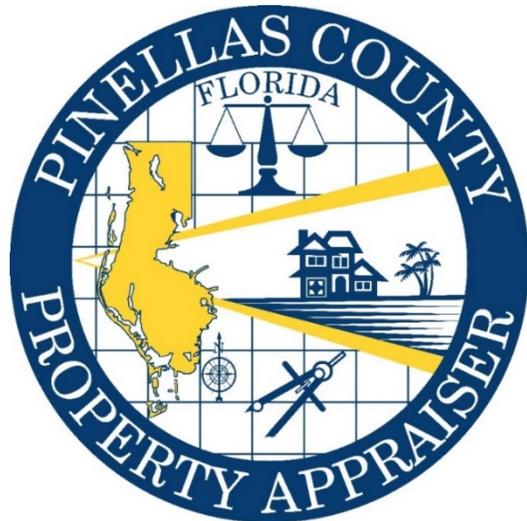


# FY 2020 Budget Presentation



**MIKE TWITTY, MAI, CFA**

Pinellas County Property Appraiser

mike@pcpao.org | www.pcpao.org

(727) 464-3207

# 2020 Property Appraiser Budget Target

**Budget Target:** **\$14,096,230**

**Property Appraiser Request:** **\$14,063,137**

**Amount UNDER Target:** **\$33,093**

# Budget Summary

## BUDGET REQUEST FOR PROPERTY APPRAISERS SUMMARY OF THE 2019-20 BUDGET BY APPROPRIATION CATEGORY

PINELLAS  
COUNTY

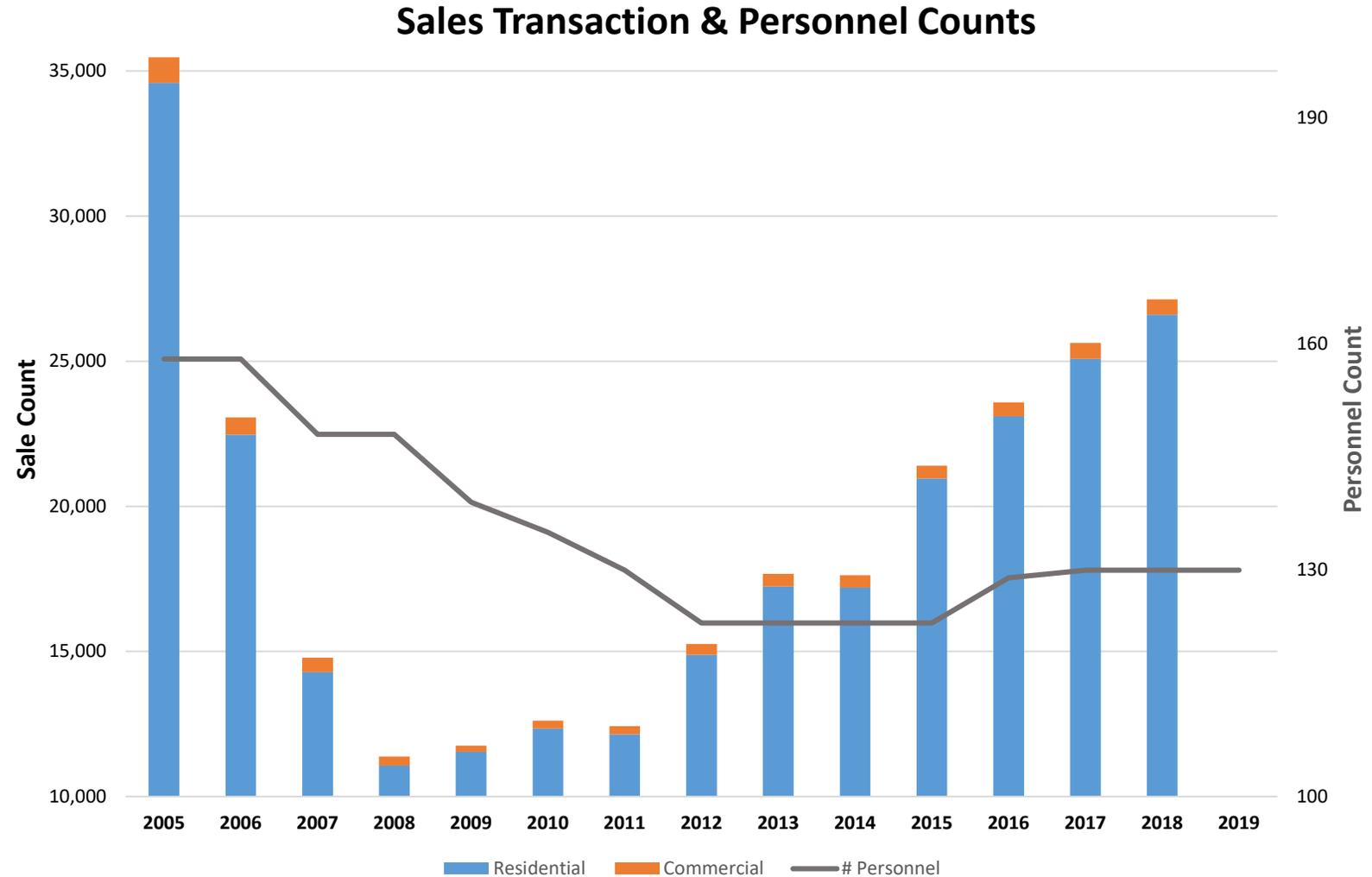
EXHIBIT A

APPROPRIATION CATEGORY	ACTUAL EXPENDITURES 2017-18	APPROVED BUDGET 2018-19	ACTUAL EXPENDITURES 3/31/19	REQUEST 2019-20	(INCREASE/DECREASE)		AMOUNT APPROVED 2019-20	(INCREASE/DECREASE)	
					AMOUNT	%		AMOUNT	%
(1)	(2)	(3)	(4)	(5)	(6)	(6a)	(7)	(8)	(8a)
PERSONNEL SERVICES (Sch. 1-1A)	11,536,622	12,439,076	5,378,897	12,818,009	378,933	3.0%	12,439,076	0	0.0%
OPERATING EXPENSES (Sch. II)	1,214,386	1,132,323	590,840	1,233,128	100,805	8.9%	1,132,323	0	0.0%
OPERATING CAPITAL OUTLAY (Sch. III)	66,828	22,000	5,588	12,000	(10,000)	-45.5%	22,000	0	0.0%
NON-OPERATING (Sch. IV)		0		0	0	-----			
TOTAL EXPENDITURES	\$12,817,837	\$13,593,399	\$5,975,325	\$14,063,137	\$469,738	3.5%	\$13,593,399	\$0	0.0%
