



City of Lauderhill

City Commission
Chambers at City Hall
5581 W. Oakland Park
Blvd.
Lauderhill, FL, 33313
www.lauderhill-fl.gov

File Details

File Number: 24R-5752

File ID: 24R-5752

Type: Ordinance

Status: First Reading

Version: 1

Reference:

In Control: Windermere/Tree
Gardens SND
Special
Assessment

File Created: 08/08/2024

File Name: CC-Ord-Windermere Special Assessment

Final Action:

Title: **ORDINANCE NO. 24O-09-137: AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF LAUDERHILL, FLORIDA, ADOPTING, APPROVING, CERTIFYING AND RE-IMPOSING THE UNIFORM METHOD FOR COLLECTING NON-AD VALOREM SPECIAL ASSESSMENTS LEVIED WITHIN THE WINDERMERE/TREE GARDENS SAFE NEIGHBORHOOD IMPROVEMENT DISTRICT DESIGNATED AREA AS REFLECTED ON THE ANNUAL TAX BILL FOR COSTS AND EXPENSES ASSOCIATED WITH THE IMPROVEMENT DISTRICT; DECLARING A SAFE NEIGHBORHOOD SPECIAL ASSESSMENT FOR THE FISCAL YEAR 2025; PROVIDING FOR RE-IMPOSITION OF ANNUAL BILLING ON THE TAX BILL FOR THE ACTUAL COSTS AND EXPENSES FOR THE IMPROVEMENT DISTRICT DESIGNATED AREA; STATING A NEED FOR SUCH LEVY TO COVER THE ACTUAL COSTS ASSOCIATED WITH THE IMPROVEMENT DISTRICT; ALLOWING FOR INCREASES EQUIVALENT TO THE ACTUAL COSTS INCURRED NOT TO EXCEED NON-AD VALOREM SPECIAL ASSESSMENTS OF \$500.00 AND 2 MILLS FOR EACH INDIVIDUAL PARCEL OF LAND PER YEAR; PROVIDING FOR THE MAILING OF THIS ORDINANCE; PROVIDING FOR AN EFFECTIVE DATE.**

Notes: 5:55 pm meeting

Sponsors:

Enactment Date:

Attachments: ORD-24O-09-137-CC-Windermere SND
ORDINANCE FY 2025.pdf, Ex. A -
WindermereSND.pdf, Ex B -
Windermere-Assessment Rate FY 2025.pdf, 130 -
FY 2024 Windermere (1).pdf, Windermere Tree
Gardens SND -DR-420.pdf,
WINDERMERE-CERTIFICATE OF ASSESSMENT
2024.pdf, September 12 & 26, 2024 - Non-Ad
Valorem Special Assessments - Affidavit of
Publication

Enactment Number:

Contact:

* Drafter: apetti@laudershill-fl.gov

Hearing Date:

Effective Date:

History of Legislative File

Ver- sion:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:
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Text of Legislative File 24R-5752

ORDINANCE NO. 24O-09-137: AN ORDINANCE OF THE CITY COMMISSION OF THE CITY OF LAUDERHILL, FLORIDA, ADOPTING, APPROVING, CERTIFYING AND RE-IMPOSING THE UNIFORM METHOD FOR COLLECTING NON-AD VALOREM SPECIAL ASSESSMENTS LEVIED WITHIN THE WINDERMERE/TREE GARDENS SAFE NEIGHBORHOOD IMPROVEMENT DISTRICT DESIGNATED AREA AS REFLECTED ON THE ANNUAL TAX BILL FOR COSTS AND EXPENSES ASSOCIATED WITH THE IMPROVEMENT DISTRICT; DECLARING A SAFE NEIGHBORHOOD SPECIAL ASSESSMENT FOR THE FISCAL YEAR 2025; PROVIDING FOR RE-IMPOSITION OF ANNUAL BILLING ON THE TAX BILL FOR THE ACTUAL COSTS AND EXPENSES FOR THE IMPROVEMENT DISTRICT DESIGNATED AREA; STATING A NEED FOR SUCH LEVY TO COVER THE ACTUAL COSTS ASSOCIATED WITH THE IMPROVEMENT DISTRICT; ALLOWING FOR INCREASES EQUIVALENT TO THE ACTUAL COSTS INCURRED NOT TO EXCEED NON-AD VALOREM SPECIAL ASSESSMENTS OF \$500.00 AND 2 MILLS FOR EACH INDIVIDUAL PARCEL OF LAND PER YEAR; PROVIDING FOR THE MAILING OF THIS ORDINANCE; PROVIDING FOR AN EFFECTIVE DATE.

