# DUPLICATE \*\* DUPLI

DO NOT PAY – THIS IS NOT A BILL								
2023 PROPOSED AD VALOREM TAXES				The taxing	The taxing authorities which levy property taxes against your property will soon hold			
REAL-ESTATE 8/18/2023		3/2023	PUBLIC HI	PUBLIC HEARINGS to adopt budgets and tax rates for the next year. The purpose of				
	these PUBLIC HEARINGS is to receive opinions from the general public and to answ				<b>.</b>			
				questions	questions on the proposed tax change and budget PRIOR TO TAKING FINAL ACTION.			
PARCEL IDENTIFICATION: 05-24-17-0130-00000-0020			Each taxin	Each taxing authority may AMEND OR ALTER its proposals at the hearing.				
			Taxing Di Legal Des		LAST YEAR 62HP THIS YEAR 62HP HERITAGE PINES VILLAGE 17 PB			
ELY STANLE	EY L & PERSIS A	NN		Logal Doo	onpuon	40 PG 053 LOT 2 189		
11634 WHEA	ATFIELD LOOP		ROLL= F	я нх				
HUDSON, FI	_ 34667-5606			Physical <i>I</i>	Address:	11634 WHEATFIE		
						HUDSON, FL 346	67 106638	
				Taxing Aut	(			
	Colum	וn 1*	Colur	nn 2*	Col	umn 3*		
	Last Year's	Your Property	Your Tax Rate This Year	Your Taxes This	This Year's PROPOSED	Your Taxes This	A Public Hearing On the Proposed Taxes and	
Taxing Authority	Actual Tax Rate (Millage)	Taxes Last Year	IF NO Budget Change is Adopted (Millage)	Year IF NO Budget Change is Adopted	Tax Rate (Millage)	Year IF PROPOSED Budget is Adopted	Budget Will Be Held:	
County	7.60760	574.60	6.90100	547.18	7.60760	603.21		
MS FIRE	1.80360	136.23	1.63430	129.58	2.30000	182.37	MERIDIAN AVE DADE CITY 727-847-8980 SAME TIME AND LOCATION AS COUNTY	
Public Schools							SET BY STATE LAW	
By State Law	4.01600	403.73	2.91930	304.45	3.20100	333.83	9/11/23 6:00PM BOARD MEETING ROOM	
By Local Board	1.50000	150.80	2.00810	209.42	3.24800	338.73	7205 LAND O'LAKES BLVD 813-794-2268	
Municipality						255		
Water Management							9/12/23 5:01PM 7601 US HWY 301	
	0.22600	17.07	0.20430	16.20	0.20430	16.20	TAMPA FL 33637 352-796-7211	
Independent Districts	0.25450	19.22	0.23060	18.28	0.25450	20.18	9/6/23 5:01PM MOSQUITO CTRL, 2308 MARATHON RD, ODESSA FL 727-376-4568	
Voted Debt Payment JAIL BOND 19 FIRE RESC BOND 19 PARKS BOND 19 LIBRARIES BOND 19 FIRE RESC BOND 20 LIBRARIES BOND 21 JAIL BOND 21 PARKS BOND 22	0.03360 0.02680 0.01260 0.01230 0.05570 0.01000 0.11940 0.01030	2.54 2.02 0.95 0.93 4.21 0.76 9.02 0.78	0.01090 0.01070 0.05260 0.00980 0.12280	2.32 1.86 0.86 0.85 4.17 0.78 9.74 0.97	0.02930 0.02340 0.01090 0.01070 0.05260 0.00980 0.12280 0.01220	1.86 0.86 0.85 4.17 0.78 9.74	SAME TIME AND LOCATION AS COUNTY SAME TIME AND LOCATION AS COUNTY SAME TIME AND LOCATION AS COUNTY SAME TIME AND LOCATION AS COUNTY	

1246.66

17.08710

Taxable Value

Last Year

75,530

100,530

0

0

75,530

#### \* SEE REVERSE SIDE FOR EXPLANATION

Last Year

125,530

125,530

15.68840

**Total Property Taxes** 

County

**School** 

	Last Year	This Year		
Just Value	219,019	260,999		
	YOUR VALUE AS OF JANUARY 1ST			

**This Year** 

129,290

129,290

1322.86

14.16930

**Exemptions** 

**This Year** 

50,000

25,000

Last Year

50,000

25,000

10	THE	STAT	
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CRE		7	RIDA
1.2	GOD W	ETRU	51

**This Year** 

79,290

104,290

0

0

79,290

1516.07

# Mike Wells Property Appraiser Proudly Serving Pasco County, Florida

If you feel the just value of your property is inaccurate or does not reflect fair market value, or if you are entitled to an exemption or classification that is not reflected, contact our office at: 14236 6th Street, Ste. 101, Dade City, FL 33523.

