



Broward County Property Appraiser's Office  
115 S. Andrews Avenue, Room 111  
Fort Lauderdale, Florida 33301  
954.357.6830 Fax: 954.357.8474  
[www.bcpa.net](http://www.bcpa.net)

To: Broward County Taxing Authorities  
From: Lori Parrish, CFA, Property Appraiser  
Date: May 28, 2015  
Subject: 2015 Estimate of Taxable Value

Attached you will find our 2015 Estimate of Taxable Values. The numbers shown in this estimate will be similar to the numbers which will be on the DR-420 (Certification of Taxable Value) on July 1, 2015. The only changes between the enclosed estimate and the DR-420 certification will be to correct any errors discovered over the next few weeks, to update tangible personal property values based upon returns not yet received/processed, and to extend any exemptions received and approved between today and July 1, 2015. All new 2015 exemption and Save Our Homes portability applications filed to date are reflected in the enclosed numbers.

Residential sales from the first few months of 2015 indicate property values continue to appreciate in most parts of Broward County. For planning purposes, you should expect to see the tax roll increase slightly for next year. We do not anticipate the significant increases we experienced for 2015 to continue into 2016.

Please remember the 2015 assessments reflect the values as of January 1, 2015 as set by qualified sales during the January 2, 2014 through January 1, 2015 assessment period.

If you have any questions, please contact me at 954-357-6904 or [lori@bcpa.net](mailto:lori@bcpa.net), or contact Finance, Budget, and Tax Roll Director, Holly Cimino, at 954-357-6825 or [hcimino@bcpa.net](mailto:hcimino@bcpa.net).

*Attachments*

**TAXABLE VALUE REPORT 2015**

5/26/2015

(Line 7 of DR-420)

(Line 4 of DR-420)

(Line 5 of DR-420)

(Line 6 of DR-420)

