

RESOLUTION NO. 20-01 IRV

A RESOLUTION OF THE INDIAN RIDGE VILLAS COMMON FACILITIES DISTRICT OF OSCEOLA COUNTY, FLORIDA, RELATING TO THE IMPOSITION OF SPECIAL ASSESSMENTS TO FUND MAINTENANCE OF THE DISTRICT'S COMMON FACILITIES; ESTABLISHING THE ASSESSMENT FOR FISCAL YEAR 2020-2021 IMPOSING THE ASSESSMENTS AGAINST PROPERTY WITHIN THE DISTRICT; PROVIDING FOR COLLECTION OF THE ASSESSMENTS; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the assessment roll, as herein approved, together with the correction of any errors or omissions shall be delivered to the Tax Collector for collection using the tax bill collection method in the manner prescribed by law. The assessment roll, as delivered to the Tax Collector, shall be accompanied by a Certificate to Non-Ad Valorem Assessment Roll for the Indian Ridge Villas Common Facilities District, in substantially the form attached hereto as Appendix B.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE INDIAN RIDGE VILLAS COMMON FACILITIES DISTRICT OF OSCEOLA COUNTY, AS FOLLOWS:

SECTION 1. DEFINITIONS. This is the Annual Assessment Resolution as defined in Ordinance No. 06-44 which has been amended by Ordinance Nos. 07-27, 08-10, 08-13, 11-03, 12-17 and 2014-124 (collectively, the "Master Ordinance"). All capitalized terms in this Resolution shall have the meanings defined in the Master Ordinance

SECTION 2. FINDINGS.

(A) The Master Ordinance authorizes the District to impose Assessments to fund the Maintenance Cost of its Common Facilities.

(B) As required by the terms of the Master Ordinance, notice of a public hearing has been published in a newspaper generally circulated within the County; the proof of publication is attached hereto as Appendix A.

(C) A public hearing has been duly held and comments and objections of all interested persons have been heard and considered as required by the terms of the Master Ordinance.

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

SECTION 4. ASSESSMENTS.

(A) The Single Family Residential Units within the District are hereby found to be specially benefited by the Maintenance Services. An Assessment of \$315.00 for each Single Family Residential Unit within the District is hereby imposed for Fiscal Year 2020-2021, which shall be the maximum Assessment for any future Fiscal Year unless the District provides published and mailed notice to the owners of property within the District and conducts a public hearing in the manner described in the Master Ordinance prior to adoption of the Annual Assessment Resolution for such Fiscal Year.

(B) The Assessment Roll, which is currently on file in the office of the District Clerk and incorporated herein by reference, is hereby approved. Upon adoption of this Resolution for any future Fiscal Year, the Assessments shall constitute a lien against the property listed on the Assessment Roll equal in rank and dignity with the liens of all state, county, district or municipal taxes and other 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 shall be deemed perfected upon adoption of this Resolution or the Annual Assessment Resolution for any future Fiscal Year and shall attach to the property included on the Assessment Roll as of the prior January 1, the lien date for ad valorem taxes.

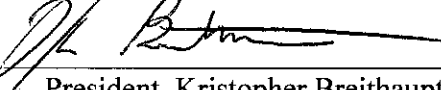
SECTION 5. COLLECTION OF ASSESSMENTS. The Assessments shall be collected pursuant to the Uniform Assessment Collection Act. Upon adoption of the Annual Assessment Resolution for each Fiscal Year, the District Clerk shall cause the certification and delivery of the Assessment Roll to the Tax Collector by September 15, in the manner prescribed by the Uniform Assessment Collection Act.

SECTION 6. EFFECT OF ANNUAL ASSESSMENT RESOLUTION. The adoption of this Annual Assessment Resolution shall be the final adjudication of the issues presented herein and in the Initial Assessment Resolution (including, but not limited to, the method by which the Assessments will be computed, the Assessment Roll, the maximum annual Assessment, and the levy and lien of the Assessments) unless proper steps are initiated in a court of competent jurisdiction to secure relief within twenty days from the effective date of this Final Assessment Resolution.

SECTION 7. EFFECTIVE DATE. This Resolution shall take effect immediately upon its adoption.

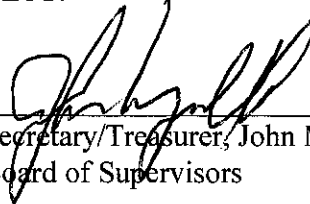
DULY ADOPTED this 6th day of February, 2020.

