# POKHAREL SHYAM & BHANDARI SUSHILA 9415 EQUUS CIR BOYNTON BEACH FL 33472-4325

# Market Value

Last Year ( 2024 ) This Year ( 2025 )
1.012.760 925.681

00-42-45-18-11-000-1870 00205 HOMESTEAD

Market value in Florida is also known as "just value" as provided by the constitution and described in state law. It is the amount a purchaser willing but not obliged to buy would pay to one willing but not obliged to sell, after proper consideration of all eight factors in section 193.011, F.S. Properties are valued as of January 1.

**VALUE INFORMATION** 

If you feel that the market value of your property is inaccurate or does not reflect fair market value, or you are entitled to an exemption or classification that is not reflected on this notice, **contact your County Property Appraiser at the numbers listed on the included insert.** 

If the Property Appraiser's office is unable to resolve the matter as to market value, classification, or an exemption, you may file a petition for adjustment with the Value Adjustment Board. Petition forms are available from the County Property Appraiser's office. Your petition must be filed with the Clerk of Value Adjustment Board on or before 5:00 PM September 15, 2025 at 301 N Olive Ave, West Palm Beach, FL 33401.

Taxing Authority	Assessed Value		Exem	ptions	Taxable Value	
	Last Year	This Year	Last Year	This Year	Last Year	This Year
County Operating	876,395	925,681	50,000	50,722	826,395	874,959
County Debt	876,395	925,681	50,000	50,722	826,395	874,959
County Dependent Dists	876,395	925,681	50,000	50,722	826,395	874,959
Public Schools	876,395	925,681	25,000	25,000	851,395	900,681
Independent Special Dists	876,395	925,681	50,000	50,722	826,395	874,959

Assessed Value is the market value minus any assessment reductions.

**Exemptions** are specific dollar or percentage amounts that reduce your assessed value.

**Taxable Value** is the value used to calculate the tax due on your property (Assessed Value minus Exemptions).



Assessment Reductions	Applies To	Value

Properties can receive an assessment reduction for a number of reasons including the Save our Homes Benefit and the 10 % non-homestead property limitation.

Exemptions Applied	Applies To	<b>Exempt Value</b>
Homestead	All Taxing Authorities	25,000
Additional Homestead*	Non-School Taxing Authorities	25,722

Any exemption that impacts your property is listed in this section along with its corresponding exempt value. Specific dollar or percentage reductions in assessed value may be applicable to a property based upon certain qualifications of the property or property owner. In some cases, an exemption's value may vary depending on the taxing authority. The tax impact of an exempt value may also vary for the same taxing authority, depending on the levy (i.e. operating millage vs debt service millage).

\* Due to the passage of Amendment 5 in 2024, the amount of the additional homestead exemption will increase with the rate of inflation.



# 2025 NOTICE OF PROPOSED PROPERTY TAXES AND PROPOSED OR ADOPTED NON-AD VALOREM ASSESSMENTS

Real Estate Parcel ID: 00-42-45-18-11-000-1870 Legal Description: EQUUS AGR PUD PH 3

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# **DO NOT PAY**

THIS IS NOT A BILL

The taxing authorities, which levy taxes against your property, will soon hold PUBLIC HEARINGS to adopt budgets and tax rates for the next year. The purpose of these PUBLIC HEARINGS is to receive opinions from the general public and to answer questions on the proposed tax change and budget PRIOR TO TAKING FINAL ACTION. Each taxing authority may AMEND or ALTER its proposals at the hearing.

