

RESOLUTION NO. 14-01 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 2014-2015; 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.

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 C.

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 (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 2014-2015, 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 15th day of May, 2014.

**INDIAN RIDGE VILLAS
COMMON FACILITIES DISTRICT**

By: 
President, Craig Pastrana
Board of Supervisors

ATTEST:

By: 
Secretary/Treasurer, Frank Campagna
Board of Supervisors

APPENDIX A

PROOF OF PUBLICATION

Orlando Sentinel

1215 E. Donagan Ave.
Kissimmee, FL 34744

Received

APR 29 2014

Osceola County
Office of Management & Budget

April 24, 2014

This is to certify that the attached advertisement did publish in The Orlando Sentinel, Osceola Edition on Thursday, April 24, 2014.

Anne Cappiello

Anne Cappiello
Client Services Coordinator
The Orlando Sentinel

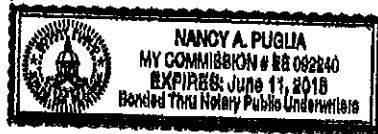
STATE OF FLORIDA
COUNTY OF OSCEOLA

I, the undersigned authority, hereby certify that the foregoing is a true and correct copy of the instrument presented to me by Anne Cappiello as the original of such instrument.

WITNESS my hand and official seal, this 24th day of April, 2014.

Nancy A. Puglia

Notary Public
State of Florida at Large



My commission expires _____

WHAT'S HAPPENING

Spotlight event

St. Cloud Shuffleboard Club Practices 8:30-10:30 a.m. Monday-Saturday, games are played 1:30 p.m. Monday, Wednesday, Friday and Saturday. St. Cloud Shuffleboard Court, 701 Ohio Ave. St. Cloud, \$10 per year. 407-498-0603.

Health

"Quit Smoking Now" program 6-7 p.m. Wednesdays beginning May 7. Osceola Regional Medical Center, 700 W. Oak St., Kissimmee. Sponsored by the Florida Area Health Education Center Network and the Florida Department of Health. The weekly program offers free carbon monoxide testing, workbook and incentives, and free nicotine patches for participants (while supplies last). Advance registration required. Free. 1-877-252-6094.

Tools To Quit Smoking class 6-8 p.m. May 22, Crestwood Apartments, 302 Crestwood Circle, St. Cloud. Sponsored by the Florida Area Health Education Center Network and the Department of Health. Free carbon monoxide testing, materials, and nicotine patches for participants (while supplies last). Advance registration required. Free. 1-877-252-6094.

Classes

A House of Your Own 6-9 p.m. Tuesdays, May 6-27. UF/IFAS Osceola County Extension Services, 1921 Kissimmee Valley Lane, Kissimmee. 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. Registration required. \$10. 321-697-3000.

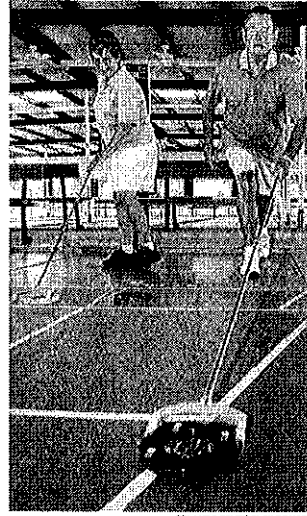
Money management: 6:30-8:30 p.m. May 7. UF/IFAS Osceola County Extension Services, 1921 Kissimmee Valley Lane, Kissimmee. Learn how to establish financial goals, discover financial potential and develop a plan to make your money work for you. Registration required. Free. 321-697-3000.

Clothing Construction Series: 6-9 p.m. Thursdays beginning May 8. UF/IFAS Osceola County Extension Services, 1921 Kissimmee Valley Lane, Kissimmee. For adults ages 18 or older who want to learn how to sew. Participants will work on projects during the six session series and learn basics of sewing and how to use a machine. The program is free but all materials must be purchased by the participant. Registration deadline is May 1. 321-697-3000.

Youth

Moala Ventura Money Camp for Teens: 6:30 a.m.-5 p.m. June 9-13. UF/IFAS Osceola County Extension Services, 1921 Kissimmee Valley Lane, Kissimmee. The five-day course is designed to teach youth ages 14-18 vital financial management skills. From balancing a checkbook to examining college and career options, job interviews and investing money, participants will learn to design budgets for their future. Registration deadline is May 30. \$30. 321-697-3000.

Campfire Storytime at the Park: 7-8 p.m. the first Monday of the month; Kissimmee Lakefront Park, Lakeshore Boulevard, Kissimmee. The City of Kissimmee Parks, Recreation and Public Facilities Department has partnered with Osceola



ORLANDO SENTINEL FILE PHOTO
St. Cloud Shuffleboard Club practices from 8:30-10:30 a.m. Monday-Saturday at the St. Cloud Shuffleboard Court.

County Library Systems to offer the program for children preschool age and older along with their families. Enjoy an evening of imagination as storytellers from the Osceola County Library tell exciting tales. In case of rain, the program will be held at the Hart Memorial Central Library, 211 E. Datin Avenue. Free. 407-518-2360.

