

**TOWN OF BARTONVILLE, TEXAS
ORDINANCE NO. 808-26**

AN ORDINANCE OF THE TOWN OF BARTONVILLE, TEXAS APPROVING THE 2026 CERTIFIED PROPERTY TAX ROLLS FOR THE TOWN OF BARTONVILLE AND SETTING, FIXING, AND ADOPTING THE TAX RATE ON TAXABLE PROPERTY WITHIN THE TOWN LIMITS OF THE TOWN OF BARTONVILLE FOR TAX YEAR 2026; PROVIDING FOR THE INCORPORATION OF PREMISES; PROVIDING APPLICATION OF TAXES COLLECTIBLE; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Town of Bartonville is a Type A General Law Municipality located in Denton County, Texas; and

WHEREAS, the Appraisal Review Board of the Denton County Central Appraisal District has provided the Town with the 2026 tax roll for the Town of Bartonville.

WHEREAS, Section 26.05 of the Texas Tax Code requires that the Town of Bartonville, Texas (the "Town"), adopt a tax rate for 2026 by September 30, 2026; and

WHEREAS, pursuant to Chapter 26 of the Texas Tax Code, the Tax Assessor-Collector for the Town has calculated the tax rate for 2026 which cannot be exceeded without requisite publications and public hearings; and

WHEREAS, Section 26.05(a) of the Texas Tax Code provides that the tax rate consists of two components, one of which will impose the amount of taxes needed to pay debt service, and the other of which will impose the amount of taxes needed to fund maintenance and operation expenses for the next year, and each of which must be approved separately; and

WHEREAS, the tax rate set forth herein consists of two components, as required, and they are approved separately; and

WHEREAS, upon full review and consideration of the matter, the Town Council is of the opinion that the tax rate for the year 2026 set, fixed and adopted herein below is proper.

NOW, THEREFORE, BE IT ORDAINED BY THE TOWN COUNCIL OF THE TOWN OF BARTONVILLE, TEXAS:

Section 1. Findings Incorporated. The findings set forth above are incorporated into the body of this Ordinance as if fully set forth herein.

Section 2. Approval of 2026 Certified Property Tax Values. The Town Council hereby approves the 2026 Certified Property Tax Rolls for the Town of Bartonville, Texas in the amount of \$958,593,299.00, as submitted by the Denton County Appraisal District to the Town, attached hereto as **Exhibit "A"** and incorporated as if set forth fully herein.

Section 3. Tax Rate Adopted. The tax rate is hereby levied and ordered to be assessed and collected at an ad valorem tax rate of **\$0.173646** on each One Hundred Dollars (\$100.00) of assessed valuation for all taxable property located in the Town of Bartonville on the 1st day of January 2026, and not exempted from taxation by the constitution and laws of the State of Texas, to provide for the expenses of the Town of Bartonville for the Fiscal Year beginning October 1, 2026 and ending September 30, 2027. The tax rate is made up of only a maintenance and operations component, as follows:

For the maintenance and support of the General Government (General Fund) for the fiscal year 2026-2027, **\$0.173646** on each \$100 valuation of property.

THIS TAX RATE WILL RAISE MORE TAXES FOR MAINTENANCE AND OPERATIONS THAN LAST YEAR'S TAX RATE.

THE TAX RATE WILL EFFECTIVELY BE RAISED BY 3.50% AND WILL RAISE TAXES FOR MAINTENANCE AND OPERATIONS ON A \$100,000.00 HOME BY APPROXIMATELY \$5.84.

Section 4. Due Date of Taxes. That taxes levied under this ordinance shall be due October 1, 2026, and if not paid on or before January 31, 2027, shall immediately become delinquent. Penalties and interest as provided by state law shall accrue after January 31 of the year following the year in which the taxes are assessed. However, if the entire taxes due as provided herein are paid in full by January 31 of the year following the year in which the taxes are assessed, no penalty or interest shall be due.

Section 5. Place of Payment/Collection. Taxes are payable at the office of the Denton County Tax Assessor/Collector. The Town shall have available all rights and remedies provided by law for the enforcement of the collection of taxes levied under this Ordinance.