NUMBER OF POSITIONS		130		130	0	0.0%	130	0	0.0%

COL (5) - (3) COL (6) / (3)

# Personnel

- 👥 Down 28 positions from a total of 158 in 2006
- 👥 130 Positions spread among 4 locations
- 👥 Holding at a position count of 130 in active real estate market via process improvement and by leveraging technology



# Property Appraiser Departments

## Appraisals

### Tangible Personal Property

### Real Estate

- Residential
- Commercial

## Information Systems

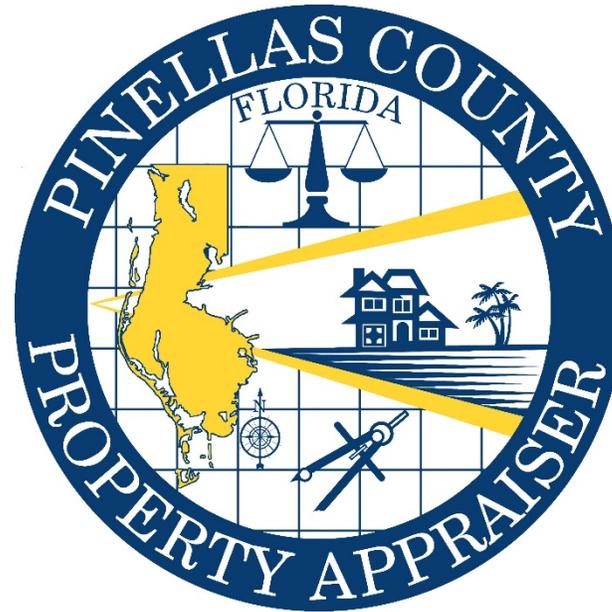
### CAMA

### Technology Support

## GIS / Land Records

### GIS / Mapping

### Deeds



## Assessment Administration

### Exemptions

- Homestead & Personal Exemptions
- Institutional/Charitable
- Investigations/Fraud

### Public Information Services

- Communications
- Customer Service

### Administration

- Tax Roll Compliance

### Finance

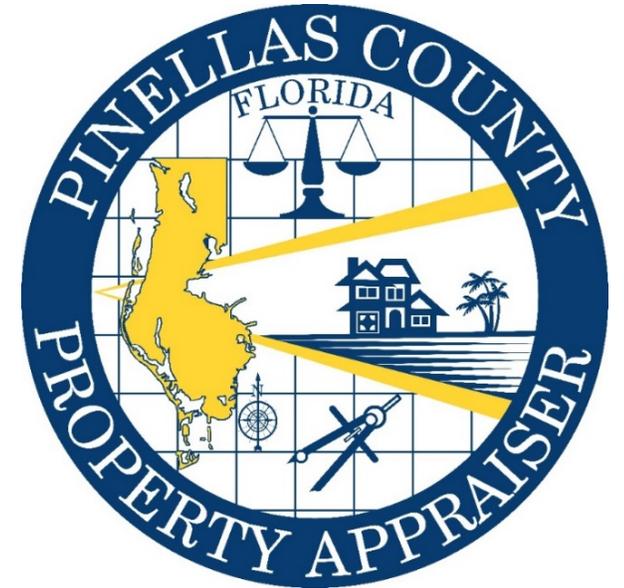
- Budget
- Purchasing
- Payroll

# Staffing, Recruitment & Education

- ❖ Department Restructuring
- ❖ Cross/Transitional-Training of Existing Staff
- ❖ Pinellas continues to be a leader in State & Nation in Appraiser & Assessment Administration Education through IAAO
- ❖ GIS College Student Interns (Summer)
- ❖ Public Outreach: 100+ Events Educating 6,000 Constituents Since Early 2017

