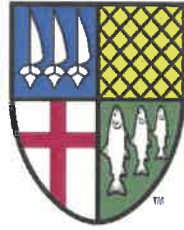


THE TOWN OF
Windermere



MAYOR AND COUNCIL OF THE TOWN OF WINDERMERE

Mayor Jim O'Brien

Council Members

Robert McKinley

Andy Williams

Chris Sapp

Bill Martini

Liz Andert

Agenda

Agenda

WORKSHOP

July 23, 2019

6:00 PM

WINDERMERE TOWN HALL

520 MAIN STREET

WINDERMERE, FL 34786

PLEASE TURN OFF ALL CELL PHONES AND PAGERS

PLEASE NOTE: IN ACCORDANCE WITH F.S. 286.26: Person with disabilities needing assistance to participate in any such proceeding should contact the Office of the Town Clerk at least 48 hours beforehand at (407) 876-2563

Pursuant to Resolution No. 2005-12 adopted on December 13, 2005, the following Civility Code shall govern all proceedings before the Town of Windermere Town Council:

1. All electronic devices, including cell phones and pagers, shall be either turned off or otherwise silenced.
2. Prolonged conversations shall be conducted outside Council meeting hall.
3. Whistling, heckling, gesturing, loud conversations, or other disruptive behavior is prohibited.
4. Only those individuals who have signed the speaker list and/or who have been recognized by the Mayor (or Chair) may address comments to the Council.
5. Comments at public hearings shall be limited to the subject being considered by the Council.
6. Comments at Open Forums shall be directed to Town issues.
7. All public comments shall avoid personal attacks and abusive language
8. No person attending a Town Council meeting is to harass, annoy, or otherwise disturb any other person in the room.

Any member of the public whose behavior is disruptive and violates the Town of Windermere Civility Code is subject to removal from the Town Council meeting by an officer and such other actions as may be appropriate. **PLEASE NOTE:** IN ACCORDANCE WITH F.S. 286.0105: Any person who desires to appeal any decision at this meeting will need a record of this proceeding. For this, such person may need to ensure that a verbatim record of such proceeding is made which includes the

AGENDA

- THE MEETING IS CALLED TO ORDER BY THE MAYOR
 - FLAG SALUTE
 - INVOCATION
1. OPEN FORUM/PUBLIC COMMENT (3 Minute Limit)
 2. SPECIAL PRESENTATION/PROCLAMATIONS/AWARDS
 - a. Fiscal Year 2019/2020 Budget Presentation (Attachments-Board Option): Below motions may be amended per discussions.
 - Motion to Tentatively Adopt Proposed Millage Rate of 3.7425 mills per thousand.
 - Consent to Balanced Proposed Budget
Revenues: \$6,203,335
Expenditures: \$6,203,335
 - Set Date, Time, and Place of Budget Hearing:
September 11th , 2019: 6:30 pm Tentative Budget Hearing
September 23, 2019: 6pm Final Budget Hearing
 - Motion to Approve Solid Waste Assessment: \$329,318.76
 - Motion to Approve Stormwater Fund Assessment Roll: \$337,390.00
 - Motion to Approve Lot Cleaning Assessment: \$663.74
 - Motion to Approve Fire Assessment: \$658,578.00
 - b. Town of Windermere Town Facilities Concept Discussion (Town Manager Robert Smith to Present)
 3. MAYOR & COUNCIL LIAISON REPORTS
 - a. MAYOR O'BRIEN
 - b. COUNCILMAN MCKINLEY
 - c. COUNCILMAN WILLIAMS
 - d. COUNCILMAN SAPP
 - e. COUNCILMAN MARTINI
 - f. COUNCILMEMBER ANDERT
 4. STAFF REPORTS
 - a. TOWN MANAGER ROBERT SMITH
 - b. ~~TOWN ATTORNEY TOM WILKES~~
 - c. POLICE CHIEF DAVE OGDEN
 - d. PUBLIC WORKS DIRECTOR SCOTT BROWN
 5. ADJOURN
-
- REPORTS: NO ACTION REQUIRED
 - FILED ITEMS

- **IMPORTANT DATES**

- **July 25th – Long Range Planning Committee Meeting**
- **July 26th – Farmers Market**
- **Food Truck Night**
- **July 30th – Rotary Club Meeting**
- **July 31st – Historical Preservation Board Meeting**

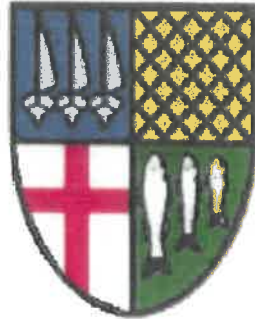
- **AUGUST**

- **August 1st – Food Truck / Farmers Market Selection Committee Meeting**
- **August 2nd – Farmers Market**
- **August 5th – Projects Meeting**
- **August 6th – Rotary Club Meeting**
- **Code Enforcement Hearing**
- **August 7th – Downtown Business Committee Meeting**
- **August 8th – Parks & Recreation Meeting**
- **August 9th – Farmers Market**
- **August 12th – Budget Workshop if needed**
- **August 13th – Rotary Club Meeting**
- **Town Council**
- **August 15th – Windermere Tree Board Meeting**
- **August 16th – Farmers Market**
- **August 20th – Rotary Club Meeting**
- **Development Review Board Meeting**
- **August 21st – Willows HOA Meeting**
- **August 22nd – Long Range Planning Committee Meeting**
- **August 23rd – Farmers Market**
- **Food Truck Night**
- **August 27th – Rotary Club Meeting**
- **Town Council Workshop**
- **August 28th – Historical Preservation Board Meeting**

- **SEPTEMBER**

- **September 2nd – Projects Meeting**
- **September 3rd – Rotary Club Meeting**
- **Code Enforcement Hearing**
- **September 5th – Food Truck / Farmers Market Selection Committee Meeting**
- **September 6th – Farmers Market**
- **September 10th – Rotary Club Meeting**
- **Town Council**
- **September 11th – 9/11 Commemoration**
- **Town Council Tentative Budget Hearing – 6:30pm**
- **September 12th – Parks & Recreation Meeting**
- **September 17th – Rotary Club Meeting**
- **Development Review Board Meeting**

- **September 18th – Willows HOA Meeting**
- **September 19th – Windermere Tree Board Meeting**
- **September 20th – Farmers Market**
- **September 23rd – Town Council Final Budget Hearing**
- **September 24th – Rotary Club Meeting**
- **Town Council Workshop**
- **September 25th – Historical Preservation Board Meeting**
- **September 26th – Long Range Planning Committee Meeting**
- **September 27th – Farmers Market**
- **Food Truck Night**



The following is what MUST be accomplished at the September 11th Budget Hearing

1. **Adopt a Tentative Millage Rate:**
 - a. The millage rate cannot be higher than the 3.7425 mills proposed at the August 12th, 2019, Budget Meeting Workshop
 - b. Motion and Vote to set the Tentative Millage Rate at 3.7425 mills per thousand.
2. **Amend and Adopt the Tentative Budget for Fiscal Year 2019-2020**
 - a. The budget has been adjusted to match actual numbers presented at the August 12th, 2019 Budget Meeting Workshop.
 - b. Motion and Vote to set the Tentative Budget for Fiscal Year 2019-2020 at \$6,203,335
3. **Announce the Percent of Millage Rate over the Rolled Back Rate**
 - a. The percent of the millage rate over the rolled back rate will be 4.81%
4. **Set the Date, Time and Place of the Final Budget Hearing:**

**Monday September 23rd, 2019
6:00pm
Windermere Town Hall
520 Main Street
Windermere, Florida**

RICK SINGH, CFA
ORANGE COUNTY PROPERTY APPRAISER

200 S. Orange Avenue, Suite 1700 • Orlando, Florida 32801-3438 • (407) 836-5044



May 31, 2019

Town of Windermere
Robert Smith, Town Manager
P.O. Drawer 669
Windermere, FL 34786

Dear Robert,

As provided by Florida Statute 200.065(8), our estimate of 2019 Taxable Value for Real and Tangible Personal Property for the Town of Windermere is ~~\$729,236,595.~~ 128, 887, 864

This information should assist you in your budget planning process and we look forward to providing excellence in service to the Town of Windermere in the coming year. If you have any questions, please contact Roger Ross, Director of Tax Roll, Customer Service & Exemptions, at (407)836-5074.

Sincerely,

Rick Singh

Rick Singh, CFA
Orange County Property Appraiser



ocpaf.org
available in 50 languages



**Town of Windermere
Property Tax Millage Rates
Fiscal Year - 2019-2020**

Proposed Millage Rate	Millage Rate	Current Year Gross Taxable Value	Total Taxes Levied	95%	2,591,469,689
3.7425	3.7425	728,887,864	2,727,862,831	95%	2,591,469,689
Current Rolled Back Rate:	3.5709	728,887,864	2,602,755,353	95%	2,472,617,585
Majority Vote Maximum Millage Rate Allowed:	3.6919	728,887,864	2,690,988,759	95%	2,556,439,321

Current Rolled Back Rate Calculation	
Prior Year ad valorem proceeds (Line 22 from prior year DR 420) divided by current year gross taxable value (Line 4 from current DR420) multiplied by 1,000	2.8738
Proposed rate as a percent change of rolled back rate calculation	
Current year proposed aggregate millage rate divided by	3.7425
Current year aggregate rolled back rate Line 23 - DR420 Equal (ROW 20 DIVIDED BY ROW 21)	3.5709
Minus 1	1.0481
Equal	-1.0000
Multiplied by 100	0.0481
Current year proposed rate as a % change of rolled back rate	100
	4.81

Current Majority Vote Maximum Millage Rate Calculation	
Prior year max millage rate with a majority vote from prior year form	3.7425
Prior year gross taxable value from current year DR 420, line 7	682,059,951
Prior year max ad valorem proceeds with majority vote	2,552,609
Adjusted current year taxable value from current year DR420 - Line 6	714,844,746
Adjusted current year rolled back rate	3.5709
Less adj for change in per capita florida personal income	1.0339
Majority vote max millage rate allowed	3.6919

DR-489V, R. 01/18
 Rule 12D-16.002, F.A.C.
 Eff. 03/18
 Page 1 of 2

The 2019 Preliminary Recapitulation of the Ad Valorem Assessment Roll
 Value Data

County: Orange
 Date Certified: June 19, 2019

Taxing Authority: MINDERMERE

Check one of the following:
 County
 Municipality
 School District
 Independent Special District
 Separate Reports for MSTU's, Dependent Districts and Water Management Basins are not required