Request Action: (State the action requested of the Commission and why the action is necessary. What is the expected outcome of the action?)

Ordinance required by Florida Statutes, Section 197.3632 in order to adopt, approve, and certify the assessment roll and re-impose the uniform method for collecting non-ad valorem special assessments on Annual Broward County Tax Bill for the costs and expenses associated with the operation of the Windermere/Tree Gardens Safe Neighborhood Improvement District Area.

Need: (Why is there a need for this action?)

The City of Lauderhill is re-imposing a non-ad valorem special assessment in the amount of \$500.00 per parcel per year to the properties located within the Designated Safe Neighborhood Improvement District Area plus 2 mills. The Assessment Roll must be certified prior to September 15, 2024.

Summary Explanation/ Background: (Provide a summary/background of this agenda request)

The City Commission of the City of Lauderhill previously passed its Intent Resolution to impose the uniform method of collecting non-ad valorem special assessments for the costs and expenses associated with the operation of the Safe Neighborhood Improvement District providing that owner's within the designated District Area would be billed a one-time lump sum figure on the

owner's annual tax bill that is sent by the Broward County Tax Collector. This non-ad valorem special assessment is authorized pursuant to Florida Statutes, Section 197.3632. This Ordinance approving, certifying and re-imposing the non-ad valorem special assessment was considered at a public hearing enabling members of the public to have their comments and objections considered on September 14, 2024 at or about 5:55 p.m. prior to the consideration of the adoption of the first reading of this Ordinance. All owners were provided notice of the proposed assessment at the rate of \$500.00 per parcel per year annually plus 2 mills and of the fact that they had a right to file written objections and to have their concerns considered at the public hearings. Notice was sent to each individual property owner within the Designated District Area via the TRIM Notice sent by the Broward County Appraiser's Office. Notice was also published in the Newspaper. The Preliminary Rate Resolution No. 24R-07-148 was passed and adopted on July 9, 2024.

Attachments: (Number all attachments consecutively)

1. Ex. A - Map of Area affected.
2. Ex. B - Schedule of Rates.
3. Certificate of Assessments.
4. Proof of Publication of Hearing and TRIM.
5. DR-420 Verification Form.

Cost Summary/ Fiscal Impact: (Include projected cost, approved budget amount and account number, source of funds, and any future funding requirements)

Revenues in the estimated amount of \$127,070.00 will be collected with this annual non-ad valorem special assessment. Additional revenues in an unknown amount may also be realized with the interest earned on the potential investment of these monies if permitted. In addition, ad valorem taxes are to be imposed in the amount of 2 mills which would result in additional revenue expected to be collected in the amount of \$71,660.00; for the total anticipated amount of revenue to be collected in the amount of \$198,730.00. These figures take into consideration the discount for early payment.

Master Plan: Explain how this Agenda item advances one or more objectives

Goal 1: Clean, Green Sustainable Environment

- ☐ Increase mass transit ridership
- ☐ Reduce City energy consumption
- ☐ Reduce water consumption

Goal 2: Safe and Secure City of Lauderhill

- ☐ Crime in lower 50% in Broward
- ☐ Residents feel safe in neighborhood
- ☐ Reduce emergency fatalities

Goal 3: Open Spaces and Active Lifestyle for all ages

- ☐ Increase participation in youth sports
- ☐ Add new park land and amenities
- ☐ Increase attendance at cultural programs and classes

Goal 4: Growing Local Economy, Employment and Quality of Commercial Areas

- ☐ Increase commercial tax base
- ☐ Increase employment in Lauderhill businesses
- ☐ Decrease noxious and blighted uses in commercial areas