COUNTY County Operating County Debt * Fire/Rescue * Library Operating	Your Prope	OLUMN erty Taxes  Millage Rate  4.5000 .0396 3.4581 .5491 .0098		Your Prope if no bud Taxable Value I 874,959 874,959 874,959	Millage Rate  4.2413 .0330	s This Year	Your Prop if proposed Taxable Value 874,959		This Year	See www.pbcpao.gov for public hearing updates  A public hearing on the proposed taxes and budget will be held at the locations and dates below.  9/09 5:05 PM (561) 355-3996
*Dependent Special Districts  Ta  COUNTY County Operating County Debt  * Fire/Rescue * Library Operating	826,395 826,395 826,395 826,395 826,395 826,395	4.5000 .0396 3.4581 .5491	3,718.78 32.73 2,857.76 453.77	if no bud Taxable Value I 874,959 874,959 874,959	Millage Rate  4.2413 .0330	is made  Tax Amount  3,710.96	if proposed Taxable Value 874,959	budget cha Millage Rate	nge is made Tax Amount	held at the locations and dates below.
COUNTY County Operating County Debt * Fire/Rescue * Library Operating	826,395 826,395 826,395 826,395 826,395	4.5000 .0396 3.4581 .5491	3,718.78 32.73 2,857.76 453.77	874,959 874,959 874,959	4.2413 .0330	3,710.96	874,959			
County Operating County Debt * Fire/Rescue * Library Operating	826,395 826,395 826,395 826,395	.0396 3.4581 .5491	32.73 2,857.76 453.77	874,959 874,959	.0330			4.5000	3.937.32	9/09 5:05 PM (561) 355-3996
County Debt * Fire/Rescue * Library Operating	826,395 826,395 826,395 826,395	.0396 3.4581 .5491	32.73 2,857.76 453.77	874,959 874,959	.0330			4.5000	3.937.32	9/09 5:05 PM (561) 355-3996
* Fire/Rescue * Library Operating	826,395 826,395 826,395	3.4581 .5491	2,857.76 453.77	874,959		28 87				
* Library Operating	826,395 826,395	.5491	453.77	874,959			874,959	.0330	28.87	301 N Olive Ave 6th FI WPB 33401
	826,395			074 050	3.2554	2,848.34	874,959	3.4581	3,025.70	
		.0098	8 10	874,959	.5164	451.83	874,959	.5491	480.44	
* Library Debt	851 395		0.10	874,959	.0000	.00	874,959	.0000	.00	
PUBLIC SCHOOLS	851 395									
By State Law		3.0660	2,610.38	900,681	2.9497	2,656.74	900,681	3.0730	2,767.79	9/10 5:05 PM (561) 434-8837
By Local Board	851,395	3.2480	2,765.33	900,681	3.1248	2,814.45	900,681	3.2480	2,925.41	3300 Forest Hill Blvd WPB 33406
MUNICIPALITY										
INDEPENDENT SPECIAL DISTRICTS										
So. Fla. Water Mgmt. Basin	826,395	.1026	84.79	874,959	.0961	84.08	874,959	.1026	89.77	9/11 5:15 PM (561) 686-8800
So. Fla. Water Mgmt. Dist.	826,395	.0948	78.34	874,959	.0889	77.78	874,959	.0948	82.95	3301 Gun Club Rd Bldg WPB 33406
Everglades Construction	826,395	.0327	27.02	874,959	.0306	26.77	874,959	.0327	28.61	
FL Inland Navigation District	826,395	.0288	23.80	874,959	.0270	23.62	874,959	.0288	25.20	9/04 5:15 PM (561) 627-3386
Children's Services Council	826,395	.4908	405.59	874,959	.4611	403.44	874,959	.4908	429.43	121 SW Flagler Ave Stuart FL 34994 9/15 5:01 PM (561) 740-7000 2300 High Ridge Rd ByntnBch FL33426
Health Care District	826,395	.6561	542.20	874,959	.6164	539.32	874,959	.6561	574.06	9/17 5:15 PM (561) 659-1270 1515 N Flagler Dr Ste 101 WPB 33401
Total Millage Rate & Tax Amount		16.2764	13,608.59		15.4407	13,666.20		16.2670	14,395.55	** SEE BELOW FOR EXPLANATION

### \*\* EXPLANATION OF TAX NOTICE

## COLUMN 1

"YOUR PROPERTY TAXES LAST YEAR"

This column shows the taxes that applied last year to your property.

These amounts were based on budgets adopted last year and your property's previous taxable value.

### COLUMN 2

"YOUR TAXES THIS YEAR IF NO BUDGET CHANGE IS ADOPTED"

This column shows what your taxes will be this year IF EACH TAXING AUTHORITY DOES NOT CHANGE ITS PROPERTY TAX LEVY. These amounts are based on last year's budgets and your current assessment.

### COLUMN 3

"YOUR TAXES THIS YEAR IF PROPOSED BUDGET CHANGE IS ADOPTED"

This column shows what your taxes will be this year under the BUDGET ACTUALLY PROPOSED by each local taxing authority. The proposal is NOT final and may be amended at the public hearings shown above. The difference between columns 2 and 3 is the tax change proposed by each local taxing authority and is NOT the result of higher assessments.

LEVYING AUTHORITY		PURPOSE OF ASSESSMENT	UNITS	RATE	ASSESSMENT	CONTACT NUMBER			
	LAKE WORTH DRAINAGE DISTRICT SOLID WASTE AUTHORITY OF PBC	FLOOD PROTECTION/WATER SUPPLY GARBAGE SERVICES	1 1	48.50 415.00	48.50 415.00	(561) 498-5363 (561) 697-2700			
		Tota	463.50						

Your final tax bill may contain Non-Ad Valorem assessments which may not be reflected on this notice such as assessments for roads, fire, garbage, lighting, drainage, water, sewer, or other governmental services and facilities which may be levied by your county, city, or any special district.

NOTE: Amounts shown on this form do NOT reflect early payment discounts you may have received or may be eligible to receive. (Discounts are a maximum of 4 percent of the amounts shown on this form.)

Non-Ad Valorem Assessments: Non-Ad Valorem assessments are placed on this notice at the request of the respective local governing boards. Your Tax Collector will be including them in the November tax bill. For details on particular Non-Ad Valorem assessments, contact the levying authority shown in the Non-Ad Valorem Assessment section on this page.