**INDIAN RIDGE VILLAS
COMMON FACILITIES DISTRICT**

By: 

President, Kristopher Breithaupt
Board of Supervisors

ATTEST:

By: 

Secretary/Treasurer, John Mayfield
Board of Supervisors

APPENDIX A

PROOF OF PUBLICATION

☐☐☐

The Orlando Sentinel

633 North Orange Avenue
MP 132
Orlando, FL 32801

CFD/Special Assessments
#CU00114768

To: Jessica R Gault

This is to confirm that the advertisement for CFD/Special Assessments published in *The Orlando Sentinel* on the following date.

Publication Date: Thursday, January 16, 2020

Section: Osceola Zone

Caption: Indian Ridge CFD Meeting

Size: 2 columns x 3

Job #6570063

Cost: \$61.25

Should you need further information, please feel free to contact me.

Sincerely



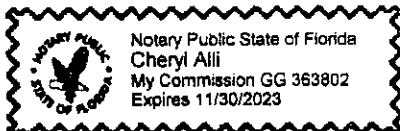
Aracelis Crespo
Account Representative Assistant
The Orlando Sentinel

State of Florida
County of Orange

The foregoing instrument was acknowledged before me this 22nd day of January 2020, by Aracelis Crespo, who is personally known to me.



Notary Public
State of Florida at Large



OSCEOLA EXTRA

Orlando Sentinel

Thursday, January 16, 2020

Section G

WHAT'S HAPPENING

Listings are subject to change. Please call in advance.

Class

Florida Friendly Landscaping Series: Learn the basic principles of Florida Friendly Landscaping. Every class will discuss two or more of the FFL principles. Advance registration required. 10 a.m.-noon Fridays, Jan. 17-Feb. 7. UF/IFAS Osceola County Extension Services, 810 13th St., St. Cloud, free, 321-697-3000.

A Home of Your Own, First Time Homebuyer Class: This class addresses the ins and outs of buying/building a home. Participants will learn how to prepare financially, select a home, negotiate price, review contract and what to expect at closing. Advance registration required. 6:30 a.m.-5 p.m. Jan. 23. UF/IFAS Osceola County Extension Services, 1921 Kissimmee Valley Lane, Kissimmee, \$2, 321-697-3000.

A Home of Your Own, First Time Homebuyer Class (Spanish language): This class addresses the ins and outs of buying/building a home. Participants will learn how to prepare financially, select a home, negotiate price, review contract and what to expect at closing. Advance registration required. 8:30 a.m.-5 p.m. Jan. 23. UF/IFAS Osceola County Extension Services, 1921 Kissimmee Valley Lane, Kissimmee, \$2, 321-697-3000.

Florida Friendly Landscaping Series: Learn the basic principles of Florida Friendly Landscaping. Every class will discuss two or more of the FFL principles. Advance registration required. 10 a.m.-noon Fridays, Feb. 14-March 6. Hart Memorial Branch Library, 28 E. Dakin Ave., Kissimmee, free, 321-697-3000.

Butterfly Gardening: Learn to grow plants that will attract and feed butterflies in your garden. This class will cover nectar plants and larval host plants for common butterflies in Central Florida, including monarchs, gulf fritillaries, orange winged, cloudless sulfur, and common buckeyes. 2-3 p.m. Feb. 27. Buenaventura Lakes Branch Library, 405 Buenaventura Blvd., Kissimmee, free, 321-697-3000.

Community

Job Fair: Variety of employers looking to hire candidates of all skill levels from entry level to professional. Bring resumes. Vendor space available. 10 a.m.-2 p.m. Jan. 23, Osceola Heritage Park, 1875 Silver Spurs Lane, Kissimmee, free, 813-430-6838.

Festival/Show

Plant Sale and Festival: Plant vendors with lots of plants for sale, artisans with various crafts, food vendors. UF/IFAS Buckstone demonstration gardens, Master Gardeners on site to answer questions. 9 a.m.-3 p.m. Feb.

29. UF/IFAS Osceola County Extension Services, 1921 Kissimmee Valley Lane, Kissimmee, free, 321-697-3000.

Downtown St. Cloud Classic Car Cruise-In: The event features classic vehicles on display in St. Cloud's historic downtown. Car-lovers can view details such as engines, axioms, tires and upholstery. Owners of older cars, trucks and classics are invited to bring their vehicles by 5 p.m. and park along New York Avenue, between 10th Street and 13th Street. The free event is from 5-8 p.m. the fourth Wednesday of every month. Details: 407-957-7423.