Preschool Storytime at the Park: 10-11 a.m. the second Friday of the month; Kissimmee Lakefront Park, Lakeshore Boulevard, Kissimmee. For children ages 3-5 years old and their families, the program offers fun sto-

ries, music, movement and more as Osceola Library storytellers present an interactive story time designed to develop early reading skills. Meet under the Heron Pavilion. In case of rain, the program will be held at the Hart Memorial Central Library, 211 E. Datin Avenue. Free. 407-518-2360.

Fundraisers

Narcoossee Arts and Crafts Festival: 10 a.m.-3 p.m. April 26. Narcoossee Elementary School, 2690 N. Narcoossee Road, St. Cloud. Hosted by The Narcoossee

Area Chapter of the Osceola County Historical Society. There will also be a Farmers Market. All funds raised go toward restoration of the circa 1886 Narcoossee Schoolhouse. Admissions free. 407-595-6727.

Recreation

Bluegrass Jam Sessions: 1-3:30 p.m. May 4. Osceola County Welcome Center, 405 W. Vine St., Kissimmee. Musicians from around the vicinity will participate. Only "acoustic" bluegrass music is performed. Musicians interested in taking part should call Ken Lerner at 407-256-9957. The sessions are free and spectators are welcome. Bring a chair. There is a separate admission for visitors wishing to view the buildings and exhibits of the Pioneer Village. 407-396-8644.

Osceola Crafter's Guild: 10 a.m. May 19. Osceola Center for the Arts, 241 E. Ho Bronson Memorial Highway, Kissimmee. The Osceola Crafter's Guild is looking for new crafters. The group hosts an annual Holiday Gift Gallery in Nov. and Dec. at the Center which features jewelry, wreaths, ornaments and decorative items. Free. 407-450-2592.

Osceola County Historical Society, Narcoossee Area Chapter: 5:30 p.m. the first Monday of the month; Narcoossee Community Center, 5354 Hamling Road, St. Cloud. The newly formed Narcoossee Area Chapter of the Osceola County Historical Society will meet. Their first project is to protect and restore the circa 1886 schoolhouse in Narcoossee. New members and volunteers welcome. Free. 407-593-6722.

Celebration/Kissimmee Duplicate Bridge Club: 11 a.m. Fridays. Celebration Town Hall, 851 Celebration Ave., Kissimmee. Play sanctioned ACBL duplicate bridge. \$6. 407-277-6416.

Kissimmee Clubhouse Club: 12-15 p.m. Wednesdays; Kissimmee E&S Lodge, 1655 Kings Highway, Kissimmee. All experienced players are welcome to join the club. Those who want to learn how to play clubbage can join the social club that meets Friday mornings at the Oak Street Park Community Center, 7718 Palm Ave., Kissimmee. All ages welcome. Free. 407-433-6791.

Seniors

Driver safety program: 9 a.m.-4 p.m. May 20. Osceola County Council on Aging, 700 Generation Point, Kissimmee. The AARP Driver Safety Program's Smart Driver Course helps participants refine driving skills and develop safe driving habits. Upon completion of the

course, Florida drivers 55 or older may be eligible for vehicle insurance discounts. Registration required. \$15 for AARP members, \$20 for nonmembers. 408-227-6659.

Dance: 6:30-9 p.m. Tuesdays; Osceola County Council on Aging, 700 Generation Point, Kissimmee. There will be live, local country music, including live dancing, as well as 1950's rock-n-roll. Bring a dish or snack to be part of the break meal. Free. 407-892-3335.

Singles Club: 7:30 p.m. Mondays; Loyal Order of the Moose Lodge No. 2056, 1019 N. Main St., Kissimmee. The Osceola Singles Club is for singles age 50 or older. New member fees \$5, yearly dues are \$24. 407-390-8999.

Senior lifestyle guide: The Senior Resource Alliance and the 50+ Resource Network have published an informational booklet called the 50+ FYI Lifestyle Guide. It is available for free at public libraries and senior centers in Orange, Seminole, Osceola and Brevard counties. Information includes hobbies, special interest and support groups, health updates, legislative activity, consumer protection trends, and community events. 407-265-0334 or 50plusfl.org.

Miscellaneous

Foster care and adoption information session: 6-8 p.m. May 1, Community Based Care of Central Florida, 116 E. Mennon Ave., Kissimmee. Hosted by Community Based Care of Central Florida in celebration of National Foster Care Awareness Month. Foster parents, adoptive parents, foster youth, and foster care professionals will be available to share their stories and answer questions from the audience. Free. 407-620-8900.

Osceola Connected Meal Packing Event: The Celebration Foundation and Osceola Connected will be packing 500,000 meals of rice, lentils, dried veggies and sea salt. All age groups welcome. Locations include:

- 9 a.m.-4 p.m. May 3, St. Cloud Civic Center, 30017th St., St. Cloud.
- 1-5 p.m. May 3, Kissimmee Civic Center, 201 E. Oak Ave., Kissimmee.
- 1-5 p.m. May 4, Celebration Town Hall, 851 Celebration Ave., Celebration.
- 1-5 p.m. May 4, Celebration Health, 400 Celebration Place, Kissimmee.