Section 6. Savings/Repealing Clause. All provisions of any ordinance in conflict with this Ordinance are hereby repealed; but such repeal shall not abate any pending prosecution for violation of the repealed Ordinance, nor shall the repeal prevent prosecution from being commenced for any violation if occurring prior to the repeal of the Ordinance. Any remaining portions of conflicting ordinances shall remain in full force and effect.

Section 7. Severability. Should any section, subsection, sentence, clause or phrase of this Ordinance be declared unconstitutional or invalid by a court of competent jurisdiction, it is expressly provided that any and all remaining portions of this Ordinance shall remain in full force and effect. Town hereby declares that it would have passed this Ordinance, and each section, subsection, sentence, clause, or phrase thereof irrespective of the fact that any one or more sections, subsections, sentences, clauses, or phrases be declared unconstitutional or invalid.

Section 8. Effective Date. This Ordinance shall become effective from and after its adoption and publication as required by law after its passage by at least 60% of the Council by a record vote.

PRESENTED APPROVED THIS 15TH DAY OF SEPTEMBER 2026 BY A VOTE OF ____ AYES, ____ NAYS, ____ ABSTENTIONS, AT A REGULAR MEETING OF THE TOWN COUNCIL OF THE TOWN OF BARTONVILLE TEXAS.

Vote on Motion	FOR	AGAINST	ABSENT	ABSTAIN
Margie Arens, Place 5/Mayor Pro Tem				
Rick Lawrence, Place 1				
Matt Chapman, Place 2				
Clay Sams, Place 3				
Keith Crandall, Place 4				

APPROVED:

Jaclyn Carrington,
Mayor

ATTEST:

Shannon Montgomery, TRMC
Town Secretary

Exhibit "A"
2026 Certified Property Tax Values for the Town of Bartonville, Texas

DRAFT

	NOT UNDER REVIEW	UNDER REVIEW	TOTAL
REAL PROPERTY & MFT HOMES	(Count) (950)	(Count) (7)	(Count) (957)
Land HS Value	365,297,221	1,989,054	367,286,275
Land NHS Value	125,341,473	1,482,002	126,823,475
Land Ag Market Value	384,528,665	4,869,676	389,398,341
Land Timber Market Value	0	0	0
Total Land Value	875,167,359	8,340,732	883,508,091
Improvement HS Value	487,537,417	3,823,540	491,360,957
Improvement NHS Value	89,376,406	964,374	90,340,780
Total Improvement	576,913,823	4,787,914	581,701,737
Market Value	1,452,081,182	13,128,646	1,465,209,828
BUSINESS PERSONAL PROPERTY	(255)	(0)	(255)
Market Value	42,350,889	0	42,350,889
OIL & GAS / MINERALS	(55)	(0)	(55)
Market Value	768,240	0	768,240
OTHER (Intangibles)	(0)	(0)	(0)
Market Value	0	0	0
	(Total Count) (1,260)	(Total Count) (7)	(Total Count) (1,267)
TOTAL MARKET	1,495,200,311	13,128,646	1,508,328,957
Ag Productivity	42,417	626	43,043
Ag Loss (-)	384,486,248	4,869,050	389,355,298
Timber Productivity	0	0	0
Timber Loss (-)	0	0	0
APPRAISED VALUE	1,110,714,063	8,259,596	1,118,973,659
	99.3%	0.7%	100.0%
HS CAP Limitation Value (-)	77,496,223	77,679	77,573,902
CB CAP Limitation Value (-)	22,648,393	49,862	22,698,255
NET APPRAISED VALUE	1,010,569,447	8,132,055	1,018,701,502
Total Exemption Amount	60,058,203	50,000	60,108,203
NET TAXABLE	950,511,244	8,082,055	958,593,299
TAX LIMIT/FREEZE ADJUSTMENT	178,022,785	1,069,219	179,092,004
LIMIT ADJ TAXABLE (I&S)	772,488,459	7,012,836	779,501,295
CHAPTER 312 ADJUSTMENT	0	0	0
CHAPTER 313 ADJUSTMENT	0	0	0
LIMIT ADJ TAXABLE (M&O)	772,488,459	7,012,836	779,501,295

