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BROWARD COUNTY PROPERTY APPRAISER

Fiscal Impact Estimates for Broward County & Fort Lauderdale for CS/HJR1F

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On May 27, the Governor called a Special Session of the Florida Legislature from June 1 until June 3 to consider a proposed property tax amendment to be placed on the November ballot.

If passed by the voters, the proposed amendment would increase the Homestead Exemption to $150,000 the first year; increase the exemption amount to $250,000 the second year; and the Florida Legislature would then create a schedule to ultimately eliminate homesteaded property taxes. If approved by the Florida voters, the amendment would take effect on January 1, 2027.

It should be noted the constitutional amendment will apply to all taxing authorities except the school board.

This information includes the average savings for homesteaded property owners along with the fiscal impact on local government.

This data analysis is provided for informational purposes only and does not represent an official position on the proposed amendment.

$150,000 Homestead Exemption if Applied to the 2025 Tax Roll

	Broward County Commission
Number of Homesteaded Properties	424,899
Average Savings for Properties with less than $150,000 of assessed value	$ 1,104
Average Savings for Properties with more than $150,000 of assessed value	$ 1,325
Total Taxes Levied	$1,804,017,327
Total Taxes Levied if $150,000 Homestead Exemption was in Effect for 2025	$1,609,159,102
Total Tax Dollar Impact	($194,858,225) (10.8% decrease)

These projections are being calculated as if the provisions of the Joint Resolution were in effect for the 2025 tax year.

$150,000 Homestead Exemption if Applied to the 2025 Tax Roll

	Fort Lauderdale
Number of Homesteaded Properties	38,787
Average Savings for Properties with less than $150,000 of assessed value	$ 1,050
Average Savings for Properties with more than $150,000 of assessed value	$ 1,199
Total Taxes Levied	$276,022,414
Total Taxes Levied if $150,000 Homestead Exemption was in Effect for 2025	$261,434,355
Total Tax Dollar Impact	($14,588,059) (5.3% decrease)

These projections are being calculated as if the provisions of the Joint Resolution were in effect for the 2025 tax year.

Estimates with $150,000 Homestead Exemption Using 2025 Tax Roll Data (not including School Board)							
Taxing Authority	# Homesteads	Total Taxes Levied for 2025	Total Taxes Levied for $150k Exemption Proposal	Estimated Total Tax impact	% Total Tax Impact	Average Savings for Properties with LESS than $150k Assessed Value	Average Savings for Property Owner with Available Value for Full $150k Exemption
COUNTY COMMISSION	424,899	1,804,017,327.19	1,609,159,102.19	(194,858,225.00)	-10.8%	$1,104	$1,325.85
COCONUT CREEK	13,590	44,603,265.41	37,327,891.41	(7,275,374.00)	-16.3%	$1,156	$1,440.60
COOPER CITY	9,156	27,619,137.16	22,472,132.16	(5,147,005.00)	-18.6%	$1,210	$1,220.96
CORAL SPRINGS	25,871	99,834,494.51	85,287,707.51	(14,546,787.00)	-14.6%	$1,277	$1,370.15
DANIA BEACH	5,726	48,358,019.45	45,680,841.45	(2,677,178.00)	-5.5%	$978	$1,361.13
DAVIE	20,970	93,227,636.55	82,451,530.55	(10,776,106.00)	-11.6%	$1,171	$1,331.27
DEERFIELD BEACH	18,092	75,017,114.81	67,319,451.81	(7,697,663.00)	-10.3%	$975	$1,368.54
FORT LAUDERDALE	38,787	276,022,414.69	261,434,355.69	(14,588,059.00)	-5.3%	$1,050	$1,199.96
HALLANDALE BEACH	8,201	71,790,003.52	67,041,911.52	(4,748,092.00)	-6.6%	$1,083	$1,408.48
HILLSBORO BEACH	798	7,008,968.20	6,739,295.20	(269,673.00)	-3.8%	$1,103	$1,115.59
HOLLYWOOD	31,379	217,664,277.71	197,314,988.71	(20,349,289.00)	-9.3%	$1,185	$1,546.02
LAUD. BY THE SEA	2,221	14,937,375.63	14,115,858.63	(821,517.00)	-5.5%	$1,120	$1,155.30
LAUDERDALE LAKES	6,091	19,370,258.04	16,564,343.04	(2,805,915.00)	-14.5%	$864	$1,658.24
LAUDERHILL	12,924	42,266,161.04	35,469,137.04	(6,797,024.00)	-16.1%	$1,012	$1,611.58
LAZY LAKE	7	75,095.71	70,578.71	(4,517.00)	-6.0%	$1,401	$1,401.01
LIGHTHOUSE POINT	3,591	19,103,044.05	17,636,009.05	(1,467,035.00)	-7.7%	$1,101	$1,231.73
MARGATE	15,316	40,078,467.98	32,219,761.98	(7,858,706.00)	-19.6%	$1,047	$1,504.04
MIRAMAR	27,740	114,722,504.05	97,100,089.05	(17,622,415.00)	-15.4%	$1,235	$1,347.26
NORTH LAUDERDALE	7,070	19,914,381.29	16,240,423.29	(3,673,958.00)	-18.4%	$1,067	$1,490.36
OAKLAND PARK	9,786	38,842,037.90	34,141,673.90	(4,700,364.00)	-12.1%	$1,088	$1,372.11
PARKLAND	10,053	37,481,264.65	33,238,915.65	(4,242,349.00)	-11.3%	$1,182	$1,182.39
PEMBROKE PARK	213	11,053,405.06	10,952,168.06	(101,237.00)	-0.9%	$834	$1,484.54
PEMBROKE PINES	41,367	118,970,073.13	98,199,801.13	(20,770,272.00)	-17.5%	$1,066	$1,231.90
PLANTATION	21,983	88,144,588.89	76,557,175.89	(11,587,413.00)	-13.1%	$1,216	$1,348.49
POMPANO BEACH	22,711	130,791,134.66	120,818,826.66	(9,972,308.00)	-7.6%	$1,096	$1,367.34
POMPANO BEACH EMS	22,711	11,552,389.76	10,671,568.76	(880,821.00)	-7.6%		
SEA RANCH LAKES	173	2,351,218.51	2,248,167.51	(103,051.00)	-4.4%	$1,364	$1,363.78
SUNRISE	23,330	73,589,057.71	63,357,427.71	(10,231,630.00)	-13.9%	$983	$1,386.73
SOUTHWEST RANCHES	2,168	10,801,348.48	9,976,717.48	(824,631.00)	-7.6%	$1,032	$1,027.86
TAMARAC	22,250	48,570,106.70	37,752,496.70	(10,817,610.00)	-22.3%	$1,028	$1,450.65
WEST PARK	2,913	9,137,339.08	7,539,762.08	(1,597,577.00)	-17.5%	$1,013	$1,424.98
WESTON	14,899	43,408,264.14	38,616,043.14	(4,792,221.00)	-11.0%	$1,041	$1,087.93
WILTON MANORS	3,247	15,849,218.70	13,989,639.70	(1,859,579.00)	-11.7%	$1,268	$1,390.40
UNINCORPORATED	2,276	3,470,151.20	3,100,381.20	(369,770.00)	-10.7%	$920	$1,247.57

