is hereby authorized and directed to certify and deliver or cause the certification and delivery of the Assessment Roll for the Stormwater Service Assessments, as herein approved together with the correction of any errors or omission as provided in the Assessment Ordinance, to the Tax Collector by September 15, in the manner prescribed by section 197.3632, Florida Statutes.

(C) The Assessment Roll for the Stormwater Service Assessments, as delivered to the Tax Collector, shall be accompanied by a Certificate to Non-Ad Valorem Assessment Roll in substantially the form attached hereto as Appendix C. The Property Appraiser and Tax Collector shall apply the Stormwater Service Assessment rates approved herein to any Tax Parcels of Developed Property with exempt “home addresses” pursuant to Section 119.071(4), Florida Statutes.

SECTION 8. EFFECT OF ADOPTION OF RESOLUTION. The adoption of this Final Assessment Resolution shall be the final adjudication of the issues presented herein (including, but not limited to, the apportionment methodology, the rate of assessment, the adoption of the Assessment Roll and the levy and lien of the Stormwater Service Assessments), unless proper steps shall be initiated in a court of competent jurisdiction to secure relief within 20 days from the date of this Final Assessment Resolution.

SECTION 9. SEVERABILITY. If any clause, section or other part of this resolution shall be held by any court of competent jurisdiction to be unconstitutional or invalid, such unconstitutional or invalid part shall be considered as eliminated and in no way affecting the validity of the other provisions of this resolution.

SECTION 10. CONFLICTS. Resolutions or parts of resolutions in conflict with this Final Assessment Resolution are hereby repealed to the extent of such conflict.

SECTION 11. EFFECTIVE DATE. This Final Assessment Resolution shall take effect immediately upon its adoption.

DONE AND ADOPTED in Regular Session this ____ day of _____, 2021.

ATTEST:

BOARD OF COUNTY COMMISSIONERS
OF CITRUS COUNTY, FLORIDA

ANGELA VICK, CLERK

SCOTT CARNAHAN, CHAIRMAN

APPROVED AS TO FORM FOR THE
RELIANCE OF CITRUS COUNTY ONLY:

DENISE A. DYMOND LYN
COUNTY ATTORNEY

APPENDIX A

PROOF OF PUBLICATION

NOTICE OF BOCC SPECIAL MEETING TO CONDUCT A PUBLIC HEARING TO IMPOSE AND PROVIDE FOR COLLECTION OF NON-AD VALOREM ASSESSMENTS

The U. S. Environmental Protection Agency through the National Pollution Discharge Elimination System Stormwater permitting program implemented by the Florida Department of Environmental Protection has mandated Citrus County, Florida to implement and fund a comprehensive stormwater management program. A new and dedicated funding source is needed to maintain compliance with these requirements. Accordingly, the Citrus County, Florida Board of County Commissioners ("Board"), will conduct a public hearing during a Special Meeting at 1:00 p.m. on September 9, 2021, in Room 100 of the Citrus County Courthouse, 110 North Apopka Avenue, Inverness, Florida, to consider the imposition of Stormwater Service Assessments in the unincorporated area of the County, as shown above.

In accordance with the Americans with Disabilities Act, persons needing a special accommodation or an interpreter to participate in this proceeding should contact the County Administrator's office, 3600 W. Sovereign Path, Suite 267, Lecanto, Florida 34461, (352) 527-5210, at least two days before the meeting. If you are hearing or speech impaired, dial 7-1-1, 1-800-955-8771 (TTY) or 1-800-955-8770 (v), via Florida Relay Service. If you need a Spanish Translator, please make arrangements with the County by telephone within two days of the publication notice at (352) 527-5370. Si necesita un traductor de español por favor haga arreglos con el Condado dentro de los dos días de la notificación de la publicación a 352-527-5370.

All affected property owners have a right to appear at the hearing and to file written objections with the County. All written objections to the non-ad valorem assessments must be filed with the Board of County Commissioners within twenty (20) days of this notice. Please include your name, parcel number, and the reason you object to the assessment on all written objections. Address all written objections as follows: Citrus County BOCC, Attn: Land Section, 3600 W. Sovereign Path, Suite 205, Lecanto, Florida 34461. Any person wishing to appeal any decision of the Board with respect to any matter considered will need a record of the proceedings and may wish to ensure that a verbatim record of the proceedings is made.

