

**SARASOTA COUNTY TAXING AUTHORITIES  
2020 NOTICE OF PROPOSED PROPERTY TAXES AND  
PROPOSED OR ADOPTED NON-AD VALOREM ASSESSMENTS**

**DO NOT PAY  
THIS IS NOT A BILL**

ACCOUNT #: 0024150003      **\*\*DUPLICATE\*\***

SITE ADDRESS:  
1727 DESOTO RD

OTTER CLIFFS LLC  
8374 MARKET ST UNIT 103  
LAKEWOOD RANCH, FL 34202

EVACUATION LEVEL: D

LOCATION DESCRIPTION:  
TRACT 4 HALFACRE INDUSTRIAL PARK

TAXING AUTHORITY TAX INFORMATION								
TAXING AUTHORITY	PRIOR YEAR TAXABLE VALUE	YOUR FINAL TAX RATE AND TAXES LAST YEAR		CURRENT YEAR TAXABLE VALUE	YOUR TAX RATE AND TAXES THIS YEAR IF NO BUDGET CHANGE IS MADE		YOUR TAX RATE AND TAXES THIS YEAR IF PROPOSED BUDGET CHANGE IS MADE	
	COLUMN 1	COLUMN 2 RATE	COLUMN 3 TAXES	COLUMN 4	COLUMN 5 RATE	COLUMN 6 TAXES	COLUMN 7 RATE	COLUMN 8 TAXES
Sarasota County	353,078	3.2075	1,132.50	388,386	3.1232	1,213.01	3.2149	1,248.62
County Debt	353,078	0.1317	46.50	388,386	0.1317	51.15	0.1253	48.66
Legacy Trail Debt	353,078	0.0419	14.79	388,386	0.0419	16.27	0.0688	26.72
County Mosquito	353,078	0.0520	18.36	388,386	0.0506	19.65	0.0510	19.81
County Hospital Bd	353,078	1.0420	367.91	388,386	1.0142	393.90	1.0420	404.70
SWFWMD	353,078	0.2801	98.90	388,386	0.2669	103.66	0.2669	103.66
WCIND	353,078	0.0394	13.91	388,386	0.0380	14.76	0.0394	15.30
School Board - State	377,200	3.6950	1,393.75	402,500	3.6151	1,455.08	3.7270	1,500.12
School Board - Local	377,200	3.2480	1,225.15	402,500	3.1778	1,279.06	3.2480	1,307.32
Sarasota EMS	353,078	0.6600	233.03	388,386	0.6958	270.24	0.6600	256.33
<b>AD VALOREM TOTALS</b>		12.3976	4,544.80		12.1552	4,816.78	12.4433	4,931.24
<b>AD VALOREM AND NON-AD VALOREM TOTALS</b>			6,035.35			6,333.07		6,447.53

PROPERTY APPRAISER VALUE INFORMATION			
COMMERCIAL	APPLIES TO	PRIOR VALUE	CURRENT VALUE
MARKET VALUE		377,200	402,500
ASSESSED VALUE	ALL TAXES	377,200	402,500
ASSESSED VALUE	NON-SCHOOL TAXES	353,078	388,386
APPLIED ASSESSMENT REDUCTION	APPLIES TO	PRIOR VALUE	CURRENT VALUE
SAVE OUR HOMES BENEFIT	ALL TAXES	0	0
NON-HOMESTEAD 10% CAP BENEFIT	NON-SCHOOL TAXES	24,122	14,114
AGRICULTURAL CLASSIFICATION	ALL TAXES	0	0
OTHER	ALL TAXES	0	0
EXEMPTIONS	APPLIES TO	PRIOR VALUE	CURRENT VALUE
FIRST HOMESTEAD	ALL TAXES	0	0
ADDITIONAL HOMESTEAD	NON-SCHOOL TAXES	0	0
LIMITED INCOME SENIOR	ALL COUNTY TAXES	0	0
LIMITED INCOME SENIOR	ALL CITY TAXES	0	0
HISTORIC	COUNTY OPERATING	0	0
OTHER	ALL TAXES	0	0

If you feel the market value of the property is inaccurate or does not reflect fair market value as of January 1, or if you are entitled to an exemption or classification that is not reflected, contact one of the Sarasota County Property Appraiser offices below:

**2001 Adams Lane • Sarasota, FL • 34237  
4000 S. Tamiami Trail • Venice, FL • 34293  
Customer Service (941) 861-8200**

If the Property Appraiser's Office is unable to resolve the matter as to the market value, classification, or an exemption, you may file a petition for adjustment with the Value Adjustment Board. Petition forms are available online at [www.SC-PA.com](http://www.SC-PA.com). Petitions must be filed with the Clerk to the Value Adjustment Board or at [www.SarasotaClerk.com](http://www.SarasotaClerk.com).

**Petitions must be filed on or before  
September 11, 2020**

**See reverse side for Non-Ad Valorem Assessments scheduled to appear on your final tax bill.**

## EXPLANATION OF "TAXING AUTHORITY TAX INFORMATION" SECTION

### COLUMN 1 - "PRIOR TAXABLE VALUE"

This column shows the prior assessed value less all applicable exemptions used in the calculation of taxes for that specific taxing authority.

