

CONSIDERATION OF 2020 LOCAL OPTION EXEMPTIONS FOR GENERAL FUND AND DRAINAGE DISTRICT

	2020 Preliminary Values as of 04/20/2020	2019 Certified Values as of Supl 8 03/23/2020	2020 Preliminary Values as of 04/20/2020 minus 2019 Certified Values as of 03/23/2020
Value loss for Homestead Exemption	\$ 10,185,552,426	\$ 10,044,361,847	\$ 141,190,579
Number of Accounts	169,871	173,703	(3,832)
Value loss for Over 65 Exemption	\$ 4,024,549,834	\$ 4,041,697,583	\$ (17,147,749)
Number of Accounts	42,286	42,534	(248)
Value loss for Disabled Persons Exemption	\$ 241,873,258	\$ 258,578,457	\$ (16,705,199)
Number of Accounts	2,766	2,863	(97)

2019 Existing Local Option Exemptions are:

- Homestead Exemption is 20% or \$5,000 (whichever is greater) off assessed value. Set by law Section 11.13(n)
- Over 65 / Disabled Persons Exemption is a maximum of \$100,000 off assessed value. Taxpayers can have an Over 65 OR Disabled Person exemption but not both.
- Local Option Exemptions are established by governing body Section 11.13 (d-1)



FORT BEND CENTRAL APPRAISAL DISTRICT

2801 B.F. Terry Blvd. Rosenberg, Texas 77471-5600

Phone (281) 344-8623 | www.fbcad.org

4/29/2020

Fort Bend County Tax Office
Carrie Surratt
1332 Eugene Heimann Cir
Richmond, TX 77484

Re: 2020 Preliminary Estimate of Value

Dear Carrie Surratt,

The Fort Bend Central Appraisal District is required by the Property Tax Code to deliver certified preliminary estimates of the taxable values of property in each taxing entity on or before April 30 of each tax year. Attached is a copy of your entity's preliminary estimates of values as of April 22, 2020. Please keep in mind that, although certified, this is still an estimate.

It is very early in the process and there are upcoming events that will impact your estimated value. A large number of personal property accounts are expected to submit renditions before the May 15 automatic extension deadline. Additionally, your values may be impacted by applications for freeport exemptions, agricultural valuation, other late exemption applications, and abatements, as applicable.

The majority of appraised value notices for real property accounts were mailed before April 15. The protest deadline for these accounts is May 15, 2020. If any property owner has questions regarding an appraisal notice, please encourage them to contact our office prior to the protest deadline.

We anticipate a much higher volume of appeals this year due to a combination of increases in values based on the strength of the market on January 1 and the COVID-19 pandemic and resulting economic turmoil this spring. Because of these factors, there could be significant changes between this estimate of value and the certified value in July. This year, we are providing you with a suggested reduction amount to reflect the uncertainty of the upcoming appeals process. The suggested amount was determined following a review of prior-year data (enclosed).

The Appraisal Review Board is scheduled to begin hearings on May 20. The anticipated certification date is July 20. The start and certification dates could be significantly impacted by any additional federal, state, or local orders relating to COVID-19. In the event the appraisal roll is not certified by July 20 as the result of such an order or other unforeseen circumstances, the appraisal district will provide your taxing unit with an estimate of taxable value no later than July 25. If a certified estimate of taxable value of property in the taxing unit is provided at the end of July you will use that certified estimate of value to calculate your no-new-revenue tax rate and your voter-approval rate.

Our office wants to work with you during this time to ensure that you have the information necessary for your taxing entity's processes. We are available to assist you in determining the values of property in your taxing unit for budgetary purposes. Please do not hesitate to contact me with any questions or concerns regarding your preliminary values.

Sincerely,

Jordan T. Wise, RPA, CTA, CCA
Chief Appraiser

2020 Certified Estimate of Value

I, Jordan Wise, Chief Appraiser for the Fort Bend Central Appraisal District, do hereby certify that to the best of my knowledge and belief that the value reflected below is the preliminary 2020 Certified Estimate of Value as of April 22, 2020 for property taxable by:

	<u>FT BEND CO GEN FUND</u>	<u>G01</u>
Number of Properties		<u>375,876</u>
Total Market Value		<u>\$108,108,435,135</u>
Total Taxable Value		<u>\$98,410,034,691</u>
Net Taxable Value		<u>\$81,869,062,620</u>
Suggested Reduction Amount (appeals, exemptions, etc.)		<u>\$5,321,489,070</u>

Certified Estimate of Value Using Suggested Reduction Amount \$76,547,573,550

On this 29th day of April, 2020, personally appeared Jordan Wise, who having been duly sworn by me, subscribed to the foregoing certification and upon oath states that the facts contained in said certification are true.

