



**CARSON CITY, NEVADA**  
**CONSOLIDATED MUNICIPALITY AND STATE CAPITAL**

MEMO TO: Board of Supervisors  
Larry Werner, City Manager  
Al Kramer, Treasurer  
Dave Dawley, Assessor  
Joe McCarthy, Director of Business Development

FROM: Nick Providenti, Finance Director *NP*

DATE: July 25, 2008

RE: Property Tax Analysis for FY 2009

I have attached an analysis of the difference between budgeted real Property Taxes and amounts that were actually billed by Treasurer Al Kramer on July 10 for the Redevelopment Authority and the General Fund. The bottom line is the Redevelopment Authority will be receiving \$187,666 more in real property tax than was budgeted and the General Fund will be receiving \$244,965 more than was budgeted.

This disparity occurs due to the fact that estimates for new construction are used when preparing the budgeted numbers in March and we try to be conservative when making the estimates and preparing the budgets.

Please note that these numbers are for real property tax only and do not include amounts that will be received for personal property. Personal property taxes are typically billed in December.

Should you have any questions, please do not hesitate to contact me.

**DEPARTMENT OF FINANCE**

201 North Carson Street, Suite #3, Carson City, NV 89701 - (775) 887-2133 (775) 887-2107 fax

Carson City and Redevelopment Authority  
Property Tax Analysis  
Fiscal Year 2009

**Redevelopment Authority**

RDA Real Property Tax Budgeted Amt.	\$ 1,205,217
Less SB 312 amount*	\$ (141,884)
Amount budgeted	<u>\$ 1,063,333</u>

RDA amount billed	\$ 1,392,883
Less SB 312 amount	\$ (141,884)
Amount to be collected	<u>\$ 1,250,999</u>

Additional Prop Tax to be collected	<u>\$ 187,666</u>
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**General Fund**

Amount budgeted	\$ 12,584,410
Amount billed	<u>\$ 12,829,375</u>

Additional Prop Tax to be collected	<u>\$ 244,965</u>
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\* SB 312 - Money that is "carved out" after being levied and collected in accordance with SB 312 which was enacted after the 1999 Legislative Session. The "carve out" rates generally relate to voter-approved bonds or overrides on or after the November 6, 1996 general election. In Carson City's case, the Redevelopment Authority has to remit property tax collected to the School District for bonds that were approved after November 6, 1996.