Just Value	Column I Real Property Including Subsurface Rights	Column II Personal Property	Column III Centrally Assessed Property	Column IV Total Assessed
1. Just Value (93.01) F.S.	950,583,217	40,126,133	0	990,709,350
2. Just Value of All Property in the Following Categories				
1. Just Value of Land Classified Agricultural (93.46) F.S.	6,427,913	0	0	6,427,913
2. Just Value of Land Classified High-Water Recharge (93.625, F.S.)	0	0	0	0
3. Just Value of Land Classified and Used for Conservation Purposes (93.50) F.S.	0	0	0	0
4. Just Value of Land Classified and Used for Conservation Purposes (93.50) F.S.	0	0	0	0
5. Just Value of Pollution Control Devices (93.624, F.S.)	0	0	0	0
6. Just Value of Historic Property used for Commercial Purposes (93.593, F.S.)	0	0	0	0
7. Just Value of Historical Significant Property (93.598, F.S.)	0	0	0	0
8. Just Value of Homestead Property (93.155, F.S.)	719,140,447	0	0	719,140,447
9. Just Value of Non-Homestead Residential Property (93.1554, F.S.)	187,184,646	0	0	187,184,646
10. Just Value of Certain Residential and Non-Residential Property (93.1555, F.S.)	39,528,211	0	0	39,528,211
11. Just Value of Working Waterfront Property (Art. VII, s.4(f), State Constitution)	0	0	0	0
Assessed Value of Differentials				
12. Homestead Assessment Differential: Just Value Minus Capped Value (93.155, F.S.)	155,315,518	0	0	155,315,518
13. Nonhomestead Residential Property Differential: Just Value Minus Capped Value (93.1554, F.S.)	4,639,395	0	0	4,639,395
14. Certain Res. and Nonres. Real Property differential: Just Value Minus Capped Value (93.1555, F.S.)	253,329	0	0	253,329
Assessed Value of All Property in the Following Categories				
15. Assessed Value of Land Classified Agricultural (93.46) F.S.	54,544	0	0	54,544
16. Assessed (Use Value of) Land Classified High-Water Recharge (93.625, F.S.)	0	0	0	0
17. Assessed Value of Land Classified and Used for Conservation Purposes (93.50) F.S.	0	0	0	0
18. Assessed Value of Pollution Control Devices (93.624, F.S.)	0	0	0	0
19. Assessed Value of Historic Property used for Commercial Purposes (93.593, F.S.)	0	0	0	0
20. Assessed Value of Historically Significant Property (93.598, F.S.)	0	0	0	0
21. Assessed Value of Homestead Property (93.155, F.S.)	563,824,329	0	0	563,824,329
22. Assessed Value of Non-Homestead Residential Property (93.1554, F.S.)	180,754,541	0	0	180,754,541
23. Assessed Value of Certain Residential and Non-Residential Property (93.1555, F.S.)	39,273,882	0	0	39,273,882
24. Assessed Value of Working Waterfront Property (Art. VII, s.4(f), State Constitution)	0	0	0	0
Total Assessed Value	783,908,896	20,124,133	0	804,033,029
25. Total Assessed Value (Line 15 through 24) plus (15 through 24) Exemptions				
26. \$25,000 Homestead Exemption (96.03)(a), F.S.	22,175,000	0	0	22,175,000
27. Additional \$25,000 Homestead Exemption (96.03)(b), F.S.	22,175,000	0	0	22,175,000
28. Additional Homestead Exemption: Avg. 65 & Over up to \$50,000 (96.075, F.S.)	200,000	0	0	200,000
29. Taxable Personal Property \$25,000 Exemption (96.183, F.S.)	0	614,109	0	614,109
30. Governmental Exemption (96.199, 196.1993, F.S.)	8,238,631	133,028	0	8,371,659
31. Institutional Exemptions - Charitable, Religious, Scientific, Literary, Educational (96.196, 196.197, 196.1975, 196.1977, 196.1978, 196.198, 196.1983, 196.1985, 196.1986, 196.1987, 196.1989, 196.2001, 196.2002, F.S.)	15,443,125	1,920,615	0	17,363,740
32. Widows/Widowers Exemption (96.202, F.S.)	21,000	0	0	21,000
33. Disability (Blind) Exemptions (96.081, 96.081, 96.101, 96.202, 96.24, F.S.)	3,772,627	0	0	3,772,627
34. Land Dedicated in Proprietary for Conservation Purposes (96.26, F.S.)	0	0	0	0
35. Historic Property Exemption (96.095, 96.1997, 96.1998, F.S.)	0	0	0	0
36. Econ. Dev. Exemption (96.085, F.S.)	0	0	0	0
37. Lands Available for Taxes (97.507, F.S.)	0	0	0	0
38. Homestead Assessment Reduction for Parents or Grandparents (93.703, F.S.)	0	0	0	0
39. Disabled Veterans' Homestead Discount (96.082, F.S.)	452,630	0	0	452,630
40. Deployed Servicemember Homestead Exemption (96.173, F.S.)	0	0	0	0
41. Senior Exemption - Age 65 & 25 yr Residence (96.075, F.S.)	0	0	0	0
42. Renewable Energy Sources Devices 80% Exemption (96.182, F.S.)	0	0	0	0
Total Exempt Value	72,478,011	2,567,152	0	75,045,163
Total Taxable Value (64 through 42)	711,430,885	17,496,981	0	728,927,866

* Applicable only to County or Municipal Local Option Levies
 Notes: Columns I and II should not include values for centrally assessed property. Column III should include both real and personal centrally assessed values.

The 2019 Preliminary Recapitulation of the Ad Valorem Assessment Roll
Parcels and Accounts

Date Certified: June 19, 2019

County: Orange

Taxing Authority: WINDERMERE

Additions/deletions

	Just Value	Taxable Value
1 New Construction	13,095,082	13,044,954
2 Additions	364,205	364,205
3 Annexations	0	0
4 Deletions	2,331,763	2,008,390
5 Rehabilitative Improvements Increasing Assessed Value by at least 100% INCL IN NEW CONSTRUCTION	0	0
6 Total TPP Taxable Value in Excess of 115% of Previous Year Total TPP Taxable Value		2,642,349
7 Net New Value [1+2+3-4+5+6=7]	11,127,524	14,043,118

Selected Just Values

	Just Value
8 Just Value of Subsurface Rights (this amount included in Line 1, Column I, Page One) 193.481, F.S.	0
9 Just Value of Centrally Assessed Railroad Property Value	0
10 Just Value of Centrally Assessed Private Car Line Property Value	0

Note: Sum of items 9 and 10 should equal centrally assessed just value on page 1, line 1, column III.

Homestead/Portability

11 # of Parcels Receiving Transfer of Homestead Differential	21
12 Value of Transferred Homestead Differential	1,518,368

Total Parcels or Accounts

	Column 1 Real Property Parcels	Column 2 Personal Property Accounts
13 Total Parcels or Accounts	1,364	153

Property with Reduced Assessed Value

14 Land Classified Agricultural (193.461, F.S.)	13	0
15 Land Classified High-Water Recharge (193.625, F.S.) *	0	0
16 Land Classified and Used for Conservation Purposes (193.501, F.S.)	0	0
17 Pollution Control Devices (193.621, F.S.)	0	0
18 Historic Property used for Commercial Purposes (193.503, F.S.) *	0	0
19 Historically Significant Property (193.505, F.S.)	0	0
20 Homestead Property: Parcels with Capped Value (193.155, F.S.)	839	0
21 Non-Homestead Residential Property: Parcels with Capped Value (193.154, F.S.)	99	0
22 Certain Residential and Non-Residential Property: Parcels with Capped Value (193.1555, F.S.)	6	0
23 Working Waterfront Property (Art. VII, s.4(i), State Constitution)	0	0

Other Reductions in Assessed Value

24 Lands Available for Taxes (197.502, F.S.)	0	0
25 Homestead Assessment Reduction for Parents or Grandparents (193.703, F.S.)	0	0
26 Disabled Veterans' Homestead Discount (196.082, F.S.)	2	0

* Applicable only to County or Municipal Local Option Levies



CERTIFICATION OF TAXABLE VALUE

DR-420
R. 5/12
Rule 12D - 16.002
Florida Administrative Code
Eff. 11/12

Year	2019	County	ORANGE
Principal Authority	WINDERMERE	Taxing Authority	WINDERMERE

SECTION I: COMPLETED BY PROPERTY APPRAISER

1.	Current year taxable value of real property for operating purposes	\$	711,430,883	(1)
2.	Current year taxable value of personal property for operating purposes	\$	17,456,981	(2)
3.	Current year taxable value of centrally assessed property for operating purposes	\$	0	(3)
4.	Current year gross taxable value for operating purposes <i>(Line 1 plus Line 2 plus Line 3)</i>	\$	728,887,864	(4)
5.	Current year net new taxable value (Add new construction, additions, rehabilitative improvements increasing assessed value by at least 100%, annexations, and tangible personal property value over 115% of the previous year's value. Subtract deletions.)	\$	14,043,118	(5)
6.	Current year adjusted taxable value <i>(Line 4 minus Line 5)</i>	\$	714,844,746	(6)
7.	Prior year FINAL gross taxable value from prior year applicable Form DR-403 series	\$	682,059,951	(7)
8.	Does the taxing authority include tax increment financing areas? If yes, enter number of worksheets (DR-420TIF) attached. If none, enter 0.	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	Number 0	(8)
9.	Does the taxing authority levy a voted debt service millage or a millage voted for 2 years or less under s.9(b), Article VII, State Constitution? If yes, enter the number of forms DR-420DEBT, Certification of Voted Debt Millage for each debt service levy.)	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	Number 0	(9)

S I G N	Property Appraiser Certification	I certify the taxable values above are correct to the best of my knowledge.		
	Signature of Property Appraiser	<i>Rick Singh</i>	Date	JUNE 19 , 2019

SECTION II: COMPLETED BY TAXING AUTHORITY

If this portion of the form is not completed in FULL your Authority will be denied TRIM certification and possibly lose its millage levy privilege for the tax year. If any line is not applicable, -0-.

