

R E S O L U T I O N
N U M B E R 2025-

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF CHARLOTTE COUNTY, FLORIDA, ADOPTING THE FINAL MAINTENANCE ASSESSMENT FOR FIRST TIME ASSESSED PROPERTIES AND AN ASSESSMENT ROLL FOR THE WEST CHARLOTTE STORMWATER UTILITY UNIT.

RECITALS

WHEREAS, on June 24, 2025, the Board of County Commissioners of Charlotte County, Florida, (the "Board") held a duly noticed public hearing to adopt the Final Maintenance Assessment Resolution for first time assessed parcels within the West Charlotte Stormwater Utility Unit ("Unit"), and to adopt an assessment roll to include these parcels which were not previously assessed in this Unit; and

WHEREAS, all affected property owners were duly noticed pursuant to §197.3632, Florida Statutes; and

WHEREAS, the Board has considered any written objections and oral testimony regarding the final assessment and the assessment roll; and

WHEREAS, the Board finds that the final maintenance assessment adopted herein confers a special benefit upon the properties burdened by the assessment and is fairly and reasonably apportioned among the properties that receive the special benefit.

NOW, THEREFORE, BE IT RESOLVED by the Board of County Commissioners of Charlotte County that:

1. The final assessment for first time assessed parcels and the assessment roll, which includes the parcels not previously assessed in this Unit, are hereby approved and adopted. The assessment roll is currently on file with the Municipal Service Benefit

Unit section of the Budget & Administrative Services Department, and it is incorporated herein by reference. The parcels being assessed for the first time are attached and incorporated herein as Exhibit A.

2. Any duly authorized assessments for the unit shall constitute a lien against all real property listed on the assessment roll, such lien being equal in value and dignity as a lien for county taxes. Except as otherwise provided by law, such lien shall be superior in dignity to all other liens, titles, and claims, until paid.

3. The rate of assessment for fiscal year 2025-2026 and the maximum authorized assessment against the taxable real estate within the boundaries of the Unit are hereby established in accordance with the following schedule:

	<u>2025-2026</u>	<u>Maximum</u>
Each Vacant Acre	\$103.10	\$125.00
Each Occupied Acre	\$103.10	\$125.00

4. Any person challenging the assessment provided for herein must initiate such action in a court of competent jurisdiction within 20 days from the date of the Board's adoption of this Final Maintenance Assessment Resolution.

[SIGNATURE PAGE TO FOLLOW]

PASSED AND DULY ADOPTED this 24th day of June, 2025.

BOARD OF COUNTY COMMISSIONERS
OF CHARLOTTE COUNTY, FLORIDA

By: _____
Joseph M. Tiseo, Chairman

ATTEST:
Roger D. Eaton, Clerk of the Circuit Court
and Ex-Officio Clerk of the
Board of County Commissioners

By: _____
Deputy Clerk

APPROVED AS TO FORM
AND LEGAL SUFFICIENCY:

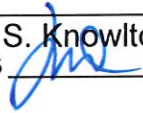
By: _____
Janette S. Knowlton, County Attorney
LR25-0515 

Exhibit A

West Charlotte Stormwater Utility Unit

Account / Parcel ID	ERU
422105227011	0.20 (Acres)