The Stormwater Service Assessments will fund the County's cost to provide Stormwater Management Services in the unincorporated area of the County. The Stormwater Service Assessments are based upon the estimated amount of stormwater runoff generated by impervious surface on the property. Impervious surfaces include the roof top, patios, driveways, parking lots and similar areas. The County has determined that the median single-family residence in the Stormwater Management Area includes 4,182 square feet of impervious surface, which is defined as the "equivalent stormwater unit value" or "ESU Value." The annual Stormwater Service Assessment rate for the upcoming Fiscal Year will be \$58.84 for each Net ESU.

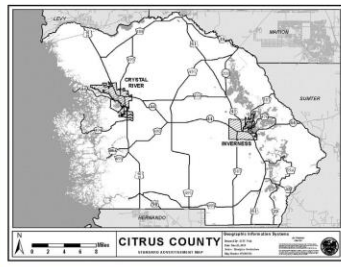
Failure to pay the Stormwater Service Assessment will cause a tax certificate to be issued against the assessed property which may result in a loss of title to your property.

Generally, the number of ESUs were calculated individually for each parcel of property by dividing the impervious surface area by 4,182 square feet. If a property owner applies and qualifies, credits for privately maintained Stormwater mitigation facilities and other factors affecting the quantity or quality of Stormwater runoff will be applied, resulting in an assignment of Net ESUs. A more specific description is set forth in the Initial Assessment Resolution adopted by the Board on July 13, 2021. Copies of the Initial Assessment Resolution and the preliminary assessment roll are available for inspection at the Board of County Commissioner's Administrative Office, Room 232, located at the Citrus County Courthouse, 110 North Apopka Avenue, Inverness, Florida.

Additional information about the Stormwater Service Assessment, including the mitigation credit application for a privately maintained stormwater management facility is available at <https://www.citrusbocc.com/stormwater>

If you have any questions, please contact the County at (352) 527-5373.

CITRUS COUNTY, FLORIDA
BOARD OF COUNTY COMMISSIONERS



APPENDIX B

AFFIDAVIT OF MAILING

AFFIDAVIT OF MAILING

BEFORE ME, the undersigned authority, personally appeared Charles R. Oliver, Tammy Peters and Jeremy Cohen, who, after being duly sworn, depose and say:

1. Charles R. Oliver, as County Administrator of Citrus County, Florida (the "County"), pursuant to the authority and direction received from the Board, timely directed the preparation of the Assessment Roll and the preparation, mailing, and publication of notices in accordance with the Assessment Ordinance, the Stormwater Ordinance, and in conformance with the Initial Assessment Resolution No. 2021-064 adopted by the Board on July 13, 2021 (the "Initial Assessment Resolution"). The Initial Assessment Resolution directed and authorized notice by First Class Mail to affected owners in the event circumstances described in the Section 86-39 of the Ordinance so required.

2. Tammy Peters is the Office Manager for GSG. GSG has caused the notices required by Sections 86-38 and 86-39 of the Assessment Ordinance to be prepared in conformance with the Initial Assessment Resolution. An exemplary form of such notice is attached hereto. GSG has caused such individual notices for each affected property owner to be prepared and each notice included the following information: the purpose of the assessment; the total amount proposed to be levied against each parcel; the unit of measurement to be applied against each parcel to determine the assessment; the number of such units contained within each parcel; the total revenue the County expects to collect by the assessment; a statement that failure to pay the assessment will cause a tax certificate to be issued against the property which may result in a loss of title; a statement that all affected property owners have a right to appear at the hearing and to file written

objections with the local governing board within 20 days of the notice; and the date, time, and place of the hearing.

3. On or before August 19, 2021, GSG delivered and directed the mailing of the above-referenced notices by Target Copy ("Target"), in accordance with Sections 86-38 and 86-39 of the Assessment Ordinance and the Initial Assessment Resolution by First Class Mail to each affected owner, at the addresses then shown on the real property assessment tax roll database maintained by the Citrus County Property Appraiser for the purpose of the levy and collection of ad valorem taxes.

4. Jeremy Cohen is Sales Manager of Target. As directed above, Target mailed or caused to be mailed on or before August 19, 2021, the above-referenced notices delivered to Target by GSG.

FURTHER AFFIANT SAYETH NOT.