These projections are being calculated as if the provisions of the Joint Resolution were in effect for the 2025 tax year.

Estimates with $150,000 Homestead Exemption Using 2025 Tax Roll Data (not including School Board)							
Taxing Authority	# Homesteads	Total Taxes Levied for 2025	Total Taxes Levied for $150k Exemption Proposal	Estimated Total Tax impact	% Total Tax Impact	Average Savings for Properties with LESS than $150k Assessed Value	Estimated AVERAGE Savings for Property Owner with Available Value for Full $150k Exemption
COUNTY FIRE		3,891,865.68	3,477,159.68	(414,706.00)	-10.7%		
FORT LAUD. DDA		3,288,680.21	3,288,680.21	-	0.0%		
N. BROWARD HOSPITAL		274,732,032.90	246,069,039.90	(28,662,993.00)	-10.4%		
S. BROWARD HOSPITAL		7,892,161.51	6,913,213.51	(978,948.00)	-12.4%		
HILLSBORO INLET		3,716,180.78	3,422,154.78	(294,026.00)	-7.9%		
WATER MANAGEMENT 2		860,331.34	765,129.34	(95,202.00)	-11.1%		
CENTRAL BROWARD		3,438,657.91	3,051,175.91	(387,482.00)	-11.3%		
COCOMAR		1,010,077.13	851,985.13	(158,092.00)	-15.7%		
TINDALL HAMMOCK		1,640,230.80	1,640,230.80	-	0.0%		
WATER MANAGEMENT 3		637,900.78	613,222.78	(24,678.00)	-3.9%		
WATER MANAGEMENT 4A		15,315.57	15,267.57	(48.00)	-0.3%		
WATER MANAGEMENT 4B		44,148.49	39,051.49	(5,097.00)	-11.5%		
WATER MANAGEMENT 4C		407,738.61	372,844.61	(34,894.00)	-8.6%		
COUNTY STREET LIGHT		330,276.18	276,342.18	(53,934.00)	-16.3%		
THREE ISLANDS		435,073.74	371,867.74	(63,206.00)	-14.5%		
SUNRISE KEY		232,466.34	227,701.34	(4,765.00)	-2.0%		
GOLDEN ISLES		699,525.22	675,407.22	(24,118.00)	-3.4%		
PLANTATION GATEWAY 7		885,047.95	867,701.95	(17,346.00)	-2.0%		
PLANTATION MIDTOWN		2,365,549.07	2,354,232.07	(11,317.00)	-0.5%		
LAUDERHILL WINDERMERE/TREE GARDE		81,790.58	78,842.58	(2,948.00)	-3.6%		
LAUDERHILL HABITAT SAFE NEIGHBORHC		34,048.96	33,128.96	(920.00)	-2.7%		
LAUDERHILL ISLES OF INVERRARY SAFE		24,401.88	16,032.88	(8,369.00)	-34.3%		
LAUDERHILL MANORS OF INVERRARY SA		-	-	-	-		
FLA INLAND NAV.		8,633,588.14	7,680,678.14	(952,910.00)	-11.0%		
CHILDREN'S SERVICES		143,891,432.93	128,009,605.93	(15,881,827.00)	-11.0%		
SFWMD - DISTRICT		30,313,115.03	26,967,343.03	(3,345,772.00)	-11.0%		
SFWMD - BASIN		32,807,296.61	29,186,239.61	(3,621,057.00)	-11.0%		
SFWMD - EVERGLADES		10,456,123.92	9,302,044.92	(1,154,079.00)	-11.0%		

These projections are being calculated as if the provisions of the Joint Resolution were in effect for the 2025 tax year.

