

Stormwater Non-ad Valorem Tax FAQ

Why is the City Making this Change?

We are unable to collect from Vacant / Foreclosed properties that do not have a current utilities account. We cannot accurately collect from multi-unit commercial properties that share common areas such as parking lots. Collecting stormwater fees using the tax bill will address each of these issues.

I am a residential home owner, how will this affect me?

Effective October 1st, 2010 you will no longer be charged \$5.00 per month on your Utilities bill, instead you will be billed on your property tax bill starting on November 1st for \$60.00 per year. If you have a mortgage on your home, your mortgage company will pay the \$60.00 along with the rest of your property taxes from your escrow account. If you do not have a mortgage, you will still need to pay your tax bill as you have in the past and it will include the \$60.00 stormwater fee.

I am a Tax Exempt home owner, I don't pay property taxes, will I have to pay this fee?

Yes you will, everyone pays into the stormwater fund, it is not a tax, it is a fee and no one is exempt.

What is this Fee?

The fee goes into the City's stormwater fund, the money from that fund is used to maintain, repair and improve the stormwater systems in the city to prevent flooding during periods of heavy rains.

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What is an EDU?

An EDU (Equivalent Drainage Unit) is the unit of measurement used by the City for calculating the Stormwater Utility Fee. One EDU = 1,818 sq.ft. of impervious area. A residential property will only be charged 1 EDU for each dwelling unit.

I am a commercial property owner, how will this affect me?

Please read the residential section first. Commercial properties are charged a fee based on the amount of impervious areas contained within that property. Here is an example: a commercial property that has 11,000 sq.ft. of impervious areas (buildings, parking lots, walkways, ect.) The 11,000 sq.ft. is divided by 1,818 sq.ft. to determine the number of EDU's (Equivalent Drainage Unit) which comes to 6 EDU's and that is multiplied by \$60.00 which equals \$360.00 per year.

Why is my fee more than what I am currently pay on my utility bill?

That could be caused by a number of things; the most likely cause is incorrect information on the amount of impervious area at your location. If you believe the information in the notice letter is incorrect, please call City Hall at 386-424-2136

Is this a onetime bill? How do I pay this bill?

No this is an annual fee that will be collected each year on your property tax bill in November and be paid when you pay your property taxes.

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How can I reduce my stormwater bill?

Pay your property tax in November, the Property Appraisers office offers a discount for paying your taxes early.

Why do some properties pay less than me?

Commercial and Residential properties can receive a discount on their stormwater fees if they meet the following requirements:

- You parcel must have a designed stormwater system or be in a development that has a designed stormwater system.
- A licensed engineer must submit drawings to the City engineer detailing the design, scope and capacity of the stormwater system.
- The stormwater system must be maintained exactly as it was designed.

If you would like to apply for reduction in your stormwater fees, please contact the City Engineer at 386-424-2168

I have drainage problems near my property, who can I speak to about the problem?

Please call the Public Works office at 386-424-2205

I still have stormwater questions that I need answered, who do I call?

Please call 386-424-2136