



Harris County Appraisal District

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Office of Chief Appraiser

Honorable David Jennings
Mayor
City of Shoreacres
601 Shore Acres Blvd
Shoreacres, TX 77571-7262

April 30, 2021

Re: 2021 Certified Estimates

Board of Directors

Mike Sullivan, Chairman
Glenn E. Peters, Secretary
Martina Lemond Dixon, Assistant Secretary
Ann Harris Bennett, Director
Tax Assessor-Collector, Ex-Officio Director
Glenn E. Peters, Assistant Secretary
Al Odom, Director
Jim Robinson, Director
Elizabeth Santos, Director

Chief Appraiser

Roland Altinger
Deputy Chief Appraiser
Jason Cunningham
Taxpayer Liaison Officer
Teresa S. Terry

Dear Mayor Jennings:

As required by Texas Tax Code Sec. 26.01(e), we have prepared an estimate of taxable value for the above taxing jurisdiction for 2021. While this estimate is based on information currently available to us, some of the data needed for accuracy is not yet available. For example, in the area of business and industrial personal property, the extended date for property owners to file their annual renditions is May 17, and some will delay their filing until the good cause deadline of June 1. Due to COVID-19, there may be additional factors that influence values after the estimates have been established.

While we have taken our best estimate of potential hearing loss into account, protests for 2021 are in the process of being received and reductions made in the ARB protest hearing process during the next several months could cause a further reduction in value. Also, if fewer protests are filed, your value could possibly be higher.

Your final taxable value will also be impacted by late-filed exemption applications, late applications for productivity valuation, correction motions under Tax Code Sec. 25.25, and possible post-ARB appeals through binding arbitration, appeals to district court, or appeals to the State Office of Administrative Hearings.

Given these limitations, the estimated 2021 taxable value for the taxing unit identified above is:

\$136,912,651

The enclosed summary report gives a breakdown of this estimate by property category.

Please do not hesitate to contact your HCAD jurisdiction coordinator or my office if you have questions regarding this estimate or other matters affecting appraisal district operations.

Sincerely,

Roland Altinger
Chief Appraiser

City Of Shoreacres
2021 Certified Estimate of Taxable Value



Major Property Category	2020 Taxable Value	Percent Change	Projected 2021 Taxable Value
Residential & Rural Improved	117,294,474	4.98%	123,131,399
Apartments	85,373	9.62%	93,586
Commercial	1,144,956	-3.07%	1,109,831
Vacant Land	10,092,718	-2.78%	9,812,587
Industrial	0	0.00%	0
Utility	1,485,370	2.06%	1,516,036
Commercial Personal	777,778	2.39%	796,385
Industrial Personal	469,298	-3.51%	452,829
All Other Property	0	0.00%	0

Projected 2021 Taxable Value	131,349,967	4.24%	136,912,651
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Projected 2021 Taxable Value Range

Accuracy +/- 5%	130,067,018	To	143,758,284
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