NOTICE OF P	ROPOSED	' DUPLICA Property	TAXES AN	D PROPOSEI	OR AD	DUPLICATE	- AD VALOREM ASSESSMENTS			
			DO NOT	PAY – THIS	S IS NOT	Г 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				PUBLIC HE	PUBLIC HEARINGS to adopt budgets and tax rates for the next year. The purpose of					
PARCEL IDENTIFICATION: 33-26-20-0020-00200-0080				questions	these PUBLIC HEARINGS is to receive opinions from the general public and to answer questions on the proposed tax change and budget PRIOR TO TAKING FINAL ACTION. Each taxing authority may AMEND OR ALTER its proposals at the hearing.					
				Taxing Dis Legal Des			E PARCEL 14 UNIT			
SANCHEZ D	ANA KAY					1 PB 36 PGS 101-				
			ROLL= F		2 OR 5947 PG 1971 & OR 8045 PG 43					
30842 WOOI	LEYCI		ROLL= P	ζ.		1043				
WESLEY CHAPEL. FL 33543-7862			Physical A	Physical Address: 1319 COSTA MESA DRIVE						
					WESLEY CHAPE	L, FL 33543 2	231083			
	Taxing Authorities									
	Colum	וn 1*	Colur	nn 2*	Col	umn 3*				
Taxing Authority	Last Year's Actual Tax Rate (Millage)	Your Property Taxes Last Year	Your Tax Rate This Year IF NO Budget Change is Adopted (Millage)		This Year's PROPOSED Tax Rate (Millage)	Your Taxes This Year IF PROPOSED Budget is Adopted	A Public Hearing On the Proposed Taxes Budget Will Be Held:	and		
County	7.60760	930.03	6.90100	927.98	7.60760	1,022.99	9/5/23 5:15PM HISTORIC C'HSE 37918			
MS FIRE	1.80360	220.49	1.63430	219.76	2.30000	309.28	MERIDIAN AVE DADE CITY 727-847-8980 SAME TIME AND LOCATION AS COUNTY			
Public Schools By State Law By Local Board	4.01600 1.50000	584.57 218.34		462.69 318.27	3.20100 3.24800		SET BY STATE LAW 9/11/23 6:00PM BOARD MEETING ROOM 7205 LAND O'LAKES BLVD 813-794-2268			
Municipality					7/1	2155				

27.47

31.01

3.94 3.15 1.47 1.44 7.07 1.32 16.51 1.64

2023.72

0.20430

0.25450

0.02930 0.02340 0.01090 0.01070

0.05260

0.00980

0.01220

17.08710

27.47

34.22

3.94 3.15 1.47 1.44 7.07 1.32 16.51 1.64

2452.61

* SEE REVERSE SIDE FOR EXPLANATION

Last Year

122,250

145,560

0

0

122,250

Water Management

Independent Districts

Voted Debt Payment JAIL BOND 19 FIRE RESC BOND 19

PARKS BOND 19 PARKS BOND 19 LIBRARIES BOND 19 FIRE RESC BOND 20 LIBRARIES BOND 21 JAIL BOND 21

Total Property Taxes

PARKS BOND 22

County

School

Voted Debt

Municipality

Independent &

Water

Manage

(School)

	Last Year	This Year			
Just Value	145,560	158,492			

This Year

134,470

158,492

0

0

134,470

.0	E THE STAT
E	DO X
1. A	COD WE TRUS

Taxable Value

This Year

134,470

158,492

134.470

0

0

Last Year

122,250

145,560

0

0

122,250

Mike Wells Property Appraiser Proudly Serving Pasco County, Florida

9/12/23 5:01PM 7601 US HWY 301

9/6/23 5:01PM MOSQUITO CTRL, 2308 MARATHON RD, ODESSA FL 727-376-4568

SAME TIME AND LOCATION AS COUNTY SAME TIME AND LOCATION AS COUNTY

TAMPA FL 33637 352-796-7211

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

Districts	122,200	104,470	Ũ	Ŭ	122,200	104,470		5/12/2025		
		NOTICE (OF PROPOSED O	R ADOPTED	NON-AD VAL	OREM ASSE	SSMENTS			
LEV	YING AUTHORITY	Y	PURPOSE OF ASS	SESSMENT AND	O / OR MEETING	TIMES		UNITS	RATE	ASSESSMENT
MEADOW POINTE	II CDD	g	54-603-0034							952.71
COUNTY SOLID W	ASTE	g	/5/23 9AM HIST C'HS	SE DC 727-847-	-8123					100.00
COUNTY STORMW	/ATER	7	27-834-3611							95.00

-	rem assessments which may not be reflected on this notice suc nage, water, sewer, or other governmental services and facilities w istrict.	1,147.71
Assessment Reductions	Applicable to:	Values
Save Our Homes	All Taxes	0
10% Cap on Non-homestead	Non-School Taxes	24,022
Agricultural Classification	All Taxes	0
Other		0
Exemptions	Applicable to:	
First Homestead Exemption	All Taxes	0
Additional Homestead Exemption	Non-School Taxes	0
Additional Exemptions	All Taxes	0
Othor		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).

Assessed Value

0.22600

0.25450

0.03360 0.02680 0.01260 0.01230

0.05570

0.01000

0.01030

15.68840

27.63

31.11

4.11 3.28 1.54 1.50 6.81 1.22 14.60

1.26

2046.49

YOUR VALUE AS OF JANUARY 1ST

0.20430

0.23060

0.02930 0.02340 0.01090 0.01070 0.05260

0.00980

0.01220

14.16930

Exemptions

0

0

0

0

0

This Year

0

0

0

0

0

Last Year

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