Fundraiser

What is the Departed: The Osceola County Historical Society event will include a catered dinner, silent and live auctions, and guided lantern tours of the historic cemetery to learn about some of Osceola County's past citizens, their lives and the various contributions they made to the county. Proceeds will benefit OCHS educational programs and efforts to preserve some of Osceola County's oldest structures and artifacts. Reservations required. 6-9 p.m. March 7, Rose Hill Cemetery, 1615 Old Boggy Creek Road, Kissimmee, \$100 for OCHS members, \$125 for nonmembers, 407-956-8644.

Health

Toile To Quit Smoking class: Sponsored by the Florida Area Health Education Center Network and the Florida Department of Health. Free carbon monoxide testing materials and nicotine patches for participants (while supplies last). Advance registration required. 1:30-3 p.m. Jan. 23. AdventHealth Celebration, 400 Celebration Place, Celebration, free, 877-252-6094.

Kids & Family

Storytime at the Museum: Each week there will be a new story and activities for children age 3-5. The story will be offered in English and Spanish. Hosted by Osceola History, 10-10:45 a.m. Wednesdays in January. The Osceola County Welcome Center & History Museum, 4155 W. Vine St., Kissimmee, free, 407-956-8644.

MLK Jr. Day

2020 MLK Unity Parade: The City of Kissimmee's MLK Parade runs through Historic Downtown Kissimmee. 10 a.m. Jan. 18, free.

City of Kissimmee Unity Festival: The festival will include live entertainment, music and performers, a kids zone, food and merchandise. 11 a.m.-4 p.m. Jan. 18, Kissimmee Lakewood Park, 201 Lakewood Drive, Kissimmee, free.

Library

Deaf Education Series: The Communication Center for the Deaf and Hard of

Hearing's series is sponsored by American Sign Language Services and Global Video Relay Services. A sign language interpreter is provided. 6-8 p.m. monthly. Hart Memorial Central Library, 28 E. Dakin Ave., Kissimmee, 407-942-8888.

Friends of the Library: Osceola County has several Friends of the Library groups, each meeting in a branch of the Osceola Library System. Funds raised from book sales are used for promoting literacy through library programs. Membership is \$5 per year. Details: 407-892-7428.

Wild About Reading at Wild Florida: Wander over to Wild Florida and receive free gear park admission when you present your Osceola Library Card. 9 a.m.-5 p.m. Jan. 18. Wild Florida, 1309 Lake Cypress Road, Kissimmee, children ages 3 and under do not need a Library Card to gain free entry, but children and individuals ages 4 and up must present their Library Card to receive the free entry offer. 407-742-8688.

Other

Lake watchers needed: Florida Lakewatch is looking for residents of Osceola County who are ready to roll up their sleeves and make a contribution to the future of Florida lakes. The University of Florida, authorized by the legislature, monitors water quality. If you own a boat and have a few hours each month to volunteer, you might be a candidate for the lake-watching program. Lakewatch trains volunteers to collect water and algae samples and water-clarity information that documents a lake's nutrient levels. Baseline data are established, providing residents and water managers with a useful tool for managing lakes. In return for participation, volunteers receive training in monitoring procedures, sampling materials, annual reports of their monthly data and quarterly educational newsletters, access to aquatic sciences experts at the University of Florida, and invitations to regularly scheduled Florida Lakewatch activities. Details: Dan Wells at 1-800-525-3928.

Medicare helps SHINE (Serving Health Insurance Needs of Elders) has three counseling sites in Osceola County. SHINE provides free counseling and information to Medicare beneficiaries and their families. All counseling is provided one-on-one by certified SHINE volunteer counselors on Medicaid, Medicare, Medicaid and Prescription Drug Plans. Bring a list of all your medications or Rx bottles, insurance card, and red, white and blue Medicare card. Counseling is available at the following times and locations:

10 a.m.-noon, the second and fourth Tuesday of every month, St. Cloud Community Center, 3101 17th St., St. Cloud, 407-957-7300.
10 a.m.-noon, first and third Tuesday of every month, Barney E. Veal Center,

700 Generation Point, Kissimmee, 407-945-8532.
10 a.m.-noon, the second Wednesday of every month, Hart Memorial Central Library, Room 104, 28 E. Dakin Ave., Kissimmee, 407-942-8888.

Outdoor

Vintage Base Ball of Central Florida Exhibition Games: Vintage Base Ball of Central Florida will be hosting the Fort Meyers Vagabond Base Ball Club. The teams will play Base Ball according to the rules of 1864. 1 a.m. Jan. 19, Shingle Creek Regional Park, 2491 Babcock Road, Kissimmee, free, 407-484-8203.

