



PRINCE GEORGE'S COUNTY GOVERNMENT
OFFICE OF MANAGEMENT AND BUDGET

Rushern L. Baker, III
 County Executive

June 15, 2017

MEMORANDUM

TO: Robert J. Williams, Council Administrator
 Prince George's County Council

FROM: Stanley A. Earley, Acting Director *SAE*

RE: FY 2018 Property Tax Rates

The FY 2018 Property Tax rate components have been decided. The following table summarizes FY 2018 property tax rates per \$100 of assessable value:

County	Personal	Real
	2.50	1.00
M-NCPPC		
Administration	0.1415	0.0566
Parks	0.3985	0.1594
Recreation	0.1950	0.0780
Land Acquisition	<u>0.0000</u>	<u>0.0000</u>
Total	0.7350	0.2940
Stormwater Area1	0.1350	0.0540
Stormwater Area2	0.0300	0.0120
WSTC	0.0650	0.0260
	Utilities	Real
State	0.2800	0.1120

Please see Attachments 1-4 for detailed tax bill notes:
 Attachment 1 – FY 2018 Property Tax Rate Components
 Attachment 2 – FY 2018 Municipal Property Tax Differential Information
 Attachment 3 – FY 2018 Constant Yield Tax Rate Table
 Attachment 4 – State Tax Rate for Fiscal Year 2018 from the Board of Public Works

Should you have any questions, please feel free to contact me.

cc: Linda Allen, Chief of Treasury, Office of Finance



FY 2018 Property Tax Rate Components

	Personal	Real
County	2.50	1.00
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FY 2018 Tax Bill Note:

The percentage of County Source Revenues spent on the Board of Education (BOE) = 38.27%

BOE portion of County Personal Property Tax Rate = \$0.9567, and of Real Property Tax Rate = \$0.3827

County Total Property Tax Revenues = \$846,960,600

County contribution to the Board of Education's Budget = \$739,181,200

FY 2018 Municipal Personal Property Tax Differential & Real Property Tax Differential

Municipality	FY 2018 County Personal Property Tax Rate	FY 2018 Personal Property Tax Differential	Resulting FY 2018 County Tax Rate	FY 2018 County Real Property Tax Rate	FY 2018 Real Property Tax Differential	Resulting FY 2018 County Tax Rate
Berwyn Heights	2.50	(0.289)	2.211	1.00	(0.122)	0.878
Bladensburg	2.50	(0.278)	2.222	1.00	(0.118)	0.882
Bowie	2.50	(0.330)	2.170	1.00	(0.140)	0.860
Brentwood	2.50	(0.152)	2.348	1.00	(0.064)	0.936
Capitol Heights	2.50	(0.245)	2.255	1.00	(0.104)	0.896
Cheverly	2.50	(0.306)	2.194	1.00	(0.129)	0.871
College Park	2.50	(0.076)	2.424	1.00	(0.032)	0.968
Colmar Manor	2.50	(0.221)	2.279	1.00	(0.093)	0.907
Cottage City	2.50	(0.232)	2.268	1.00	(0.098)	0.902
District Heights	2.50	(0.296)	2.204	1.00	(0.125)	0.875
Eagle Harbor	2.50	(0.008)	2.492	1.00	(0.006)	0.994
Edmonston	2.50	(0.208)	2.292	1.00	(0.088)	0.912
Fairmount Heights	2.50	(0.143)	2.357	1.00	(0.060)	0.940
Forest Heights	2.50	(0.173)	2.327	1.00	(0.073)	0.927
Glenarden	2.50	(0.256)	2.244	1.00	(0.108)	0.892
Greenbelt	2.50	(0.345)	2.155	1.00	(0.146)	0.854
Hyattsville	2.50	(0.327)	2.173	1.00	(0.139)	0.861
Landover Hills	2.50	(0.240)	2.260	1.00	(0.101)	0.899
Laurel	2.50	(0.416)	2.084	1.00	(0.176)	0.824
Morningside	2.50	(0.142)	2.358	1.00	(0.060)	0.940
Mount Rainier	2.50	(0.322)	2.178	1.00	(0.136)	0.864
New Carrollton	2.50	(0.265)	2.235	1.00	(0.112)	0.888
N. Brentwood	2.50	(0.011)	2.489	1.00	(0.005)	0.995
Riverdale	2.50	(0.308)	2.192	1.00	(0.130)	0.870
Seat Pleasant	2.50	(0.289)	2.211	1.00	(0.122)	0.878
University Park	2.50	(0.300)	2.200	1.00	(0.127)	0.873
Upper Marlboro	2.50	(0.176)	2.324	1.00	(0.074)	0.926
Average		(0.235)	2.265		(0.100)	0.900