APPROX TOTAL LEVY = LIMIT ADJ TAXABLE * (TAX RATE / 100) + ACTUAL TAX

\$1,550,298.64 = 779,501,295 * (0.173646 / 100) + \$196,725.82

NOT UNDER REVIEW

Limitation	Net Appr	Taxable	Act Tax	Ceiling	Count
DP	1,354,890	1,254,890	1,666.63	1,666.63	2
OV65	184,483,468	169,369,899	188,087.54	192,819.69	209
OV65S	8,047,996	7,397,996	6,018.98	6,143.88	13
Total	193,886,354	178,022,785	195,773.15	200,630.2	224
Tax Rate: 0.173646					

UNDER REVIEW

Limitation	Net Appr	Taxable	Act Tax	Ceiling	Count
OV65	1,119,219	1,069,219	952.67	952.67	1
Total	1,119,219	1,069,219	952.67	952.67	1
Tax Rate: 0.173646					

TOTAL

Limitation	Net Appr	Taxable	Act Tax	Ceiling	Count
DP	1,354,890	1,254,890	1,666.63	1,666.63	2
OV65	185,602,687	170,439,118	189,040.21	193,772.36	210
OV65S	8,047,996	7,397,996	6,018.98	6,143.88	13
Total	195,005,573	179,092,004	196,725.82	201,582.87	225
Tax Rate: 0.173646					

EXEMPTIONS Exemption	NOT UNDER REVIEW		UNDER REVIEW		TOTAL	
	Total	Count	Total	Count	Total	Count
Homestead Exemptions						
OV65-Local	10,474,221	222	50,000	1	10,524,221	223
OV65-State	0	0	0	0	0	0
OV65-Prorated	0	0	0	0	0	0
OV65S-Local	650,000	13	0	0	650,000	13
OV65S-State	0	0	0	0	0	0
OV65S-Prorated	0	0	0	0	0	0
DP-Local	100,000	2	0	0	100,000	2
DP-State	0	0	0	0	0	0
DP-Prorated	0	0	0	0	0	0
DVHS	9,180,869	11	0	0	9,180,869	11
DVHS-Prorated	0	0	0	0	0	0
Subtotal for Homestead Exemptions	20,405,090	248	50,000	1	20,455,090	249
Disabled Veterans Exemptions						
DV1	10,000	2	0	0	10,000	2
DV2	43,500	4	0	0	43,500	4
DV3	12,000	1	0	0	12,000	1
DV4	112,185	15	0	0	112,185	15
DV4S	12,000	1	0	0	12,000	1
Subtotal for Disabled Veterans Exemptions	189,685	23	0	0	189,685	23
Special Exemptions						
EX366	3,627	16	0	0	3,627	16
PPV	40,000	1	0	0	40,000	1
Subtotal for Special Exemptions	43,627	17	0	0	43,627	17
Absolute Exemptions						
Exempt UD	6,032,710	3	0	0	6,032,710	3
EX-XN	2,217,051	12	0	0	2,217,051	12
EX-XN-PRORATED	0	0	0	0	0	0
EX-XR	1,364,697	3	0	0	1,364,697	3
EX-XR-PRORATED	0	0	0	0	0	0
EX-XU	1,537,928	2	0	0	1,537,928	2
EX-XU-PRORATED	0	0	0	0	0	0
EX-XV	19,324,200	39	0	0	19,324,200	39
EX-XV-PRORATED	0	0	0	0	0	0
Subtotal for Absolute Exemptions	30,476,586	59	0	0	30,476,586	59

EXEMPTIONS Exemption	NOT UNDER REVIEW		UNDER REVIEW		TOTAL	
	Total	Count	Total	Count	Total	Count
Other Exemptions						
Animal Feed Held For Sale	34,268	1	0	0	34,268	1
BPPEX	6,130,232	130	0	0	6,130,232	130
BPPEX-AL	504,678	11	0	0	504,678	11
BPPEX-TU	719,847	94	0	0	719,847	94
BPPEX-UD	1,554,190	17	0	0	1,554,190	17
Subtotal for Other Exemptions	8,943,215	253	0	0	8,943,215	253
Total:	60,058,203	600	50,000	1	60,108,203	601