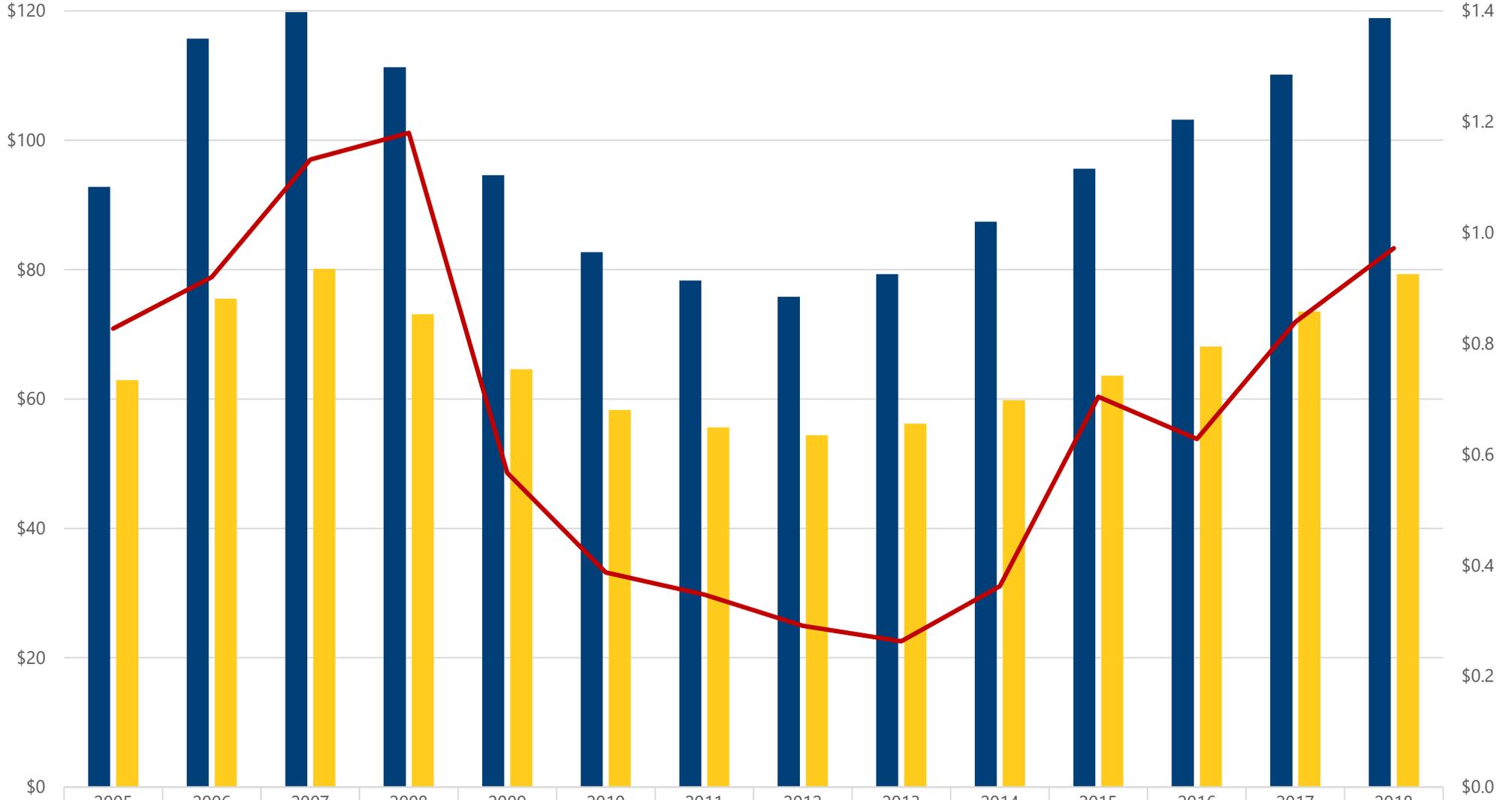
# 2018 Pinellas County PA Office Stats

- Valuation of 450,000 Parcels of RE & TPP
- 35,298 Homestead & Senior Applications (10,000+ Online)
- 76,428 Permits Processed
- 60,325 Deeds Processed
- 755 parcel map splits or combines
- 711 Exemption Fraud Investigation Cases
- 1,393 VAB Petitions filed for 1,234 Parcels
- 26 Teams of 2 are ready for Field Damage Assessment



# Value Trends (2005 – 2018)

In Billions



Just/Market Value	\$92.8	\$115.7	\$119.8	\$111.3	\$94.6	\$82.7	\$78.3	\$75.8	\$79.3	\$87.4	\$95.6	\$103.2	\$110.1	\$118.9
Taxable Value	\$62.9	\$75.5	\$80.1	\$73.1	\$64.6	\$58.3	\$55.6	\$54.4	\$56.2	\$59.8	\$63.6	\$68.1	\$73.5	\$79.3
New Construction Taxable Value	\$0.83	\$0.92	\$1.13	\$1.18	\$0.57	\$0.39	\$0.35	\$0.29	\$0.26	\$0.36	\$0.70	\$0.63	\$0.84	\$0.97

# Current Website



**MIKE TWITTY, MAI**  
Meet Mike

- Property Appraiser HOME
- Search Our Database ▶
- Appraisal Info ▶
- Forms / Change of Address
- Exemption / Save-Our-Homes / Portability ▶
- Tax Estimator (New)
- Tangible Personal Property
- Downloads / Reports / Maps ▶
- Truth In Millage ▶
- Tax Roll / Budget / Legal ▶
- Glossary / FAQ's ▶
- Links
- Important ADA Information
- About Us ▶
- Contact Us



## Mike Twitty, MAI Pinellas County Property Appraiser

Pinellas County Property Appraiser Mike Twitty and his staff are dedicated to producing fair and equitable Property Value Assessments. We strive to provide exceptional service to the citizens of Pinellas County. The information on this site has been prepared as a public service, and to give you an overview of some of the activities in the Property Appraiser's Office.



