

NOTICE OF PROPERTY TAX INCREASE

The City of Sugar Hill has tentatively adopted a millage rate of 3.8 mills which will require an increase in property taxes by 6.92%. This is the same millage rate the city has adopted for 15 consecutive years. Without this tentative tax increase, the millage rate would be no more than 3.554 mills. The proposed tax increase results from the reassessment of property values in the city as well as new construction added to the tax digest over the last year, not an actual increase in the millage rate.

The proposed tax increase for a homestead property with an average fair market value of \$275,000 is approximately \$27.06 per year. The proposed tax increase for non-homestead property with an average fair market value of \$400,000 is approximately \$39.36 year.

All concerned citizens are invited to attend the public hearings to be held at City Hall, 5039 West Broad Street, Sugar Hill, Georgia on the following dates: Monday, July 1, 2019, 8:00 a.m. and Monday, July 1, 2019, at 6:45 p.m. The Mayor and Council will meet on Monday, July 8, 2019, at 7:30 p.m. to hold the third Public Hearing and set the 2019 Millage Rate.

CURRENT 2019 TAX DIGEST AND 5 - YEAR HISTORY OF LEVY

The City of Sugar Hill does hereby announce that the millage rate will be set at a meeting to be held in the City Hall Council Chambers located at 5039 West Broad Street, Sugar Hill, Georgia 30518 on Monday, July 8, 2019 at 7:30 p.m. Pursuant to the requirements of OCGA 48-5-32, the city does hereby publish the current year's tax digest and levy along with the history of the tax digest and levy for the past five years.

INCORPORATED	2014	2015	2016	2017	2018	2019
Real & Personal	\$587,496,690.00	\$650,788,570.00	\$727,318,910.00	\$818,742,860.00	\$910,663,770.00	\$1,011,222,340.00
Motor Vehicles	\$39,075,230.00	\$27,927,180.00	\$21,104,490.00	\$14,864,750.00	\$10,826,230.00	\$8,937,010.00
Mobile Homes	\$1,466,300.00	\$1,450,420.00	\$900,680.00	\$917,600.00	\$852,480.00	\$819,400.00
Timber - 100%	0	0	0	0	0	0
Heavy Duty Equipment	\$31,440.00	\$205,000.00	\$100,600.00	\$172,190.00	\$61,148.00	\$268,752.00
Gross Digest	\$628,069,660.00	\$680,371,170.00	\$749,424,680.00	\$834,697,400.00	\$922,403,628.00	\$1,021,247,502.00
Less M&O Exemptions	\$78,101,254.00	\$21,355,665.00	\$22,304,600.00	\$21,084,815.00	\$20,344,070.00	\$24,934,530.00
Net M & O Digest	\$549,968,406.00	\$659,015,505.00	\$727,120,080.00	\$813,612,585.00	\$902,059,558.00	\$996,312,972.00
Gross M&O Millage	3.80	3.80	3.80	3.80	3.80	3.80
Less Rollbacks						
Net M&O Millage	3.80	3.80	3.80	3.80	3.80	3.80
Net Taxes Levied	\$2,089,879.00	\$2,504,258.00	\$2,763,056.00	\$3,091,727.00	\$3,427,826.00	\$3,785,989.00
Total City Value	\$549,968,406.00	\$659,015,505.00	\$727,120,080.00	\$813,612,585.00	\$902,059,558.00	\$996,312,972.00
Total City Taxes Levied	\$2,089,879.00	\$2,504,258.00	\$2,763,056.00	\$3,091,720.00	\$3,427,826.00	\$3,785,989.00
Net Taxes \$ Increase	\$208,058	\$414,379	\$258,798	\$328,664	\$336,106	\$358,163
Net Taxes % Increase	12.37%	19.83%	10.33%	11.89%	10.87%	10.45%

NOTE: Some distortion in figures may occur data was obtained from City and County records.