Recreation

Classic Country Music: 6:30-9 p.m. Tuesdays, Barney Veal Center, 700 Generation Point, Kissimmee, free, 407-791-9807.

Senior

Senior Showcase: Businesses offering products and services for those ages 50 or older. Attendees may ask questions and gather information with a variety of businesses. 10 a.m.-2 p.m. Jan. 21, Osceola Heritage Park, 1875 Silver Spurs Lane, Kissimmee, free, 813-430-6838.

Social/Balroom dancing: There will be a live band. 7-9 p.m. Mondays, St. Cloud Community Center, 3101 17th St., St. Cloud, \$3, 407-933-7332.

Senior lifestyle guide: The Senior Resource Alliance (Area Agency on Aging of Central Florida) and the 50PlusFY Resource Network have published an information booklet called the 50PlusFY Lifestyle Guide. It is available for free at public libraries and senior centers in Orange, Seminole and Osceola counties. Information includes help lines, hotlines, special interest groups, support groups, health updates, legislative activity, consumer protection trends, and community events. Details: 407-265-0834 or 50plusfy.org.

Social/Hobby Clubs

Osceola Community Orchestra: Musicians welcome to join. 7-8:30 p.m. Mondays, St. Cloud Senior Center, 3101 17th St., St. Cloud, free, osceolacommunityorchestra@gmail.com.

Osceola Stamp Club: Meet other stamp collectors and swap, trade or sell stamps. 12:30-2:30 p.m. the first and third Wednesday of the month, Osceola Council on Aging, 700 Generation Point, Kissimmee, free, 407-343-7942.

Rotary Club of St. Cloud: 7 a.m. Thursdays, St. Cloud Community House, 716 Indiana Ave., St. Cloud, free, 407-908-5792.

American Sewing Guild: Dedicated to advancing sewing as an art and life skill. All levels welcome. First two visits are free, then \$55

membership is required. 10 a.m. the second Saturday of the month, Hobby Lobby, The Crossroads Shopping Center, 71 Centerview Blvd., Kissimmee, 407-697-0882.

Kissimmee Lions Club: A nonprofit charity that serves people in Kissimmee, St. Cloud, Celebration and Polk County who need help with eyesight, hearing, diabetes or community projects. 6:30-8:30 p.m. the first and third Monday of the month, Kissimmee Lions Club, 3050 Lions Court, Kissimmee, 407-931-713.

St. Cloud Line Dance Club: Classes for absolute beginner to intermediate levels. 2-5 p.m. Mondays, 5:30-9 p.m. Thursdays, St. Cloud Community Center, 3101 17th St., St. Cloud, \$2 donation, 407-742-1100.

Kissimmee Cribbage Club: Seeking experienced cribbage players for nine-games against nine players. In weekly Grass Roots tournaments. 8:45 a.m. Wednesdays, Elix Lodge, 1655 Kings Highway, Kissimmee, \$10, 407-975-4620.

St. Cloud Bridge Club: All bridge players and skill levels welcome, including Duplicate and Party Contract players, to play in friendly games. No partner required. Noon-3 p.m. Mondays and Fridays, St. Cloud Shuffleboard Club, 701 Ohio Ave., St. Cloud, \$1, 407-456-1640.

St. Cloud Luchre Club: Seeks players of all levels for friendly games. 6:30 p.m. Tuesdays, St. Cloud Shuffleboard Club, 701 Ohio Ave., St. Cloud, \$1, 407-957-7883.

Retired educators: The Retired Educators of Osceola County is composed of people who are retired from the field of education from anywhere in the country. All are welcome. Reservations required. 1:30 a.m. the second Friday of each month, Barney E. Veal Center, 700 Generation Point, Kissimmee, \$10 includes lunch, 407-692-7428.

St. Cloud Pinochle Club: Seeks friendly players of all levels. 6:30 p.m. Wednesdays and Saturdays, St. Cloud Shuffleboard Club, 701 Ohio Ave., St. Cloud, \$1, 407-892-2749.

St. Cloud Cribbage Club: Seeks experienced players weekly at all levels for eight friendly games. 6:20 p.m. Thursdays, St. Cloud Shuffleboard Club, 701 Ohio Ave., St. Cloud, \$1, 407-891-7887.

St. Cloud Grass Roots

Cribbage Club: ACC sanctioned club seeks experienced players for weekly "short version" tournaments of six games. Cash prizes. 6:20 p.m. Tuesdays, St. Cloud Shuffleboard Club, 701 Ohio Ave., St. Cloud, \$6, 321-43-0950.