- E-File Homestead Exemption
- Homestead Exemption Status
- Email Exemption Department

### Attention New Homeowners

[Buying a Home In Pinellas County?](#) Your property taxes may be much higher than the prior owner's taxes due to change in ownership. Assessed Value of property resets to full market value on January 1st after a change of ownership, usually resulting in higher taxes. Please use our new [Tax Estimator](#) to estimate taxes under new ownership.



### Certificate of Excellence in Assessment Administration

The International Association of Assessing Officers (IAAO) is pleased to announce that the Pinellas County Property Appraiser's office has received the Certificate of Excellence in Assessment Administration.

**PHONE:** (727) 464-3207 **FAX:** (727) 464-3448 **TTY/TDD:** (727) 464-3370

**HOURS:** Monday through Friday, 8am to 5pm, except holidays

County Courthouse	North County	Mid County	South County
2nd Floor	Northside Square	Co-located w/Tax Collector	Govt Services Center
315 Court Street	29269 US HWY 19 North	13025 Starkey Road	1800 66th Street North
Clearwater, FL 33756	Clearwater, FL 33761	Largo, FL 33773	St. Petersburg, FL 33710
<a href="#">Get Directions</a>	<a href="#">Get Directions</a>	<a href="#">Get Directions</a>	<a href="#">Get Directions</a>

[Terms of Use / Disclaimer](#)

## Heavy Users include

- Property Owners
- Prospective Purchasers
- Real Estate Professionals
- Appraisers
- Title & Insurance Agents
- Contractors
- Developers
- Investors
- Various County and City Governmental Depts, etc...

# Website Stats

	2017	2018
Users	1.3 Million	1.25 Million
Sessions	4.8 Million	4.8 Million
Page Views	50.3 Million	52.1 Million
Desktop Usage	71.5%	72%
Mobile Usage	28.5%	28%
Online HX Apps	10,200	11,338
Tax Estimator Usage	4,553 /mo	7,009 /mo

