



## COUNTY JUDGE

Fort Bend County, Texas

The Honorable KP George  
County Judge

(281) 341-8608  
Fax (832) 471-1858

June 9, 2020

Jeremy and Candice Jansen  
1418 Forest Bend Dr.  
Sugar Land, Texas 77479

Reference: Request to Waive Penalty, Interest and Collection Fees on Property Taxes

Dear Mr. and Mrs. Jansen:

The County has received your request to waive penalty and interest on Fort Bend County property taxes as detailed below:

- **Property Tax Account:** **3002-04-002-0410-901**
- **Total Amount of Penalties Assessed:** **\$541.41 for Tax Year 2019**

Fort Bend County is also authorized to act on behalf of Lamar Consolidated Independent School District and City of Sugar Land.

The Office of Tax Assessor/Collector has conducted research on your account; please review the copy of this research which is enclosed with this letter. The request and the research will be included as back-up documentation when the request is placed on the Commissioners Court agenda for consideration. The date for proposed action is:

- **Commissioners Court Date:** **Tuesday, June 23, 2020 at 1:00 p.m.**
- **Location:** **401 Jackson Street, Richmond, Texas**

You are not required to appear in order for the Court to consider your request. Action by the Court is guided by the Texas Tax Code, specifically Chapter 33. If you have additional information regarding your request or if you wish to discuss this matter, please contact your Commissioner:

- **Commissioner Vincent Morales, Pct. 1** **Telephone (281) 344-9400 or**  
**Email:**  
**Vincent.Moralesjr@fortbendcountytexas.gov**

Thank you for your attention to this matter.

Sincerely,

A handwritten signature in black ink, appearing to read "KP George", with a horizontal line extending to the right.

KP George  
County Judge

Enclosure: Tax Office Research  
Copy: Commissioner Vincent Morales, Precinct No. 1

# COUNTY TAX ASSESSOR / COLLECTOR

Fort Bend County, Texas



Carrie Surratt, PCC, CTOP  
County Tax Assessor/Collector  
1317 Eugene Heimann Circle  
Richmond, TX 77469-3623

(281) 341-3710  
Fax (832) 471-1836  
Email: [carrie.surratt@fortbendcountytexas.gov](mailto:carrie.surratt@fortbendcountytexas.gov)  
[www.fortbendcountytexas.gov](http://www.fortbendcountytexas.gov)

DATE: April 14, 2020

To: County Judge KP George  
Commissioner Vincent Morales  
Commissioner Grady Prestage  
Commissioner Andy Meyers  
Commissioner Ken R. De Merchant  
Roy Cordes, County Attorney

FROM: Tammy Staton *T.S.*  
Chief of Property Taxes

Re: Waiver of Penalty and Interest– Jeremy & Candice Jansen: Account # 3002-04-002-0410-901, 2019 Tax Year; Legal Description: Greatwood Trails Sec 4, Block 2, Lot 41; Mailing Address: 1418 Forest Bend Dr., Sugar Land, TX 77479-6282.

## Precinct 1

Jeremy & Candice Jansen are requesting a waiver of penalty and interest for the 2019 tax year stating they paid off their mortgage October 13, 2019 and did not receive a property tax statement.

Tax Office records and research indicate:

- August 14, 2019– 2019 Tax Statement for account # 3002-04-002-0410-901 was requested and sent electronically to Wells Fargo Home Mortgage Per Property Tax Code Section 31.01 (i-1) If an assessor mails a tax bill under subsection (a) or delivers a tax bill by electronic means under subsection (k) to a mortgagee of a property, the assessor is not required to mail or deliver by electronic means a copy of the bill to any mortgagor under the mortgage or to the mortgagor's authorized agent.
- February 24, 2020 – 2019 Reminder Notice was mailed to: Jeremy & Candice Jansen, 1418 Forest Bend Dr., Sugar Land, TX 77479-6282. **This statement was not returned by the Post Office.**
- February 26, 2020 – Candice Jansen called the tax office regarding delinquent taxes, stating they never received the bill.

- February 28, 2020 – Received 2019 tax payment from Jeremy & Candice Jansen in the amount of \$7,734.40, base levy only. Remaining balance due on account.
- March 11, 2020 – County Judge received request for waiver of penalty and interest for the 2019 Property Taxes.
- Lamar CISD and City of Sugar Land have authorized Fort Bend County Tax Office to handle the processing of the waiver of penalty and interest and allow the Fort Bend County Commissioners Court to make the determination based on Section 33.011 of the Texas Property Tax Code.