$250,000 Homestead Exemption if Applied to the 2025 Tax Roll

	Broward County Commission
Number of Homesteaded Properties	424,899
Average Savings for Properties with less than $250,000 of assessed value	$ 1,879
Average Savings for Properties with more than $250,000 of assessed value	$ 2,661
Total Taxes Levied	$1,804,017,327
Total Taxes Levied if $250,000 Homestead Exemption was in Effect for 2025	$1,470,227,093
Total Tax Dollar Impact	($333,790,234)
	(18.5% decrease)

These projections are being calculated as if the provisions of the Joint Resolution were in effect for the 2025 tax year.

$250,000 Homestead Exemption if Applied to the 2025 Tax Roll

	Fort Lauderdale
Number of Homesteaded Properties	38,787
Average Savings for Properties with less than $250,000 of assessed value	$ 1,867
Average Savings for Properties with more than $250,000 of assessed value	$ 2,408
Total Taxes Levied	$276,022,414
Total Taxes Levied if $250,000 Homestead Exemption was in Effect for 2025	$250,070,269
Total Tax Dollar Impact	($25,952,145) (9.4% decrease)

These projections are being calculated as if the provisions of the Joint Resolution were in effect for the 2025 tax year.

Estimates with $250,000 Homestead Exemption Using 2025 Tax Roll Data (not including School Board)							
Taxing Authority	# Homesteads	Total Taxes Levied for 2025	Total Taxes Levied for $250k Exemption Proposal	Estimated Total Tax Impact	% Total Tax Impact	Average Savings for Properties with LESS than $250k Assessed Value	Average Savings for Property Owner with Available Value for Full $250k Exemption
COUNTY COMMISSION	424,899	1,804,017,327.19	1,470,227,093.19	(333,790,234.00)	-18.5%	$1,880	$2,661.34
COCONUT CREEK	13,590	44,603,265.41	32,632,838.41	(11,970,427.00)	-26.8%	$1,900	$2,891.68
COOPER CITY	9,156	27,619,137.16	18,081,535.16	(9,537,602.00)	-34.5%	$2,243	$2,450.80
CORAL SPRINGS	25,871	99,834,494.51	72,980,771.51	(26,853,723.00)	-26.9%	$2,357	$2,750.26
DANIA BEACH	5,726	48,358,019.45	44,142,844.45	(4,215,175.00)	-8.7%	$1,538	$2,732.16
DAVIE	20,970	93,227,636.55	73,938,830.55	(19,288,806.00)	-20.7%	$2,097	$2,672.22
DEERFIELD BEACH	18,092	75,017,114.81	62,796,994.81	(12,220,120.00)	-16.3%	$1,545	$2,747.03
FORT LAUDERDALE	38,787	276,022,414.69	250,070,269.69	(25,952,145.00)	-9.4%	$1,867	$2,408.65
HALLANDALE BEACH	8,201	71,790,003.52	64,407,897.52	(7,382,106.00)	-10.3%	$1,685	$2,827.20
HILLSBORO BEACH	798	7,008,968.20	6,499,201.20	(509,767.00)	-7.3%	$2,085	$2,239.29
HOLLYWOOD	31,379	217,664,277.71	183,776,693.71	(33,887,584.00)	-15.6%	$1,975	$3,103.28
LAUD. BY THE SEA	2,221	14,937,375.63	13,383,774.63	(1,553,601.00)	-10.4%	$2,117	$2,319.00
LAUDERDALE LAKES	6,091	19,370,258.04	15,451,486.04	(3,918,772.00)	-20.2%	$1,204	$3,328.54
LAUDERHILL	12,924	42,266,161.04	32,139,894.04	(10,126,267.00)	-24.0%	$1,506	$3,234.88
LAZY LAKE	7	75,095.71	66,469.71	(8,626.00)	-11.5%	$2,662	$2,812.21
LIGHTHOUSE POINT	3,591	19,103,044.05	16,370,467.05	(2,732,577.00)	-14.3%	$2,049	$2,472.42
MARGATE	15,316	40,078,467.98	27,954,883.98	(12,123,584.00)	-30.2%	$1,614	$3,019.02
MIRAMAR	27,740	114,722,504.05	83,754,127.05	(30,968,377.00)	-27.0%	$2,170	$2,704.32
NORTH LAUDERDALE	7,070	19,914,381.29	14,464,681.29	(5,449,700.00)	-27.4%	$1,582	$2,991.56
OAKLAND PARK	9,786	38,842,037.90	31,413,714.90	(7,428,323.00)	-19.1%	$1,718	$2,754.20
PARKLAND	10,053	37,481,264.65	29,014,330.65	(8,466,934.00)	-22.6%	$2,359	$2,373.38
PEMBROKE PARK	213	11,053,405.06	10,920,314.06	(133,091.00)	-1.2%	$1,096	$2,979.88
PEMBROKE PINES	41,367	118,970,073.13	82,880,808.13	(36,089,265.00)	-30.3%	$1,851	$2,472.76
PLANTATION	21,983	88,144,588.89	67,683,778.89	(20,460,810.00)	-23.2%	$2,147	$2,706.79
POMPANO BEACH	22,711	130,791,134.66	114,453,891.66	(16,337,243.00)	-12.5%	$1,794	$2,744.62
POMPANO BEACH EMS	22,711	11,552,389.76	10,109,374.76	(1,443,015.00)	-12.5%		
SEA RANCH LAKES	173	2,351,218.51	2,144,367.51	(206,851.00)	-8.8%	$2,738	$2,737.48
SUNRISE	23,330	73,589,057.71	57,467,722.71	(16,121,335.00)	-21.9%	$1,546	$2,783.55
SOUTHWEST RANCHES	2,168	10,801,348.48	9,171,625.48	(1,629,723.00)	-15.1%	$2,039	$2,063.20
TAMARAC	22,250	48,570,106.70	32,078,282.70	(16,491,824.00)	-34.0%	$1,567	$2,911.85
WEST PARK	2,913	9,137,339.08	6,646,157.08	(2,491,182.00)	-27.3%	$1,579	$2,860.32
WESTON	14,899	43,408,264.14	34,230,250.14	(9,178,014.00)	-21.1%	$1,994	$2,183.77
WILTON MANORS	3,247	15,849,218.70	12,577,906.70	(3,271,312.00)	-20.6%	$2,231	$2,790.91
UNINCORPORATED	2,276	3,470,151.20	2,884,125.20	(586,026.00)	-16.9%	$1,455	$2,504.21

