



**CITY OF ANGLETON**

2022 Tax year (FY23)  
Property Taxation

# City of Angleton Tax Rate

Current Rate (Tax Year 2021- FY22)

\$0.633041 per \$100

Voter Approved Rate (Tax Year 2022-FY23)

\$0.618760 per \$100



# Certified Property Tax Rate Options:

	No-New-Revenue Rate	De Minimus Rate	Higher Voter- Approval Rate	Current Tax Rate	Last Year Property Tax Rates
2021 Net Taxable Value	\$1,197,554,889	\$1,197,554,889	\$1,197,554,889	\$1,197,554,889	\$1,197,554,889 2021 Taxable Value adjusted
Projected Net Increase	\$190,069,176	\$190,069,176	\$190,069,176	\$190,069,176	
2022 Projected Net Taxable Value	\$1,387,624,065	\$1,387,624,065	\$1,387,624,065	\$1,387,624,065	\$1,197,554,889 2021 Taxable Value adjusted
Tax Rate	0.532831	0.608988	0.618760	0.633041	0.633041 2021 Tax Rate
Total Taxes	\$7,393,691	\$8,450,464	\$8,586,063	\$8,784,229	\$7,581,013 2021 Adjusted Levy
2022 Debt Service \$	\$1,510,694	\$1,510,694	\$1,510,694	\$1,510,694	\$913,387 2021 Debt Service
2022 Debt Service at 103.38%	\$1,561,755	\$1,561,755	\$1,561,755	\$1,561,755	\$6,667,626 2021 M&O \$
2022 M&O Budget	\$5,831,936	\$6,888,709	\$7,024,307	\$7,222,474	\$6,689,378 2021 M&O Budget
Difference	(\$857,442)	\$199,331	\$334,929	\$533,096	(\$21,752) Adjustment after Budget
Original Budget	\$6,689,378	\$6,689,378	\$6,689,378	\$6,689,378	
Increase in Property Taxes vs NNR	\$0	\$1,056,773	\$1,192,371	\$1,390,538	\$1,005,049 Increase in Tax Levy with VAR
% Increase in Dollars	0.00%	No election	No election	1, election needed	
Decrease in Rate	(0.100210)	needed	needed		

# Benchmark Tax Rates

## No New Revenue Tax Rate

- Rate that could generate the same amount of property tax revenue in tax year 2022 as received in tax year 2021.
- Applicable only to properties on the tax roll in tax year 2021 and tax year 2022.
- \$0.532831 per \$100

## De Minimis Tax Rate

- Rate that would generate \$500,000 more in property tax revenue when applied to the City's current total value.
- \$0.608988 per \$100

## Voter Approval Tax Rate

- Highest tax rate that the City may adopt before voters are entitled to petition for an election to limit the adopted rate.
- \$0.618760 per \$100

The proposed  
budget will raise  
more total  
property taxes  
than last year's  
total tax levy by  
\$1,005,049 or  
13.3%

OF THAT  
AMOUNT,  
\$1,005,049 IS TAX  
REVENUE TO BE  
RAISED FROM  
NEW PROPERTY  
ADDED TO THE  
TAX ROLL THIS  
YEAR.