**Summary of Taxes Paid as of February 2020:  
Account 3002-04-002-0410-901:**

**2019 Tax Year**

Tax Unit	Base	Penalty & Interest	Total Waiver Request
City Of Sugar Land	\$1,189.85	<b>\$83.29</b>	<b>\$83.29</b>
Lamar CISD	\$5,045.83	<b>\$353.21</b>	<b>\$353.21</b>
FBC	\$1,498.72	<b>\$104.91</b>	<b>\$104.91</b>
Total	\$7,734.40	<b>\$541.41</b>	<b>\$541.41</b>

**Total Penalty and Interest: \$541.41**

I do recommend waiver of penalty and interest for **2019** Tax Year.

- **Taxpayer has provided sufficient evidence showing that she paid off her mortgage.**
- Per Property Tax Code Section 33.011 (k)(1)(2): “The governing body of a taxing unit may waive penalties and interest on a delinquent tax if:
  - (1) the property for which the tax is owed is subject to a mortgage that does not require the owner of the property to fund an escrow account for the payment of the taxes on the property;
  - (2) the tax bill was mailed or delivered by electric means to the mortgagee of the property, but the mortgagee failed to mail a copy of the bill to the owner of the property as required by Section 31.01(j).
- **There is evidence to cause the Tax Office to recommend waiver of penalty and interest. The 2019 Tax Statement was requested and mailed to the mortgage company.**

Cc: Ospina, Donna <[Donna.Ospina@fortbendcountytexas.gov](mailto:Donna.Ospina@fortbendcountytexas.gov)>; Payero, Olga <[Olga.Payero@fortbendcountytexas.gov](mailto:Olga.Payero@fortbendcountytexas.gov)>; Qadri, Hina <[Hina.Qadri@fortbendcountytexas.gov](mailto:Hina.Qadri@fortbendcountytexas.gov)>  
Subject: FW: Request for Waiver of Penalties and Interest - Account Number: 3002040020410901

Thank you for this submission. Please accept this email as confirmation that Fort Bend County has received your request and is working on processing it.

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From: candice jansen <[candi.jansen@gmail.com](mailto:candi.jansen@gmail.com)>  
Sent: Wednesday, March 4, 2020 8:56 AM  
To: FBC.Judge <[FBC.Judge@fortbendcountytexas.gov](mailto:FBC.Judge@fortbendcountytexas.gov)>  
Subject: Request for Waiver of Penalties and Interest - Account Number: 3002040020410901

Dear Committee and Commissioners Court,

Please see the attached request waiver of penalties and interest as well as supporting documentation showing our escrow was paid in full on September 30, 2019. The 2019 tax bill was sent to our mortgage holder, Wells Fargo, after our account closed and they failed to mail a copy of the tax bill to us. The last week of February, I called the tax office team to inquire about our property tax amount and due date. I was informed the tax bill was sent to our mortgage holder and the payment was delinquent. Following the phone call, I promptly went to the office and paid the original tax bill.

Please advise if this will suffice as substantial evidence.

Thank you for your assistance in this matter,

Candice Jansen  
1418 Forest Bend Dr  
Sugar Land, TX 77479  
832-600-1336  
[candi.jansen@gmail.com](mailto:candi.jansen@gmail.com)

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DUPLICATE TAX RECEIPT



CARRIE SURRATT, PCC, CTOP
FORT BEND COUNTY TAX ASSESSOR/ COLLECTOR
1317 EUGENE HEIMANN CIRCLE
RICHMOND, TEXAS 77469-3623

Certified Owner:

JANSEN JEREMY & CANDICE
1418 FOREST BEND DR
SUGAR LAND, TX 77479-6282

Legal Description:

GREATWOOD TRAILS SEC 4, BLOCK 2, LOT 41

Parcel Address: 1418 FOREST BND
Legal Acres: 0.0000

Remit Seq No: 43834922
Receipt Date: 02/28/2020
Deposit Date: 02/28/2020
Print Date: 03/23/2020 12:05 PM
Printed By: YVONNEA

Deposit No: O200228P9
Validation No: 900000057837095
Account No: 3002-04-002-0410-901
Operator Code: FELICIAK

Table with 9 columns: Year, Tax Unit Name, Rec Type, Tax Value, Tax Rate, Levy Paid, P&I, Coll Fee Paid, Total. Rows include City Of Sugar Land, Lamar C I S D- Operating Fund, Fort Bend Co Drainage, Fort Bend Co Gen Fnd.

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Check Number(s):
2017

PAYMENT TYPE: PARTIAL PAYMENT

Checks: \$7,734.40

Exemptions on this property:
HOMESTEAD

Total Applied: \$7,734.40

Change Paid: \$0.00

Account No: 3002-04-002-0410-901
PAYER:
JANSEN JEREMY & CANDICE
1418 FOREST BEND DR
SUGAR LAND, TX 77479-6282

REMAINING BALANCE