

**PRINCE GEORGE'S COUNTY
NOTICE OF A PROPOSED REAL
PROPERTY TAX INCREASE****

The County Council of Prince George's County proposes to increase real property taxes for those properties located in unincorporated areas and municipalities (Box 1).

1. For the tax year beginning July 1, 2017, the estimated real property assessable base will increase by 2.2% (Box 2) from \$54,543,980,555 (Box 3) to \$55,771,039,904, (Box 4) for those properties located in unincorporated areas.
2. If Prince George's County maintains the current tax rate of \$1.0000 (Box 5) per \$100 of assessment, real property tax revenues will increase by 2.2% (Box 6) resulting in \$12,270,593 (Box 7) of new real property tax revenues.
3. In order to fully offset the effect of increasing assessments, the real property tax rate should be reduced to \$0.9780 (Box 8), the constant yield tax rate.
4. The County is considering not reducing its real property tax rate enough to fully offset increasing assessments. The County proposes to adopt a real property tax rate of \$1.0000 (Box 9) per \$100 of assessment. This tax rate is 2.2% (Box 10) higher than the constant yield tax rate and will generate \$12,269,629 (Box 11) in additional property tax revenues.

****As Revised 04/26/17 with corrected data for City of Glenarden.**

Box 1, Area Within Prince George's County	Box 2, Percentage Change In Base	Box 3, Previous Assessable Base	Box 4, New Assessable Base	Box 5, Current Tax Rate	Box 6, Percentage Change in Revenue
Unincorporated Area	Increase 2.2%	54,543,980,555	55,771,039,904	1.0000	Increase 2.2%
Berwyn Heights	Increase 4.3%	256,403,108	267,518,408	0.8730	Increase 4.3%
Bladensburg	Increase 4.6%	410,266,928	429,021,730	0.8900	Increase 4.6%
Bowie	Increase 2.5%	6,100,785,838	6,251,294,470	0.8680	Increase 2.5%
Brentwood	Increase 5.9%	197,763,003	209,506,251	0.9280	Increase 5.9%
Capitol Heights	Increase 4.2%	252,783,207	263,402,409	0.8820	Increase 4.2%
Cheverly	Increase 4.4%	519,465,891	542,486,350	0.8810	Increase 4.4%
College Park	Increase 5.2%	2,399,119,332	2,524,751,454	0.9700	Increase 5.2%
Colmar Manor	Increase 6.0%	80,978,600	85,827,716	0.9060	Increase 6.0%
Cottage City	Increase 6.3%	83,836,830	89,144,260	0.8940	Increase 6.3%
District Heights	Increase 5.0%	321,105,304	337,023,883	0.8770	Increase 5.0%
Eagle Harbor	Increase 7.5%	6,892,265	7,406,740	0.9930	Increase 7.5%
Edmonston	Increase 3.4%	143,276,371	148,136,938	0.8970	Increase 3.4%
Fairmount Heights	Increase 4.6%	90,941,982	95,102,806	0.9440	Increase 4.6%
Forest Heights	Increase 4.7%	157,828,846	165,184,282	0.9120	Increase 4.7%
Glenarden	Increase 3.1%	389,423,807	401,619,275	0.8850	Increase 3.1%
Greenbelt	Increase 3.0%	1,825,798,435	1,880,651,116	0.8590	Increase 3.0%
Hyattsville	Increase 2.7%	1,722,566,804	1,768,962,381	0.8640	Increase 2.7%
Landover Hills	Increase 6.1%	131,022,793	139,056,922	0.8890	Increase 6.1%
Laurel	Increase 3.1%	2,585,534,879	2,666,182,928	0.8340	Increase 3.1%
Morningside	Increase 5.4%	83,458,129	87,943,595	0.9250	Increase 5.4%
Mount Rainier	Increase 8.4%	364,801,112	395,578,709	0.8660	Increase 8.4%
New Carrollton	Increase 3.4%	668,072,729	690,608,306	0.8820	Increase 3.4%
North Brentwood	Increase 7.9%	43,216,351	46,616,272	0.9960	Increase 7.9%
Riverdale Park	Increase 5.5%	577,085,119	608,816,588	0.8640	Increase 5.5%
Seat Pleasant	Increase 4.8%	261,816,284	274,422,396	0.8760	Increase 4.8%
University Park	Increase 2.8%	299,282,039	307,612,764	0.8750	Increase 2.8%
Upper Marlboro	Increase 3.0%	81,567,028	84,046,680	0.9210	Increase 3.0%