Charles R. Oliver 8/25/2021

Charles R. Oliver, affiant

Tammy Peters

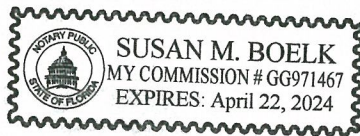
Tammy Peters, affiant

Jeremy Cohen

Jeremy Cohen, affiant

STATE OF FLORIDA
COUNTY OF CITRUS

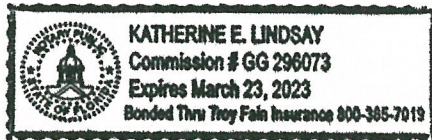
The foregoing Affidavit of Mailing was sworn to and subscribed before me, by means of ☒ physical presence or ☐ online notarization, this 25 day of August, 2021 by Charles R. Oliver, County Administrator, Citrus County, Florida. He is personally known to me or has produced as identification and did take an oath.



Susan M. Boelk
Printed Name: Susan M. Boelk
Notary Public,
State of Florida At Large
My Commission Expires: April 22, 2024
Commission No.: GG971467

STATE OF FLORIDA
COUNTY OF LEON

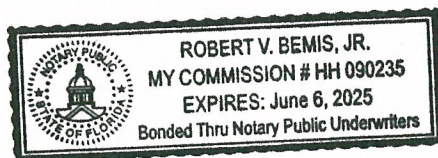
The foregoing Affidavit of Mailing was sworn to and subscribed before me, by means of ☒ physical presence or ☐ online notarization, this 20 day of August, 2021 by Tammy Peters, Office Manager, Government Services Group, Inc., a Florida corporation. She is personally known to me or has produced _____ as identification and did take an oath.



Katherine E. Lindsay
Printed Name: Katherine E. Lindsay
Notary Public, State of Florida
At Large
My Commission Expires: _____
Commission No.: _____

STATE OF FLORIDA
COUNTY OF LEON

The foregoing Affidavit of Mailing was sworn to and subscribed before me, by means of ☒ physical presence or ☐ online notarization, this 23rd day of August, 2021 by Jeremy Cohen, Sales Manager, Target Copy, a Florida corporation. He is personally known to me or has produced _____ as identification and did take an oath.



Robert V. Bemis, Jr.
Printed Name: Robert V. Bemis, Jr.
Notary Public, State of Florida
At Large
My Commission Expires: June 6, 2025
Commission No.: HH 090235

NOTICE OF PUBLIC HEARING FOR ADOPTION
OF STORMWATER SERVICE ASSESSMENT

NOTICE DATE: AUGUST 19, 2021

DONOVAN MICHAEL W
DONOVAN DEBRA A
3820 W BLACK DIAMOND CIR
LECANTO FL 34461-8491

Sequence #: CS-56808
AK #: 2546913
Parcel Tax ID: 18E18S160010 000B0 0040
Legal: BLACK DIAMOND LOT 4 PB 13 PG 100
BLK B

*****NOTICE TO PROPERTY OWNER*****

Stormwater runoff has been identified as the major source of pollution to the estuaries, lakes, springs and streams throughout Citrus County, Florida. Federal and State stormwater permit requirements mandate that the county have a stormwater management program to reduce the level of pollutants in stormwater runoff. The Citrus County Code of Ordinances authorizes the County to fund these stormwater management program activities through an unincorporated Citrus County stormwater assessment. Stormwater assessments are based upon the estimated amount of stormwater runoff generated by impervious surface on your property. Impervious surfaces include the rooftop, patios, driveways, parking lots and similar areas. The county has determined that the average single family residential building footprint is 2,063 square feet in size. Adding the average driveway brings the total impervious area to 4,182 square feet as the base ESU which is the value of one "Equivalent Stormwater Unit" or "ES Value."

Single-family residential properties are categorized into one of four ESU tiers based on the estimated amount of impervious area associated with each parcel (computed by using the building footprint of the residence). Condominium units are charged generally by calculating the total number of ESUs applicable to the condominium complex as a whole, then dividing that total number of ESUs by the total number of condominium residential units on the property. For general parcels, such as commercial parcels, the number of ESUs has been calculated individually for each parcel (property by dividing the impervious surface area by 4,182 square feet).

The annual Stormwater Service Assessment rate for Fiscal Year 2021-22 and for future fiscal years without further notice will be \$58.84 for each Net ESU. It is estimated that the County will collect \$4,663,915 from the Stormwater Service Assessments for Fiscal Year 2021-22.

The above referenced parcel has been assigned the following ESUs and assessment amounts:

The number of ESUs on the above parcel is 1.70.