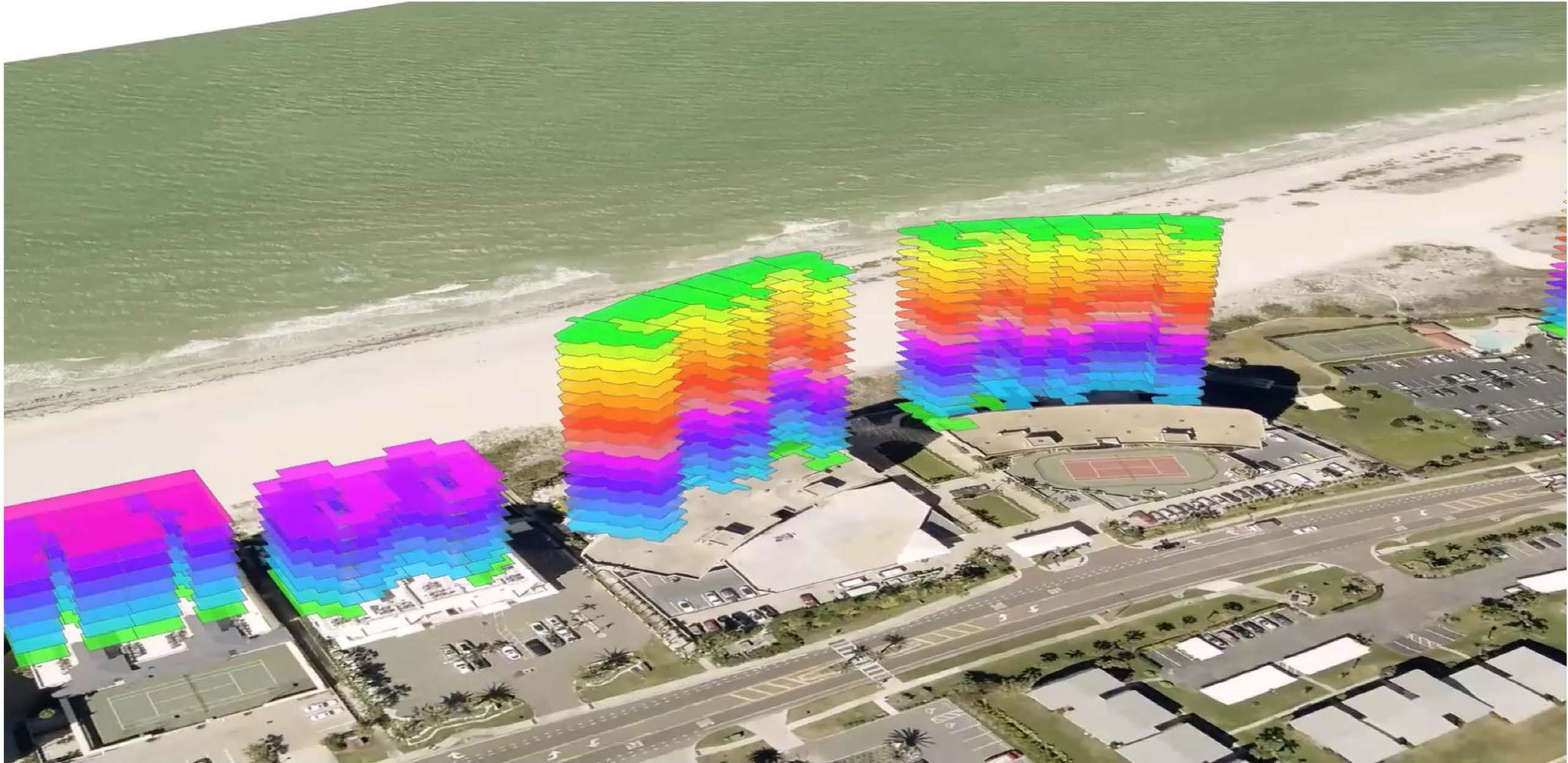
# New Website Under Development

## 🖥️ New site to add additional features and functionality:

- Increase New Buyer Awareness of Property Valuation & Taxation Process
- Additional GIS Data Layers
- Enhanced Search Tools & Report Options
- Data Visualization & Analytics
- Mobile Friendly
- ADA Compliant
- Enhanced Online Application Forms and Surveys

The screenshot displays the website for Mike Twitty, MAI, CFA, Pinellas County Property Appraiser. The header includes the county seal, the appraiser's name and title, a search bar, a language selector, and accessibility icons. The main navigation menu features links for Home, Searches, Exemptions, Tools & Data, Forms and Brochures, How Do I..., and Contact Us. A central banner features a portrait of Mike Twitty and a search interface with tabs for Property Search and Sales Search, and sub-tabs for Quick Search, Map, Sub/Condo, Advanced, and Tangible. Below the search interface is a section for announcements, including a notice about office closures for New Year's Day. A grid of service buttons includes E-File Homestead Exemption, Email Exemption Department, Change Address, Homestead Exemption Status, Tax Estimator, and TPP eFile. The footer contains