FY 2018 CONSTANT YIELD TAX RATE TABLE

Jurisdiction	FY 2017 Net Assessable Base	FY 2017 Tax Yield	FY 2017 Tax Rate	FY 2018 Net Assessable Base	Actual FY 2018 Constant Yield Tax Rate	FY 2018 Tax Rate	FY 2018 Tax Yield	FY 2018 Constant Yield Tax Rate	FY 2018 Tax Yield	FY 2018 Tax Revenues Above (Below) Constant Yield
Benwyn Heights	\$256,403,108	\$2,238,399	0.8730	\$267,518,408	\$0.8367	\$0.8780	\$2,348,812	\$0.8780	\$2,238,327	\$110,485
Bladensburg	410,286,928	3,651,376	0.8900	429,021,730	0.8511	0.8620	3,783,972	0.8620	3,651,404	132,568
Bowie	6,100,785,838	52,954,821	0.8680	6,251,294,470	0.8471	0.8600	53,761,132	0.8600	52,954,715	806,417
Brentwood	197,763,003	1,835,241	0.9280	209,506,251	0.8760	0.9360	1,960,979	0.9360	1,835,275	125,704
Capitol Heights	252,763,207	2,229,548	0.8820	263,402,409	0.8464	0.8960	2,360,086	0.8960	2,229,438	130,648
Cheverly	519,465,891	4,576,494	0.8810	542,486,350	0.8436	0.8710	4,725,056	0.8710	4,576,415	148,641
College Park	2,999,119,332	23,271,458	0.9700	2,524,751,454	0.9217	0.9680	24,439,594	0.9680	23,270,634	1,168,960
Colmar Manor	80,978,600	733,666	0.9060	85,827,716	0.8548	0.9070	778,457	0.9070	733,655	44,802
Cottage City	83,836,830	749,501	0.8940	89,144,260	0.8408	0.9020	804,081	0.9020	749,525	54,556
District Heights	321,105,304	2,816,094	0.8770	337,023,883	0.8356	0.8750	2,948,959	0.8750	2,816,172	132,787
Eagle Harbor	6,892,265	68,440	0.9930	7,406,740	0.9240	0.9940	73,623	0.9940	68,438	5,185
Edmonston	143,276,371	1,285,189	0.8970	148,136,938	0.8676	0.9120	1,351,009	0.9120	1,285,236	65,773
Fairmount Heights	90,941,982	858,492	0.9440	95,102,806	0.9027	0.9400	893,966	0.9400	858,493	35,473
Forest Heights	157,828,846	1,439,399	0.9120	165,184,282	0.8714	0.9270	1,531,258	0.9270	1,439,416	91,842
Glenarden	389,423,807	3,446,401	0.8850	401,619,275	0.8581	0.8920	3,582,444	0.8920	3,446,295	136,149
Greenbelt	1,825,798,435	15,683,609	0.8590	1,880,651,116	0.8339	0.8540	16,060,761	0.8540	15,682,760	378,011
Hyattsville	1,722,566,804	14,882,977	0.8640	1,768,962,381	0.8413	0.8610	15,230,766	0.8610	14,882,281	348,486
Landover Hills	131,022,793	1,164,793	0.8890	139,056,922	0.8376	0.8990	1,250,122	0.8990	1,164,741	85,381
Laurel	2,585,534,879	21,563,361	0.8340	2,666,182,928	0.8088	0.8240	21,969,347	0.8240	21,564,088	405,260
Morningside	83,458,129	771,978	0.9250	87,943,595	0.8778	0.9400	826,670	0.9400	771,969	54,701
Mount Rainier	364,801,112	3,159,178	0.8660	395,578,709	0.7986	0.8640	3,417,800	0.8640	3,159,092	258,708
New Carrollton	668,072,729	5,892,401	0.8820	690,608,306	0.8532	0.8880	6,132,602	0.8880	5,892,270	240,332
N. Brentwood	43,216,351	430,435	0.9950	46,616,272	0.9234	0.9950	463,832	0.9950	430,455	33,377
Riverdale Park	577,085,119	4,986,015	0.8640	608,816,588	0.8190	0.8700	5,286,704	0.8700	4,986,208	310,496
Seat Pleasant	261,816,284	2,293,511	0.8760	274,422,396	0.8358	0.8700	2,409,429	0.8700	2,293,622	115,806
University Park	299,282,039	2,618,718	0.8750	307,612,764	0.8613	0.8730	2,685,459	0.8730	2,618,707	66,752
Upper Marlboro	81,567,028	751,232	0.9210	84,046,680	0.8938	0.9260	778,272	0.9260	751,209	27,063
Unincorporated Area*	54,543,980,555	545,439,806	1.0000	55,771,039,904	0.9780	1.0000	557,710,399	1.0000	545,440,770	12,269,629
TOTAL	\$74,599,073,569	\$721,792,541		\$76,538,985,533			\$739,575,591		\$721,791,599	\$17,783,992