# City of Angleton Financial Bridge: General Fund

	Current Year	Original Proposed	FY2023	Difference(\$)	Difference(%)
Property Tax Revenue	\$ 6,918,479.00	\$ 6,221,022.00	\$ 7,077,307	\$ 856,285	12%
Sales Tax Revenue	\$ 3,881,860.00	\$ 3,732,316.00	\$ 3,997,466	\$ 265,150	7%
Solid Waste Income	\$ 2,164,089.00	\$ 2,164,089.00	\$ 2,295,057	\$ 130,968	6%
Other Revenues	4,269,651.00	4,057,248.00	4,685,029	\$ 627,781	15%
<b>Total Revenues</b>	<b>\$ 17,234,079.00</b>	<b>\$ 16,174,675.00</b>	<b>\$ 18,054,859</b>	<b>\$ 1,880,184</b>	<b>11%</b>
Payroll - HC Adds					
Payroll - COLA/Wage and Class	\$ 6,183,911.00	\$ 7,420,841.00	6,791,344	\$ 629,497	10%
Health Insurance	1,466,583.00	1,683,994.00	1,874,411	\$ (190,417)	-13%
Other Personnel Costs	2,066,470.00	2,223,191.00	2,223,191	\$ -	0%
Travel/Training	124,293.00	166,956.50	124,293	\$ 42,664	34%
Supplies	583,731.00	753,658.00	583,731	\$ 169,927	29%
Repair & Maintenance	794,028.00	710,109.00	644,009	\$ 66,100	8%
Services	4,124,228.00	4,336,266.00	4,336,266	\$ -	0%
Capital Projects	627,208.00	256,375.00	250,000	\$ 6,375	1%
Transfers (to another fund or from fund balance)	46,349.00	41,232.00	41,232	\$ -	0%
Other	1,217,278.00	1,368,922.00	1,327,235	\$ 41,687	3%
<b>Total Expenses</b>	<b>\$ 17,234,079.00</b>	<b>\$ 18,961,544.50</b>	<b>\$ 18,195,712</b>	<b>\$ 765,833</b>	<b>4%</b>
<b>Surplus/(Deficit)</b>	<b>\$ -</b>	<b>\$ (2,786,869.50)</b>	<b>\$ (140,852)</b>	<b>\$ 1,114,352</b>	<b>6%</b>

# General Fund Revenue Changes Explained:

Certified Appraisal values came in July 25<sup>th</sup>. Property Tax revenue increased

\$856,285

Sales tax revenue increased to anticipate a 12% increase from current budgeted ttls

\$265,150

Solid Waste revenue increased to account for 535 new homes

\$130,968

Transfer added from Water Fund for Admin Costs to general fund

\$284,026

Transfer added from Water Fund for their Enterprise vehicle costs

\$95,425

Court fines and Permit/Licenses revenue flattened

\$248,330

# Comp/Class Raises and COLA Options

Items in **Green** have already  
been included in the general  
fund budget.

General Fund Options	Effective Oct 1st	Effective April 1st
6% cola for \$40k and under- Effective Oct 1st:	\$ 115,141.00	\$ 57,571
cost of 4% cola or comp for wages \$40k-60k	\$ 134,537.00	\$ 67,269
cost of 2% cola or comp for wages over 60k	\$ 115,873.00	\$ 57,937
4% cola for wages \$40k-60k	\$ 66,593.00	\$ 33,297
2% cola for wages over 60k	\$ 59,796.00	\$ 29,898



# Expense Changes Explained:

## General Fund Items Removed (-)

Payroll wages flattened & fully staffed	(\$629,497)
Travel/Training budget flattened	(\$42,664)
Supplies budget flattened	(\$169,927)
Sidewalks budget removed	(\$100,000)
City hall minor building maint. reduced	(\$10,000)
Addt'l capital equip requests removed	(\$6,375)
Contingency budget removed	(\$25,000)
Comp plan (carry over) removed	(\$163,000)
Grant match budget removed	(\$45,000)

# Expense Changes Continued:

## General Fund Items Added (+)

April 1 <sup>st</sup> - 4% & 2%/ Effective Oct 1 <sup>st</sup> -6%	\$240,347
6% COLA salaries <\$40k	\$115,141
4% COLA/Comp salaries 40k>60k	\$67,269
2% COLA/Comp salaries >60k	\$57,937
I.T. Existing Software maint fees	\$43,900
➤ Duo Authentication	\$5,900
➤ Software Mapping Licenses	\$5,000
➤ Spam/Phishing Filter	\$6,000
➤ Citibot Software Maint fees	\$15,000
➤ New PC's purchase	\$12,000
Enterprise 23 vehicles @ 1/2 year	\$190,845
Water fund transfer (Admin&Enterprise)	\$370,206