New Value

Total New Market Value: \$58,691,821
Total New Taxable Value: \$58,638,769

JETI

New Market Value: \$0
New Taxable Value: \$0

Chapter 313

New Market Value: \$0
New Taxable Value: \$0

TIF/TIRZ

New Market Value: \$0
New Taxable Value: \$0

Exemption Loss

New Absolute Exemptions

Exemption	Description	Count	Last Year Market Value
EX-XN	11.252 Motor vehicles leased for personal use	12	0
Absolute Exemption Value Loss:		12	0

New Partial Exemptions

Exemption	Description	Count	Partial Exemption Amt
AFHS	Animal Feed Held For Sale	1	34,268
BPPEX	BPPEX	118	5,963,426
BPPEX-AL	BPPEX- Split EX Between Related Business Entities	9	502,170
BPPEX-TU	BPPEX- Split EX For Leasing or Multi-location	27	577,229
DV1	Disabled Veterans 10% - 29%	1	5,000
DV4	Disabled Veterans 70% - 100%	1	0
OV65	Over 65	3	125,000
PPV	Personal Property Vehicle (Unused Special Exem...	1	40,000
Partial Exemption Value Loss:		161	7,247,093
Total NEW Exemption Value			7,247,093

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amt
Increased Exemption Value Loss:		0	0
Total Exemption Value Loss:			7,247,093

New Special Use (Ag/Timber)

Count	2025 Market Value	2026 Special Use	Loss
17	62,639	1,942	-60,697

New Annexations/Deannexations

Count	Market Value	Taxable Value
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Average Homestead Value

Categor	Count of HS Res	Avg Market	Avg Exempt	Med Market	Med Exempt	Avg Taxable	Med Taxable
A Only	365	1,385,743	11,821	1,173,000	0	1,188,779	1,003,090
A & E	505	1,300,385	18,180	1,096,418	0	1,130,362	960,247

Property Under Review - Lower Value Used

Count	Market Value	Lower Market Value	Estimated Lower Taxable Value
7	13,128,646	11,809,327	7,540,438

Not Under Review

Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	Single-family Residential	507		42,015,115	650,645,909	566,320,856
B	Multifamily Residential	1		747,223	747,223	667,667
C1	Vacant Lots and Tracts	82		0	41,545,687	37,382,881
D1	Qualified Open-Space Land	272	2,235.52	0	384,528,665	41,363
D2	Farm or Ranch Improvements on Qualified	129		132,244	9,796,555	8,701,289
E	Rural Land,Not Qualified for Open-Space Land	233		12,756,737	232,945,418	207,452,644
F1	Commercial Real Property	37		1,904,385	100,536,057	98,110,216
F2	Industrial Real Property	3		0	346,530	346,530
G1	Oil and Gas	55		0	768,240	681,306
J2	Gas Distribution Systems	2		0	97,380	0
J3	Electric Companies (including Co-ops)	4		0	3,092,313	2,173,331
J4	Telephone Companies (including Co-ops)	6		0	637,290	24,380
J6	Pipelines	4		0	327,260	0
J7	Cable Companies	1		0	7,409,240	7,284,240
L1	Commercial Personal Property	218		0	22,474,131	15,299,691
L2	Industrial and Manufacturing Personal Property	1		0	16,640	0
M1	Mobile Homes	1		0	97,082	97,082
O	Residential Inventory	11		1,136,117	8,092,332	5,562,580
S	Special Inventory	1		0	135,303	29,284
XB	Income Producing Tangible Personal	1		0	484,470	335,904
XN	Motor Vehicles Leased for Personal Use (§11.	12		0	2,217,051	0
XR	Nonprofit Water or Wastewater Corporation	3		0	1,364,697	0
XV	Other Totally Exempt Properties (including	44		0	26,894,838	0
Totals:			2,235.52	58,691,821	1,495,200,311	950,511,244

Under Review						
Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	Single-family Residential	1		0	1,000,186	1,000,186
C1	Vacant Lots and Tracts	2		0	947,884	900,840
D1	Qualified Open-Space Land	3	24.08	0	4,869,676	626
D2	Farm or Ranch Improvements on Qualified	3		0	103,432	100,614
E	Rural Land,Not Qualified for Open-Space Land	4		0	6,207,468	6,079,789
Totals:			24.08	0	13,128,646	8,082,055

