

MIKE TWITTY, PINELLAS COUNTY PROPERTY APPRAISER  
2018 TAXABLE VALUE BY TAXING AUTHORITY AS OF FEBRUARY 26, 2019  
2018 FINAL (POST-VAB) TAX ROLL

NAME	2017 Just Value Real Property	2018 Just Value Real Property	% Change in Just Value of Real Property	2017 Taxable Value Real Property	2018 Taxable Value Real Property	2018 Net Taxable Value New Construction	2018 Taxable Value Annexation	2017 Taxable Value Tangible Personal Property	2018 Taxable Value Tangible Personal Property	2017 Total Taxable Value	2018 Total Taxable Value	% Change Real Property Tax Val	% Change TPP Tax Val	% Change in Total Taxable Value
GENERAL FUND	105,490,736,290	114,350,492,038	8.40%	68,869,234,717	74,638,110,723	955,875,835	-	4,633,936,338	4,738,101,688	73,503,171,055	79,376,212,411	8.38%	2.25%	7.99%
HEALTH DEPT	105,490,736,290	114,350,492,038	8.40%	68,869,234,717	74,638,110,723	955,875,835	-	4,633,936,338	4,738,101,688	73,503,171,055	79,376,212,411	8.38%	2.25%	7.99%
EMER MEDICAL SVC	105,490,736,290	114,350,492,038	8.40%	68,872,953,484	74,641,649,132	955,911,151	-	-	-	68,872,953,484	74,641,649,132	8.38%	-	8.38%
MUNI SVC TAX UNIT	26,208,282,214	28,021,497,358	6.92%	16,172,089,381	17,219,258,995	121,332,932	-	1,532,476,602	1,545,081,510	17,704,565,983	18,764,340,505	6.48%	0.82%	5.99%
SCHOOL	105,490,736,290	114,350,492,038	8.40%	75,793,603,058	81,886,053,203	973,494,592	-	4,633,936,338	4,738,101,688	80,427,539,396	86,624,154,891	8.04%	2.25%	7.70%
SUNCOAST TRANSIT	97,082,356,662	105,263,104,331	8.43%	62,614,864,523	67,812,395,149	910,435,763	-	-	-	62,614,864,523	67,812,395,149	8.30%	-	8.30%
LIBRARY SERVICES	15,774,071,131	16,916,852,699	7.24%	9,429,575,271	10,069,852,872	83,709,752	-	1,378,134,490	1,390,286,417	10,807,709,761	11,460,139,289	6.79%	0.88%	6.04%
ELF LIBRARY SERVICES	4,078,378,489	4,284,908,057	5.06%	2,772,992,587	2,892,764,556	3,765,927	-	42,134,407	44,403,995	2,815,126,994	2,937,168,551	4.32%	5.39%	4.34%
EAST LAKE RECREATION	4,078,378,489	4,284,908,057	5.06%	2,772,992,587	2,892,764,556	3,765,927	-	42,134,407	44,403,995	2,815,126,994	2,937,168,551	4.32%	5.39%	4.34%
PIN PARK WTR MGMT	3,768,120,571	4,073,165,700	8.10%	2,348,869,894	2,515,988,359	19,447,040	-	-	-	2,348,869,894	2,515,988,359	7.11%	-	7.11%
PIN PLANNING COUNCIL	105,490,736,290	114,350,492,038	8.40%	68,869,234,717	74,638,110,723	955,875,835	-	4,633,936,338	4,738,101,688	73,503,171,055	79,376,212,411	8.38%	2.25%	7.99%
JUVENILE WELFARE BD	105,490,736,290	114,350,492,038	8.40%	68,872,953,484	74,641,649,132	955,911,151	-	4,633,936,338	4,738,101,688	73,506,889,822	79,379,750,820	8.38%	2.25%	7.99%