Theatrameters International Club - St. Cloud: The public is invited to attend a meeting as observers or as participants and to join the club, if so desired. 1-2 p.m. Tuesdays, St. Cloud City Hall, 1301 9th St., St. Cloud, free, 407-957-7398.

Heel and Toe Square Dance Club: No experience is necessary; beginners will get lessons at the start of the evening. Individuals, couples and families welcome. First time dances are free. Please call first. 6:30-9:30 p.m. Mondays, St. Cloud Community House, 716 Indiana Ave., St. Cloud, for first timers; the first dance is free after that, dances are \$5 per person, 863-207-5410.

Celebrate Bridge: A friendly and relaxed atmosphere and light refreshments open to players at all levels. American Contract Bridge League sanctioned game. Issuing master points. Computer-generated hands with makeable deal analyses. 11 a.m. Fridays, Celebration Town Hall, 850 Celebration Ave., Celebration, \$6 for three hour session, 781-760-2137.

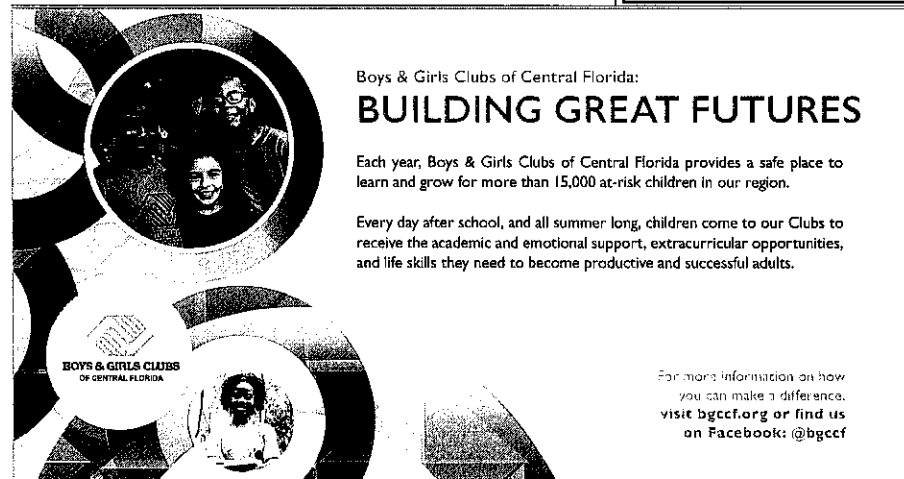
Kissimmee Bridge Club: All bridge players welcome to join duplicate bridge play, with or without a partner. All skill levels welcome. Noon-3 p.m. Wednesdays, Oak Street Park Community Center, 77 N. Palm Ave., Kissimmee, \$1 contribution for snacks, 407-593-1116.

The Crafts Ladies: The group meets to knit and crochet flat blankets for veterans. Donations of new, unused yarn are needed. Wednesday afternoons, St. Cloud Community Center, 3101 17th St., St. Cloud, free, 407-288-3069.

Support Group: Parkinson support programs: Offered by AdventHealth Parkinson Outreach Center, the program includes a caregiver meeting at 1:30 p.m. and a support group meeting for patients and loved-ones from 2:30-

6:30 p.m. For more information call the Clerk of the Board at 407-742-2100.

Please turn to Page 62



Boys & Girls Clubs of Central Florida:

BUILDING GREAT FUTURES

Each year, Boys & Girls Clubs of Central Florida provides a safe place to learn and grow for more than 15,000 at-risk children in our region.

Every day after school, and all summer long, children come to our Clubs to receive the academic and emotional support, extracurricular opportunities, and life skills they need to become productive and successful adults.

For more information on how you can make a difference, visit bgccf.org or find us on Facebook: @bgccf

APPENDIX B

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

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


I HEREBY CERTIFY that I am the President of the Indian Ridge Villas Common Facilities District of Osceola County, Florida; as such I have satisfied myself that all property included or includable on the non-ad valorem assessment roll for the Indian Ridge Villas Common Facilities District 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 attachment of the same to the herein described Non-Ad Valorem roll will be delivered to the Osceola County Tax Collector by September 15, 2020.

IN WITNESS WHEREOF, I have subscribed this certificate and directed the same to be delivered to the Osceola County Tax Collector and made part of the described Non-Ad Valorem Assessment roll this 6th day of February 2020.

Total number of assessed parcels	307
Amount per parcel	\$ 315
Total assessment amount to be collected	\$ 96,705

**INDIAN RIDGE VILLAS COMMON
FACILITIES DISTRICT**

By: 

Kristopher Breithaupt, President
Board of Supervisors