These projections are being calculated as if the provisions of the Joint Resolution were in effect for the 2025 tax year.

Estimates with $250,000 Homestead Exemption Using 2025 Tax Roll Data (not including School Board)							
Taxing Authority	# Homesteads	Total Taxes Levied for 2025	Total Taxes Levied for $250k Exemption Proposal	Estimated Total Tax Impact	% Total Tax Impact	Average Savings for Properties with LESS than $250k Assessed Value	Estimated AVERAGE Savings for Property Owner with Available Value for Full $250k Exemption
COUNTY FIRE		3,891,865.68	3,234,622.68	(657,243)	16.9%		
FORT LAUD. DDA		3,288,680.21	3,288,680.21	-	0.0%		
N. BROWARD HOSPITAL		274,732,032.90	226,212,718.90	(48,519,314.00)	-17.7%		
S. BROWARD HOSPITAL		7,892,161.51	6,208,581.51	(1,683,580.00)	-21.3%		
HILLSBORO INLET		3,716,180.78	3,198,611.78	(517,569.00)	-13.9%		
WATER MANAGEMENT 2		860,331.34	711,981.34	(148,350.00)	-17.2%		
CENTRAL BROWARD		3,438,657.91	2,738,715.91	(699,942.00)	-20.4%		
COCOMAR		1,010,077.13	751,043.13	(259,034.00)	-25.6%		
TINDALL HAMMOCK		1,640,230.80	1,640,230.80	-	0.0%		
WATER MANAGEMENT 3		637,900.78	599,808.78	(38,092.00)	-6.0%		
WATER MANAGEMENT 4A		15,315.57	15,243.57	(72.00)	-0.5%		
WATER MANAGEMENT 4B		44,148.49	37,591.49	(6,557.00)	-14.9%		
WATER MANAGEMENT 4C		407,738.61	353,098.61	(54,640.00)	-13.4%		
COUNTY STREET LIGHT		330,276.18	245,869.18	(84,407.00)	-25.6%		
THREE ISLANDS		435,073.74	335,802.74	(99,271.00)	-22.8%		
SUNRISE KEY		232,466.34	222,901.34	(9,565.00)	-4.1%		
GOLDEN ISLES		699,525.22	653,987.22	(45,538.00)	-6.5%		
PLANTATION GATEWAY 7		885,047.95	853,207.95	(31,840.00)	-3.6%		
PLANTATION MIDTOWN		2,365,549.07	2,344,205.07	(21,344.00)	-0.9%		
LAUDERHILL WINDERMERE/TREE GARDENS SAF		81,790.58	78,642.58	(3,148.00)	-3.8%		
LAUDERHILL HABITAT SAFE NEIGHBORHOOD		34,048.96	33,082.96	(966.00)	-2.8%		
LAUDERHILL ISLES OF INVERRARY SAFE NEIGHI		24,401.88	15,865.88	(8,536.00)	-35.0%		
LAUDERHILL MANORS OF INVERRARY SAFE NEI		-	-	-			
FLA INLAND NAV.		8,633,588.14	7,011,673.14	(1,621,915.00)	-18.8%		
CHILDREN'S SERVICES		143,891,432.93	116,859,513.93	(27,031,919.00)	-18.8%		
SFWMD - DISTRICT		30,313,115.03	24,618,391.03	(5,694,724.00)	-18.8%		
SFWMD - BASIN		32,807,296.61	26,644,019.61	(6,163,277.00)	-18.8%		
SFWMD - EVERGLADES		10,456,123.92	8,491,804.92	(1,964,319.00)	-18.8%		

These projections are being calculated as if the provisions of the Joint Resolution were in effect for the 2025 tax year.

