

By: Shine

H.B. No. 994

A BILL TO BE ENTITLED

AN ACT

1
2 relating to an exemption from ad valorem taxation by a taxing unit
3 other than a school district of a portion of the appraised value of
4 a residence homestead based on the average appraised value of all
5 qualified residence homesteads located in the same county.

6 BE IT ENACTED BY THE LEGISLATURE OF THE STATE OF TEXAS:

7 SECTION 1. Section 11.13, Tax Code, is amended by adding
8 Subsection (v) to read as follows:

9 (v) In addition to any other exemptions provided by this
10 section, an individual is entitled to an exemption from taxation by
11 a taxing unit other than a school district of a portion of the
12 appraised value of the individual's residence homestead in an
13 amount equal to 5 percent, or a greater percentage not to exceed 25
14 percent specified by the governing body of the taxing unit before
15 July 1 in the manner provided by law for official action by the
16 body, of the average appraised value in the current tax year of all
17 residence homesteads that are located in the same county as the
18 individual's homestead and that qualify for an exemption under this
19 section. The chief appraiser shall determine the average appraised
20 value of those residence homesteads according to the appraisal
21 records as of August 1, including all corrections and changes made
22 as a result of actions taken under Section 25.25 and Chapters 41 and
23 42 as of that date.

24 SECTION 2. Section 25.19(b), Tax Code, as effective January

1 1, 2022, is amended to read as follows:

2 (b) The chief appraiser shall separate real from personal
3 property and include in the notice for each:

4 (1) a list of the taxing units in which the property is
5 taxable;

6 (2) the appraised value of the property in the
7 preceding year;

8 (3) the taxable value of the property in the preceding
9 year for each taxing unit taxing the property;

10 (4) the appraised value of the property for the
11 current year, the kind and amount of each exemption and partial
12 exemption, if any, approved for the property for the current year
13 and for the preceding year, including an estimate for each taxing
14 unit other than a school district of the amount of the exemption
15 under Section 11.13(v), if applicable, approved for the property
16 for the current year, and, if an exemption or partial exemption that
17 was approved for the preceding year was canceled or reduced for the
18 current year, the amount of the exemption or partial exemption
19 canceled or reduced;

20 (5) in italic typeface, the following statement: "The
21 Texas Legislature does not set the amount of your local taxes. Your
22 property tax burden is decided by your locally elected officials,
23 and all inquiries concerning your taxes should be directed to those
24 officials_";

25 (6) a detailed explanation of the time and procedure
26 for protesting the value;

27 (7) the date and place the appraisal review board will

1 begin hearing protests; and

2 (8) a brief explanation that the governing body of
3 each taxing unit decides whether [~~or not~~] taxes on the property will
4 increase and that the appraisal district only determines the value
5 of the property.

6 SECTION 3. This Act applies only to ad valorem taxes imposed
7 for a tax year beginning on or after the effective date of this Act.

8 SECTION 4. This Act takes effect January 1, 2022, but only
9 if the constitutional amendment proposed by the 87th Legislature,
10 Regular Session, 2021, authorizing the legislature to provide for
11 an exemption from ad valorem taxation by a political subdivision
12 other than a school district of a portion of the assessed value of a
13 residence homestead based on the average assessed value of all
14 qualified residence homesteads that are located in the same county
15 as the homestead is approved by the voters. If that amendment is
16 not approved by the voters, this Act has no effect.