DUPLICATE ** DUPLICATE
NOTICE OF <u>PROPOSED</u> PROPERTY TAXES AND PROPOSED OR ADOPTED NON-AD VALOREM ASSESSMENTS
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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 HE	PUBLIC HEARINGS to adopt budgets and tax rates for the next year. The purpose of					
				these PUB	these PUBLIC HEARINGS is to receive opinions from the general public and to answer					
				questions	on the prop	oosed tax change	and budget PRIOR TO TAKING FINAL ACTION.			
PARCEL IDENTIFIC	<b>ATION:</b> 04-26-10	6-022A-B0700-0	04B	Each taxin	g authority	may AMEND OR A	LTER its proposals at the hearing.			
				Taxing Dis	strict:	LAST YEAR 60N	IP THIS YEAR 60NP			
				Legal Des	cription:	THE WILDS CON	DO PB 20 PG 149			
CELESTINO	ALAN JR &					& AMENDED PB 2	21 PGS 96 & 97			
CELESTINO	KAREN					UNIT 4B BLDG BO				
2197 SW SA	LVATIERRA BLV	/D	ROLL= R	ROLL= R ELEMENTS OR 9024 PG 2750						
PORT ST LL	JCIE, FL 34987-2	250		Physical A	Address:	6102 WILDS DRIV	/E			
	-			NEW PORT RICHEY, FL 3465			EY, FL 34653 59864			
				<b>Taxing Aut</b>	horities					
	Colum	וn 1*	Colur			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		IF NO Budget Change is		Tax Rate	Year IF PROPOSED	Budget Will Be Held:			
Country	Rate (Millage)	Last Year	Adopted (Millage)	Change is Adopted	(Millage)	Budget is Adopted				
County	7.60760	429.68	6.90100	428.69	7.60760	472.58	9/5/23 5:15PM HISTORIC C'HSE 37918 MERIDIAN AVE DADE CITY 727-847-8980			
Public Schools							SET BY STATE LAW			
By State Law	4.01600	352.28	2.91930	396.49	3.20100	434.75	9/11/23 6:00PM BOARD MEETING ROOM			
By Local Board	1.50000	131.58	2.00810	272.74	3.24800	441.14	7205 LAND O'LAKES BLVD 813-794-2268			
Municipality					/		9/14/23 6PM NPR CITY HALL 5919			
NEW PORT RICHEY	8.45000	477.26	8.63860	536.63	8.45000	524.91	MAIN ST, NPR 727-853-1054			
Water Management		40.70	0.00400		0.00400		9/12/23 5:01PM 7601 US HWY 301			
	0.22600	12.76	0.20430	12.69	0.20430	12.69	TAMPA FL 33637 352-796-7211			
Independent Districts	0.25450	14.37	0.23060	14.32	0.25450	15.91	9/6/23 5:01PM MOSQUITO CTRL, 2308 MARATHON RD, ODESSA FL 727-376-4568			
	0.25450	14.37	0.23060	14.02	0.25450	15.01	MARATHON RD, ODESSA FL 727-370-4500			
Voted Debt Payment JAIL BOND 19	0.03360	1.90	0.02930	1.82	0.02930	1.82	SAME TIME AND LOCATION AS COUNTY			
FIRE RESC BOND 19	0.02680	1.51	0.02340	1.45	0.02340	1.45	SAME TIME AND LOCATION AS COUNTY			
PARKS BOND 19 LIBRARIES BOND 19	0.01260 0.01230	0.71 0.69	0.01090	0.68 0.66	0.01090 0.01070	0.68	SAME TIME AND LOCATION AS COUNTY SAME TIME AND LOCATION AS COUNTY			
FIRE RESC BOND 20	0.01230	3.15		3.27	0.05260	3.27	SAME TIME AND LOCATION AS COUNTY			
LIBRARIES BOND 21 JAIL BOND 21	0.01000	0.56 6.74	0.00980	0.61	0.00980	0.61	SAME TIME AND LOCATION AS COUNTY SAME TIME AND LOCATION AS COUNTY			
PARKS BOND 22	0.11940 0.01030	0.58	0.12280 0.01220	7.63 0.76	0.12280 0.01220	0.76	SAME TIME AND LOCATION AS COUNTY			
Total Property Taxes										

1678.44

23.23710

Taxable Value

#### \* SEE REVERSE SIDE FOR EXPLANATION

22.33480

	Last Year	This Year	
Just Value	87,719	135,818	
	YOUR VALUE AS O	F JANUARY 1ST	



1918.76

# 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

Districts	50,480	02,120	0	U	50,400	02,120	5/	12/2023		
		NOTICE (	OF PROPOSED OF	R ADOPTED I	NON-AD V	ALOREM ASS	ESSMENTS			
LE\	YING AUTHORIT	Y	PURPOSE OF ASS	ESSMENT AND	/ OR MEETII	NG TIMES		UNITS	RATE	ASSESSMENT
NPR PAVING		7	727-853-1016 5919 MA	AIN ST NPR, FL	34652					15.00
NPR STREETLIGH	TS	7	727-853-1016 5919 MA	AIN ST NPR, FL	34652					38.71
NPR STORMWATE	R	7	727-853-1016 5919 MA	AIN ST NPR, FL	34652					80.00
COUNTY SOLID W	ASTE	ç	9/5/23 9AM HIST C'HS	E DC 727-847-8	3123					77.00

5	orem assessments which may not be reflected on this notice su sinage, water, sewer, or other governmental services and facilities		
may be levied by your county, city, or any special	TOTAL	210.71	
Assessment Reductions	Applicable to:		Values
Save Our Homes	All Taxes		0
10% Cap on Non-homestead	Non-School Taxes		73,698
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
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).

**Assessed Value** Exemptions

1433.77

21.17360

	Last Year	This Year	Last Year	This Year	Last Year	This Year		
County	56,480	62,120	0	0	56,480	62,120		
School	87,719	135,818	0	0	87,719	135,818		
Voted Debt (School)	0	0	0	0	0	0		
Municipality	56,480	62,120	0	0	56,480	62,120		
Independent & Water Management	56,480	62,120	0	0	56,480	62,120		

### **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