Full Elimination of Ad Valorem Taxes for Homesteaded Properties if Applied to the 2025 Tax Roll

	Broward County Commission
Number of Homesteaded Properties	424,899
Average Savings for Property Owner	$3,448
Total Taxes Levied	$1,804,017,327
Total Taxes Levied if Ad Valorem Taxes Were Eliminated in 2025	$1,167,988,106
Total Tax Dollar Impact	($636,029,221) (35.3% decrease)

These projections are being calculated as if the provisions of the Joint Resolution were in effect for the 2025 tax year.

Full Elimination of Ad Valorem Taxes for Homesteaded Properties if Applied to the 2025 Tax Roll

	Fort Lauderdale
Number of Homesteaded Properties	38,787
Average Savings for Properties	$ 5,756
Total Taxes Levied	$276,022,414
Total Taxes Levied if Ad Valorem Taxes Were Eliminated in 2025	$194,819,463
Total Tax Dollar Impact	($81,202,951) (29.4% decrease)

These projections are being calculated as if the provisions of the Joint Resolution were in effect for the 2025 tax year.

Estimates if Ad Valorem Taxes are Eliminated for Homesteaded Properties (not including School Board)						
Taxing Authority	# Homesteads	Total Taxes Levied for 2025	Total Taxes Levied if Homestead Taxes Eliminated	Estimated Total Tax Impact	% Total Tax Impact	Estimated AVERAGE Savings for Property Owner
COUNTY COMMISSION	424,899	1,804,017,327.19	1,167,988,106.19	(636,029,221.00)	-35.3%	$3,448.76
COCONUT CREEK	13,590	44,603,265.41	28,583,840.41	(16,019,425.00)	-35.9%	$2,510.05
COOPER CITY	9,156	27,619,137.16	10,440,631.16	(17,178,506.00)	-62.2%	$3,988.21
CORAL SPRINGS	25,871	99,834,494.51	54,687,562.51	(45,146,932.00)	-45.2%	$3,894.11
DANIA BEACH	5,726	48,358,019.45	42,363,865.45	(5,994,154.00)	-12.4%	$2,158.09
DAVIE	20,970	93,227,636.55	52,992,045.55	(40,235,591.00)	-43.2%	$4,335.30
DEERFIELD BEACH	18,092	75,017,114.81	56,767,504.81	(18,249,610.00)	-24.3%	$2,279.04
FORT LAUDERDALE	38,787	276,022,414.69	194,819,463.69	(81,202,951.00)	-29.4%	$5,756.79
HALLANDALE BEACH	8,201	71,790,003.52	59,323,836.52	(12,466,167.00)	-17.4%	$2,844.42
HILLSBORO BEACH	798	7,008,968.20	4,122,164.20	(2,886,804.00)	-41.2%	$11,575.94
HOLLYWOOD	31,379	217,664,277.71	158,223,637.71	(59,440,640.00)	-27.3%	$3,424.49
LAUD. BY THE SEA	2,221	14,937,375.63	10,750,728.63	(4,186,647.00)	-28.0%	$5,622.60
LAUDERDALE LAKES	6,091	19,370,258.04	14,700,390.04	(4,669,868.00)	-24.1%	$1,416.48
LAUDERHILL	12,924	42,266,161.04	29,797,352.04	(12,468,809.00)	-29.5%	$1,823.70
LAZY LAKE	7	75,095.71	50,048.71	(25,047.00)	-33.4%	$7,755.10
LIGHTHOUSE POINT	3,591	19,103,044.05	7,854,228.05	(11,248,816.00)	-58.9%	$8,327.39
MARGATE	15,316	40,078,467.98	25,106,282.98	(14,972,185.00)	-37.4%	$1,964.98
MIRAMAR	27,740	114,722,504.05	65,458,627.05	(49,263,877.00)	-42.9%	$3,387.82
NORTH LAUDERDALE	7,070	19,914,381.29	13,611,282.29	(6,303,099.00)	-31.7%	$1,812.57
OAKLAND PARK	9,786	38,842,037.90	27,922,098.90	(10,919,939.00)	-28.1%	$2,490.14
PARKLAND	10,053	37,481,264.65	9,192,602.65	(28,288,662.00)	-75.5%	$7,795.21
PEMBROKE PARK	213	11,053,405.06	10,895,637.06	(157,768.00)	-1.4%	$1,300.10
PEMBROKE PINES	41,367	118,970,073.13	65,011,111.13	(53,958,962.00)	-45.4%	$2,721.41
PLANTATION	21,983	88,144,588.89	51,786,851.89	(36,357,737.00)	-41.2%	$3,763.19
POMPANO BEACH	22,711	130,791,134.66	102,714,724.66	(28,076,410.00)	-21.5%	$3,037.46
POMPANO BEACH EMS	22,711	11,552,389.76	9,072,491.76	(2,479,898.00)	-21.5%	
SEA RANCH LAKES	173	2,351,218.51	752,931.51	(1,598,287.00)	-68.0%	$21,151.90
SUNRISE	23,330	73,589,057.71	52,860,506.71	(20,728,551.00)	-28.2%	$1,960.47
SOUTHWEST RANCHES	2,168	10,801,348.48	4,232,553.48	(6,568,795.00)	-60.8%	$8,100.79
TAMARAC	22,250	48,570,106.70	28,512,279.70	(20,057,827.00)	-41.3%	$1,877.96
WEST PARK	2,913	9,137,339.08	5,989,347.08	(3,147,992.00)	-34.5%	$1,965.86
WESTON	14,899	43,408,264.14	20,284,223.14	(23,124,041.00)	-53.3%	$4,992.39
WILTON MANORS	3,247	15,849,218.70	9,431,863.70	(6,417,355.00)	-40.5%	$4,334.40
UNINCORPORATED	2,276	3,470,151.20	2,708,236.20	(761,915.00)	-22.0%	$1,853.91