10.	Prior year operating millage levy <i>(If prior year millage was adjusted then use adjusted millage from Form DR-422.)</i>		3.7425 per \$1,000	(10)
11.	Prior year ad valorem proceeds <i>(Line 7 multiplied by Line 10 divided by 1,000)</i>	\$	2,552,609	(11)
12.	Amount, if any, paid or applied in prior year because of an obligation measured by a dedicated increment value <i>(Sum of either Line 6c or Line 7a for all DR-420TIF forms)</i>	\$	0.00	(12)
13.	Adjusted prior year ad valorem proceeds <i>(Line 11 minus Line 12)</i>	\$	2,552,609	(13)
14.	Dedicated increment value, if any <i>(Sum of either Line 6b or Line 7e for all DR-420TIF forms)</i>	\$	0.00	(14)
15.	Adjusted current year taxable value <i>(Line 6 minus Line 14)</i>	\$	714,844,746	(15)
16.	Current year rolled-back rate <i>(Line 13 divided by Line 15, multiplied by 1,000)</i>		3.5709 per \$1,000	(16)
17.	Current year proposed operating millage rate		3.7425 per \$1,000	(17)
18.	Total taxes to be levied at proposed millage rate <i>(Line 17 multiplied by Line 4, divided by 1,000)</i>	\$	2,727,862	(18)

Continued on page 2

19. TYPE of principal authority (check one)	<input type="checkbox"/> County	<input type="checkbox"/> Independent Special District	(19)
	<input type="checkbox"/> Municipality	<input type="checkbox"/> Water Management District	
20. Applicable taxing authority (check one)	<input type="checkbox"/> Principal Authority	<input type="checkbox"/> Dependent Special District	(20)
	<input type="checkbox"/> MSTU	<input type="checkbox"/> Water Management District Basin	
21. Is millage levied in more than one county? (check one)	<input type="checkbox"/> Yes	<input type="checkbox"/> No	(21)

DEPENDENT SPECIAL DISTRICTS AND MSTUs STOP HERE - SIGN AND SUBMIT

22. Enter the total adjusted prior year ad valorem proceeds of the principal authority, all dependent special districts, and MSTUs levying a millage. (The sum of Line 13 from all DR-420 forms.)	\$	2,552,609	(22)
23. Current year aggregate rolled-back rate (Line 22 divided by Line 15, multiplied by 1,000)		3.5709 per \$1,000	(23)
24. Current year aggregate rolled-back taxes (Line 4 multiplied by Line 23, divided by 1,000)	\$	2,602,786	(24)
25. Enter total of all operating ad valorem taxes proposed to be levied by the principal taxing authority, all dependent districts, & MSTU's if any. (Total of Line 18 from all DR-420 forms)	\$	2,727,862	(25)
26. Current year proposed aggregate millage rate (Line 25 divided by Line 4, multiplied by 1,000)		3.7425 per \$1,000	(26)
27. Current year proposed rate as a percent change of rolled-back rate (Line 26 divided by Line 23, minus 1, multiplied by 100)		4.805 %	(27)

First public budget hearing	Date	Time	Place
	9/11/19	6:30 PM	520 MAIN STREET, WINDERMERE, FL 34786

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Taxing Authority Certification

I certify the millages and rates shown are correct to the best of my knowledge. The millages comply with the provisions of s. 200.065 and the provisions of either s.200.071 or s.200.081, F.S.

Signature of Chief Administrative Officer

Date

Title TOWN MANAGER

Contact Name and Contact Title

ROBERT SMITH

NACA WHITE, Finance Dir.

Mailing Address

Physical Address

614 MAIN STREET

614 MAIN STREET

City, State, ZIP

Phone Number

Fax Number

WINDERMERE, FL 34786

407-876-2563



407-876-0103



**MAXIMUM MILLAGE LEVY CALCULATION
PRELIMINARY DISCLOSURE**
For municipal governments, counties, and special districts

DR-420MM-P
R. 5/12
Rule 12D-16.002
Florida Administrative Code
Effective 11/12

Year: 2019		County: Orange	
Principal Authority: TOWN OF WINDERMERE		Taxing Authority: TOWN OF WINDERMERE	
1.	Is your taxing authority a municipality or independent special district that has levied ad valorem taxes for less than 5 years?	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No (1)
IF YES, STOP HERE. SIGN AND SUBMIT. You are not subject to a millage limitation.			
2.	Current year rolled-back rate from Current Year Form DR-420, Line 16	3.5709	per \$1,000 (2)
3.	Prior year maximum millage rate with a majority vote from 2018 Form DR-420MM, Line 13	3.7425	per \$1,000 (3)
4.	Prior year operating millage rate from Current Year Form DR-420, Line 10	3.7425	per \$1,000 (4)
If Line 4 is equal to or greater than Line 3, skip to Line 11. If less, continue to Line 5.			
Adjust rolled-back rate based on prior year majority-vote maximum millage rate			
5.	Prior year final gross taxable value from Current Year Form DR-420, Line 7	\$	0 (5)
6.	Prior year maximum ad valorem proceeds with majority vote <i>(Line 3 multiplied by Line 5 divided by 1,000)</i>	\$	0 (6)
7.	Amount, if any, paid or applied in prior year as a consequence of an obligation measured by a dedicated increment value from Current Year Form DR-420 Line 12	\$	0 (7)
8.	Adjusted prior year ad valorem proceeds with majority vote <i>(Line 6 minus Line 7)</i>	\$	0 (8)
9.	Adjusted current year taxable value from Current Year form DR-420 Line 15	\$	0 (9)
10.	Adjusted current year rolled-back rate <i>(Line 8 divided by Line 9, multiplied by 1,000)</i>	.0000	per \$1,000 (10)
Calculate maximum millage levy			
11.	Rolled-back rate to be used for maximum millage levy calculation <i>(Enter Line 10 if adjusted or else enter Line 2)</i>	3.5709	per \$1,000 (11)
12.	Adjustment for change in per capita Florida personal income <i>(See Line 12 Instructions)</i>		1.0339 (12)
13.	Majority vote maximum millage rate allowed <i>(Line 11 multiplied by Line 12)</i>	3.6920	per \$1,000 (13)
14.	Two-thirds vote maximum millage rate allowed <i>(Multiply Line 13 by 1.10)</i>	4.0612	per \$1,000 (14)
15.	Current year proposed millage rate	3.7425	per \$1,000 (15)
16.	Minimum vote required to levy proposed millage: (Check one) (16)		
<input type="checkbox"/>	a. Majority vote of the governing body: Check here if Line 15 is less than or equal to Line 13. The maximum millage rate is equal to the majority vote maximum rate. <i>Enter Line 13 on Line 17.</i>		
<input checked="" type="checkbox"/>	b. Two-thirds vote of governing body: Check here if Line 15 is less than or equal to Line 14, but greater than Line 13. The maximum millage rate is equal to proposed rate. <i>Enter Line 15 on Line 17.</i>		
<input type="checkbox"/>	c. Unanimous vote of the governing body, or 3/4 vote if nine members or more: Check here if Line 15 is greater than Line 14. The maximum millage rate is equal to the proposed rate. <i>Enter Line 15 on Line 17.</i>		
<input type="checkbox"/>	d. Referendum: The maximum millage rate is equal to the proposed rate. <i>Enter Line 15 on Line 17.</i>		
17.	The selection on Line 16 allows a maximum millage rate of <i>(Enter rate indicated by choice on Line 16)</i>	3.7425	per \$1,000 (17)
18.	Current year gross taxable value from Current Year Form DR-420, Line 4	\$	728,887,864 (18)

Taxing Authority : TOWN OF WINDERMERE		DR-420MM-P R. 5/12 Page 2	
19.	Current year proposed taxes <i>(Line 15 multiplied by Line 18, divided by 1,000)</i>	\$	2,727,863 (19)
20.	Total taxes levied at the maximum millage rate <i>(Line 17 multiplied by Line 18, divided by 1,000)</i>	\$	2,727,863 (20)
DEPENDENT SPECIAL DISTRICTS AND MSTUS		 STOP HERE. SIGN AND SUBMIT.	
21.	Enter the current year proposed taxes of all dependent special districts & MSTUs levying a millage. <i>(The sum of all Lines 19 from each district's Form DR-420MM-P)</i>	\$	0 (21)
22.	Total current year proposed taxes <i>(Line 19 plus Line 21)</i>	\$	2,727,863 (22)
Total Maximum Taxes			
23.	Enter the taxes at the maximum millage of all dependent special districts & MSTUs levying a millage <i>(The sum of all Lines 20 from each district's Form DR-420MM-P)</i>	\$	0 (23)
24.	Total taxes at maximum millage rate <i>(Line 20 plus Line 23)</i>	\$	2,727,863 (24)
Total Maximum Versus Total Taxes Levied			
25.	Are total current year proposed taxes on Line 22 equal to or less than total taxes at the maximum millage rate on Line 24? (Check one)	<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO	(25)
S I G N H E R E	Taxing Authority Certification		I certify the millages and rates are correct to the best of my knowledge. The millages comply with the provisions of s. 200.065 and the provisions of either s. 200.071 or s. 200.081, F.S.
	Signature of Chief Administrative Officer :		Date :
			7/1/2019
	Title :	Contact Name and Contact Title :	
	Robert Smith, Town Manager	Nora White, Finance Director	
Mailing Address :	Physical Address :		
614 Main Street	614 Main Street, Windermere, FL 34786		
City, State, Zip :	Phone Number :	Fax Number :	
Windermere, FL 34786	407-876-2563	407-876-0103	

Complete and submit this form DR-420MM-P, Maximum Millage Levy Calculation-Preliminary Disclosure, to your property appraiser with the form DR-420, Certification of Taxable Value.