three columns of information: Important Deadline Dates (2019 Homestead Exemption filing deadline: March 1st, TPP Return Filing Deadline: April 1st), Attention New Home Owners (information about property tax resets), Hurricane Damage Tax Abatement (information about tax abatement for hurricane damage), and Certificate of Excellence in Assessment Administration (IAAO award information).

# 3D Condo Modeling Project



# 3D Condo Modeling Project





# Our Role in Combating Rising Flood Insurance Premiums

## **Chair of Pinellas County Enterprise GIS (eGIS) Steering Committee**

- Developing GIS tools to assist citizens and aid county functions
  - FEMA Comparison Map - *Complete*
  - Elevation Certificate GIS Application – *In Progress*

## **Chair of NFIP FL Flood Impact Committee – Property Appraisers' Association of Florida (PAAF)**

Mission:

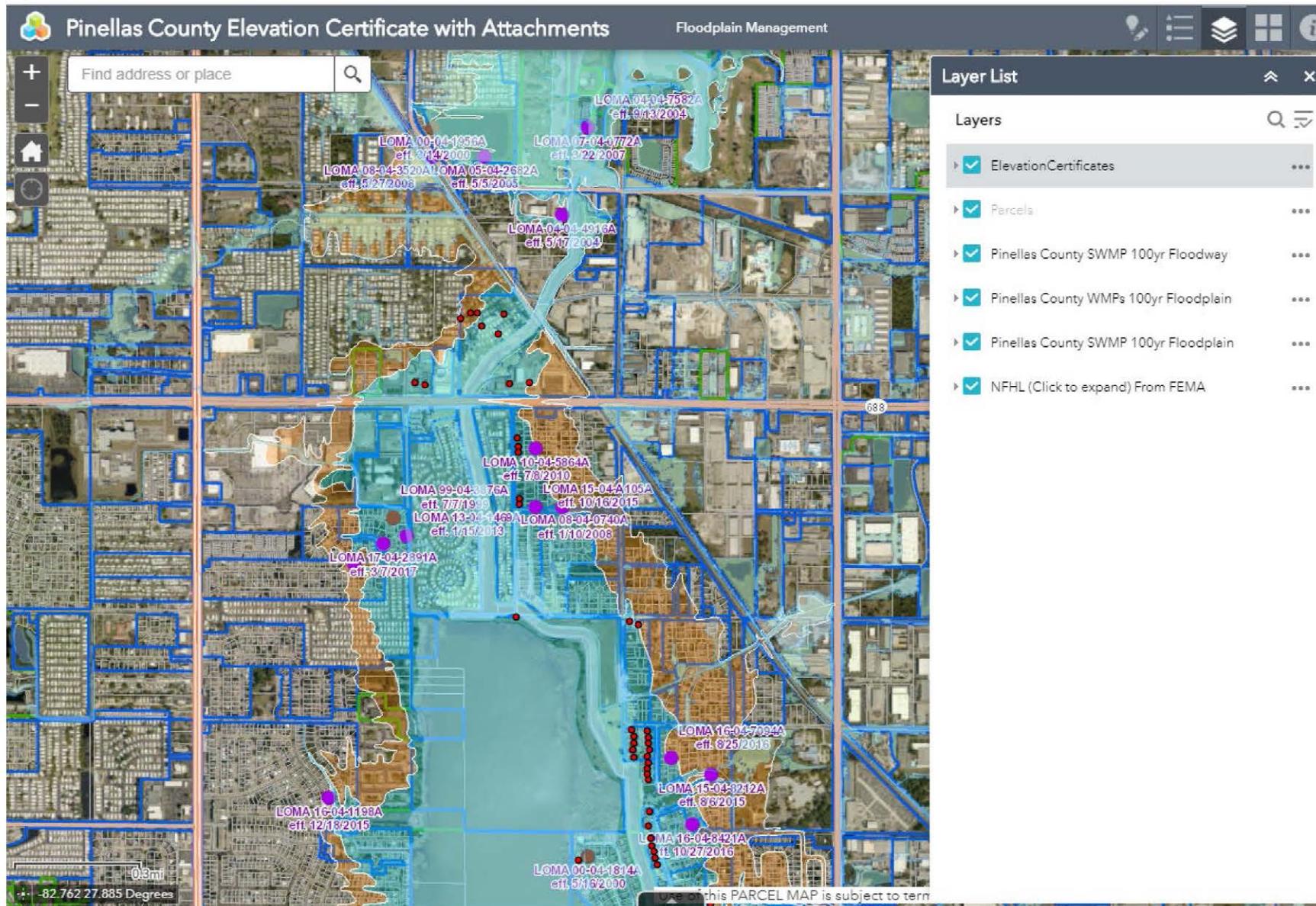
- Compile meaningful county & state-wide data on flood affected properties
- Develop value methodology for impact estimates
- Create two-way dialogue and information flow with our US Senators and Congressmen to ensure Florida is treated more fairly
- Address and communicate NFIP reauthorization and/or long-term bill activity and impacts to membership