These projections are being calculated as if the provisions of the Joint Resolution were in effect for the 2025 tax year.

Estimates if Ad Valorem Taxes are Eliminated for Homesteaded Properties (not including School Board)						
Taxing Authority	# Homesteads	Total Taxes Levied for 2025	Total Taxes Levied if Homestead Taxes Eliminated	Estimated Total Tax Impact	% Total Tax Impact	Estimated AVERAGE Savings for Property Owner
COUNTY FIRE	2,276	3,891,865.68	3,037,357.68	(854,508.00)	-22.0%	
FORT LAUD. DDA		3,288,680.21	3,288,680.21	-	0.0%	
N. BROWARD HOSPITAL		274,732,032.90	177,706,165.90	(97,025,867.00)	-35.3%	
S. BROWARD HOSPITAL		7,892,161.51	5,052,587.51	(2,839,574.00)	-36.0%	
HILLSBORO INLET		3,716,180.78	2,350,476.78	(1,365,704.00)	-36.8%	
WATER MANAGEMENT 2		860,331.34	668,510.34	(191,821.00)	-22.3%	
CENTRAL BROWARD		3,438,657.91	1,960,026.91	(1,478,631.00)	-43.0%	
COCOMAR		1,010,077.13	664,590.13	(345,487.00)	-34.2%	
TINDALL HAMMOCK		1,640,230.80	1,640,230.80	-	0.0%	
WATER MANAGEMENT 3		637,900.78	590,704.78	(47,196.00)	-7.4%	
WATER MANAGEMENT 4A		15,315.57	15,230.57	(85.00)	-0.6%	
WATER MANAGEMENT 4B		44,148.49	37,287.49	(6,861.00)	-15.5%	
WATER MANAGEMENT 4C		407,738.61	340,414.61	(67,324.00)	-16.5%	
COUNTY STREET LIGHT		330,276.18	225,678.18	(104,598.00)	-31.7%	
THREE ISLANDS		435,073.74	316,116.74	(118,957.00)	-27.3%	
SUNRISE KEY		232,466.34	121,182.34	(111,284.00)	-47.9%	
GOLDEN ISLES		699,525.22	384,323.22	(315,202.00)	-45.1%	
PLANTATION GATEWAY 7		885,047.95	840,371.95	(44,676.00)	-5.0%	
PLANTATION MIDTOWN		2,365,549.07	2,326,992.07	(38,557.00)	-1.6%	
LAUDERHILL WINDERMERE/TREE GARDENS SAF		81,790.58	78,500.58	(3,290.00)	-4.0%	
LAUDERHILL HABITAT SAFE NEIGHBORHOOD		34,048.96	33,082.96	(966.00)	-2.8%	
LAUDERHILL ISLES OF INVERRARY SAFE NEIGHE		24,401.88	15,865.88	(8,536.00)	-35.0%	
LAUDERHILL MANORS OF INVERRARY SAFE NEI(		-	-	-		
FLA INLAND NAV.		8,633,588.14	5,566,990.14	(3,066,598.00)	-35.5%	
CHILDREN'S SERVICES		143,891,432.93	92,781,462.93	(51,109,970.00)	-35.5%	
SFWMD - DISTRICT		30,313,115.03	19,545,948.03	(10,767,167.00)	-35.5%	
SFWMD - BASIN		32,807,296.61	21,154,223.61	(11,653,073.00)	-35.5%	
SFWMD - EVERGLADES		10,456,123.92	6,742,132.92	(3,713,991.00)	-35.5%	

These projections are being calculated as if the provisions of the Joint Resolution were in effect for the 2025 tax year.

Reduction of Assessment Cap for Non-Homesteaded Properties from 10% to 5%

	Broward County Commission
Number of Non-Homesteaded Properties	298,181
Total Taxes Levied	$1,804,017,327
Total Taxes Levied if in Effect for 2025	$1,777,614,633
Total Tax Dollar Impact	($26,402,694) (1.5% decrease)

These projections are being calculated as if the provisions of the Joint Resolution were in effect for the 2025 tax year.

Reduction of Assessment Cap for Non-Homesteaded Properties from 10% to 5%

	Fort Lauderdale
Number of Non-Homesteaded Properties	46,762
Total Taxes Levied	$276,022,414
Total Taxes Levied if in Effect for 2025	$271,906,837
Total Tax Dollar Impact	($4,115,577) (1.5% decrease)

These projections are being calculated as if the provisions of the Joint Resolution were in effect for the 2025 tax year.

