





## NOTICE OF PUBLIC HEARING REGARDING THE COLLECTION OF STORMWATER FEES

### NOTICE OF PUBLIC HEARING TO RE-IMPOSE AND PROVIDE FOR COLLECTION OF STORMWATER ASSESSMENTS AND SET A MAXIMUM RATE FOR FEES ASSESSED IN FUTURE YEARS.

Notice is hereby given that the City Council of the City of Port St. Lucie, Florida, will conduct a public hearing to re-impose stormwater fees (the "Assessment") for the fiscal year beginning October 1, 2025, within the incorporated area of the City. The purpose of the Assessment is to provide funding for a stormwater management system to maintain and improve drainage in the City.

The City Council of the City of Port St. Lucie, Florida, hereby provides notice, pursuant to Section 197.3632, of its intent to re-impose stormwater fees within the incorporated area of the City to provide stormwater management in the City. The Assessment will be collected by the St. Lucie County Tax Collector. The City has proposed a rate of \$189.00 per year, for one equivalent residential unit (ERU) for fiscal year 2025-2026 and a maximum rate not to exceed \$219.00 per year, for one equivalent residential unit (ERU) for subsequent years unless changed by the City Council. The base unit of measurement (ERU) is the average impervious area for a single-family residence and is equal to 2,280 square feet as it represents the largest uniform class of developed property. The estimated total revenue that the City will collect by the Assessments is \$ 32,075,848.21 for fiscal year 2025-2026

**A public hearing (the "Hearing") will be held at 6:00 p.m. on Monday, August 25, 2025, in Council Chambers at City Hall, Building A, 121 S.W. Port St. Lucie Blvd., Port St. Lucie, Florida 34984** for the purpose of: (a) receiving and considering comments on the Assessments from affected property owners and the public; (b) considering the adoption of the annual rate resolution for the upcoming fiscal year; and (c) authorizing the re-imposition of the Assessment for stormwater for the fiscal year beginning October 1, 2025; (d) setting a maximum rate not to be exceeded without additional notice to property owners in future fiscal years; and collecting the Assessment on the same bill as ad valorem taxes. **Attendance at this public hearing is NOT mandatory. Please visit <http://www.cityofpsl.com/tv> for new public comment options.** At the Hearing, the Council will hear objections of all interested persons to the annual rate resolution establishing the rate of assessment and approving the updated assessment roll. All affected property owners have the right to appear at the hearing and to file written objections with the City Clerk within twenty (20) calendar days of the date of this notice.

All objections to the annual rate resolution by the Council shall be made in writing and filed with the City Clerk at or before the time or adjourned time of the Hearing. If a person decides to appeal any decision made by the City Council with respect to any matter considered at the above-referenced hearing, such person will be responsible for making a verbatim record of the testimony, evidence, and any other matters presented at the hearing. No stenographic record by a certified court reporter will be provided at the hearing. Each such person is required to provide his or her own. In accordance with the Americans with Disabilities Act, persons needing special accommodations should contact the ADA Coordinator at (772) 344-4345 at least seven (7) days prior to the hearing.

Unless proper steps are initiated with a court of competent jurisdiction to secure relief within thirty (30) days from the date of City Council action at the above hearing, such action shall be the final adjudication of the issues presented. Copies of the legal documentation for collection of the Assessment are available in the City Clerk's office, located at 121 S.W. Port St. Lucie Blvd., Port St. Lucie, Florida 34984.

Please direct general inquiries to 1PSL at (772) 871-1775 weekdays between 8:00 am and 5:00 pm. The Assessments will be collected on the non-ad valorem portion of the tax bill to be mailed in November 2025 as authorized by Section 197.3632, Florida Statutes. Failure to pay the Assessment will cause a tax certificate to be issued against the property or foreclosure proceedings to be instituted, either of which may result in a loss of title to the property.

The property subject to the Assessments is depicted below:





Please note that this is not a new charge and it may have appeared on the tax bill of affected property owners in prior years. The charge on such tax bills last year was based on a rate of \$183.00 per ERU. Pursuant to *Atlantic Gulf Communities v. City of Port St. Lucie*, 764 So. 2<sup>d</sup> 14 (Fla. 4<sup>th</sup> DCA, 1999), every time the fee is levied for the first time or the rate of the fee is changed, the City is required by law to provide notice.

Sally Walsh, City Clerk

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