#### (352) 521-4433 (813) 929-2780 (727) 847-8151

#### Or you may visit our website at: www.pascopa.com

If the Property Appraiser's Office is unable to resolve the matter as to market value, classification, or an exemption, you may file a petition for adjustment with the Value Adjustment Board. Petition forms are available with our office and must be filed ON OR BEFORE: 9/12/2023

NOTICE OF PROPOSED OR ADOPTED NON-AD VALOREM ASSESSMENTS						
LEVYING AUTHORITY	PURPOSE OF ASSESSMENT AND / OR MEETING TIMES	UNITS	RATE	ASSESSMENT		
HERITAGE PINES CDD	877-276-0889			216.67		
COUNTY SOLID WASTE	9/5/23 9AM HIST C'HSE DC 727-847-8123			100.00		
COUNTY STORMWATER	727-834-3611			95.00		

** Your final tax bill may contain non-ad valorem assessment assessments for roads, fire, garbage, lighting, drainage, water, sev may be levied by your county, city, or any special district.		NON-AD VALOREM TOTAL	411.67
Assessment Reductions	Applicable to:		Values
Save Our Homes	All Taxes		131,709
10% Cap on Non-homestead	Non-School Taxes		0
Agricultural Classification	All Taxes		0
Other			0
Exemptions	Applicable to:		
First Homestead Exemption	All Taxes		25,000
Additional Homestead Exemption	Non-School Taxes		25,000
Additional Exemptions	All Taxes		0
Other			0

Exemptions that apply to your property are listed in this section along with their corresponding exemption value. Specific dollar or percentage reductions in assessed value may be applicable to a property based upon certain qualifications of the property or property owner. In some cases, an exemption's value may vary depending on the taxing authority. The tax impact of an exemption may also vary for the same taxing authority, depending on the levy (e.g., operating millage vs. debt service millage).

**Voted Debt** 0 0

**Assessed Value** 

0 0 (School) Municipality 0 0 0 0 50,000 125,530 129,290 50,000

Independe Water Manag Districts

## **EXPLANATIONS**

## TAXING AUTHORITIES

#### \*COLUMN 1 – "LAST YEAR'S ACTUAL TAX RATE" AND "YOUR PROPERTY TAXES LAST YEAR"

These columns show the tax rate and taxes that applied last year to your property. These amounts were based on budgets adopted last year and your property's previous taxable value.

# <u>\*COLUMN 2 – "YOUR TAX RATE THIS YEAR IF NO BUDGET CHANGE IS ADOPTED" AND "YOUR TAXES IF NO BUDGET CHANGE IS ADOPTED"</u>

These columns show what your tax rate and your taxes will be this year IF EACH TAXING AUTHORITY DOES NOT CHANGE ITS PROPERTY TAX LEVY. These amounts are based on last year's budgets and your current assessment.

#### <u>\*COLUMN 3 – "THIS YEAR'S PROPOSED TAX RATE" AND "YOUR TAXES IF PROPOSED BUDGET</u> CHANGE IS ADOPTED"

These columns show what your tax rate and taxes will be this year under the BUDGET ACTUALLY PROPOSED by each local taxing authority. The proposal is NOT final and may be amended at the public hearings shown on the front side of this notice. The difference between columns 2 and 3 is the tax change proposed by each local taxing authority and is NOT the result of higher assessments.

\*NOTE: Amounts shown on this form **DO NOT** reflect early payment discounts you may have received or may be eligible to receive. (Discounts are a maximum of 4 percent of the amounts shown on this form.)

#### \*\*Non-Ad Valorem Assessments

Non-ad valorem assessments are placed on this notice at the request of the respective local governing boards. Your tax collector will be including them on the November tax notice. For details on particular non-ad valorem assessments, contact the levying local governing board.

### PROPERTY APPRAISER

### Market Value

Market or Just Value is the most probable sale price for your property in a competitive, open market as of January 1. It is based on a willing buyer and a willing seller, after proper consideration of all eight factors in section F.S. 193.011.

#### Assessed Value

Assessed value is the market value of your property minus any assessment reductions. The assessed value may be different for levies made by different tax authorities.

#### Assessment Reductions

Properties can receive an assessment reduction for a number of reasons. Some of the common reasons are below:

- There are limits on how much the assessment of your property can increase each year. Examples: Save Our Homes program and the limitation for non-homestead property.
- Certain types of property are valued on their current use rather than their market value. Examples: agricultural land and land used for conservation.
- Some reductions lower the assessed value only for levies of certain taxing authorities.

If your assessed value is lower than your market value because limits on increases apply to your property or because your property is valued based on its current use, the amount of the difference and reason for the difference are listed in the box titled, "Assessment Reductions".

### **Exemptions**

Specific dollar or percentage reductions in value based on certain qualifications of the property owner. The primary example is the homestead exemption.

### Taxable Value

Taxable value is the value used to calculate the tax due on your property. Taxable value is the assessed value minus the value of your exemptions and discounts.

For details on Independent Special Districts and voter-approved debt contact the Tax Collector at: (352) 521-4360; (727) 847-8165; (813) 235-6020