Small Taxing Unit Notice

The City Of Gustine will hold a meeting at 06:30 PM on September 12, 2023 at Gustine City Hall, 201 E. Main St., Gustine, TX 76455 to consider adopting a proposed tax rate for tax year 2023. The proposed tax rate is $0.250000 per $100 of value.

The proposed tax rate would increase total taxes in City Of Gustine by 19.55%.
Visit Texas.gov/PropertyTaxes to find a link to your local property tax database on which you can easily access information regarding your property taxes, including information about proposed tax rates and scheduled public hearings of each entity that taxes your property.
The 86th Texas Legislature modified the manner in which the voter-approval tax rate is calculated to limit the rate of growth of property taxes in the state.

Please review & sign & date
if this meets your approval
for the Comanche Chief. I'll
Send it on Aug 31, 2023 instead
of the 1st on the 4th of September
due to Labor Day. Thank you

_____
Signature

8/1/2023
_____
date

City of Gustine

Small Taxing Units*

A small taxing unit is one that:

- proposes a total tax rate of $.50 or less per $100 of taxable value

  and

- would impose taxes of $500,000 or less from the current total value

Referred to in Tax Code as Taxing Units with Low Tax Levies.

A taxing unit must meet both conditions to be exempt from the notice of tax rates requirements of Tax Code Section 26.04 (e) and the injunction provision prohibiting the adoption of a tax rate according to Section 26.04 (g).

Procedures

A small taxing unit is required to calculate the no-new-revenue and voter-approval tax rates as explained earlier in this guidebook. The worksheets used to calculate those rates are then submitted to the governing body and the county tax-assessor.

Beginning in 2021, the Comptroller worksheets must be certified by the designated officer or employee.

Once these worksheets have been submitted and the appraisal district has sent its required notice, the governing body of a small taxing unit will vote to propose a tax rate. Under Section 26.052, a small taxing unit is not required to hold a public hearing regardless of whether the proposed tax rate exceeds the lower of the no-new-revenue or voter-approval tax rates.

Once the notice requirements have been met, the governing body will meet to adopt a tax rate. The tax rate consists of two components (M&O rate and Debt rate) and each component is approved separately. The governing body must also comply with Tax Code Section 26.05 (b) which can be found in the Appendix, when making the motion to adopt a tax rate that exceeds the no-new-revenue rate.

If the ordinance, order or resolution proposes a tax rate for the unit that will raise more funds for M&O operations, the small taxing unit must further comply with Section 26.05 (b).

The assessor will enter the amount of tax determined using the appraisal roll and the adopted tax rate and submit it to the governing body for approval. The governing body will approve these amounts which will become the tax roll. The assessor mails the tax statements.

Notice Requirements

The notice requirement sets the small taxing unit apart from other taxing units. Under Tax Code Section 26.052, a small taxing unit may provide notice of the proposed tax rate in one of two ways:

- mail a notice of the proposed rate to each property owner in the unit or
- publish a notice of the proposed rate in the legal section of a newspaper.

If a small taxing unit decides to publish the notice in a newspaper, it must also prominently post the notice on the homepage of the taxing unit's website.

Either notice must be made at least 7 days before the date on which the taxing unit meets to adopt the proposed rate. Section 26.052 (Comptroller Form 50-757) further provides for a simplified tax rate notice. The notice must contain the following:

- the proposed tax rate and
- date, time and location of the meeting at which the governing body will consider adopting the proposed tax rate.

If the proposed tax rate exceeds the unit's calculated no-new-revenue tax rate, an additional sentence must be added stating:

"The proposed tax rate would increase total taxes in [name of taxing unit] by [percentage by which the proposed tax rate exceeds the no-new-revenue tax rate]."