City of Carson City Agenda Report

Date Submitted: 08/23/11

Agenda Date Requested: 09/01/11

Time Requested: Consent

To: Mayor and Supervisors

From: Assessor's Office

Subject Title: For Possible Action: To approve the refund and decrease of the taxes for the 2008/09, 2009/10, 2010/11 and 2011/12 tax years for parcel number 007-301-13 (4370 Timberline Dr) per NRS 361.765 in the amount of \$2,236.07 (\$1,651.90 refund, \$584.17 decrease) (Kimberly Adams, Assessors Office).

Staff Summary: Upon the owners' request, it was discovered that the size of the residential building was incorrectly documented at the time of the original appraisal. This resulted in the building being taxed at a higher value. The Assessors office is asking that the taxes be adjusted to reflect the correct amount and a refund issued for the prior years that was billed in excess be removed from the 2008/09 (\$534.47), 2009/10 (\$550.54), 2010/11 (\$566.89) and the 2011/12 (\$584.17) Real Property Tax Rolls for a total of \$2,236.07 (\$1,651.90 refund, \$584.17 decrease).

Does This Action Require A Busin	ess Impact St	atement:	(_) Yes (_X_) No
() Resolution (_X) Formal Action/Motion	ı	() Ord () Oth	inance er (Spec	cify)
Type of Action Requested:	(check one)			

Recommended Board Action: To approve the refund and decrease of the taxes for the 2008/09, 2009/10, 2010/11 and 2011/12 tax years for parcel number 007-301-13 (4370 Timberline Dr) per NRS 361.765 in the amount of \$2,236.07 (\$1,651.90 refund, \$584.17 decrease) (Kimberly Adams, Assessors Office).

Explanation for Recommended Board Action: Upon the owners' request, it was discovered that the size of the residential building was incorrectly documented at the time of the original appraisal. This resulted in the building being taxed at a higher value. The Assessors office is asking that the taxes be adjusted to reflect the correct amount and a refund issued for the prior years that was billed in excess be removed from the 2008/09 (\$534.47), 2009/10 (\$550.54), 2010/11 (\$566.89) and the 2011/12 (\$584.17) Real Property Tax Rolls for a total of \$2,236.07 (\$1,651.90 refund, \$584.17 decrease).

Tax Year		Current sessed \$		Correct sessed \$		Current PYGAV		Correct PYGAV	Ta	Billed ax Amount	Correct Tax Amount
2008/09	\$	229,352	\$	211,897	\$	170,112	\$	153,553	\$	5,612.78	\$ 5,078.31
	(Correct Tax amount includes recapture tax amount of \$121.91)										
2009/10	\$	223,240	\$	215,359	\$	175,210	\$	158,155	\$	5,655.61	\$ 5,105.07
2010/11	\$	206,572	\$	191,226	\$	182,748	\$	164,959	\$	5,825.13	\$ 5,258.24
2011/12	\$	191,265	\$	176,255	\$	188,254	\$	169,929	\$	6,001.94	\$ 5,417.77
(Correct Tax amount includes a special assessment for E.V water in the amount of \$1.79)											
Totals:									\$	17,439.85	\$ 15,601.15

Applicable Statue, Code, Policy, Rule or Regulation: NRS 361.765.

Fiscal Impact: A refund in the amount of \$534.47 (2008/09), \$550.54 (2009/10), \$566.89 (2010/11) and a decrease of \$584.17 (2011/12), for a total of \$2,236.07 to Real Property Tax Rolls.

Explanation of Impact: Decrease of the 2008/09, 2009/10, 2010/11 and the 2011/12 Real Property Tax Rolls.

Funding Source: Various Tax Entities.

Alternatives: Approve, Modify, or Deny.

Supporting Material: None.

Prepared By: k	Cimberly Adams, Senior Property Appra	iser
Reviewed By:	Dad AD	Date: 8/22/2011
•	(Department Head) Assessor	Date: 8-23-11
	(City Manager)	Date: 8/23/1/
	Descrict Attorney) Pausa	Date: <u>\$\partial 3\frac{11}</u>
	(Finance Director)	

Board Action Taken:

Motion:	1)	Aye/Nay
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(Vote Recorded By)		