

2011 Property Tax Rates in Comal County

This notice concerns 2011 property tax rates for Comal County. It presents information about three tax rates. Last year's tax rate is the actual rate the taxing unit used to determine property taxes last year. This year's *effective* tax rate would impose the same total taxes as last year if you compare properties taxed in both years. This year's *rollback* tax rate is the highest tax rate the taxing unit can set before taxpayers can start tax rollback procedures. In each case these rates are found by dividing the total amount of taxes by the tax base (the total value of taxable property) with adjustments as required by state law. The rates are given per \$100 of property value.

| | County General Fund | Lateral Road |
|---|---------------------|-----------------|
| Last year's tax rate: | | |
| Last year's operating taxes | \$25,934,888 | \$4,476,426 |
| Last year's debt taxes | \$2,919,039 | \$0 |
| Last year's total taxes | \$28,853,927 | \$4,476,426 |
| Last year's tax base | \$9,007,166,742 | \$8,949,025,806 |
| Last year's total tax rate | 0.289000/\$100 | 0.045000/\$100 |
| This year's effective tax rate: | | |
| Last year's adjusted taxes (after subtracting taxes on lost property) | \$26,082,568 | \$4,034,249 |
| ÷ This year's adjusted tax base (after subtracting value of new property) | \$8,893,844,186 | \$8,836,908,318 |
| = This year's effective tax rate for each fund | 0.293265/\$100 | 0.045652/\$100 |
| Total effective tax rate | 0.338917/\$100 | |
| This year's rollback tax rate: | | |
| Last year's adjusted operating taxes (after subtracting taxes on lost property and adjusting for any transferred function, tax increment financing, state criminal justice mandate and/or enhanced indigent health care expenditures) | \$30,337,392 | \$4,034,249 |
| ÷ This year's adjusted tax base | \$8,893,844,186 | \$8,836,908,318 |
| = This year's effective operating rate | 0.341105/\$100 | 0.045652/\$100 |
| × 1.08 = this year's maximum operating rate | 0.368393/\$100 | 0.049304/\$100 |
| + This year's debt rate | 0.045658/\$100 | 0.000000/\$100 |
| = This year's rollback rate for each fund | 0.414051/\$100 | 0.049304/\$100 |
| This year's total rollback rate | 0.463355/\$100 | |
| A county that collects the additional sales tax to reduce property taxes, including one that collects the tax for the first time this year, must insert the following lines: | | |
| - Sales tax adjustment rate | 0.075294/\$100 | |
| = Rollback tax rate | 0.388061/\$100 | |

Statement of Increase/Decrease

If Comal County adopts a 2011 tax rate equal to the effective tax rate of 0.338917 per \$100 of value, taxes would increase compared to 2010 taxes by \$588,962.

Schedule A: Unencumbered Fund Balances: County General Fund

The following estimated balances will be left in the unit's property tax accounts at the end of the fiscal year. These balances are not encumbered by a corresponding debt obligation.

| Type of Property Tax Fund | Balance |
|---------------------------|------------|
| GENERAL FUND | 13,082,957 |

Schedule B: 2011 Debt Service: County General Fund

The unit plans to pay the following amounts for long-term debts that are secured by property taxes. These amounts will be paid from property tax revenues (or additional sales tax revenues, if applicable).

| Description of Debt | Principal or Contract Payment to be Paid from Property Taxes | Interest to be Paid from Property Taxes | Other Amounts to be Paid | Total Payment |
|---|--|---|-----------------------------|---------------|
| 1998 ISSUE | 685,000 | 16,440 | 0 | 701,440 |
| 2007 ISSUE | 495,000 | 918,940 | 0 | 1,413,940 |
| 2009 ISSUE | 0 | 400,098 | 0 | 400,098 |
| 2011 ISSUE | 1,160,000 | 500,946 | 3,500 | 1,664,446 |
| Total required for 2011 debt service | | | | \$4,179,924 |
| - Amount (if any) paid from funds listed in Schedule A | | | | \$0 |
| - Amount (if any) paid from other resources | | | | \$0 |
| - Excess collections last year | | | | \$0 |
| = Total to be paid from taxes in 2011 | | | | \$4,179,924 |
| + Amount added in anticipation that the unit will collect only 100.000000% of its taxes in 2011 | | | | \$0 |
| = Total Debt Levy | | | | \$4,179,924 |

Schedule C - Expected Revenue from Additional Sales Tax

(For hospital districts, cities and counties with additional sales tax to reduce property taxes) In calculating its effective and rollback tax rates, the unit estimated that it will receive \$ 6,893,021 in additional sales and use tax revenues. **For County:** county has excluded any amount that is or will be distributed for economic development grants from this amount of expected sales tax revenue.

Schedule D - State Criminal Justice Mandate (For Counties)

The Comal County Auditor certifies that Comal County has spent \$ 0 in the previous 12 months beginning 01/01/2010, for the maintenance and operations cost of keeping inmates sentenced to the Texas Department of Criminal Justice. Comal County Sheriff has provided information on these costs, minus the state revenues received for reimbursement of such costs.

Schedule F - Enhanced Indigent Health Care Expenditures

The Comal County spent \$ 0 from January 1, 2010 to December 31, 2010 on enhanced indigent health care at the increased minimum eligibility standards, less the amount of state assistance. For the current tax year, the amount of increase above last year's enhanced indigent health care expenditures is 0.

This notice contains a summary of actual effective and rollback tax rates' calculations. You can inspect a copy of the full calculations at
205 N Seguin Ave,
New Braunfels, Tx 78130.
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