Jordan T. Wise
Signature

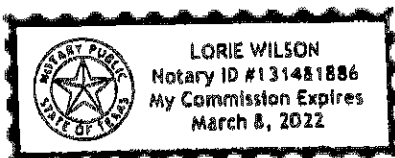
Jordan T. Wise
Printed Name

4/29/2020
Date

Subscribed And Sworn to me on the 29th of April, 2020

By: Lorie Wilson

Notary Public in and for the State of Texas



Assessment Roll Grand Totals Report

FT. BEND CENTRAL APPRAISAL DISTRICT

Tax Year: 2020 As of: Preliminary Table Generated: 4/20/2020 12:58:53 AM

G01 - Fort Bend General

Number of Properties: 375876

Land Totals

Land - Homesite	(+)	\$12,632,600,160		
Land - Non Homesite	(+)	\$8,135,672,784		
Land - Ag Market	(+)	\$2,850,918,584		
Land - Timber Market	(+)	\$0		
Land - Exempt Ag/Timber Market	(+)	\$0		
Total Land Market Value	(=)	\$23,619,191,528	(+)	\$23,619,191,528

Improvement Totals

Improvements - Homesite	(+)	\$56,549,854,070		
Improvements - Non Homesite	(+)	\$20,572,464,019		
Total Improvements	(=)	\$77,122,318,089	(+)	\$77,122,318,089

Other Totals

Personal Property (23238)		\$6,659,286,370	(+)	\$6,659,286,370
Minerals (12504)		\$65,922,430	(+)	\$65,922,430
Autos (3845)		\$641,716,718	(+)	\$641,716,718
Total Market Value			(=)	\$108,108,435,135
Total Homestead Cap Adjustment (26596)				(-) \$696,782,979
Total Exempt Property (33935)				(-) \$6,221,634,274

Productivity Totals

Total Productivity Market (Non Exempt)	(+)	\$2,850,918,584		
Ag Use (7623)	(-)	\$70,935,393		
Timber Use (0)	(-)	\$0		
Total Productivity Loss	(=)	\$2,779,983,191	(-)	\$2,779,983,191
Total Assessed			(=)	\$98,410,034,691

Exemptions

			(HS Assd	51,660,613,244)
(HS) Homestead Local (169871)	(+)	\$10,185,552,426		
(HS) Homestead State (169871)	(+)	\$0		
(O65) Over 65 Local (42286)	(+)	\$4,024,549,834		
(O65) Over 65 State (42286)	(+)	\$0		
(DP) Disabled Persons Local (2766)	(+)	\$241,873,258		
(DP) Disabled Persons State (2766)	(+)	\$0		
(DV) Disabled Vet (2898)	(+)	\$29,663,717		
(DVX) Disabled Vet 100% (1566)	(+)	\$452,650,938		
(DVXSS) DV 100% Surviving Spouse (125)	(+)	\$29,030,345		
(CDV) Charity Donated DV (1)	(+)	\$211,779		
(FRSS) First Responder Surviving Spouse (4)	(+)	\$899,020		
(PRO) Prorated Exempt Property (79)	(+)	\$4,500,433		
(SOL) Solar (34)	(+)	\$1,094,820		
(PC) Pollution Control (38)	(+)	\$674,219,869		
(AUTO) Lease Vehicles Ex (520)	(+)	\$541,100,336		
(AB) Abatement (32)	(+)	\$355,123,202		
(HT) Historical (1)	(+)	\$245,344		
(HB366) House Bill 366 (2893)	(+)	\$256,750		
Total Exemptions	(=)	\$16,540,972,071	(-)	\$16,540,972,071
Net Taxable (Before Freeze)			(=)	\$81,869,062,620

Assessment Roll Grand Totals Report

FT. BEND CENTRAL APPRAISAL DISTRICT

Tax Year: 2019 As of: Supplement 8

G01 - Fort Bend General (ARB Approved Totals)

Number of Properties: 366890

Land Totals

Land - Homesite	(+)	\$12,124,872,041		
Land - Non Homesite	(+)	\$7,180,864,797		
Land - Ag Market	(+)	\$2,897,135,853		
Land - Timber Market	(+)	\$0		
Land - Exempt Ag/Timber Market	(+)	\$0		
Total Land Market Value	(=)	\$22,202,872,691	(+)	\$22,202,872,691