TAXING AUTHORITY	Total 2014 WCC* Taxable Value	Total 2015 Estimated Taxable Value	Percentage Change in Taxable Value	Net New Taxable Value Estimate	Current Yr Adjusted Taxable Value Estimate	Net Percentage Change
COCONUT CREEK	2,972,753,133	3,312,002,004	11.41%	126,655,330	3,185,346,674	7.15%
COOPER CITY	2,383,107,819	2,530,597,270	6.19%	22,639,810	2,507,957,460	5.24%
CORAL SPRINGS	8,034,543,808	8,524,956,875	6.10%	17,034,020	8,507,922,855	5.89%
DANIA BEACH	2,761,172,484	2,954,462,127	7.00%	36,529,520	2,917,932,607	5.68%
DAVIE	7,232,809,561	7,709,331,867	6.59%	96,409,080	7,612,922,787	5.26%
DEERFIELD BEACH	5,242,719,189	5,650,851,954	7.78%	31,625,734	5,619,226,220	7.18%
FORT LAUDERDALE	25,997,751,627	28,467,512,928	9.50%	329,982,320	28,137,530,608	8.23%
HALLANDALE BEACH	4,226,551,795	4,630,010,466	9.55%	7,359,470	4,622,650,996	9.37%
HILLSBORO BEACH	1,049,023,303	1,106,119,182	5.44%	(1,216,390)	1,107,335,572	5.56%
HOLLYWOOD	11,156,094,109	12,149,239,203	8.90%	17,020,680	12,132,218,523	8.75%
LAUD. BY THE SEA	1,928,187,948	2,077,143,289	7.73%	5,434,520	2,071,708,769	7.44%
LAUDERDALE LAKES	819,545,873	884,459,640	7.92%	1,212,460	883,247,180	7.77%
LAUDERHILL	1,909,199,402	2,063,770,417	8.10%	9,103,360	2,054,667,057	7.62%
LAZY LAKE	5,519,108	5,933,998	7.52%	6,180	5,927,818	7.41%
LIGHTHOUSE POINT	1,876,623,679	1,982,072,875	5.62%	9,339,220	1,972,733,655	5.12%
MARGATE	2,221,336,587	2,393,329,751	7.74%	2,180,670	2,391,149,081	7.64%
MIRAMAR	7,363,709,535	7,949,663,156	7.96%	151,748,040	7,797,915,116	5.90%
NORTH LAUDERDALE	1,042,670,727	1,130,039,945	8.38%	777,220	1,129,262,725	8.30%
OAKLAND PARK	2,338,072,446	2,525,538,839	8.02%	7,014,090	2,518,524,749	7.72%
PARKLAND	3,379,745,477	3,803,224,906	12.53%	245,456,100	3,557,768,806	5.27%
PEMBROKE PARK	563,767,989	588,647,943	4.41%	1,325,420	587,322,523	4.18%
PEMBROKE PINES	9,500,962,486	10,192,427,235	7.28%	95,726,540	10,096,700,695	6.27%
PLANTATION	7,349,165,695	7,755,360,665	5.53%	15,643,670	7,739,716,995	5.31%
POMPANO BEACH	9,497,634,148	10,175,740,223	7.14%	46,006,510	10,129,733,713	6.66%
POMPANO BEACH EMS	9,497,634,148	10,175,740,223	7.14%	46,006,510	10,129,733,713	6.66%
SEA RANCH LAKES	170,615,639	179,760,754	5.36%	813,445	178,947,309	4.88%
SUNRISE	5,367,387,060	5,761,243,980	7.34%	9,378,990	5,751,864,990	7.16%
SOUTHWEST RANCHES	1,157,027,956	1,221,843,525	5.60%	13,317,620	1,208,525,905	4.45%
TAMARAC	2,686,719,006	2,910,453,075	8.33%	2,284,580	2,908,168,495	8.24%
WEST PARK	368,212,543	400,432,233	8.75%	833,550	399,598,683	8.52%
WESTON	7,028,846,733	7,463,164,463	6.18%	10,484,570	7,452,679,893	6.03%
WILTON MANORS	1,011,775,676	1,100,416,330	8.76%	2,874,820	1,097,541,510	8.48%
UNINCORPORATED	686,359,877	688,506,271	0.31%	(4,426,640)	692,932,911	0.96%
COUNTY FIRE	686,359,877	688,506,271	0.31%	(4,426,640)	692,932,911	0.96%
FORT LAUD. DDA	1,295,861,057	1,369,658,479	5.69%	(127,288,490)	1,496,946,969	15.52%
N. BROWARD HOSPITAL	96,536,490,731	104,106,513,190	7.84%	940,337,134	103,166,176,056	6.87%
S. BROWARD HOSPITAL	43,405,443,167	46,750,463,489	7.71%	369,347,660	46,381,115,829	6.86%
HILLSBORO INLET	13,193,553,907	14,119,724,855	7.02%	45,417,920	14,074,306,935	6.68%
WATER MANAGEMENT 2	3,169,427,358	3,402,374,342	7.35%	21,130,034	3,381,244,308	6.68%
CENTRAL BROWARD	2,856,374,300	2,835,977,000	-0.71%	-	2,835,977,000	-0.71%
COCOMAR	3,167,844,458	3,529,072,765	11.40%	126,758,500	3,402,314,265	7.40%
TINDALL HAMMOCK	356,727,950	421,754,900	18.23%	24,155,510	397,599,390	11.46%
WATER MANAGEMENT 3	1,672,168,636	1,778,037,073	6.33%	2,878,830	1,775,158,243	6.16%
WATER MANAGEMENT 4A	475,976,029	497,627,785	4.55%	(25,670)	497,653,455	4.55%
WATER MANAGEMENT 4B	650,411,700	701,691,968	7.88%	168,790	701,523,178	7.86%
WATER MANAGEMENT 4C	1,554,887,396	1,669,300,329	7.36%	5,499,600	1,663,800,729	7.00%
COUNTY STREET LIGHT	249,778,230	273,096,320	9.34%	1,110,400	271,985,920	8.89%
THREE ISLANDS	507,488,950	559,256,810	10.20%	-	559,256,810	10.20%
SUNRISE KEY	83,647,720	95,602,990	14.29%	2,882,740	92,720,250	10.85%
TAX DIST #1 SAWGRASS	681,351,330	717,455,100	5.30%	289,420	717,165,680	5.26%
GOLDEN ISLES	241,036,280	262,013,490	8.70%	2,902,550	259,110,940	7.50%
PLANTATION GATEWAY 7	209,290,800	222,318,780	6.22%	260,080	222,058,700	6.10%
PLANTATION MIDTOWN	1,194,093,484	1,281,304,403	7.30%	5,751,190	1,275,553,213	6.82%
LAUDERHILL WINDERMERE/TREE GARDENS SAFE NEIGHBORHOOD	10,650,980	12,219,560	14.73%	770	12,218,790	14.72%
LAUDERHILL HABITAT SAFE NEIGHBORHOOD	7,656,300	8,874,780	15.91%	-	8,874,780	15.91%
LAUDERHILL ISLES OF INVERRARY SAFE NEIGHBORHOOD	4,018,570	4,525,120	12.61%	-	4,525,120	12.61%
LAUDERHILL MANORS OF INVERRARY SAFE NEIGHBORHOOD	19,168,170	22,136,810	15.49%	-	22,136,810	15.49%
FLA INLAND NAV.	139,941,933,898	150,856,976,679	7.80%	1,309,684,794	149,547,291,885	6.86%
CHILDREN'S SERVICES	139,941,933,898	150,856,976,679	7.80%	1,309,684,794	149,547,291,885	6.86%
SFWMD - DISTRICT	139,941,933,898	150,856,976,679	7.80%	1,309,684,794	149,547,291,885	6.86%
SFWMD - BASIN	139,941,933,898	150,856,976,679	7.80%	1,309,684,794	149,547,291,885	6.86%
SFWMD - EVERGLADES	139,941,933,898	150,856,976,679	7.80%	1,309,684,794	149,547,291,885	6.86%
SCHOOL BOARD	151,884,572,907	164,345,883,851	8.20%	1,316,464,794	163,029,419,057	7.34%
COUNTY COMMISSION	139,433,322,328	150,384,495,419	7.85%	1,309,630,844	149,074,864,575	6.91%

\*With correction certificates processed as of May 22, 2015