The maximum Annual Stormwater Service Assessment for the above parcel for Fiscal Year 2021-22 and future fiscal years without further notice is \$100.03.

If you have any questions regarding the Stormwater Service Assessment please contact the County at 352-527-5373.

Mitigation credits may be available for a parcel that has a permitted on-site private stormwater treatment facility to improve water quality, or if the parcel does not drain off site to any part of the stormwater system over which the county has maintenance responsibility. If you apply and qualify for credit for privately maintained stormwater management facilities and other factors affecting the quantity or quality of stormwater runoff will be applied, as applicable, resulting in the assignment of Net ESUs. Additionally, if you apply and qualify, certain Agricultural Property is granted credit from payment of Stormwater Service Assessments pursuant to state law.

The Citrus County Board of County Commissioners will hold a public hearing during a Special Meeting at 1:00 p.m., or as soon thereafter as the item can be heard, on September 9, 2021, in Room 100 of the Citrus County Courthouse, 110 N. Apopka Avenue, Inverness, Florida. Comments will be received on the proposed Stormwater Service Assessments, including their collection on the ad valorem tax bill. You are invited to attend and participate in the hearing. You may also file written objections with the County within twenty (20) days of the date of this notice. Please include your name, parcel number, and the reason you object to the assessment on all written objections. Objections should be addressed as follows: Citrus County BOCC, Attn: Land Section, 3600 W. Sovereign Path, Suite 205, Lecanto, Florida 34461. If you decide to appeal any decision made by the Board of County Commissioners with respect to any matter considered at the hearing, you will need a record of the proceedings and must need to ensure that a verbatim record is made, including the testimony and evidence upon which the appeal is to be made.

If you have any questions regarding the Stormwater Service Assessment please contact the County at 352-527-5373.

In accordance with the Americans with Disabilities Act, if you need a special accommodation or an interpreter to participate in this proceeding please contact the County Manager's Office, 3600 W. Sovereign Path, Suite 267, Lecanto, Florida 34461, (352) 527-5210, at least two days before the meeting. If you are hearing or speech impaired, dial 7-1-1, 1-800-955-8771 (TTY) or 1-800-958-8770 (v), via Florida Relay Service. If you need a Spanish Translator, please make arrangements with the County by telephone within two days of the publication notice at 352-527-5370. Si necesita un traductor de español por favor haga arreglos con el Condado dentro de los dos días de la notificación de la publicación a 352-527-5370.

Because the Stormwater Service Assessment will be collected by the Tax Collector of Citrus County, pursuant to Chapter 197, Florida Statutes, failure to pay the Stormwater Service Assessment will cause a tax certificate to be issued against the assessed property, which may result in a loss of title to your property.

If you have any questions regarding the number of ESUs assigned to your property or the amount of the Stormwater Service Assessment please contact the County at 352-527-5373.

If you believe you may qualify for a mitigation credit for a privately maintained stormwater management facility or you believe your Agricultural Property is exempt from the Stormwater Service Assessment, please contact the County at 352-527-5373 or to file a credit application, go to <https://www.citrusbocc/stormwater>.

APPENDIX C

**FORM OF CERTIFICATE TO
NON-AD VALOREM ASSESSMENT ROLL**

**CERTIFICATE
TO
NON-AD VALOREM ASSESSMENT ROLL**

I HEREBY CERTIFY that, I am the Chairman of the Board of the County Commissioners, or authorized agent, of Citrus County, Florida (the "County"); as such I have satisfied myself that all property included or includable on the non-ad valorem assessment roll for stormwater management services (the "Non-Ad Valorem Assessment Roll") for the County is properly assessed so far as I have been able to ascertain; and that all required extensions on the above described roll to show the non-ad valorem assessments attributable to the property listed therein have been made pursuant to law.

I FURTHER CERTIFY that, in accordance with the Uniform Assessment Collection Act, this certificate and the herein described Non-Ad Valorem Assessment Roll will be delivered to the Citrus County Tax Collector by September 15, 2021.

IN WITNESS WHEREOF, I have subscribed this certificate and directed the same to be delivered to the Citrus County Tax Collector and made part of the above described Non-Ad Valorem Assessment Roll this _____ day of _____, 2021.

CITRUS COUNTY, FLORIDA

By: _____
Scott Carnahan, Chairman

[to be delivered to Tax Collector prior to September 15]