REVENUES**Amount****General Fund Revenues - Operating**

Property Tax @ 3.7425 mills @ 95%	2,591,469.00
Local Option Gas Tax	101,217.00
Utility Tax Duke Energy	317,500.00
Utility Tax Water	26,500.00
Utility Tax Lk Apopka Gas	26,000.00
Communication Services Tax	250,000.00
Local Business Tax	9,500.00
Building Permits	225,000.00
Zoning/Plans Review	25,000.00
Franchise - Duke Energy	245,000.00
Franchise Lk. Apopka Gas	13,500.00
Code Enforcement - Action/Assessments	663.74
Willows Street Lighting MSTU	13,661.28
Fire Rescue Fee Assessment	658,578.00
Sunset Bay Repaving Assessment	11,547.00
Park/Tennis Pass	10,000.00
State Grant - FRDAP	0.00
State Grant - Police JAG	10,000.00
State Grant - FRDAP	100,000.00
Revenue Sharing	132,000.00
1/2 Cent Sales Tax	505,130.00
Magic/OCPS	56,000.00
Police Service	6,000.00
Police Off Duty	30,000.00
Solid Waste	329,318.76
Historical Preservation Board Committee	5,000.00
Downtown Business Committee	120,000.00
Tree Board Committee	5,000.00
Parks & Recreation Committee	60,000.00
Pancake Breakfast	750.00
Fines/Bonds	15,000.00
Tree Mitigation Fund	28,000.00
Miscellaneous	25,000.00
Wine & Dine Event	150,000.00
Newsletter Ads	5,000.00
Sponsorships (Lunch etc.)	750.00
Police Mileage	750.00
Admin Off Duty Fee	3,000.00
Interest	16,000.00
Rent	70,000.00
Auction/Surplus	5,000.00
Garden Club Donation	500.00
Total General Fund	6,203,335

Stormwater Fund Revenues

Stormwater Fee Assessments	337,390
Marina Bay Assessment	15,609
Total Stormwater Fund	352,999

Total Revenues **6,556,334**

EXPENDITURES**General Fund Expenditures - Operating****Legislative**

Travel & Per Diem	1,000
Communication Services	
Email Service	66
Email Archive	36
Board & Committee Email	319
Board & Committee Email Archive	174
Wireless Windermere	600
Web Site	5,305
Miscellaneous Expense & Other Current	500
Office Supplies	200
Subscription/Dues/Training	
Florida League of Cities - Leg Conference	428
Florida League of Mayors Conference	350
Florida League of Cities Annual Conference	400
West Orange Chamber	350
West Orange Times	22
Subscription - Orlando Sentinel	150
Tri County League of Cities Dues	700
Florida League of Cities Dues	500
Metro Plan	224
Luncheons	
West Orange Chamber	500
Mayor/Managers	300
Misc. Luncheons	250
Hosting Luncheon	2,750
Special Events	
Easter Event	2,000
Pancake Breakfast	2,500
Holiday Social	4,000
9/11 Appreciation Day	250
Wine & Dine Event	150,000
Employee Appreciation	5,000
DC Police Memorial	2,000
Total Legislative	180,874

Administrative

Salaries	193,420
Overtime	250
FICA Expenses	11,992
FICA Medicare	2,805
Retirement	17,142
Health Insurance	17,611
Dental Care	615
Vision Care	134
Life/AD&D	243
Legal Fees	90,000
Postage/Transport Fees	250
Communication Services	
Email Service	33
Email Archiving	18
Computer Maint	1,512
Web Site Hosting	2,000
Agenda Software - Granicus	3,300
Plaques/Awards	500
Misc Expense & Other Current	1,250
Office Supplies	1,000
Subscriptions/Dues/Training	
Dues	1,500
Luncheons	1,250
Seminars	2,000
Newsletter Mailout	9,000
Total Administration	357,825

Clerk

Salaries	75,000
FICA Expenses	4,650
FICA Medicare	1,088
Retirement	7,500
Health Insurance	8,806
Dental Insurance	308
Vision Insurance	67
Life Insurance & AD&D	81
Travel and Per Diem	250
Professional Services	
Encryption	2,975
Municode	4,500
Records Destruction	2,000
Scanning	5,000
Committee/Board Agenda Software	0
Postage/Transport Fees	750

Communication Services	
Email Service	11
Email Archiving	6
Computer Maint	504
Misc. Expense & Other Current	250
Office Supplies	600
Advertising	5,000
Elections	4,000
Subscriptions/Dues/Training	
IIMC	180
FRMA	135
FACC	75
Conference/Training	2,855
Total Clerk	126,590

GENERAL FUND EXPENDITURES - OPERATING

Financial

Salaries	122,500
FICA Expenses	7,595
FICA Medicare	1,776
Retirement	12,250
Health Insurance	17,611
Dental Care	615
Vision Care	134
Life/AD&D	162
Travel and Per Diem	500
Professional Services - Auditors Fee	18,000
Other Contractual Services	
Accufund Software Contract	3,000
Module Software Annual Support	900
Employee Assistance Program	3,500
Waypoints Support Contract	3,750
Postage/Transport Fees	1,600
Utilities	
Spectrum	6,200
Century Link Service	15,000
Orange County Utilities	1,200
Duke Energy	95,000
Willows MSTU	13,200
Lake Apopka Natural Gas	1,000
Rental & Leasing	
Copy Machine	5,000
Credit Card Swipe Lease	1,750
Postage Lease	350
General Insurance	100,000
Executive Travel Accident Cov	420

Communication Services	
Email Service	33
Email Archiving	18
Server Maintenance	4,884
Computer Maintenance	1,008
Network Printer	108
Network Security	1,788
Network Nodes	672
Offsite Backup	2,748
Meraki Wireless	600
Firewall	788
Endpoint Protection	396
Misc. Expenses & Other Current	750
Office Supplies	1,750
Operating Supplies	750
Subscriptions/Dues/Training	
FGFOA Dues	250
Central Florida FGFOA	100
Tuition Reimbursement	3,000
Finance Director Training	1,800
Finance Clerk II & HR Training	1,300
Solid Waste	302,053
Total Finance	757,809
Development Services	
Prof Services - Planning & Zoning	65,000
Prof Services - Plan & Zoning - Admin	25,000
Bldg Inspection Fees	180,000
Evaluation & Appraisal Report - DOE Dev	0
Total Development Services	270,000
Public Works	
Debt Service Main Street	223,505
Debt Service - New Town Facilities	300,000
Salaries	193,844
Overtime	2,000
FICA Expenses	12,018
FICA Med	2,811
Retirement	19,324
Health Insurance	35,222
Dental	1,282
Vision Care	268
Life/AD&D	243
Professional Services	
General Engineering Scvs	9,900
Lawn & Maintenance	70,000
Janitorial Services	11,400

Pest Control	7,500
Lakefront Maint	13,000
Bridge Inspection	0
Water Utility Study	60,000
Town Hall Assessment	20,000
Postage	100
Facilities/Buildings	
Misc Facility: (Chairs, etc)	1,000
Town Hall Decorations	2,500
Town Hall Floors	5,000
AC check	2,000
Fire Extinguisher Check	450
Facility Repair & Maintenance Misc	12,000
Communication Services	
Email	44
Email Archiving	24
Computer Maint	1,008
Repair & Maintenance	
Misc Parts	2,000
Misc Repairs Vehicles	5,000
Sidewalk/Bike Path	100,000
Sprinkler Repair	1,500
Misc Expense and Other Current	3,500
Office Supplies	300
Uniforms	5,500
Streets & Road Repairs	
Misc Repaving	15,000
Restriping	3,500
Repaint Speed Bumps	2,000
Subscription Dues & Training	2,500
Operating Supplies	
Gas	6,500
Oil Change	1,500
Shell/Sand/Rock	20,000
Vehicle Batteries	750
Vehicle Tires	1,500
Misc Shop Expenses	3,500
Street & Road Sodding	2,500
Tree Removal	25,000
Signs & Banners	40,000
Landfill	500
Water Cooler	1,200
Capital Equipment	
2015 Tractor Massey Ferguson	3,272
2016 Ford F150 Pick Up - Spv	2,869
2016 Ford F700 Dump Truck 50%	4,414
2016 Motorgrader 50%	8,746

2019 Grapple for Skid Steer	4,000
Capital Improvement Projects	
Streets & Road CIP	335,000
PW Water Design	152,000
Pavement Management Plan	65,000
Capital Improvement - Multi Modal	130,000
Total Public Works	1,955,494
Parks & Recreation	
Misc Park Repairs	2,500
Playground Mulch	7,500
Tree Canopy	20,000
Arbor Day Trees	5,000
Split Rail Fence	1,500
FRDAP Cental Park	25,000
Capital Improvements - P&R	25,000
Total Parks & Recreation	86,500
Total Public Works & Parks & Recreation	2,041,994
Police	
Salaries	864,052
Staff Matrix Change	3,000
Reserves Salaries	10,000
Police Off Duty	30,000
Overtime	30,000
Incentive Pay	11,160
FICA Expenses	53,571
FICA Med	12,529
Retirement	149,651
Life & Health Insurance	
Health Insurance	132,084
Dental Care	4,613
Vision Care	990
Life/AD&D	1,215
Professional Services	
Psychologicals	700
Physical Exams	600
Polygraph	540
Postage/Transport Fees	500
Fire Service Assessment Fee	625,000
Repair & Maintenance	
Tires	2,500
Radar Certification	3,000
Misc Vehicle Repairs	13,000
Vehicle Cleaning	250
Copier Maintenance	2,551
Communication Services	

Email	220
Email Archive	120
Evidence.com	4,000
CTS America Maint Fee - Dispatch	4,927
Server Maint	3,488
Computer Maintenance	10,080
Dispatch Fee	44,676
Printer Network	108
Network Security	1,788
Network Node	336
Firewall	788
End Point Protection	756
Policy Software	7,796
Miscellaneous Expense & Other Current	8,000
Office Supplies	4,500
Magic Program	1,250
DC Memorial	2,000
Honor Guard Uniforms	2,000
Operating Supplies	
Gas	32,500
Oil Changes	1,750
Batteries	900
Emergency Equipment	2,000
Bullet Proof Vests	3,000
Uniform	10,600
Ammo/Guns	3,600
LEO Books	500
Verizon AirCards	7,500
Medical Supplies	750
Subscriptions/Dues	4,000
Training	5,000
Capital Equipment	
2015 Ford Explorer SUV #35	6,330
2015 Pickup Truck #36	7,435
2017 Ford Explorer SUV #38	6,979
2017 Ford Fusion #39	4,499
2017 Ford Fusion #40	4,499
2018 Ford P/U Truck #41	7,609
2019 Ford SUV #42	7,000
2020 Police SUV # 44	7,000
Total Police Department	2,171,790
Code Enforcement	
Special Magistrate	3,500
Compliance Actions	7,500
Misc	200
Postage	500

Communications	
Email Service & Archiving	34
Computer Maintenance	504
Code Officer	11,000
Total Code Enforcement	23,238
Total	5,930,120
Committees	
Long Range Planning	200
Total Long Range Planning	200
Parks & Recreation	
Windermere 5K	32,300
Pet Fest	6,500
Reserve/Contingency	21,200
Total Parks & Recreation Committee	60,000
Tree Board	
Treebute Expenses	4,000
Tree Education	500
Misc	250
Supplies	250
Total Tree Board	5,000
Historical Preservation	
Misc	1,000
Total Historical Preservation	1,000
Elders	
Luncheon	3,500
Total Elders	3,500
Development Review	200
Total Development Review	200
Downtown Business Committee	
Craft Beer Festival	20,000
Food Trucks	20,000
Farmers Market	24,500
DBC Reserves/Projects	45,500
Holiday Lights	5,000
Downtown Annual Plantings	5,000
Total Downtown Business Committee	120,000
Total Committee	189,900

Total	6,120,020
Contingency/Reserves	83,314
Total General Fund Expenditures	6,203,334
General Fund Revenue	6,203,335
Difference	0

