



5 THINGS YOU MAY NOT KNOW ABOUT THE TEXAS PROPERTY TAX SYSTEM

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APPRAISAL DISTRICTS ARE REQUIRED BY LAW TO APPRAISE PROPERTY AT MARKET VALUE

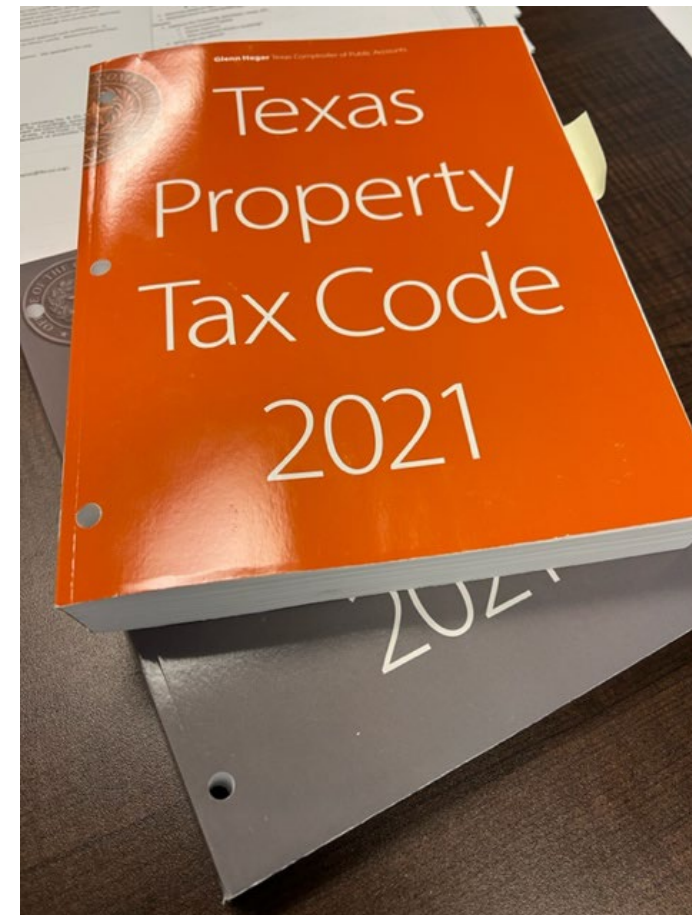
Property Tax Code

Texas Constitution

Generally accepted appraisal practices

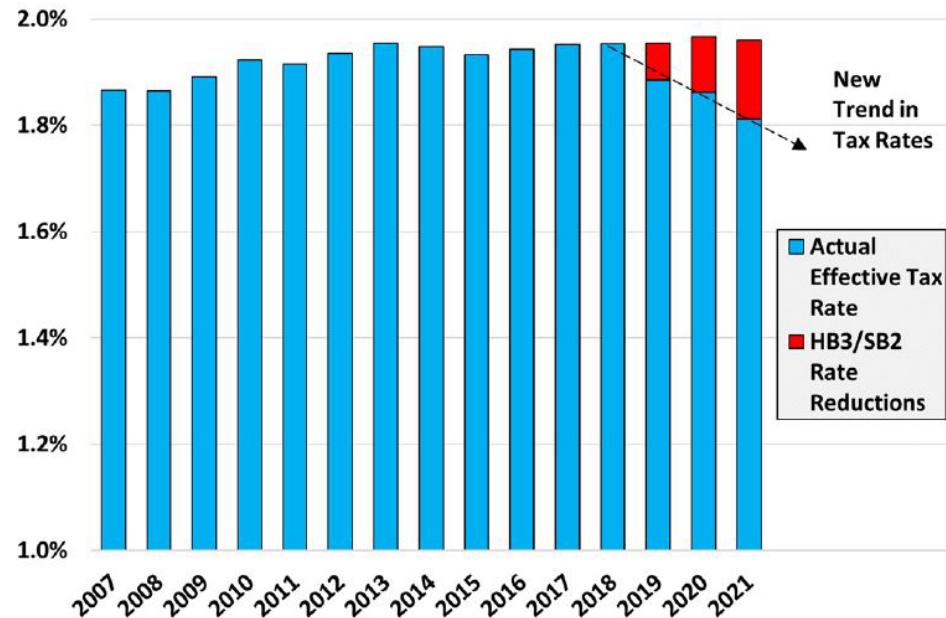
Non-Discretionary

Values reflect market activity



VALUE INCREASES DO NOT EQUAL TAX INCREASES

Total Property Tax Levies as a Percent of Market Value
Effective Property Tax Rates—2012 -2021



Source: Texas Taxpayers and Research Association

FBCAD ensures equal and uniform valuation

Local taxing unit budgets determine tax increases

Increasing budget = more taxes, expressed via tax rate

As values rise, rates should be reduced

Recent laws restrict revenue increases for taxing entities without voter approval

Homestead exemption limits appraisals for SFR



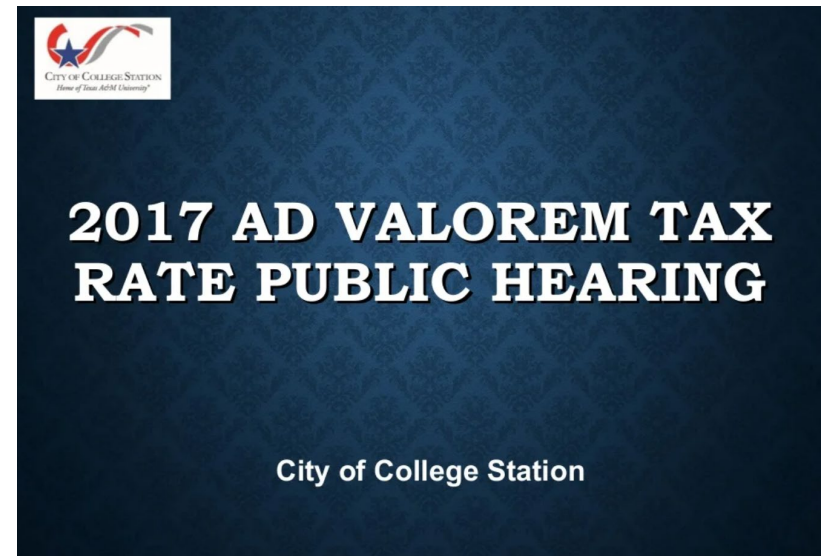
PROPERTY OWNERS SHOULD BE INVOLVED BEYOND APPRAISED VALUES

Property tax savings – appraised values, exemptions, and tax rates

Local budgets determine revenue needs; tax rates determines taxes

Tax rate adoption permits discretion

www.fortbendtax.org to get involved



PROPERTY TAX RELIEF IS COMPLICATED AND EXPENSIVE

\$71,000,000,000 – 2021 State-Wide Property Tax Revenue

Two-legged stool

- Eliminate property tax and get sky-high consumption tax

Constitution requires the State Legislature to provide public education, largest portion of tax bill

Historically, relief proposals merely shift burden from one group to another or are temporary measures



FORT BEND CAD DOES A GOOD JOB



400,000 Properties

\$143,000,000,000 Market Value

- 76% Residential
- 20% Commercial
- 4% Land

Property Value Study

Methods and Assistance Program

IAAO Consulting Review

Awards

Operating Efficiency

ANY QUESTIONS?



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