Estimates if Annual Assessment Cap (SOH Cap) for Non-Homesteaded Properties is Reduced from 10% to 5%

Taxing Authority	2025 Real Property Taxable Value	2025 Real Property Taxable Value (estimated for 5% cap)	Estimated Taxable Value Impact	Total Taxes Levied for 5% Cap Proposal	Total Taxes Levied for 2025	Estimated Total Tax Impact	% Total Tax Impact
COUNTY COMMISSION	306,532,970,166	301,872,958,526	(4,660,011,640)	1,777,614,633.19	1,804,017,327.19	(26,402,694)	-1.5%
COCONUT CREEK	6,265,837,666	6,173,551,296	(92,286,370)	43,966,600.41	44,603,265.41	(636,665)	-1.4%
COOPER CITY	4,638,350,918	4,595,694,888	(42,656,030)	27,369,813.16	27,619,137.16	(249,324)	-0.9%
CORAL SPRINGS	15,716,242,824	15,514,170,324	(202,072,500)	98,583,847.51	99,834,494.51	(1,250,647)	-1.3%
DANIA BEACH	6,499,380,044	6,367,453,014	(131,927,030)	47,553,488.45	48,358,019.45	(804,531)	-1.7%
DAVIE	15,470,337,950	15,263,106,140	(207,231,810)	92,026,210.55	93,227,636.55	(1,201,426)	-1.3%
DEERFIELD BEACH	11,594,484,660	11,364,224,860	(230,259,800)	73,595,744.81	75,017,114.81	(1,421,370)	-1.9%
FORT LAUDERDALE	61,975,838,430	61,029,706,960	(946,131,470)	271,906,837.69	276,022,414.69	(4,115,577)	-1.5%
HALLANDALE BEACH	9,087,942,334	8,903,313,894	(184,628,440)	70,362,124.52	71,790,003.52	(1,427,879)	-2.0%
HILLSBORO BEACH	1,990,979,422	1,966,496,552	(24,482,870)	6,923,278.20	7,008,968.20	(85,690)	-1.2%
HOLLYWOOD	25,633,986,256	25,212,330,626	(421,655,630)	214,307,645.71	217,664,277.71	(3,356,632)	-1.5%
LAUD. BY THE SEA	3,800,199,996	3,739,687,086	(60,512,910)	14,701,375.63	14,937,375.63	(236,000)	-1.6%
LAUDERDALE LAKES	2,048,652,850	2,002,128,300	(46,524,550)	18,947,303.04	19,370,258.04	(422,955)	-2.2%
LAUDERHILL	4,696,307,884	4,609,960,054	(86,347,830)	41,521,757.04	42,266,161.04	(744,404)	-1.8%
LAZY LAKE	11,364,746	11,278,276	(86,470)	74,533.71	75,095.71	(562)	-0.7%
LIGHTHOUSE POINT	4,057,840,094	4,017,620,414	(40,219,680)	18,915,222.05	19,103,044.05	(187,822)	-1.0%
MARGATE	5,133,854,750	5,063,774,470	(70,080,280)	39,550,216.98	40,078,467.98	(528,251)	-1.3%
MIRAMAR	15,585,860,234	15,368,761,514	(217,098,720)	113,177,369.05	114,722,504.05	(1,545,135)	-1.3%
NORTH LAUDERDALE	2,593,293,778	2,545,044,008	(48,249,770)	19,557,333.29	19,914,381.29	(357,048)	-1.8%
OAKLAND PARK	6,064,947,750	5,952,878,790	(112,068,960)	38,146,212.90	38,842,037.90	(695,825)	-1.8%
PARKLAND	8,643,785,328	8,597,950,108	(45,835,220)	37,284,269.65	37,481,264.65	(196,995)	-0.5%
PEMBROKE PARK	1,174,606,132	1,137,755,182	(36,850,950)	10,740,172.06	11,053,405.06	(313,233)	-2.8%
PEMBROKE PINES	19,410,461,624	19,182,200,004	(228,261,620)	117,610,730.13	118,970,073.13	(1,359,343)	-1.1%
PLANTATION	14,266,842,682	14,120,123,542	(146,719,140)	87,268,528.89	88,144,588.89	(876,060)	-1.0%
POMPANO BEACH	22,102,183,432	21,638,432,862	(463,750,570)	128,165,935.66	130,791,134.66	(2,625,199)	-2.0%
POMPANO BEACH EMS	22,102,183,432	21,638,432,862	(463,750,570)	11,320,514.76	11,552,389.76	(231,875)	-2.0%
SEA RANCH LAKES	389,006,444	386,183,054	(2,823,390)	2,334,278.51	2,351,218.51	(16,940)	-0.7%
SUNRISE	11,130,025,378	10,911,130,238	(218,895,140)	72,197,716.71	73,589,057.71	(1,391,341)	-1.9%
SOUTHWEST RANCHES	2,691,452,832	2,661,564,822	(29,888,010)	10,684,785.48	10,801,348.48	(116,563)	-1.1%
TAMARAC	6,634,207,814	6,546,570,704	(87,637,110)	47,956,646.70	48,570,106.70	(613,460)	-1.3%
WEST PARK	1,126,292,452	1,100,433,042	(25,859,410)	8,933,050.08	9,137,339.08	(204,289)	-2.2%
WESTON	12,747,432,706	12,592,765,146	(154,667,560)	42,890,684.14	43,408,264.14	(517,580)	-1.2%
WILTON MANORS	2,436,019,220	2,404,982,660	(31,036,560)	15,650,798.70	15,849,218.70	(198,420)	-1.3%
UNINCORPORATED	1,061,198,938	1,037,703,368	(23,495,570)	3,415,282.20	3,470,151.20	(54,869)	-1.6%

These projections are being calculated as if the provisions of the Joint Resolution were in effect for the 2025 tax year.