Stormwater Fee Fund Expenditures

Expenditures

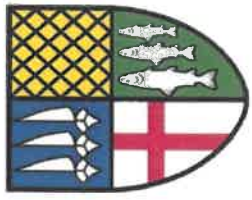
Salaries	30,000
Overtime	250
FICA	1,860
FICA Medicare	435
Retirement	3,000
Workers Comp	2,922
Health Insurance	8,415
Dental Care	320
Vision	52
Life/AD&D	81
Professional Services	
Sweeping	6,000
NPDES Compliance	12,500
Storm Drainage Services	60,000
General Engineering Services	9,900
Communication Services	
Email Service	11
Email Archive	6
Computer Maintenance	504
Operating Supplies	200
Stormwater Projects	175,515
Capital Equipment	
2015 Massey Ferguson Tractor	3,490
2016 Ford Pickup Truck - PW Dir	2,869
2016 Ford F700 Dump Truck 50%	4,413
2016 Motorgraer 50%	8,745
Contingency	21,510

Total	352,999
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Total Expenditures Fund 01 & Fund 04	6,556,334
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SUMMARY

Revenues	6,556,334
Expenditures	6,556,334
Difference	0



TOWN OF WINDERMERE



WINDERMERE TOWN FACILITY CONCEPTS

- Project Information/Background
- Concept/Building Design Option Presentation
- Frequently Asked Questions
- Questions/Comments

GENERAL INFORMATION

- The Windermere Municipal Complex:
 - Town Hall (Town Manager, Clerk, Finance & HR)
 - Police Department
 - Public Works Department

BALLOT QUESTION

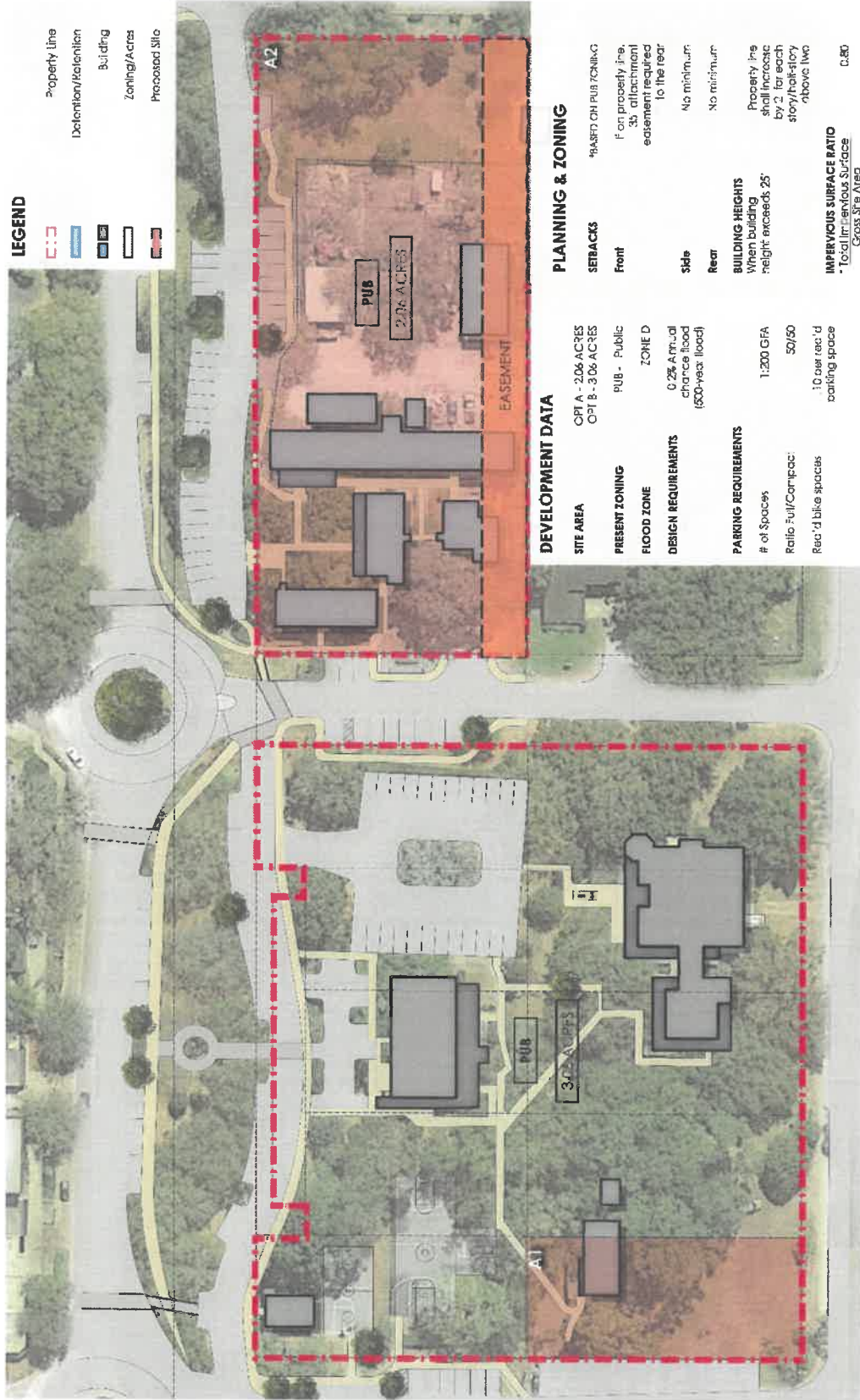
Town of Windermere
Notice of Referendum
March 12, 2019

WHETHER TO INCUR TOWN DEBT FOR NEW POLICE HEADQUARTERS, PUBLIC WORKS FACILITY, AND TOWN OFFICES

Shall the Town of Windermere borrow up to (but not exceeding) \$5,200,000 for construction of a new police headquarters, a public works facility, and administrative offices? Property taxes legally cannot and will not be pledged to pay the debt. Repayment will be secured only with Town revenues other than property taxes, and the debt must be paid in full within 30 years.

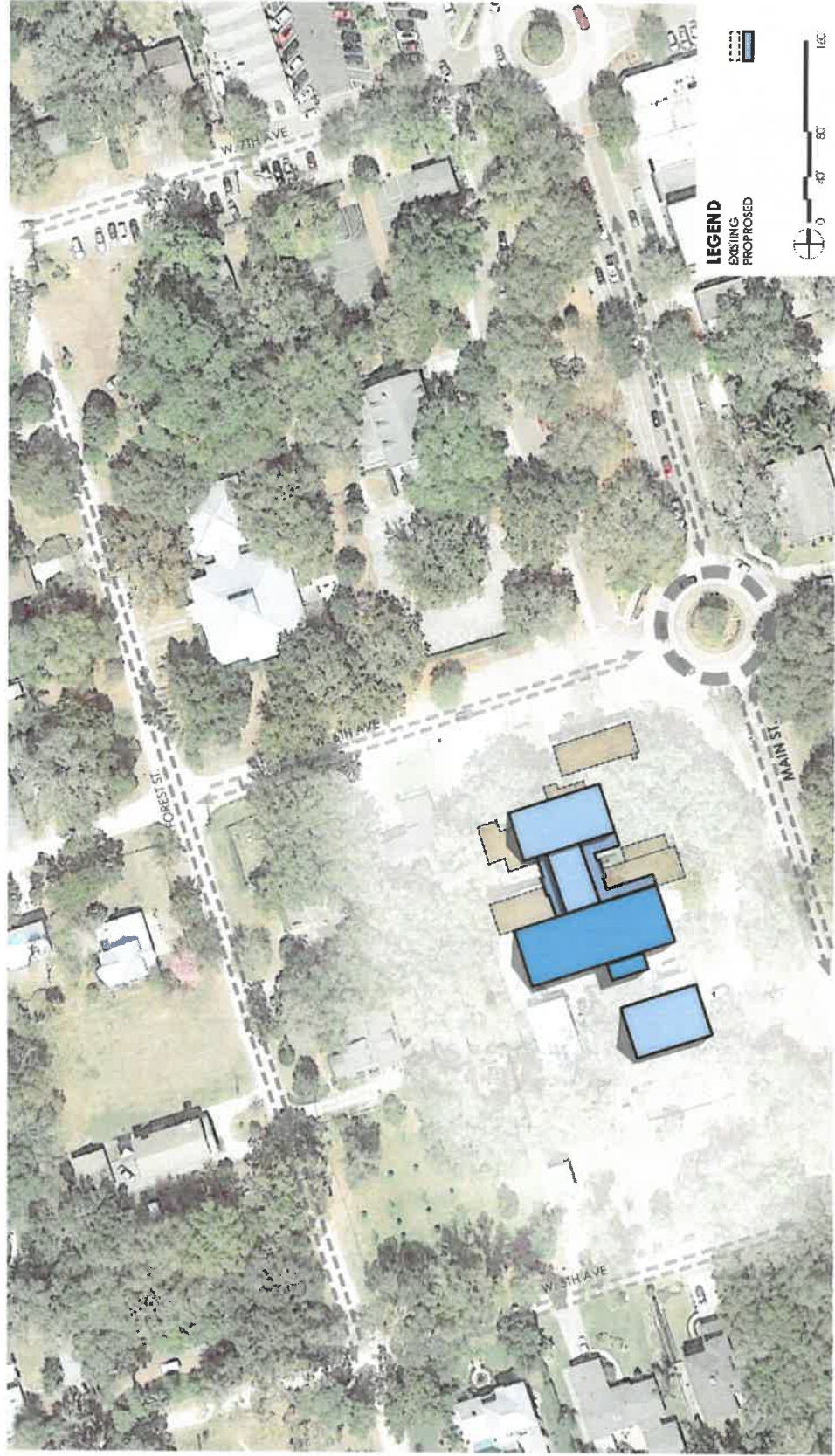
Yes – for the debt _____
No – against the debt _____

SELECTED SITE:



