

(N) UNLESS OTHERWISE PROVIDED IN THE CHARTER, IF ANY, BYLAWS, OR CODE OF THE COUNTY, BEFORE ADOPTING AN ORDINANCE OR RESOLUTION THAT DESIGNATES A SPECIAL TAXING DISTRICT, AUTHORIZES THE ISSUANCE OF BONDS, OR LEVIES AD VALOREM TAXES OR SPECIAL TAXES UNDER THE PROVISIONS OF THIS SECTION MAY BE FINALLY ENACTED, THE COUNTY GOVERNING BODY SHALL HOLD A PUBLIC HEARING AFTER GIVING NOT LESS THAN 10-DAYS NOTICE IN A NEWSPAPER OF GENERAL CIRCULATION IN THE COUNTY.

(O) (1) AS AN ALTERNATIVE TO LEVYING AD VALOREM TAXES UNDER THIS SECTION, THE GOVERNING BODY OF THE COUNTY MAY LEVY SPECIAL TAXES ON PROPERTY IN A SPECIAL TAXING DISTRICT TO COVER THE COST OF INFRASTRUCTURE IMPROVEMENTS.

(2) IN DETERMINING THE BASIS FOR AND AMOUNT OF THE TAX, THE COST OF AN IMPROVEMENT MAY BE CALCULATED AND LEVIED:

(I) EQUALLY PER FRONT FOOT, LOT, PARCEL, DWELLING UNIT, OR SQUARE FOOT;

(II) ACCORDING TO THE VALUE OF THE PROPERTY AS DETERMINED BY THE GOVERNING BODY, WITH OR WITHOUT REGARD TO IMPROVEMENTS ON THE PROPERTY; OR

(III) IN ANY OTHER REASONABLE MANNER THAT RESULTS IN FAIRLY ALLOCATING THE COST OF THE INFRASTRUCTURE IMPROVEMENTS.

(3) THE GOVERNING BODY OF THE COUNTY MAY PROVIDE BY ORDINANCE OR RESOLUTION FOR:

(I) A MAXIMUM AMOUNT TO BE ASSESSED WITH RESPECT TO ANY PARCEL OF PROPERTY LOCATED WITHIN A SPECIAL TAXING DISTRICT;

(II) A TAX YEAR OR OTHER DATE AFTER WHICH NO FURTHER SPECIAL TAXES UNDER THIS SECTION SHALL BE LEVIED OR COLLECTED ON A PARCEL; AND

(III) THE CIRCUMSTANCES UNDER WHICH THE SPECIAL TAX LEVIED AGAINST ANY PARCEL MAY BE INCREASED, IF AT ALL, AS A CONSEQUENCE OF DELINQUENCY OR DEFAULT BY THE OWNER OF THAT PARCEL OR ANY OTHER PARCEL WITHIN THE SPECIAL TAXING DISTRICT.

(4) THE GOVERNING BODY BY ORDINANCE OR RESOLUTION MAY ESTABLISH PROCEDURES ALLOWING FOR THE PREPAYMENT OF SPECIAL TAXES UNDER THIS SECTION.

(5) SPECIAL TAXES LEVIED UNDER THIS SUBSECTION SHALL BE COLLECTED AND SECURED IN THE SAME MANNER AS GENERAL AD VALOREM TAXES UNLESS OTHERWISE PROVIDED IN THE ORDINANCE OR RESOLUTION AND SHALL BE SUBJECT TO THE SAME PENALTIES AND THE SAME PROCEDURE, SALE, AND LIEN PRIORITY IN CASE OF DELINQUENCY AS IS PROVIDED FOR GENERAL AD VALOREM TAXES.