# NATIONAL FLOOD INSURANCE PROGRAM (NFIP)

- Program created by Congress in 1968
- Enables property owners to purchase flood insurance protection to meet the escalating costs of repairing damage caused by floods
- Congress must periodically renew (reauthorize) the NFIP's statutory authority to operate.
- On Dec. 21, 2018, the President signed legislation passed by Congress that extended the National Flood Insurance Program's (NFIP's) authorization to May 31, 2019.
- Congress must now reauthorize the NFIP by no later than 11:59 pm on May 31, 2019.
- In April of this year Risk Rating 2.0 announced, which will incorporate surge, elevation, construction, etc.. (We won't know premiums until April 2020 / New Rates to become effective October 2020)

# Elevation Certificate Project

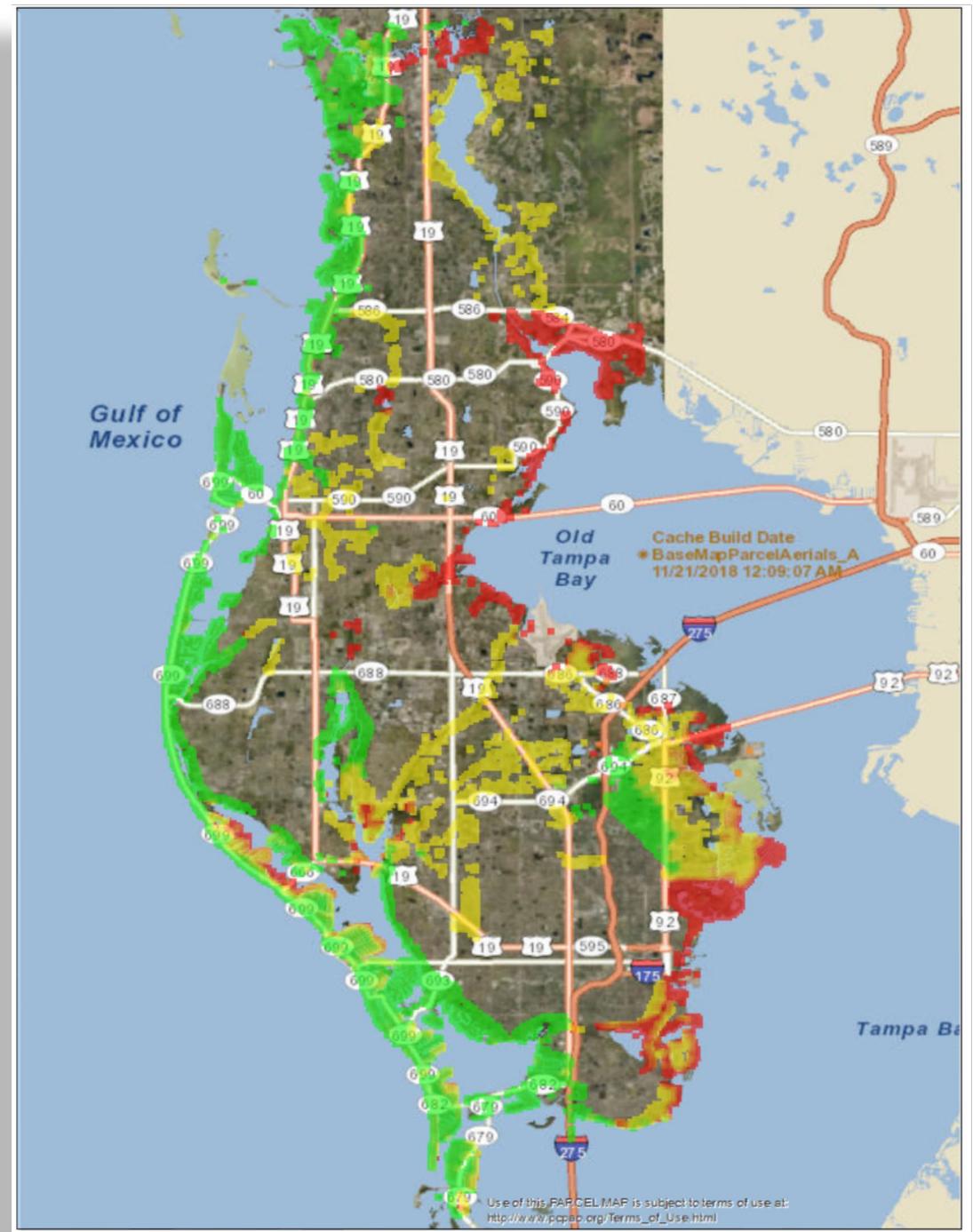


# Pinellas County Base Flood Elevation (BFE)

## Preliminary vs. Current

- Decrease in BFE (Green)
- Increase in BFE (Red)
- No Change in BFE (Yellow)

Based on BFE within Single-Family  
Footprints



# Parcel Level Link to FEMA Map Comparison Tool

[www.PCPAO.org](http://www.PCPAO.org)

[Property Use:](#) 0110 (Single Family Home) Total Living: SF: 1,665 Total Gross SF: 2,335 Total Living Units: 1

[click here to hide] **Legal Description**

HARBOR HILLS 3RD ADD BLK J, E 51FT OF LOT 133 & W 36FT OF LOT 134

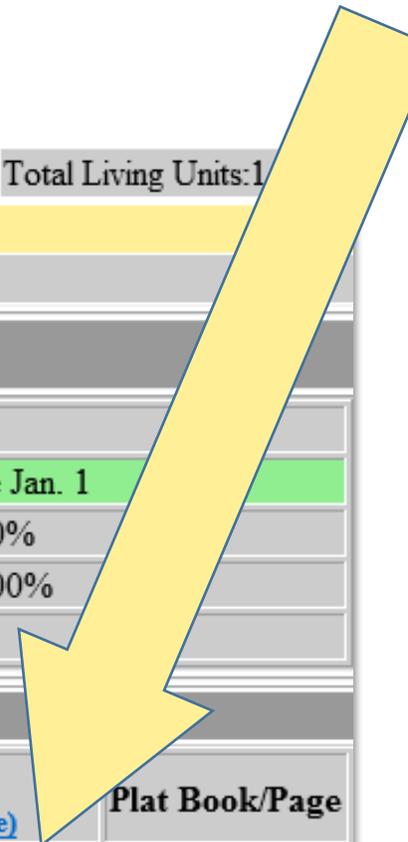
<a href="#">Mortgage Letter</a>  <a href="#">File for Homestead Exemption</a>			2019 Parcel Use	
<b>Exemption</b>	<b>2018</b>	<b>2019</b>		
Homestead:	Yes	Yes	*Assuming no ownership changes before Jan. 1	
Government:	No	No	Homestead Use Percentage: 100.00%	
Institutional:	No	No	Non-Homestead Use Percentage: 0.00%	
Historic:	No	No	Classified Agricultural: No	

**Parcel Information** [Latest Notice of Proposed Property Taxes \(TRIM Notice\)](#)

Most Recent Recording	<a href="#">Sales Comparison</a>	<a href="#">Census Tract</a>	Evacuation Zone (NOT the same as a FEMA Flood Zone)	Flood Zone (NOT the same as your evacuation zone)	Plat Book/Page
13254/1656 	\$314,700 <a href="#">Sales Query</a>	121030252033	B	<a href="#">Compare Current vs Preliminary FEMA Maps</a>	<a href="#">46/69</a>

**2018 Interim Value Information**

Year	<a href="#">Just/Market Value</a>	<a href="#">Assessed Value / SOH Cap</a>	<a href="#">County Taxable Value</a>	<a href="#">School Taxable Value</a>	<a href="#">Municipal Taxable Value</a>
2018	\$269,281	\$174,851	\$124,851	\$149,851	\$124,851



**Changes Since Last FIRM**

Zone Change	Zone AE to Zone AE
Current Base Flood Elevation	12.00
Preliminary Base Flood Elevation	9.00