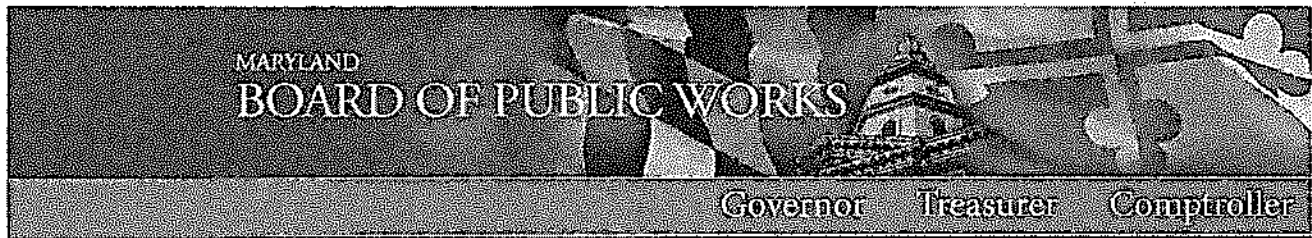
* Note: For jurisdictions or unincorporated areas that do not experience a change in tax rate from FY 2017 to FY 2018, a separate formula is used as required by the State Department of Assessments and Taxation to calculate FY 2018 tax revenues above (below) constant yield revenue. The difference in results is attributed to the rounding of constant yield tax rate.

In accordance with Section 6-308 of the Tax-Property Article, Annotated Code of Maryland, the above table containing information for each municipal government, the unincorporated area and the totals for the County is made available with the property tax bills. The following information relates to the unincorporated area of the County.

In the last taxable year, FY 2017 ended June 30, 2017, Prince George's real property tax rate was \$1.00/\$100 of assessed value, based on full value assessment, and the certified assessment of the net assessable real property was \$54,543,980,555. The assessment multiplied by the rate produced real property tax revenue of \$545,439,806.

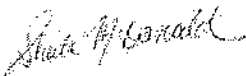
For this taxable year, FY 2018, beginning July 1, 2017, the certified assessment of the net assessable real property is \$55,771,039,904. To produce the same real property tax revenues as last year, the tax rate would be \$0.9780/\$100 of assessed value. This rate is called the Constant Yield Tax Rate.

For this taxable year, the actual real property tax rate is \$1.00/\$100 of assessed value, which is higher than the constant yield tax rate and will produce revenues \$12,269,629 more than would be produced by the Constant Yield Tax Rate.



Sheila McDonald, Esq.
Executive Secretary

TO: Mayor and City Council of Baltimore City
County Executives and County Councils
Boards of County Commissioners
Treasurers and Collectors of State Taxes
Legislative Auditor
State Department of Assessments and Taxation

FROM: Sheila McDonald 

DATE: April 26, 2017

RE: State Tax Rate for Fiscal Year 2018

The Board of Public Works, at a meeting held on April 26, 2017, determined that the fiscal year 2018 State tax rate on real property subject to the tax is:

Real Property of Public Utilities:	28 cents (\$0.280) per \$100 of the full assessed value.
All Other Real Property:	11.2 cents (\$0.112) per \$100 of the full assessed value.

This determination was made in accordance with Section 8-134 of the State Finance and Procurement Article, Annotated Code of Maryland.

For questions concerning these rates, you may contact Christian Lund, the State Treasurer's Director of Debt Management, at 410-260-7920.

This information is available online at www.bpw.maryland.gov

BOARD OF PUBLIC WORKS
SECRETARY'S
ACTION AGENDA
April 26, 2017



REVISED

Contact: Christian Lund (410) 260-7920
clund@treasurer.state.md.us

18. COMMISSION ON STATE DEBT
State Tax Rate

Recommendation: The Commission on State Debt recommends that the Board of Public Works levy the State property tax required for Fiscal Year 2018 to provide funds for State debt requirements as follows:

- (a) 11.2 cents (\$0.112) per \$100 of the full assessed value of real property other than that of public utilities; and
- (b) 28.0 cents (\$0.28) per \$100 of the full assessed value of real property of public utilities.

Authority: Section 8-134 of the State Finance and Procurement Article, Annotated Code of Maryland; Executive Order 01.01.1980.06.

BOARD OF PUBLIC WORKS

THIS ITEM WAS:

APPROVED

DISAPPROVED

DEFERRED

WITHDRAWN

WITH DISCUSSION

WITHOUT DISCUSSION