# City of Angleton Financial Bridge Water Fund

	Current Year	Original Proposed	FY2023	Difference(\$)	Difference(%)
<b>Water Income</b>	\$ 4,555,418	\$ 4,415,702	\$ 5,103,197	\$ 687,495	12%
<b>Sewer Income</b>	\$ 2,918,890	\$ 2,398,002	\$ 2,929,476	\$ 531,474	0%
Other Utilities Income	\$ 516,848	\$ 777,334	\$ 777,334	\$ -	50%
Fines/Penalties	\$ 36,111	\$ 38,000	\$ 38,000	\$ -	5%
Misc	\$ 66,558	\$ 46,755	\$ 46,755	\$ -	-30%
Transfers	\$ (402,078)	\$ 2,492,737	\$ 1,138,504	\$ (1,354,233)	
<b>Total Revenues</b>	<b>\$ 7,691,747</b>	<b>\$ 10,168,530</b>	<b>\$ 10,033,265</b>	<b>\$ (135,265)</b>	<b>30%</b>
Payroll - HC Adds					
Payroll - COLA/Wage and Class	\$ 1,179,872	\$ 1,582,630	\$ 1,356,294	\$ (226,336)	15%
Health Insurance	\$ 336,278	\$ 463,581	\$ 455,715	\$ (7,866)	36%
Other Personnel Costs	\$ 404,697	\$ 495,382	\$ 553,368	\$ 57,986	37%
<b>Supplies</b>	\$ 166,250	\$ 211,750	\$ 184,250	\$ (27,500)	11%
Fuel Expense	\$ 38,150	\$ 78,000	\$ 78,000	\$ -	104%
Water Purchase (to BWA)	\$ 2,294,820	\$ 3,175,000	\$ 3,175,000	\$ -	38%
<b>Repair &amp; Maintenance</b>	\$ 830,750	\$ 980,730	\$ 880,730	\$ (100,000)	6%
<b>Services</b>	\$ 633,460	\$ 614,130	\$ 614,130	\$ -	-3%
Travel/Training	\$ 14,300	\$ 15,800	\$ 15,800	\$ -	10%
<b>Capital Projects</b>	\$ 243,000	\$ 203,000	\$ -	\$ (203,000)	-100%
<b>Transfers (to another fund- debt svc &amp; gen fund )</b>	\$ 1,331,573	\$ 2,170,620	\$ 2,550,071	\$ 379,451	92%
<b>Misc/Other</b>	\$ 218,597	\$ 177,907	\$ 169,907	\$ (8,000)	-22%
<b>Total Expenses</b>	<b>\$ 7,691,747</b>	<b>\$ 10,168,530</b>	<b>\$ 10,033,265</b>	<b>\$ (135,265)</b>	<b>30%</b>
<b>Surplus/(Deficit)</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 0</b>	<b>\$ 0</b>	<b>\$ 0</b>

# Water Fund Revenue Changes Explained:

Water rate increase of  
12% plus additional \$1  
base rate & new homes

\$687,495

Sewer rate increase of  
12% plus additional \$1  
base rate & new homes

\$531,474

Moved negative  
income to expense line  
& requesting \$ from  
Water Fund Balance:

\$1,354,233

FY ending 2021: Water  
Fund balance of

\$4,708,481

# Expense Changes Explained:

## WATER FUND



Payroll wages flattened & fully staffed	(\$226,336)
Health Insurance: avg 28% of wages + 20% increase	(\$7,866)
Other Personnel: avg 34% of wages + 20% increase	+\$57,986
Flattened supplies + \$18k cost of welcome kits	(\$27,500)
BWA water purchase ,12% increase, & .5MGD	same
Removed 100k of infrastructure maint. (Still 50k increase)	(\$100,000)
Removed all capital equipment projects	(\$203,000)
Added Admin cost & Enterprise transfers to General	+\$379,451
Removed remaining carry over cap expense requests	(\$8,000)

# Rate Comparison Recap

City's Proposed Rate (VAR) = \$0.618760

No New Revenue (NNR) = \$0.532831

De Minimus Rate = \$0.608988

# LOCAL GOVERNMENT CODE

- Vote on a proposed tax rate. Adopted tax rate and budget to be completed on the agenda of a future meeting.
  - Tuesday, August 9, 2022 (Regular Council Meeting)
- Schedule one (1) public hearing on the proposed tax rate prior to adoption
  - Tuesday, August 23, 2022 (Regular Council Meeting)

## RECOMMENDATION

- City Council approve a tax rate of \$0.618760 per \$100 of assessed valuation, which is a tax increase of 16.1% above the *No New Revenue* tax rate, to be adopted at a future meeting.