SW FLA WATER MGMT	105,490,736,290	114,350,492,038	8.40%	68,872,953,484	74,641,649,132	955,911,151	-	4,633,936,338	4,738,101,688	73,506,889,822	79,379,750,820	8.38%	2.25%	7.99%
CLW DOWNTOWN DEV	589,942,030	660,500,228	11.96%	271,400,859	337,532,013	43,906,673	-	34,498,237	33,546,786	305,899,096	371,078,799	24.37%	-2.76%	21.31%
FEATHER SND COM SVC	415,285,821	439,138,117	5.74%	298,722,939	314,669,447	11,549	-	11,787,744	11,069,198	310,510,683	325,738,645	5.34%	-6.10%	4.90%
PALM HRBR COMM SVC	6,355,832,594	6,819,736,602	7.30%	4,064,320,395	4,351,912,340	33,889,138	-	112,207,705	110,391,098	4,176,528,100	4,462,303,438	7.08%	-1.62%	6.84%
BELLEAIR BLUFFS FIRE	536,607,716	563,774,082	5.06%	349,761,998	368,662,090	1,222,965	-	-	-	349,761,998	368,662,090	5.40%	-	5.40%
CLEARWATER FIRE	1,810,593,031	1,939,340,358	7.11%	1,092,045,307	1,163,594,441	5,095,533	-	-	-	1,092,045,307	1,163,594,441	6.55%	-	6.55%
DUNEDIN FIRE	573,654,072	627,533,582	9.39%	357,303,992	389,748,371	3,505,292	-	-	-	357,303,992	389,748,371	9.08%	-	9.08%
EAST LAKE FIRE	4,078,378,489	4,284,908,057	5.06%	2,772,992,587	2,892,764,556	3,765,927	-	-	-	2,772,992,587	2,892,764,556	4.32%	-	4.32%
GANDY FIRE	68,644,229	72,748,064	5.98%	59,651,467	61,714,470	(4,055)	-	-	-	59,651,467	61,714,470	3.46%	-	3.46%
HIGH POINT FIRE	1,431,007,137	1,511,523,171	5.63%	785,037,904	826,512,884	1,677,053	-	-	-	785,037,904	826,512,884	5.28%	-	5.28%
LARGO FIRE	1,015,226,257	1,102,012,657	8.55%	622,541,967	675,166,965	21,135,360	-	-	-	622,541,967	675,166,965	8.45%	-	8.45%
LEALMAN FIRE	1,831,758,626	2,022,480,063	10.41%	1,076,378,006	1,164,347,385	5,919,613	-	-	-	1,076,378,006	1,164,347,385	8.17%	-	8.17%
PALM HARBOR FIRE	6,355,832,594	6,819,736,602	7.30%	4,064,320,395	4,351,912,340	33,889,138	-	112,207,705	110,391,098	4,176,528,100	4,462,303,438	7.08%	-1.62%	6.84%
PINELLAS PARK FIRE	491,803,497	501,723,652	2.02%	290,442,974	290,930,584	254,156	-	-	-	290,442,974	290,930,584	0.17%	-	0.17%
S PASADENA FIRE	222,478,232	249,298,729	12.06%	142,792,642	158,489,485	5,696,041	-	-	-	142,792,642	158,489,485	10.99%	-	10.99%
SAFETY HARBOR FIRE	120,514,402	134,128,350	11.30%	80,981,058	85,097,294	751,194	-	-	-	80,981,058	85,097,294	5.08%	-	5.08%
SEMINOLE FIRE	4,912,266,659	5,220,957,590	6.28%	2,810,382,205	2,995,281,908	9,101,281	-	-	-	2,810,382,205	2,995,281,908	6.58%	-	6.58%
TARPON SPRINGS FIRE	272,334,543	296,082,076	8.72%	200,729,781	215,392,155	1,340,280	-	-	-	200,729,781	215,392,155	7.30%	-	7.30%
TIERRA VERDE FIRE	1,197,746,585	1,288,916,660	7.61%	920,927,576	986,143,876	26,679,358	-	-	-	920,927,576	986,143,876	7.08%	-	7.08%