Estimates if Annual Assessment Cap (SOH Cap) for Non-Homesteaded Properties is Reduced from 10% to 5%

Taxing Authority	2025 Real Property Taxable Value	2025 Real Property Taxable Value (estimated for 5% cap)	Estimated Taxable Value Impact	Total Taxes Levied for 5% Cap Proposal	Total Taxes Levied for 2025	Estimated Total Tax Impact	% Total Tax Impact
COUNTY FIRE	1,061,198,938	1,037,703,368	(23,495,570)	3,830,328.68	3,891,865.68	(61,537)	-1.6%
FORT LAUD. DDA	3,195,315,700	3,131,047,590	(64,268,110)	3,226,475.21	3,288,680.21	(62,205)	-1.9%
N. BROWARD HOSPITAL	213,986,567,214	210,748,801,814	(3,237,765,400)		274,732,032.90	(4,011,915)	-1.5%
S. BROWARD HOSPITAL	93,900,107,358	92,477,264,958	(1,422,842,400)		7,892,161.51	(114,539)	-1.5%
HILLSBORO INLET	29,721,935,006	29,276,587,346	(445,347,660)		3,716,180.78	(55,668)	-1.5%
WATER MANAGEMENT 2	6,760,730,348	6,618,126,878	(142,603,470)		860,331.34	(17,440)	-2.0%
CENTRAL BROWARD	3,863,654,510	3,804,802,207	(58,852,303)		3,438,657.91	(52,379)	-1.5%
COCOMAR	7,320,871,530	7,209,373,070	(111,498,460)		1,010,077.13	(15,197)	-1.5%
TINDALL HAMMOCK	1,232,607,520	1,205,504,250	(27,103,270)		1,640,230.80	(36,066)	-2.2%
WATER MANAGEMENT 3	4,526,508,714	4,390,441,494	(136,067,220)		637,900.78	(18,029)	-2.8%
WATER MANAGEMENT 4A	1,190,395,538	1,156,634,448	(33,761,090)		15,315.57	(409)	-2.7%
WATER MANAGEMENT 4B	1,347,282,680	1,320,653,270	(26,629,410)		44,148.49	(847)	-1.9%
WATER MANAGEMENT 4C	3,055,611,906	2,986,310,746	(69,301,160)		407,738.61	(8,843)	-2.2%
COUNTY STREET LIGHT	882,382,300	862,255,190	(20,127,110)		330,276.18	(7,534)	-2.3%
THREE ISLANDS	949,113,236	931,736,936	(17,376,300)		435,073.74	(7,965)	-1.8%
SUNRISE KEY	232,466,244	229,004,934	(3,461,310)		232,466.34	(3,461)	-1.5%
GOLDEN ISLES	639,770,672	630,657,832	(9,112,840)		699,525.22	(9,964)	-1.4%
PLANTATION GATEWAY 7	517,304,880	509,479,380	(7,825,500)		885,047.95	(13,388)	-1.5%
PLANTATION MIDTOWN	2,346,689,506	2,328,900,996	(17,788,510)		2,365,549.07	(17,267)	-0.7%
LAUDERHILL WINDERMERE/TREE GARDE	40,895,258	39,756,038	(1,139,220)		81,790.58	(2,278)	-2.8%
LAUDERHILL HABITAT SAFE NEIGHBORH	34,048,940	33,123,220	(925,720)		34,048.96	(926)	-2.7%
LAUDERHILL ISLES OF INVERRARY SAFE	12,200,850	11,959,140	(241,710)		24,401.88	(483)	-2.0%
LAUDERHILL MANORS OF INVERRARY SA	65,739,844	62,894,324	(2,845,520)		-	0	
FLA INLAND NAV.	307,886,674,572	303,226,066,772	(4,660,607,800)		8,633,588.14	(125,836)	-1.5%
Children's Services	307,886,674,572	303,226,066,772	(4,660,607,800)		143,891,432.93	(2,097,274)	-1.5%
SFWMD - DISTRICT	307,886,674,572	303,226,066,772	(4,660,607,800)		30,313,115.03	(441,826)	-1.5%
SFWMD - BASIN	307,886,674,572	303,226,066,772	(4,660,607,800)		32,807,296.61	(478,178)	-1.5%
SFWMD - EVERGLADES	307,886,674,572	303,226,066,772	(4,660,607,800)		10,456,123.92	(152,402)	-1.5%

These projections are being calculated as if the provisions of the Joint Resolution were in effect for the 2025 tax year.