

**City of Carson City
Agenda Report**

Date Submitted: 8/16/12

Agenda Date Requested: 8/16/12
Time Requested: Consent

To: Mayor and Supervisors

From: Assessor's Office

Subject Title: For Possible Action: To approve the correction/increase of the taxes for the 2009/10 2010/11, and 2012/13 tax years for parcel number 001-153-01 (1718 N Carson St) per NRS 361.765 in the amount of \$943.92 (Kimberly Adams, Assessors Office).

Staff Summary: The owner of assessor parcel number 001-153-01 (1718 N Carson St) was receiving the 3% tax cap on the above stated property located in Carson City. This property is a commercial property with an apartment and was previously receiving the 3% tax cap on 7% of the property. However, due to a clerical error, the property received the 3% tax cap on the entire property instead of only 7%. This error affected the 2009/10, 2010-11, 2011/12 and the 2012/13 real property taxes. The Assessors office is requesting that the abatement be adjusted so that the taxes will reflect the correct percentage of the 3% tax cap for a total of three years plus the current tax year per NRS 361.765. This will result in an increase to the Real Property tax rolls in the amount of \$356.57 (2009/10), \$343.05 (2010/11) and \$244.30 (2012/13), for a total of \$943.92. It should be noted that the 2011/12 Real property taxes were not affected by tax cap, the 2011/12 taxes were based on the actual assessed value; therefore, there is no adjustment necessary.

Type of Action Requested: (check one)

Resolution

Ordinance

Formal Action/Motion

Other (Specify)

Does This Action Require A Business Impact Statement: Yes No

Recommended Board Action: To approve the correction/increase of the taxes for the 2009/10 2010/11, and 2012/13 tax years for parcel number 001-153-01 (1718 N Carson St) per NRS 361.765 in the amount of \$943.92 (Kimberly Adams, Assessors Office).

Explanation for Recommended Board Action: The owner of assessor parcel number 001-153-01 (1718 N Carson St) was receiving the 3% tax cap on the above stated property located in Carson City. This property is a commercial property with an apartment and was previously receiving the 3% tax cap on 7% of the property. However, due to a clerical error, the property received the 3% tax cap on the entire property instead of only 7%. This error affected the 2009/10, 2010-11, 2011/12 and the 2012/13 real property taxes. The Assessors office is requesting that the abatement be adjusted so that the taxes will reflect the correct percentage of the 3% tax cap for a total of three years plus the current tax year per NRS 361.765. This will result in an increase to the Real Property tax rolls in the amount of \$356.57 (2009/10), \$343.05 (2010/11) and \$244.30 (2012/13), for a total of \$943.92. It should be noted that the 2011/12 Real property taxes were not affected by tax cap, the 2011/12 taxes were based on the actual assessed value; therefore, there is no adjustment necessary.

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

Fiscal Impact: An increase of \$356.57 (2009/10), \$343.05 (2010/11) and 244.30 (2012/13), for a total of \$943.92 to Real Property Tax Rolls.

Explanation of Impact: Increase of the 2009/10, 2010/11 and the 2012/13 Real Property Tax Rolls.

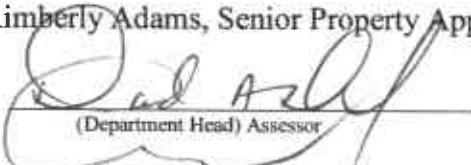
Funding Source: Various Tax Entities.

Alternatives: Approve, Modify, or Deny.

Supporting Material: None.

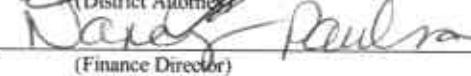
Prepared By: Kimberly Adams, Senior Property Appraiser

Reviewed By:


(Department Head) Assessor


(City Manager)


(District Attorney)


(Finance Director)

Date: 8/2/12

Date: 8/2/12

Date: 8/2/12

Date: 8/2/12

Board Action Taken:

Motion: _____ 1) _____ Aye/Nay _____

2) _____ _____

(Vote Recorded By)