

LEGISLATIVE BUDGET BOARD
Austin, Texas

FISCAL NOTE, 78TH LEGISLATIVE REGULAR SESSION

March 12, 2003

TO: Honorable Teel Bivins, Chair, Senate Committee on Finance

FROM: John Keel, Director, Legislative Budget Board

IN RE: SB291 by West (Relating to remedies for unequal appraisal of property by an appraisal district.), **As Introduced**

No significant fiscal implication to the State is anticipated.

The bill would amend Section 42.26 of the Tax Code to require a district court in a lawsuit based on an unequal appraisal to grant relief to a taxpayer if the appraised value of the property exceeded the median market value of a reasonable number of comparable properties similarly situated to, or of the same general kind or character as, the property subject to the appeal.

Under current law, the appraised value of the property has to exceed the median appraised value of a reasonable number of comparable properties appropriately adjusted.

Passage of the bill would require taxpayers to provide a district court with evidence of the "market" value of a group of properties comparable to the property subject to the lawsuit. Obtaining market value information could require a greater allocation of taxpayer resources than the current appraised value requirement, however, it is not anticipated that this would result in any significant impact on taxing units. Any additional expenses would be experienced by the taxpayer.

Local Government Impact

No significant fiscal implication to units of local government is anticipated.

Source Agencies: 304 Comptroller Of Public Accounts

LBB Staff: JK, SD, WP, BR