OPTIONS A1 & A2: DOWNTOWN SITE - WINDERMERE, FL.
ARCHITECTS DESIGN GROUP

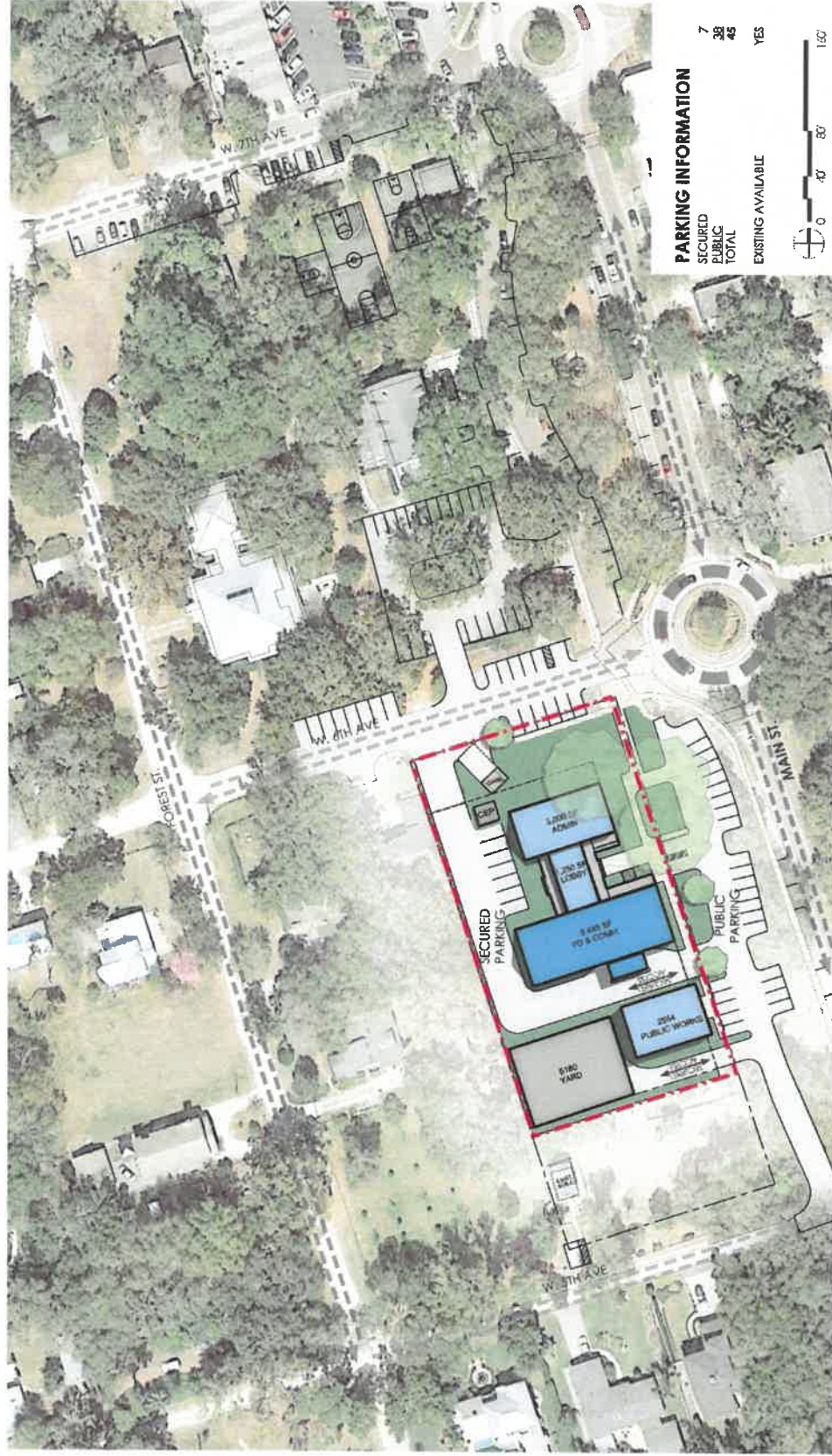
BUILDING LOCATION PLAN: OPTION 1



POLICE DEPARTMENT - WINDERMERE, FL.
ARCHITECTS DESIGN GROUP

EXISTING PLAN OVERLAY - OPTION 1

MASTERPLAN: OPTION 1



PARKING INFORMATION

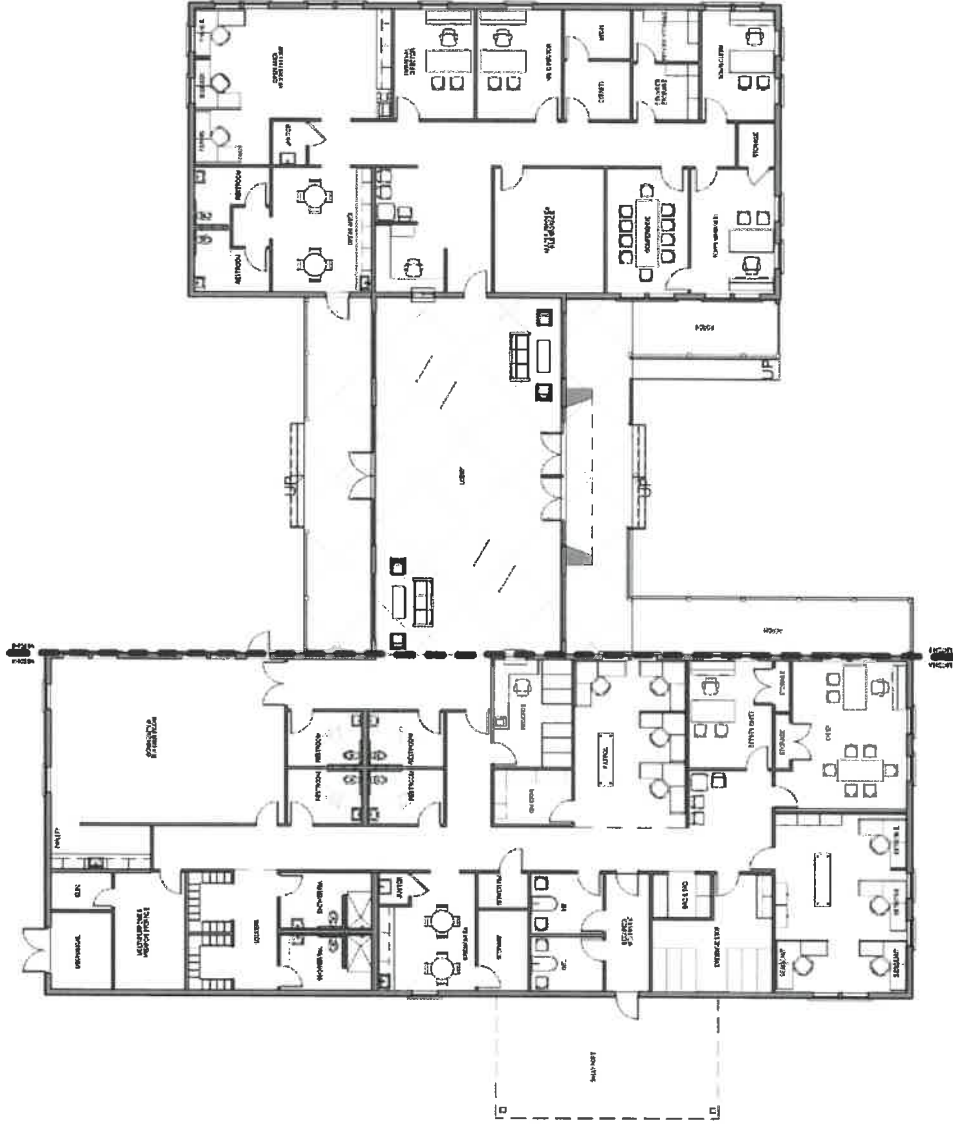
SECURED	7
PUBLIC	38
TOTAL	45
EXISTING AVAILABLE	YES