[Zoom to](#) ⋮

**AE (10)**  
*Zone AE*  
 (EL 12 Feet)

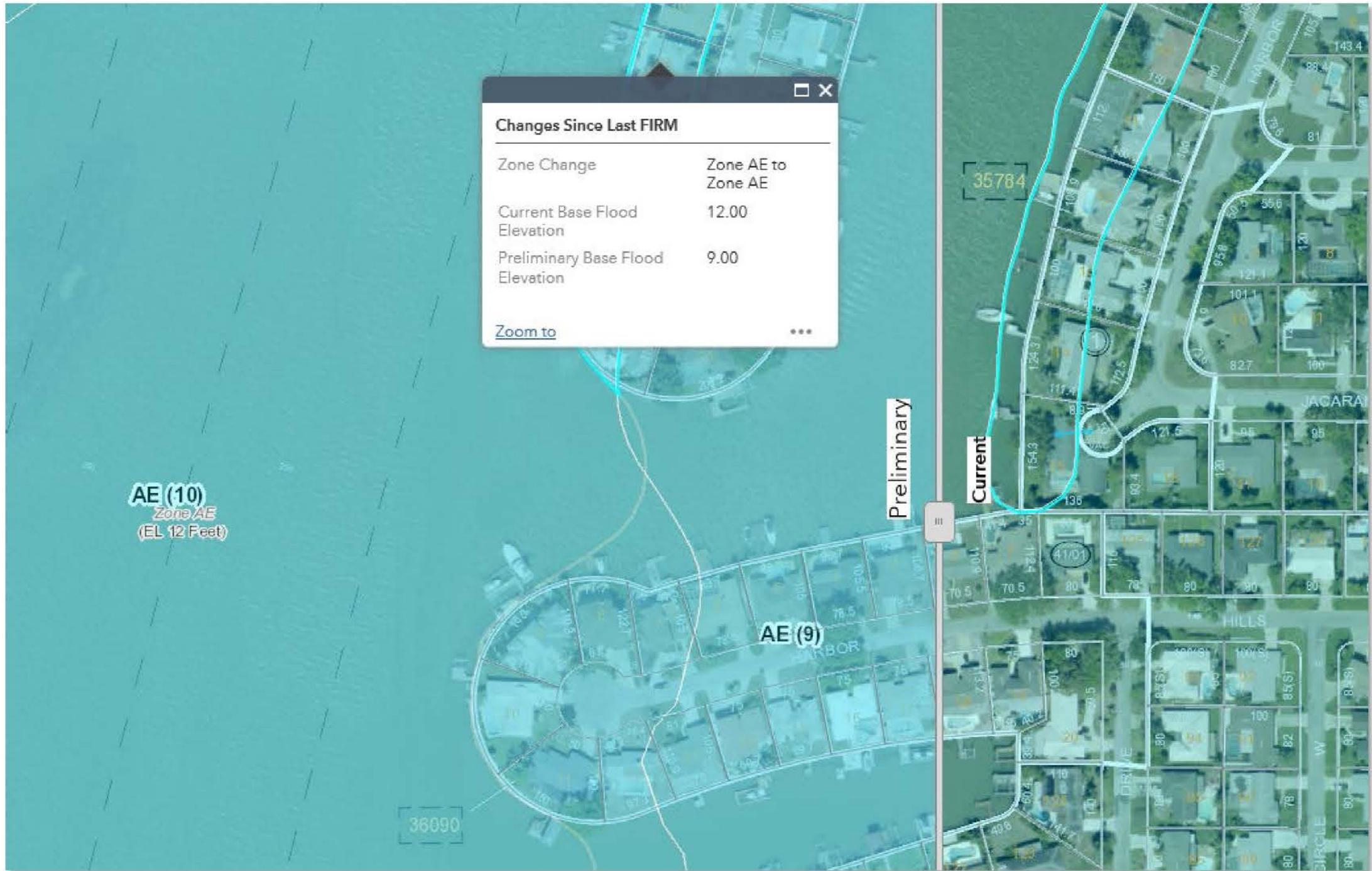
**AE (9)**

Preliminary

Current

35784

36090





**Pinellas County**  
FLORIDA

*Your County Connection*



Official Government Website

Contact Us | Calendar | [How Do I?](#) | News | Media | [SHARE](#) | December 11, 2018

Flood Information - Home

Before / During / After

Building Information ▾

FAQ

Flood Insurance ▾

Floodplain Protection

Maps / Zones ▾

Property Protection ▾

Warning / Notifications

Community Outreach ▾

Resources / Contacts



**Flood Information**

**View your FEMA FIRM Preliminary map change**

[Click here for Quick View](#)

[Click here for Detailed View](#)

**Locator Map**

All about your property, neighborhood and local fire depts., schools, hospitals and more.



**Flood Zone Maps**

[What's your flood risk?](#)

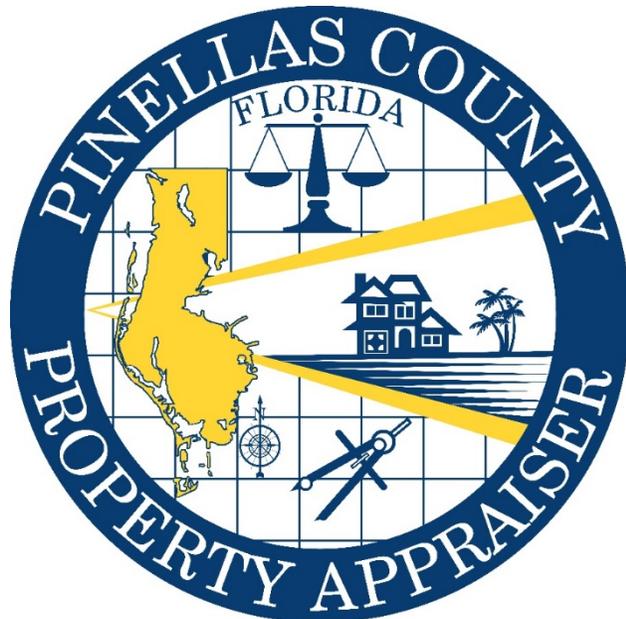


**Building Smart**

[What to know.](#)

Flood Information Services:  
(727) 464-7700

# Thank you for your Time and Attention



## MIKE TWITTY, MAI

Pinellas County Property Appraiser

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(727) 464-3207