### COLUMNS 2 & 3 - "YOUR FINAL TAX RATE AND 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.

### COLUMN 4 - "CURRENT TAXABLE VALUE"

This column shows the current assessed value less all applicable exemptions used in the calculation of taxes for that specific taxing authority. Various taxable values in this column may indicate the impact of Limited Income Senior or the Additional Homestead exemption. Current year taxable values are as of January 1.

### COLUMNS 5 & 6 - "YOUR TAX RATE AND TAXES THIS YEAR IF NO BUDGET CHANGE IS MADE"

These columns show what your tax rate and taxes will be IF EACH TAXING AUTHORITY DOES NOT CHANGE ITS PROPERTY TAX LEVY. These amounts are based on last year's budgets and your current assessments.

### COLUMNS 7 & 8 - "YOUR TAX RATE AND TAXES THIS YEAR IF PROPOSED BUDGET CHANGE IS MADE"

These columns show what your tax rate and taxes will be this year under the BUDGET ACTUALLY PROPOSED by each taxing authority. The proposal is NOT final and may be amended at the public hearings shown below. The difference between columns 6 and 8 is the tax change proposed by each local taxing authority and is NOT the result of higher assessments.

## EXPLANATION OF "PROPERTY APPRAISER VALUE INFORMATION" SECTION

**MARKET (JUST) VALUE** - The most probable sale price for a property in a competitive, open market involving a willing buyer and a willing seller, per Section 193.011, F.S.

**ASSESSED VALUE** - The value of your property after any "assessment reductions" have been applied. This value may also reflect an agricultural classification. If "assessment reductions" are applied or an agricultural classification is granted, the assessed value may be different for School versus Non-School taxing authorities and for the purpose of calculating tax levies.

**APPLIED ASSESSMENT REDUCTION** - Properties can receive an assessment reduction for a number of reasons including the Save Our Homes Benefit and the 10% non-homestead property assessment limitation. Agricultural Classification is not an assessment reduction, it is an assessment determined per Section 193.461, F.S.

**EXEMPTIONS** - Any exemption that impacts your property is listed in this section along with its 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 value may also vary for the same taxing authority, depending on the levy. (i.e., operating millage vs. debt service millage)

**TAXABLE VALUE** - 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.

## TAXING AUTHORITY HEARING INFORMATION

The Taxing Authorities which levy property taxes against your property will soon hold **PUBLIC HEARINGS** to adopt budgets and tax rates for the next year. The purpose of these **PUBLIC HEARINGS** is to receive opinions from the general public and to answer questions on the proposed tax change and budget **PRIOR TO TAKING FINAL ACTION**. Each Taxing Authority may **AMEND OR ALTER** its proposals at the hearing.

TAXING AUTHORITY	PUBLIC HEARING LOCATION	DATE	TIME	PHONE #
Sarasota County	1660 Ringling Blvd., Sarasota, FL 34236	09/14/2020	5:30 PM	(941)861-5000
County Debt	1660 Ringling Blvd., Sarasota, FL 34236	09/14/2020	5:30 PM	(941)861-5000
Legacy Trail Debt	1660 Ringling Blvd., Sarasota, FL 34236	09/14/2020	5:30 PM	(941)861-5000
County Mosquito	1660 Ringling Blvd., Sarasota, FL 34236	09/14/2020	5:30 PM	(941)861-5000
County Hospital Bd	SMH Auditorium, 1700 S. Tamiami Trail, Sarasota, FL 34239	09/09/2020	5:01 PM	(941)917-7164
SWFWMD	www.watmatters.org	09/08/2020	5:01 PM	(352)796-7211
WCIND	Venice City Hall, 401 West Venice Ave, Venice, FL 34285	09/10/2020	5:01 PM	(941)485-9402
School Board - State	1960 Landings Blvd., Sarasota, Florida 34231	09/08/2020	5:15 PM	(941)927-9000
School Board - Local	1960 Landings Blvd., Sarasota, Florida 34231	09/08/2020	5:15 PM	(941)927-9000
Sarasota EMS	1660 Ringling Blvd., Sarasota, FL 34236	09/14/2020	5:30 PM	(941)861-5000

**YOUR FINAL TAX BILL MAY CONTAIN NON-AD VALOREM ASSESSMENTS WHICH MAY NOT BE REFLECTED ON THIS NOTICE SUCH AS ASSESSMENTS FOR ROADS, FIRE, GARBAGE, LIGHTING, DRAINAGE, WATER, SEWAGE, OR OTHER GOVERNMENTAL SERVICES AND FACILITIES WHICH MAY BE LEVIED BY YOUR COUNTY, CITY, SPECIAL DISTRICTS OR OTHER TAXING AUTHORITY.** NOTE: 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. 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

LEVYING AUTHORITY	PHONE #	PURPOSE OF ASSESSMENT/TOTAL REVENUE TO BE COLLECTED BY THIS DISTRICT	RATE	UNITS	ASSESSMENT
Sarasota Fire Rescue	(941)861-5000	Readiness To Serve Funds-Fire Rescue / \$33,243,489	1261.92	1.00	1261.92
Stormwater Utility	(941)861-0901	Fund Seu Svcs Costs Sarasota County / \$14,797,669		2.87	254.37
			<b>NON-AD VALOREM TOTALS</b>		<b>1,516.29</b>