	Box 7, Revenue Change	Box 8, Constant Yield Tax Rate	Box 9, Proposed County Tax Rate	Box 10, Percentage Greater Than Constant Yield Rate	Box 11, Revenue Increase
Unincorporated Area	Gain of \$12,270,593	0.9780	1.0000	2.2%	\$12,269,629
Berwyn Heights	Gain of \$97,037	0.8367	0.8780	4.9%	\$110,485
Bladensburg	Gain of \$166,918	0.8511	0.8820	3.6%	\$132,568
Bowie	Gain of \$1,306,415	0.8471	0.8600	1.5%	\$806,417
Brentwood	Gain of \$108,977	0.8760	0.9360	6.8%	\$125,704
Capitol Heights	Gain of \$93,661	0.8464	0.8960	5.9%	\$130,648
Cheverly	Gain of \$202,810	0.8436	0.8710	3.2%	\$148,641
College Park	Gain of \$1,218,632	0.9217	0.9680	5.0%	\$1,168,960
Colmar Manor	Gain of \$43,933	0.8548	0.9070	6.1%	\$44,802
Cottage City	Gain of \$47,448	0.8408	0.9020	7.3%	\$54,556
District Heights	Gain of \$139,606	0.8356	0.8750	4.7%	\$132,787
Eagle Harbor	Gain of \$5,109	0.9240	0.9940	7.6%	\$5,185
Edmonston	Gain of \$43,599	0.8676	0.9120	5.1%	\$65,773
Fairmount Heights	Gain of \$39,278	0.9027	0.9400	4.1%	\$35,473
Forest Heights	Gain of \$67,082	0.8714	0.9270	6.4%	\$91,842
Glenarden	Gain of \$107,930	0.8581	0.8920	4.0%	\$136,149
Greenbelt	Gain of \$471,185	0.8339	0.8540	2.4%	\$378,011
Hyattsville	Gain of \$400,858	0.8413	0.8610	2.3%	\$348,486
Landover Hills	Gain of \$71,423	0.8376	0.8990	7.3%	\$85,381
Laurel	Gain of \$672,605	0.8088	0.8240	1.9%	\$405,260
Morningside	Gain of \$41,491	0.8778	0.9400	7.1%	\$54,701
Mount Rainier	Gain of \$266,534	0.7986	0.8640	8.2%	\$258,708
New Carrollton	Gain of \$198,764	0.8532	0.8880	4.1%	\$240,332
North Brentwood	Gain of \$33,863	0.9234	0.9950	7.8%	\$33,377
Riverdale Park	Gain of \$274,160	0.8190	0.8700	6.2%	\$310,496
Seat Pleasant	Gain of \$110,430	0.8358	0.8780	5.0%	\$115,806
University Park	Gain of \$72,894	0.8513	0.8730	2.5%	\$66,752
Upper Marlboro	Gain of \$22,838	0.8938	0.9260	3.6%	\$27,063

A public hearing on the proposed real property tax rates will be held at 7:00 p.m. on Tuesday, May 2, 2017, and at 7:00 p.m. on Monday, May 8, 2017, at the County Administration Building, Council Hearing Room, 14741 Governor Oden Bowie Dr., Upper Marlboro, MD 20772.

The hearing is open to the public, and public testimony is encouraged.

Persons with questions regarding this hearing or with special needs may call (301) 952-3600 for further information.