POLICE DEPARTMENT - WINDERMERE, FL.
 ARCHITECTS DESIGN GROUP

MASTERPLAN - OPTION 1

BUILDING FLOOR PLANS: OPTION 1



Town Administration

Connector Lobby

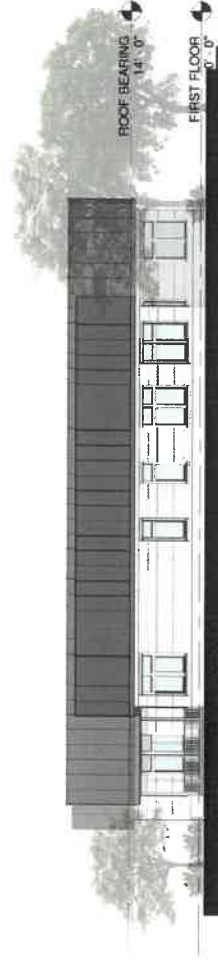
Police Department

Public Works

BUILDING ELEVATIONS: OPTION 1

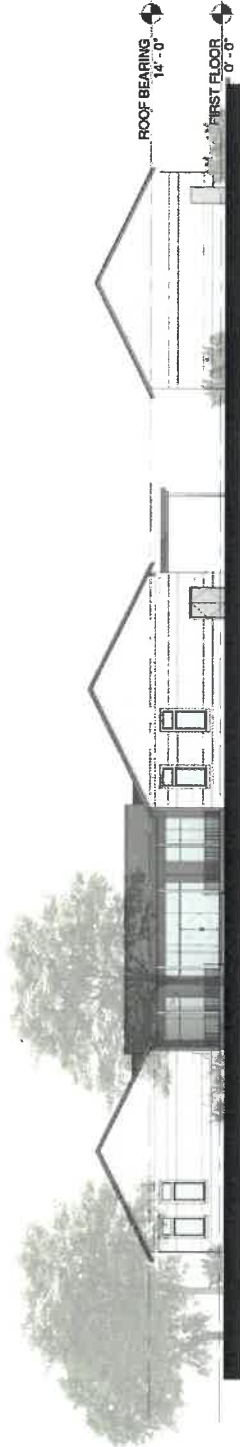


Front Elevation

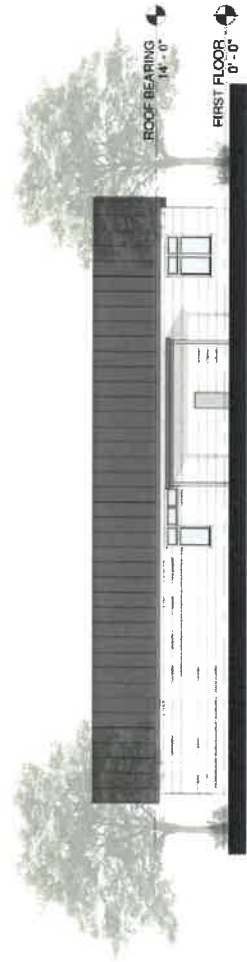


Side Elevation

BUILDING ELEVATIONS: OPTION 1

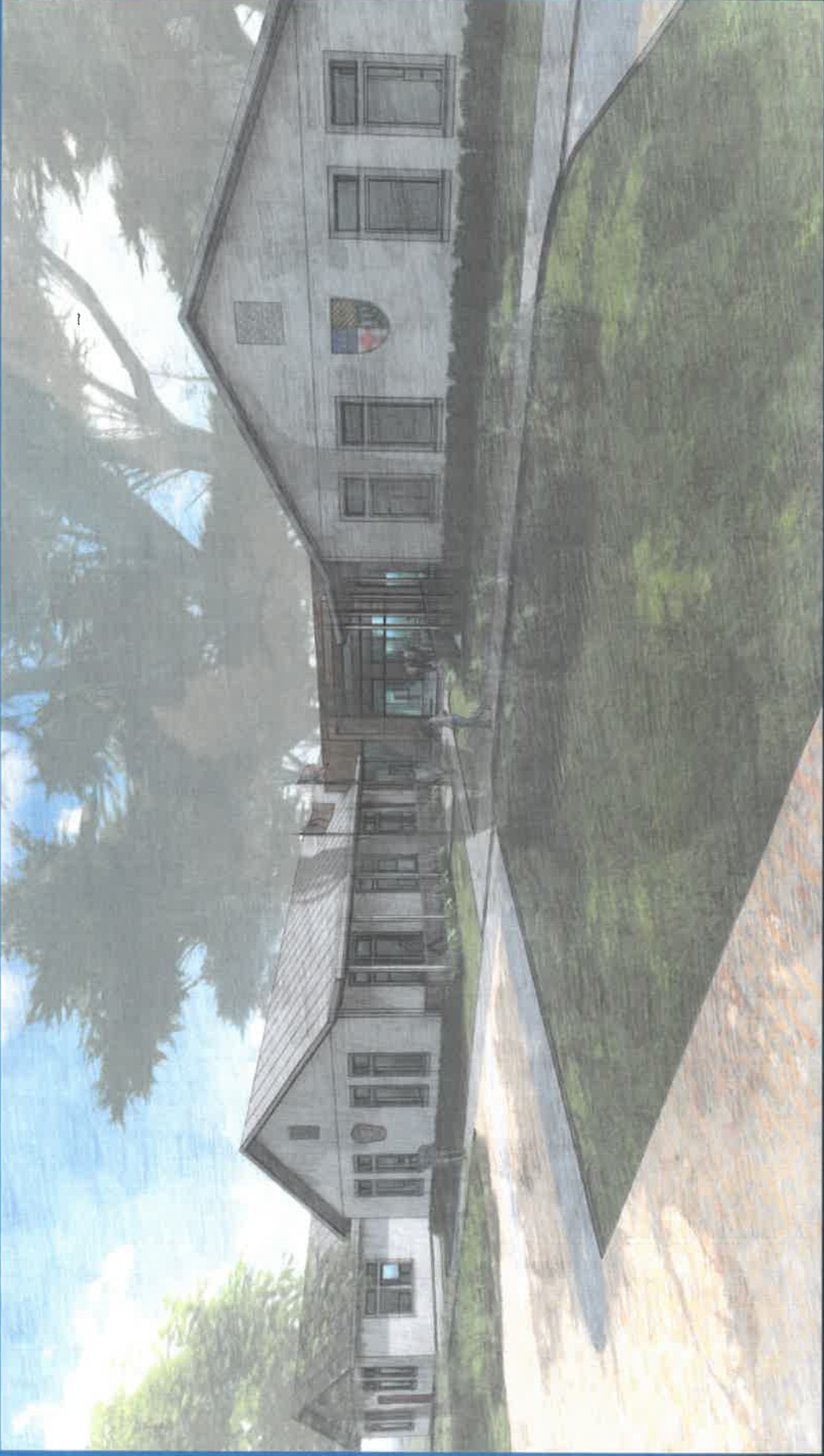


Rear Elevation



Side Elevation

RENDERING: OPTION 1



RENDERING: OPTION 1



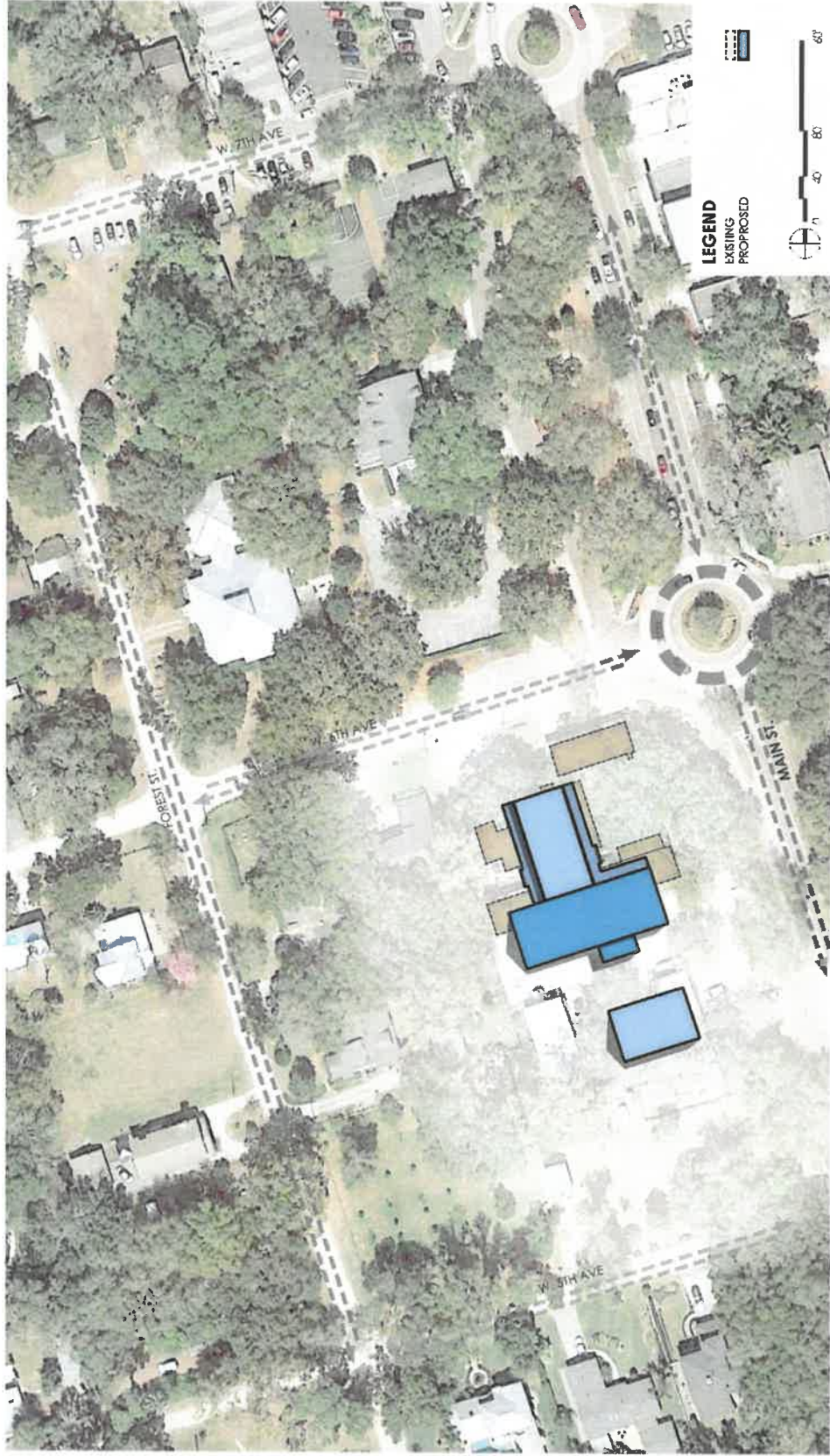
RENDERING: OPTION 1



SITE DEVELOPMENT: OPTION 2

- Option 2: (“T”-Shape)
 - New 1-story Town Administration (3,751sf) / Police Facility (4,520sf)
 - New 1-story Public Works Facility (2,554sf)