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BELLEAIR	1,042,661,740	1,078,376,079	3.43%	706,838,359	742,598,075	786,609	-	5,723,632	5,440,579	712,561,991	748,038,654	5.06%	-4.95%	4.98%
BELLEAIR BEACH	680,466,051	722,969,750	6.25%	510,804,512	539,870,252	1,259,224	-	1,931,873	1,902,986	512,736,385	541,773,238	5.69%	-1.50%	5.66%
BELLEAIR BLUFFS	292,000,997	325,079,954	11.33%	200,856,275	217,342,406	589,228	-	9,726,297	9,232,502	210,582,572	226,574,908	8.21%	-5.08%	7.59%
BELLEAIR SHORE	179,605,714	237,014,650	31.96%	142,385,409	155,191,215	202,879	-	196,166	198,246	142,581,575	155,389,461	8.99%	1.06%	8.98%
CLEARWATER	14,165,698,007	15,405,545,117	8.75%	9,697,899,497	10,653,005,699	311,636,093	11,683,553	483,031,426	506,919,748	10,180,930,923	11,159,925,447	9.85%	4.95%	9.62%
DUNEDIN	3,808,130,570	4,198,353,623	10.25%	2,254,820,610	2,459,252,659	20,302,032	531,631	90,001,921	92,135,762	2,344,822,531	2,551,388,421	9.07%	2.37%	8.81%
GULFPORT	1,382,244,469	1,505,670,509	8.93%	854,453,999	925,431,101	4,797,383	-	12,147,095	12,104,803	866,601,094	937,535,904	8.31%	-0.35%	8.19%
INDIAN ROCKS BEACH	1,411,365,285	1,496,500,888	6.03%	1,079,891,413	1,165,836,432	8,078,947	-	10,704,582	9,695,645	1,090,595,995	1,175,532,077	7.96%	-9.43%	7.79%
INDIAN SHORES	1,016,491,138	1,109,162,500	9.12%	870,318,274	950,480,613	17,751,365	-	5,194,161	5,261,467	875,512,435	955,742,080	9.21%	1.30%	9.16%
KENNETH CITY	259,103,692	279,317,676	7.80%	144,738,283	158,159,911	238,416	-	6,783,358	7,752,345	151,521,641	165,912,256	9.27%	14.28%	9.50%
LARGO	5,964,678,556	6,468,251,671	8.44%	4,014,253,748	4,330,661,498	34,879,984	11,497,666	349,313,221	367,914,008	4,363,566,969	4,698,575,506	7.88%	5.32%	7.68%
MADEIRA BEACH	1,496,425,879	1,622,706,650	8.44%	1,153,459,150	1,244,779,115	5,981,960	-	15,076,555	14,295,408	1,168,535,705	1,259,074,523	7.92%	-5.18%	7.75%
N REDINGTON BEACH	566,351,828	616,913,667	8.93%	478,766,837	509,237,679	956,786	-	2,549,770	2,730,510	481,316,607	511,968,189	6.36%	7.09%	6.37%
OLDSMAR	1,547,254,495	1,692,432,803	9.38%	1,068,319,734	1,144,234,736	15,185,851	460,446	217,199,174	217,904,737	1,285,518,908	1,362,139,473	7.11%	0.32%	5.96%
PINELLAS PARK	4,325,453,437	4,653,418,140	7.58%	2,882,578,053	3,101,922,854	27,786,558	13,414,645	418,873,676	426,742,045	3,301,451,729	3,528,664,899	7.61%	1.88%	6.88%
REDINGTON BEACH	532,302,363	585,157,231	9.93%	417,880,601	449,431,018	5,767,270	-	34,526,544	34,884,630	452,407,145	484,315,648	7.55%	1.04%	7.05%
REDINGTON SHORES	847,569,312	878,562,625	3.66%	664,658,680	700,205,466	3,134,733	-	10,225,657	10,184,449	674,884,337	710,389,915	5.35%	-0.40%	5.26%
SAFETY HARBOR	1,964,818,199	2,128,861,831	8.35%	1,164,341,606	1,252,020,208	3,682,158	1,119,800	44,827,682	44,305,392	1,209,169,288	1,296,325,600	7.53%	-1.17%	7.21%
SEMINOLE	1,975,202,483	2,171,771,098	9.95%	1,266,475,630	1,396,450,590	47,705,220	2,378,225	51,680,474	63,590,715	1,318,156,104	1,460,041,305	10.26%	23.05%	10.76%
SOUTH PASADENA	753,015,759	804,054,456	6.78%	552,895,650	589,892,722	(51,368)	-	27,898,542	33,687,015	580,794,192	623,579,737	6.69%	20.75%	7.37%
ST PETE BEACH	3,559,113,500	3,855,198,411	8.32%	2,673,333,195	2,991,455,752	6,352,658	-	62,226,215	66,296,534	2,735,559,410	3,057,752,286	11.90%	6.54%	11.78%
ST PETERSBURG	26,691,349,028	29,329,378,230	9.88%	16,244,904,382	17,862,365,867	288,647,305	-	1,125,927,023	1,146,860,209	17,370,831,405	19,009,226,076	9.96%	1.86%	9.43%
TARPON SPRINGS	2,566,048,094	2,779,358,736	8.31%	1,618,560,929	1,725,494,624	22,638,328	124,660	79,656,170	77,652,886	1,698,217,099	1,803,147,510	6.61%	-2.51%	6.18%
TREASURE ISLAND	2,255,103,480	2,384,938,385	5.76%	1,715,970,920	1,833,167,829	5,045,781	-	17,518,518	18,745,852	1,733,489,438	1,851,913,681	6.83%	7.01%	6.83%