Improvement Totals

Improvements - Homesite	(+)	\$52,584,479,687		
Improvements - Non Homesite	(+)	\$13,967,636,443		
Total Improvements	(=)	\$66,552,116,130	(+)	\$66,552,116,130

Other Totals

Personal Property (22695)		\$6,523,351,021	(+)	\$6,523,351,021
Minerals (12272)		\$72,051,330	(+)	\$72,051,330
Autos (3848)		\$641,736,768	(+)	\$641,736,768
Total Market Value			(=)	\$95,992,127,940
Total Homestead Cap Adjustment (23240)				(-) \$445,974,788
Total Exempt Property (32765)				(-) \$5,587,626,870

Productivity Totals

Total Productivity Market (Non Exempt)	(+)	\$2,897,135,853		
Ag Use (8219)	(-)	\$73,166,780		
Timber Use (0)	(-)	\$0		
Total Productivity Loss	(=)	\$2,823,969,073		(-) \$2,823,969,073
Total Assessed				(=) \$87,134,557,209

Exemptions

(HS Assd 50,952,368,403)

(HS) Homestead Local (173703)	(+)	\$10,044,361,847		
(HS) Homestead State (173703)	(+)	\$0		
(O65) Over 65 Local (42534)	(+)	\$4,041,697,583		
(O65) Over 65 State (42534)	(+)	\$0		
(DP) Disabled Persons Local (2863)	(+)	\$258,578,457		
(DP) Disabled Persons State (2863)	(+)	\$0		
(DV) Disabled Vet (2916)	(+)	\$29,740,376		
(DVX) Disabled Vet 100% (1630)	(+)	\$413,928,851		
(DVXSS) DV 100% Surviving Spouse (122)	(+)	\$26,364,365		
(CDV) Charity Donated DV (1)	(+)	\$200,826		
(FRSS) First Responder Surviving Spouse (4)	(+)	\$865,490		
(PRO) Prorated Exempt Property (660)	(+)	\$10,130,839		
(SOL) Solar (166)	(+)	\$3,517,250		
(PC) Pollution Control (38)	(+)	\$679,912,739		
(AUTO) Lease Vehicles Ex (531)	(+)	\$541,223,656		
(AB) Abatement (39)	(+)	\$354,934,582		
(HT) Historical (8)	(+)	\$14,424,695		
(HB366) House Bill 366 (2837)	(+)	\$229,715		
Total Exemptions	(=)	\$16,420,111,271		(-) \$16,420,111,271
Net Taxable (Before Freeze)				(=) \$70,714,445,938

Assessment Roll Grand Totals Report

FT. BEND CENTRAL APPRAISAL DISTRICT

Tax Year: 2019 As of: Supplement 8

G01 - Fort Bend General (Under ARB Review Totals)

Number of Properties: 65

Land Totals

Land - Homesite	(+)	\$62,300		
Land - Non Homesite	(+)	\$15,740		
Land - Ag Market	(+)	\$52,620		
Land - Timber Market	(+)	\$0		
Land - Exempt Ag/Timber Market	(+)	\$0		
Total Land Market Value	(=)	\$130,660	(+)	\$130,660

Improvement Totals

Improvements - Homesite	(+)	\$330,130		
Improvements - Non Homesite	(+)	\$879		
Total Improvements	(=)	\$331,009	(+)	\$331,009

Other Totals

Personal Property (25)		\$3,284,210	(+)	\$3,284,210
Minerals (0)		\$0	(+)	\$0
Autos (31)		\$2,278,150	(+)	\$2,278,150
Total Market Value			(=)	\$6,024,029
Total Homestead Cap Adjustment (0)				(-) \$0
Total Exempt Property (0)				(-) \$0

Productivity Totals

Total Productivity Market (Non Exempt)	(+)	\$52,620		
Ag Use (5)	(-)	\$130		
Timber Use (0)	(-)	\$0		
Total Productivity Loss	(=)	\$52,490		(-) \$52,490
Total Assessed				(=) \$5,971,539

Exemptions

(HS Assd 392,430)

(HS) Homestead Local (1)	(+)	\$78,486		
(HS) Homestead State (1)	(+)	\$0		
(PRO) Prorated Exempt Property (7)	(+)	\$592		
(HB366) House Bill 366 (4)	(+)	\$340		
Total Exemptions	(=)	\$79,418		(-) \$79,418
Net Taxable (Before Freeze)				(=) \$5,892,121