Details and registration: 407-566-1234.

Joseph Hassel of the Sentinel staff compiled this report. To submit an item or comment, contact osceolasentinel.com.

Orlando Sentinel

Publication Date: 04/24/2014

This E-Sheet(R) is provided as conclusive evidence that the ad appeared in The Orlando Sentinel on the date and page indicated. You may not create derivative works, or in any way exploit or repurpose any content.

Client Name: 2322574-1
Advertiser: Advertiser:
Section/Page/Zone: Osceola Zone/G001/OSC
Description: Indian Ridge Villas CFD
Ad Number: 2322574-1
Insertion Number: 2 x 3
Size: B&W
Color Type: B&W

Jobs Available!

Become A School Bus Driver For The Osceola School District!

Are you a hard working individual who enjoys driving a school bus and being a part of the education process? If so, we have an exciting opportunity for you!

The Osceola School District is currently seeking qualified individuals to join our team of school bus drivers. This is a full-time position with excellent benefits.

Qualifications:

- High School Graduate or GED
- Valid Florida Driver's License
- Minimum Age 21
- Minimum 1 Year of Driving Experience
- Valid Florida Driver's License
- Valid Florida Driver's License
- Valid Florida Driver's License

Application Process:

Interested candidates should submit their resume and cover letter to the Human Resources Department, Osceola School District, 1000 W. Orange Ave., Kissimmee, FL 34741. Applications will be accepted on a first-come, first-served basis.

For more information, please contact the Human Resources Department at 407-321-6900.

The Indian Ridge Villas Common Facilities District is conducting a public hearing for the purpose of hearing public comment regarding its proposed special assessment rate and budget for next fiscal year. The public hearing will be conducted at the Osceola County Administration Building, 1 Courthouse Square, Suite 4727, Kissimmee, Florida 34741, on May 15, 2014, beginning at 7:00 PM or soon thereafter.

In accordance with Chapter 286, Florida Statutes, the public is advised that if a person decides to appeal any decision made by the Board of Supervisors with respect to any matter considered at this hearing, that person may need to 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. All meeting facilities are accessible in accordance with the Americans with Disabilities Act. Any additional necessary accommodations will be provided with a 48 hour notice. For more information call the Clerk of the Board at 407-742-2100.

SOMETIMES, SUPERHEROES NEED MORE THAN A BANDAGE!

KID-FRIENDLY ER!

Osceola Regional Medical Center

APPENDIX B

AFFIDAVIT OF MAILING

AFFIDAVIT OF MAILING

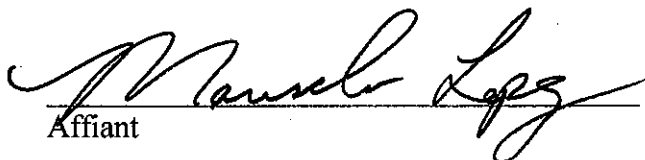
STATE OF FLORIDA
COUNTY OF OSCEOLA

BEFORE ME, the undersigned authority, personally appeared Marisela Lopez, who, after being duly sworn, deposes and says:

1. I, Marisela Lopez, as Sr. Special Assessments Coordinator for Osceola County, Florida, am responsible for mailing notices required by Section 9 of Resolution No. 09-01 IRV, adopted by the Board of Supervisors of the Indian Ridge Villas Common Facilities District (the "District") on May 5, 2009.

2. On or before April 24, 2014, I mailed, or directed the mailing of, a notice in accordance with Section 9 of Resolution No. 09-01 IRV by first class mail, to the owner of each parcel of property located within the District in conformance with the requirements of Ordinance No. 06-44, at the address shown on the real property assessment tax roll maintained by the Osceola County Property Appraiser for the purpose of the levy and collection of ad valorem taxes.

FURTHER AFFIANT SAYETH NOT.



Affiant

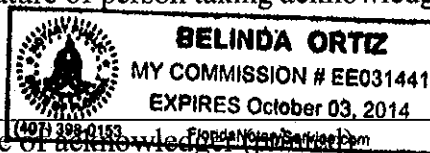
STATE OF FLORIDA
COUNTY OF OSCEOLA

The foregoing instrument was acknowledged before me by Marisela Lopez, who is personally known to me or who has produced _____ as identification and did (did not) take an oath.

WITNESS, my hand and official seal this 24th day of April, A.D., 2014.



Signature of person taking acknowledgment



Name of acknowledgee (print name)

My commission expires: _____

APPENDIX C

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

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

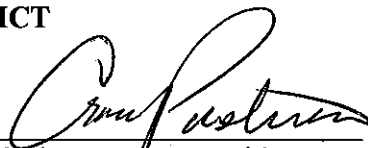
I HEREBY CERTIFY that I am the President of the Indian Ridge Villas Common Facilities District of Osceola County, Florida; as such I have satisfied myself that all property included or includable on the non-ad valorem assessment roll for the Indian Ridge Villas Common Facilities District is properly 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, 2014.

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 15th day of May 2014.

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: 
Craig Pastrana, President
Board of Supervisors