NOTE: This tax roll summary is provided in the same format as the annual June 1 tax roll estimates at the request of the taxing authorities, but is not the official tax roll recap. Some values on this report may not balance against the annual DR-489 or DR-403 Recap forms due to centrally assessed property and lands available for taxes. This report may reflect changes to the tax roll from certification to the report date.

**When establishing budgets or analyzing the tax roll, please rely on the official tax roll recap forms (DR-489s/DR-403s), DR-420s/422s, and the certified tax roll database. Roll recaps and reports are available online at [www.pcpao.org/pvr/](http://www.pcpao.org/pvr/)**

MIKE TWITTY, PINELLAS COUNTY PROPERTY APPRAISER  
 2018 TAXABLE VALUE BY TAX INCREMENT FINANCING (TIF) DISTRICT AS OF FEBRUARY 26, 2019  
 2018 FINAL (POST-VAB) TAX ROLL

Tax Increment Financing District	2017 Total Municipal Taxable Value	2018 Total Municipal Taxable Value	Percent Change in Muni Taxable Value	2017 Total County Taxable Value	2018 Total County Taxable Value	Percent Change in County Taxable Value	Taxable Value of New Construction	COUNT
Clearwater TIF	312,623,825	382,867,128	22.47%	312,698,825	382,892,128	22.45%	45,303,674	921
Clearwater TIF A	95,351,075	104,511,886	9.61%	95,623,251	104,792,211	9.59%	80,975	1,087
Dunedin TIF	120,920,412	135,330,331	11.92%	121,034,143	135,496,472	11.95%	7,688,300	606
Gulfport TIF	41,331,524	46,162,531	11.69%	41,481,024	46,287,031	11.59%	226,371	245
Largo TIF	164,946,479	177,772,080	7.78%	165,454,997	178,272,321	7.75%	1,925,650	819
Oldsmar TIF	84,585,412	89,929,887	6.32%	84,940,230	90,292,177	6.30%	59,529	345
Pinellas County TIF	551,795,348	596,175,743	8.04%	555,101,623	599,617,674	8.02%	3,969,414	6,420
Pinellas Park TIF	460,419,502	490,902,384	6.62%	461,875,835	492,243,887	6.57%	1,483,209	3,079
Safety Harbor TIF	87,648,579	95,506,827	8.97%	87,924,537	95,788,203	8.94%	2,457,322	376
St Petersburg TIF A	1,454,036,028	1,715,241,477	17.96%	1,454,199,118	1,715,405,367	17.96%	135,842,112	2,531
St Petersburg TIF B	38,567,352	43,035,254	11.58%	38,580,324	43,049,023	11.58%	279,987	190
St Petersburg TIF D	121,103,822	137,953,273	13.91%	121,103,822	137,953,273	13.91%	226,726	389
St Petersburg TIF E	720,057,727	827,291,065	14.89%	721,848,055	829,179,646	14.87%	14,534,277	14,807
Tarpon Springs TIF	80,999,301	87,909,604	8.53%	81,087,686	87,959,604	8.47%	3,674,941	578

**Total taxable value for the city and county may differ in jurisdictions with an additional homestead exemption for low-income seniors**

*To review all parcels in a TIF District, go to [www.pcpao.org](http://www.pcpao.org), click on "Search Our Database" then select "Advanced /Sales Search."  
 In step 1, scroll to "Choose Tax Increment Finance Districts" and highlight the district(s) of interest.  
 In step 2, select the data fields you are interested in. The TIF flag fields are in the "Parcel Value" table.*