

RESOLUTION NO. 20140612-065

WHEREAS, the City supports a fair and equitable property tax system;

and

WHEREAS, most Austin homeowners have experienced large increases in their property valuations and thus their property taxes; and

WHEREAS, rapidly escalating property taxes are driving an increasing number of homeowners out of Austin's neighborhoods; and

WHEREAS, in 2013, the Austin Independent School District, one of the seven districts within the City boundaries, experienced a decrease in student enrollment for the first time since 2001 and attributes this decrease in large part to increased housing costs; and

WHEREAS, the Travis Central Appraisal District sets the appraised value for residential and commercial properties; and

WHEREAS, research conducted by the *Austin American-Statesman*, Real Values for Texas, and others demonstrates that commercial property is often valued lower than actual sales prices and its real market value; and

WHEREAS, the undervaluation of commercial property imposes an unfair tax burden on residential property owners; and

WHEREAS, valuations of commercial property should be based on the fair market value; and

WHEREAS, Harris County has filed a petition with its Appraisal Review Board challenging valuations on unimproved commercial property; and

WHEREAS, the Travis County Commissioners Court contemplated filing a challenge petition for commercial properties; and

WHEREAS, the City seeks to present a comprehensive and well-researched body of data to document its concerns about the setting of commercial property values; **NOW, THEREFORE**,

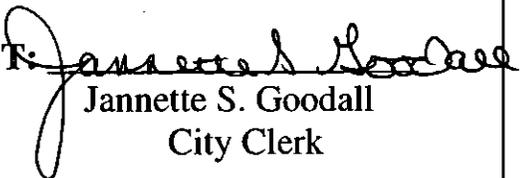
BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF AUSTIN:

The City Manager is directed:

- (a) To work with other area taxing entities and experts to compile comprehensive evidence to prepare a targeted challenge petition challenging the appraisals of categories of commercial properties that can be proved to be undervalued by the Travis Central Appraisal District; and
- (b) To procure experts; and
- (c) To provide bi-monthly updates to the Audit and Finance Committee and an interim report to Council with sufficient time to allow Council to consider filing the challenge petition as early as possible after 2015 appraisals are complete and before the appropriate deadline in 2015.

ADOPTED: June 12, 2014

ATTEST:


Jannette S. Goodall
City Clerk