Grand Totals

Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	Single-family Residential	508		42,015,115	651,646,095	567,321,042
B	Multifamily Residential	1		747,223	747,223	667,667
C1	Vacant Lots and Tracts	84		0	42,493,571	38,283,721
D1	Qualified Open-Space Land	275	2,259.6	0	389,398,341	41,989
D2	Farm or Ranch Improvements on Qualified	132		132,244	9,899,987	8,801,903
E	Rural Land,Not Qualified for Open-Space Land	237		12,756,737	239,152,886	213,532,433
F1	Commercial Real Property	37		1,904,385	100,536,057	98,110,216
F2	Industrial Real Property	3		0	346,530	346,530
G1	Oil and Gas	55		0	768,240	681,306
J2	Gas Distribution Systems	2		0	97,380	0
J3	Electric Companies (including Co-ops)	4		0	3,092,313	2,173,331
J4	Telephone Companies (including Co-ops)	6		0	637,290	24,380
J6	Pipelines	4		0	327,260	0
J7	Cable Companies	1		0	7,409,240	7,284,240
L1	Commercial Personal Property	218		0	22,474,131	15,299,691
L2	Industrial and Manufacturing Personal Property	1		0	16,640	0
M1	Mobile Homes	1		0	97,082	97,082
O	Residential Inventory	11		1,136,117	8,092,332	5,562,580
S	Special Inventory	1		0	135,303	29,284
XB	Income Producing Tangible Personal	1		0	484,470	335,904
XN	Motor Vehicles Leased for Personal Use (§11.	12		0	2,217,051	0
XR	Nonprofit Water or Wastewater Corporation	3		0	1,364,697	0
XV	Other Totally Exempt Properties (including	44		0	26,894,838	0
Totals:			2,259.6	58,691,821	1,508,328,957	958,593,299

Rank	Owner ID	Taxpayer Name	Market Value	Taxable Value
1	834453	A-S 114 LANTANA TOWN CENTER LP	\$21,495,036	\$20,125,660
2	892050	A-S 114 LANTANA TC PHASE 2 LP	\$15,045,942	\$15,045,942
3	834512	KROGER TEXAS LP	\$12,471,568	\$12,471,568
4	486141	DENMISS LLC	\$10,957,044	\$10,836,187
5	1788371	Spectrum Gulf Coast LLC	\$7,409,240	\$7,284,240
6	1776914	1200 ROCKGATE LLC	\$12,000,000	\$6,253,293
7	1752662	CARTER, CRAIG & CAROL TRS CARTER	\$6,854,683	\$5,876,095
8	1831475	KNIGHT DEVELOPMENT GROUP LLC	\$5,742,000	\$5,742,000
9	1786929	BRYFAM PROPERTIES LLC	\$5,850,000	\$5,227,155
10	954757	BRYFAM PROPERTIES, LLC	\$5,200,000	\$5,200,000
11	1031287	ROMNEY, NATHAN SCOTT & LANNI	\$5,052,000	\$5,052,000
12	912976	KROGER TEXAS LP	\$5,133,354	\$5,022,531
13	1896588	NEECE, PHIL TR RAYMOND 2025 TRUST	\$4,901,222	\$4,901,222
14	1941230	GARMAN, J S REVOCABLE LIVING TRUST	\$4,726,434	\$4,726,434
15	1909136	KNIGHT, ROBERT R & JOELENE TRS	\$17,011,403	\$4,670,734
16	1933825	PALMER, NEIL	\$4,542,643	\$4,542,643
17	1743106	POLK, CHRISTOPHER & JENNIFER	\$4,520,129	\$4,520,129
18	1795234	5BAR HUDSON HILLS LLC	\$4,672,292	\$4,252,447
19	1842580	JONES, BRENT	\$4,009,584	\$4,009,584
20	1037024	EXCHANGERIGHT NET LEASED	\$3,956,500	\$3,956,500
Total			\$161,551,074	\$139,716,364