# DUPLICATE \*\* DUPLICATE

NOTICE OF <u>P</u>	<u>'ROPOSED</u>	PROPERTY					AD VALOREM ASSESSMENTS	
					Y – THIS IS NOT A BILL The taxing authorities which levy property taxes against your property will soon hold			
2023 PROPOSED AD VALOREM TAXES REAL-ESTATE 8/18/2023 PARCEL IDENTIFICATION: 24-26-21-0080-00000-2920			PUBLIC HI these PUE questions	EARINGS to BLIC HEARIN on the proj	adopt budgets an GS is to receive o posed tax change	and budget PRIOR TO TAKING FINAL ACTION.		
HUGHES LARRY A & VIRGINIA			Taxing Di Legal Des	strict:	LAST YEAR 30Z	THIS YEAR 30ZH OINTE RV RESORT		
3416 PYRITI	E DR		ROLL= F	ζ.				
ZEPHYRHIL	LS, FL 33540-74	28		Physical <i>i</i>	Address:	3419 PYRITE DRI ZEPHYRHILLS, F		
				<b>Taxing Aut</b>	horities			
	Colum	าท 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)	Your Taxes This Year IF NO Budget Change is Adopted	This Year's PROPOSED Tax Rate (Millage)	Your Taxes This Year IF PROPOSED Budget is Adopted	A Public Hearing On the Proposed Taxes and Budget Will Be Held:	
County MS FIRE	7.60760 1.80360	367.60 87.15		366.79 86.86	7.60760 2.30000		9/5/23 5:15PM HISTORIC C'HSE 37918 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	217.46 81.22		183.10 125.95	3.20100 3.24800			
Municipality ZEPHYRHILLS	6.25000	302.00	5.67680	301.72	6.25000	332.19	9/12/23 6 PM CITY HALL 5335 8TH STREET 813-780-0000	
Water Management	0.22600	10.92	0.20430	10.86	0.20430	10.86	9/12/23 5:01PM 7601 US HWY 301 TAMPA FL 33637 352-796-7211	
Independent Districts	0.25450	12.30	0.23060	12.26	0.25450	13.53	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	1.62 1.29 0.61 0.59 2.69 0.48 5.77 0.50	0.02340 0.01090 0.01070 0.05260 0.00980 0.12280	1.56 1.24 0.58 0.57 2.80 0.52 6.53 0.65	0.02930 0.02340 0.01090 0.01070 0.05260 0.00980 0.12280 0.01220	1.24 0.58 0.57 2.80 0.52 6.53	SAME TIME AND LOCATION AS COUNTY	

\* SEE REVERSE SIDE FOR EXPLANATION

21.93840

**Total Property Taxes** 

	Last Year	This Year
Just Value	54,148	62,722

1092.20

YOUR VALUE AS OF JANUARY 1ST

							inaccurate
	Assesse	d Value	Exem	ptions	Taxable Value		if you are e
	Last Year	This Year	Last Year	This Year	Last Year	This Year	that is not r
County	48,320	53,150	0	0	48,320	53,150	Street, Ste. (352) 52
School	54,148	62,722	0	0	54,148	62,722	C
Voted Debt (School)	0	0	0	0	0	0	W If the Prope the matter
Municipality	48,320	53,150	0	0	48,320	53,150	exemption, with the Va
Independent & Water Management Districts	48,320	53,150	0	0	48,320	53,150	available w BEFORE:
		NOTICE	OF PROPOSE	D OR ADOPT	ED NON-AD	ALOREM ASSE	SSMENTS
LEVYING AUTHORITY			PURPOSE C	E ASSESSMENT	AND / OR MEETI	NG TIMES	

19.84610

LEVYING AUTHORITY

PURPOSE OF ASSESSMENT AND / OR MEETING TIMES

UNITS RATE ASSESSMENT

** Your final tax bill may contain non-ad valorem asse	essments which may not be reflected on this notice such as	NON-AD	
assessments for roads, fire, garbage, lighting, drainage, wa	ter, sewer, or other governmental services and facilities which	VALOREM	
may be levied by your county, city, or any special district.		TOTAL	0.00
Assessment Reductions	Applicable to:		Values
Save Our Homes	All Taxes		0
10% Cap on Non-homestead	Non-School Taxes		9,572
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).



1302.11

23.33710

1101.99

# 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	t our wohsi	to at:

Or you ma	ay visit our	website at.
www.	pasco	pa.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

# **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