PT-32.1 - Computation of MILLAGE RATE ROLLBACK AND PERCENTAGE INCREASE IN PROPERTY TAXES - 2019				
COUNTY: Gwinnett		TAXING JURISDICTION: Sugar Hill		
ENTER VALUES AND MILLAGE RATES FOR THE APPLICABLE TAX YEARS IN YELLOW HIGHLIGHTED BOXES BELOW				
DESCRIPTION	2018 DIGEST	REASSESSMENT OF EXISTING REAL PROP	OTHER CHANGES TO TAXABLE DIGEST	2019 DIGEST
REAL	847,811,130	64,506,880	31,423,710	943,741,720
PERSONAL	62,852,640		4,627,980	67,480,620
MOTOR VEHICLES	10,826,230		(1,889,220)	8,937,010
MOBILE HOMES	852,480		(33,080)	819,400
TIMBER -100%	0		0	0
HEAVY DUTY EQUIP	61,148		207,604	268,752
GROSS DIGEST	922,403,628	64,506,880	34,336,994	1,021,247,502
EXEMPTIONS	20,344,070		4,590,460	24,934,530
NET DIGEST	902,059,558	64,506,880	29,746,534	996,312,972
	(PYD)	(RVA)	(NAG)	(CYD)
2018 MILLAGE RATE:	3.800	2019 MILLAGE RATE:	3.800	
CALCULATION OF ROLLBACK RATE				
DESCRIPTION	ABBREVIATION	AMOUNT	FORMULA	
2018 Net Digest	PYD	902,059,558		
Net Value Added-Reassessment of Existing Real Property	RVA	64,506,880		
Other Net Changes to Taxable Digest	NAG	29,746,534		
2019 Net Digest	CYD	996,312,972	(PYD+RVA+NAG)	
2018 Millage Rate	PYM	3.800	PYM	
Millage Equivalent of Reassessed Value Added	ME	0.246	(RVA/CYD) * PYM	
Rollback Millage Rate for 2019	RR - ROLLBACK RATE	3.554	PYM - ME	
CALCULATION OF PERCENTAGE INCREASE IN PROPERTY TAXES				
If the 2019 Proposed Millage Rate for this Taxing Jurisdiction exceeds Rollback Millage Rate computed above, this section will automatically calculate the amount of increase in property taxes that is part of the notice required in O.C.G.A. § 48-5-32.1(c) (2)	Rollback Millage Rate	3.554		
	2019 Millage Rate	3.800		
	Percentage Tax Increase	6.92%		
CERTIFICATIONS				
I hereby certify that the amount indicated above is an accurate accounting of the total net assessed value added by the reassessment of existing real property for the tax year for which this rollback millage rate is being computed.				
----- Chairman, Board of Tax Assessors		----- Date		
I hereby certify that the values shown above are an accurate representation of the digest values and exemption amounts for the applicable tax years.				
----- Tax Collector or Tax Commissioner		----- Date		
I hereby certify that the above is a true and correct computation of the rollback millage rate in accordance with O.C.G.A. § 48-5-32.1 for the taxing jurisdiction for tax year 2019 and that the final millage rate set by the authority of this taxing jurisdiction for tax year 2019 is _____				
CHECK THE APPROPRIATE PARAGRAPH BELOW THAT APPLIES TO THIS TAXING JURISDICTION				
	If the final millage rate set by the authority of the taxing jurisdiction for tax year 2019 exceeds the rollback rate, I certify that the required advertisements, notices, and public hearings have been conducted in accordance with O.C.G.A. §§ 48-5-32 and 48-5-32.1 as evidenced by the attached copies of the published "five year history and current digest" advertisement and the "Notice of Intent to Increase Taxes" showing the times and places when and where the required public hearings were held, and a copy of the press release provided to the local media.			
	If the final millage rate set by the authority of the taxing jurisdiction for tax year 2019 does not exceed the rollback rate, I certify that the required "five year history and current digest" advertisement has been published in accordance with O.C.G.A. § 48-5-32 as evidenced by the attached copy of such advertised report.			
----- Responsible Party		----- Title		----- Date