# DUPLICATE \*\* DUPLI

			DO NOT	PAY – THI	<b>5 IS NO</b> 1	I A BILL			
2023	2023 PROPOSED AD VALOREM TAXES				g authorities	which levy prope	erty 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 PUE	these PUBLIC HEARINGS is to receive opinions from the general public and to answer				
				questions	on the prop	posed tax change	and budget PRIOR TO TAKING FINAL ACTION.		
PARCEL IDENTIFIC	CATION: 31-25-1	7-0050-00000-0	110	Each taxin	g authority	may AMEND OR A	LTER its proposals at the hearing.		
				Taxing Di	strict:	LAST YEAR 620	0 <b>THIS YEAR</b> 6200		
				Legal Des	cription:	THE GLEN AT RIV	VER RIDGE UNIT		
BUYEA THC	MAS J					1 PB 24 PGS 8-10	LOT 11 OR		
						3584 PG 1930			
10306 MAVE	ERICK ST		ROLL= F	२					
NEW PORT	RICHEY, FL 346	54-5826		Physical /	Address:	7538 MALLARD S	TREET		
		010020		i nyoloal /		NEW PORT RICH			
				Taxing Aut	horities		120000		
	Colun	nn 1*	Colu	mn 2*		umn 3*			
							A Dublic Userian On the Decreased Transport		
Taxing Authority	Last Year's Actual Tax	Your Property Taxes	Your Tax Rate This Year IF NO Budget Change is		This Year's PROPOSED	Your Taxes This Year IF PROPOSED	A Public Hearing On the Proposed Taxes and		
ruxing / utilonty	Rate (Millage)	Last Year	Adopted (Millage)	Change is Adopted	Tax Rate (Millage)	Budget is Adopted	Budget Will Be Held:		
County	7.60760	896.78	6.90100	894.78	7.60760	986.40			
MS FIRE	1.80360	212.61	1.63430	211.90	2.30000	298.22	MERIDIAN AVE DADE CITY 727-847-8980 SAME TIME AND LOCATION AS COUNTY		
						1			
Public Schools							SET BY STATE LAW		
By State Law	4.01600	601.99							
By Local Board	1.50000	224.85	2.00810	362.64	3.24800	586.55	7205 LAND O'LAKES BLVD 813-794-2268		
Municipality						PLAN			
Water Management							9/12/23 5:01PM 7601 US HWY 301		
	0.22600	26.64	0.20430	26.49	0.20430	26.49	TAMPA FL 33637 352-796-7211		
Independent Districts	0.05450	20.00	0.23060	29.90	0.25450	22.00	9/6/23 5:01PM MOSQUITO CTRL, 2308		
	0.25450	30.00	0.23060	29.90	0.25450	33.00	MARATHON RD, ODESSA FL 727-376-4568		
Voted Debt Payment	0.03360	3.96	0.02930	3.80	0.02930	3.80	SAME TIME AND LOCATION AS COUNTY		
FIRE RESC BOND 19	0.02680	3.16	0.02340	3.03	0.02340	3.03	SAME TIME AND LOCATION AS COUNTY		
PARKS BOND 19 LIBRARIES BOND 19	0.01260 0.01230	1.49 1.45	0.01090		0.01090 0.01070				
FIRE RESC BOND 20	0.05570	6.57	0.05260	6.82	0.05260	6.82	SAME TIME AND LOCATION AS COUNTY		
LIBRARIES BOND 21 JAIL BOND 21	0.01000 0.11940	1.18 14.07	0.00980 0.12280	1.27 15.92	0.00980	1.27 15.92			
PARKS BOND 22	0.01030	1.21	0.01220				SAME TIME AND LOCATION AS COUNTY		
			1	1	1	1			

2088.12

17.08710

\* SEE REVERSE SIDE FOR EXPLANATION

15.68840

**Total Property Taxes** 

	Last Year	This Year
Just Value	149,897	180,589

2025.96

14.16930

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E C		A	a.	ELO
GRE				RIDA A
1	COD	WE T	RUST	

2543.95

# 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) 84	47-8151

#### 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  $\ensuremath{\textbf{ON OR}}$ 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						
	· ·	ONITS				
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 assessme	ents which may not be reflected on this notice such as	NON-AD	
assessments for roads, fire, garbage, lighting, drainage, water, s	ewer, or other governmental services and facilities which	VALOREM	
may be levied by your county, city, or any special district.		TOTAL	195.00
Assessment Reductions	Applicable to:		Values
Save Our Homes	All Taxes		0
10% Cap on Non-homestead	Non-School Taxes		50,929
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).

YOU		OD WE I				
Assesse	d Value	Exem	ptions	Taxable Value		
Last Year	This Year	Last Year	This Year	Last Year	This Year	
117,880	129,660	0	0	117,880	129,660	
149,897	180,589	0	0	149,897	180,589	
0	0	0	0	0	0	
0	0	0	0	0	0	
117,880	129,660	0	0	117,880	129,660	
	Assesser Last Year 117,880 149,897 0 0	Assessed Value   Last Year This Year   117,880 129,660   149,897 180,589   0 0   0 0   0 0	Assesse Value Exem   Last Year This Year Last Year   117,880 129,660 0   149,897 180,589 0   0 0 0   0 0 0   0 0 0   0 0 0	Last Year This Year Last Year This Year   117,880 129,660 0 0   149,897 180,589 0 0   0 0 0 0   149,897 180,589 0 0   0 0 0 0   149,897 180,589 0 0   0 0 0 0	Assessed ValueExemptionsTaxablLast YearThis YearLast YearThis YearLast Year117,880129,660000117,880149,897180,589000149,8970000000000000000000	

# **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