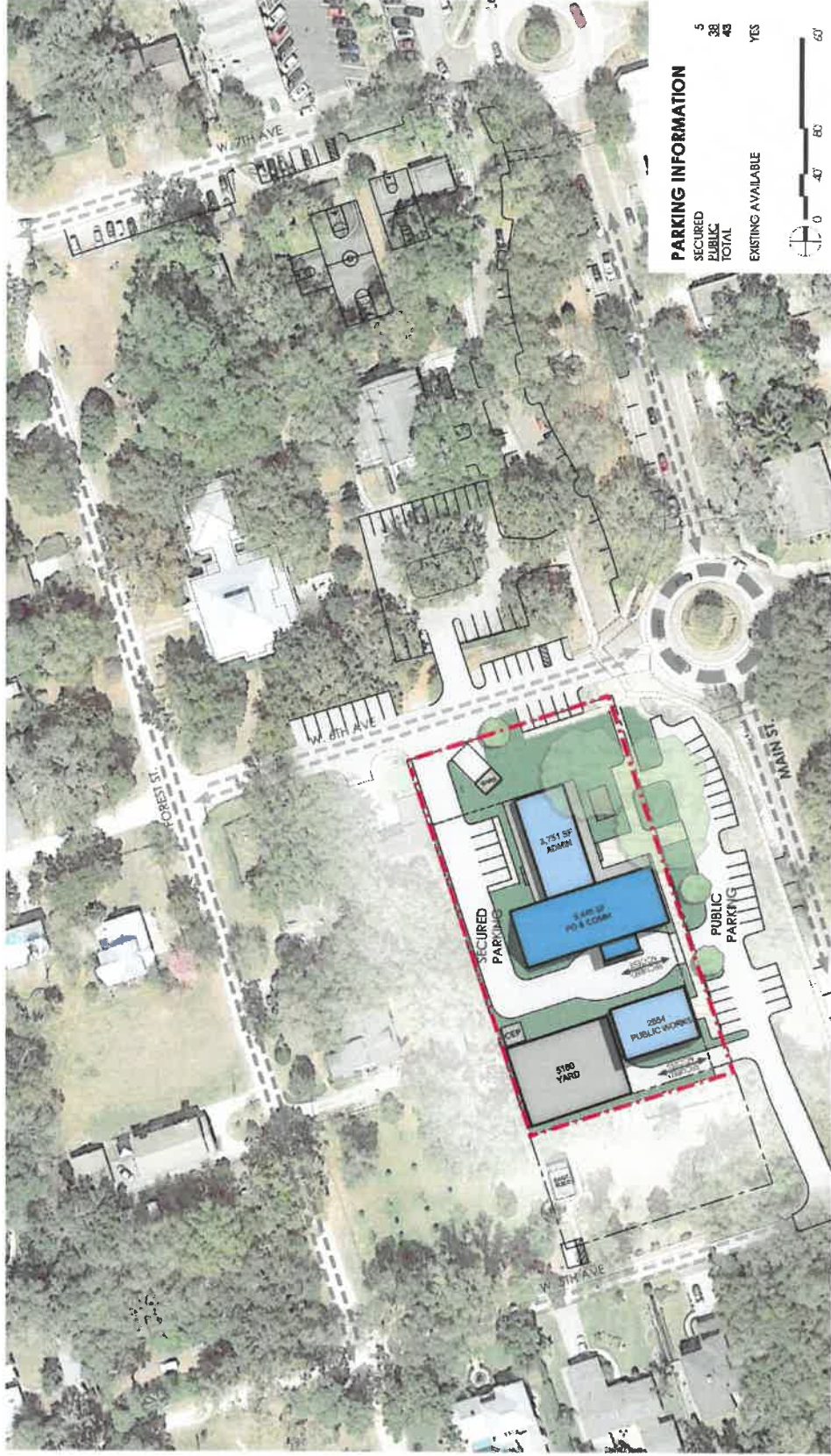
BUILDING LOCATION PLAN: OPTION 2



POLICE DEPARTMENT - WINDERMERE, FL
ARCHITECTS DESIGN GROUP

EXISTING PLAN OVERLAY - OPTION 2

MASTERPLAN: OPTION 2



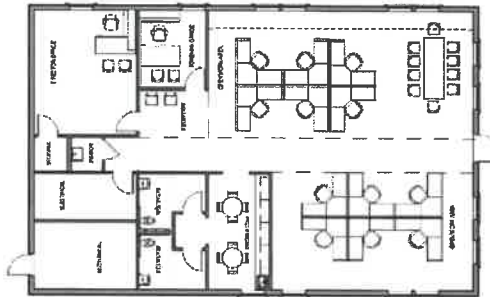
PARKING INFORMATION

SECURED	5
PUBLIC	38
TOTAL	43
EXISTING AVAILABLE	YES

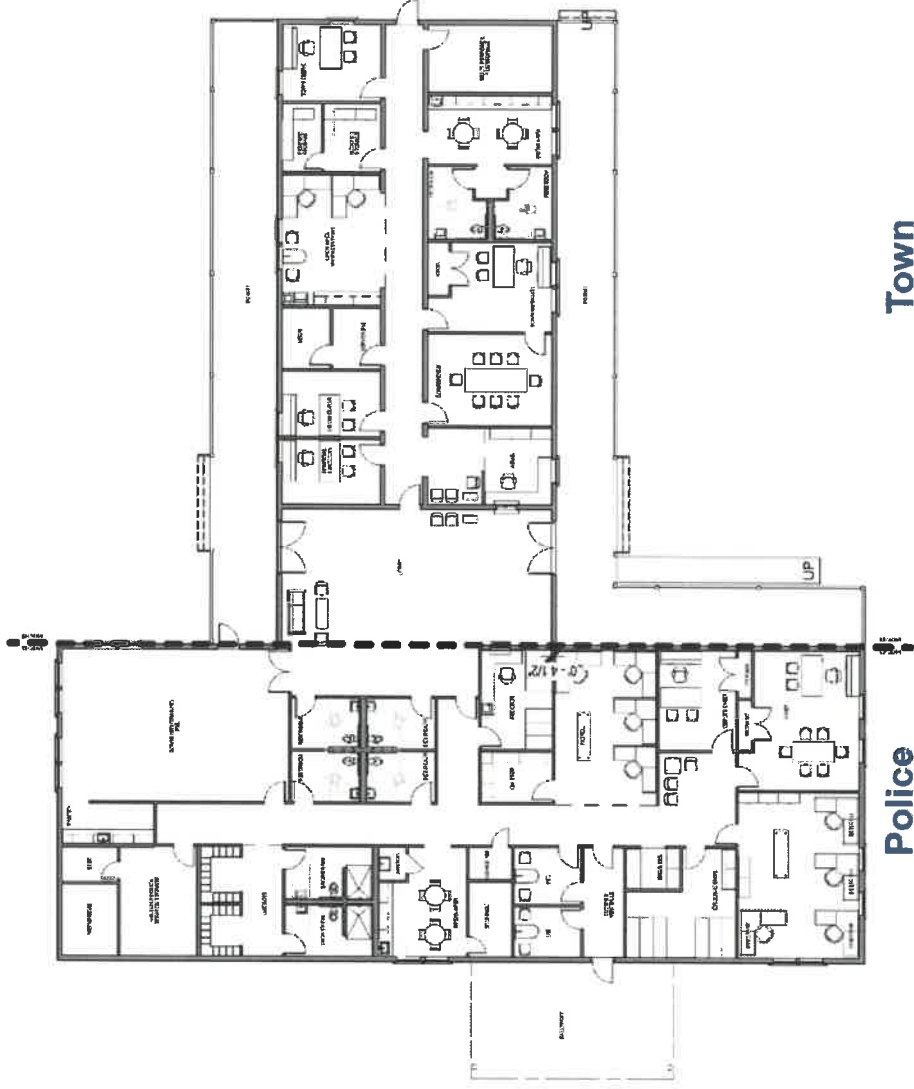
POLICE DEPARTMENT - WINDERMERE, FL
 ARCHITECTS DESIGN GROUP

MASTERPLAN - OPTION 2

BUILDING FLOOR PLANS: OPTION 2



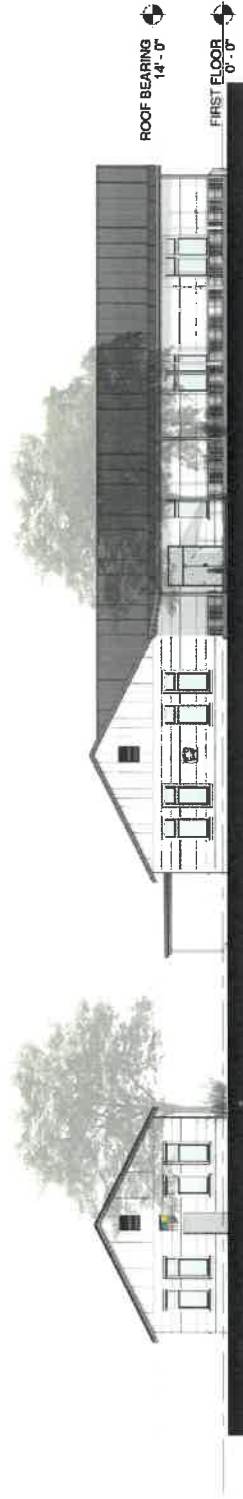
Public Works



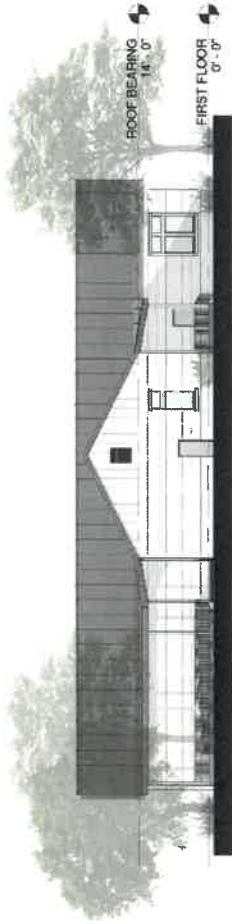
Town Administration

Police Department

BUILDING ELEVATIONS: OPTION 2



Front Elevation

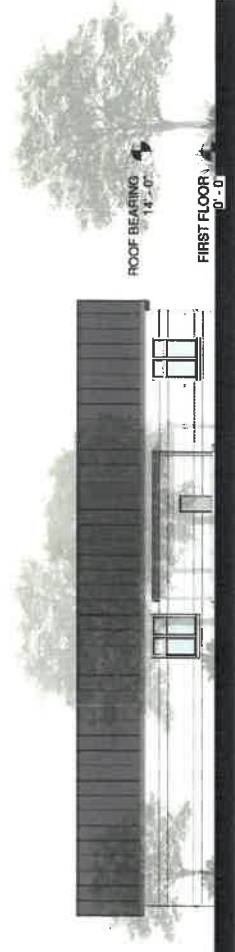


Side Elevation

BUILDING ELEVATIONS: OPTION 2



Rear Elevation



Side Elevation

RENDERING: OPTION 2



RENDERING: OPTION 2



RENDERING: OPTION 2



FREQUENTLY ASKED QUESTIONS:

- Where will the offices be during construction of the new facilities?

Ans. The temporary offices will be located behind the existing Community Room site in Mobile trailers. There will need ADA ramps so all members of the public can still have access.

- What will happen to the temporary offices in trailers during a hurricane or storm?

Ans. Mobile trailers will need to have hurricane straps and tie downs as required by codes however the Police Department will possibly do what they do now and move to Ocoee's hardened facilities.

FREQUENTLY ASKED QUESTIONS:

- When will construction begin?

Ans. Current plans have design documents beginning this summer with construction starting in the Spring of 2020. Construction is scheduled to last for 12 months.

- What is the project budget?

Ans. The maximum budget of \$5.2 m was set by the referendum in March of this year. At this time the Town is requesting qualification from construction companies who can enter into a Construction Management contract at the beginning of the design process. They will assist the Town and the Architects, ADG of Winter Park, at milestones during design to insure the project stays under the budget

FREQUENTLY ASKED QUESTIONS:

- What will happen to the trees?

Ans. The Town and design team recognize the importance and value of the trees on site. The Town has acquired an arborist tree survey to identify tree issues and methods to protect the trees on site. The Town shortly will get a land survey identifying tree and utility locations. The concept design allows for some shifting of buildings to assist in saving trees. Construction documents will address tree preservation and protection working closely with arborist during construction. However some trees have already been identified which will need to be removed. On such tree is the one south of the police department which has it's root structure under the existing building.

FREQUENTLY ASKED QUESTIONS:

- Can any of the historic materials be saved from the existing structures?

Ans. There has not been a study to determine what materials can be saved and reused as most historic materials like heart pine are concealed in the structure. The demolition contract will address saving any salvageable material. The architects have suggested the possibility of using any recyclable heart pine as wall paneling in the proposed lobby.

FREQUENTLY ASKED QUESTIONS:

- Will the maintenance and energy cost go up with the new facilities?

Ans. The new facilities will be constructed of concrete, steel and durable exterior finishes that should be much less maintenance than the current wood structure, vinyl siding and asphalt shingle roofing. The walls, roof and openings will be properly insulated and paired with the state of the art air conditioning and lighting systems. Maintenance and energy cost should be significantly reduced. One option will be to plan for adding solar panels on the south-facing roof for additional savings if this proves cost effective.

FREQUENTLY ASKED QUESTIONS:

- What is the architectural style of the proposed new buildings?

Ans. The color, finish and trim details are intended to be complimentary with those of the Town Hall and Chase Library. The building forms reflect the existing structures but with contemporary considerations for access, light and safety.

QUESTIONS/COMMENTS?



TOWN OF WINDERMERE

