

Introduction



Welcome to the data pages of our website. Many of you will remember that much of this data was included in our annual report in the past. These new pages are intended to replace the annual report. This represents a cost savings but, more importantly, the website data can be updated inexpensively and often, unlike the static printed materials. While all numbers posted have been checked and re-checked, there are a number of circumstances that can change the numbers. We will always post the most accurate numbers we have. We hope that these numbers will be more timely and useful to you than our old annual report.

Where does your tax dollar go?



36.87% of Each Tax Dollar Goes to the County

5.85% of Each Tax Dollar Goes to Libraries

1.35% of Each Tax Dollar Goes to Water Management Districts

35.93% of Each Tax Dollar Goes to the School Board

20% of Each Tax Dollar Goes to Your City or MSTU

Final 2015 Millages

FINAL 2016 MILLAGES FOR ALACHUA COUNTY

Office of Ed Crapo, CFA, ASA, AAS

Alachua County Property Appraiser 10/14/2016

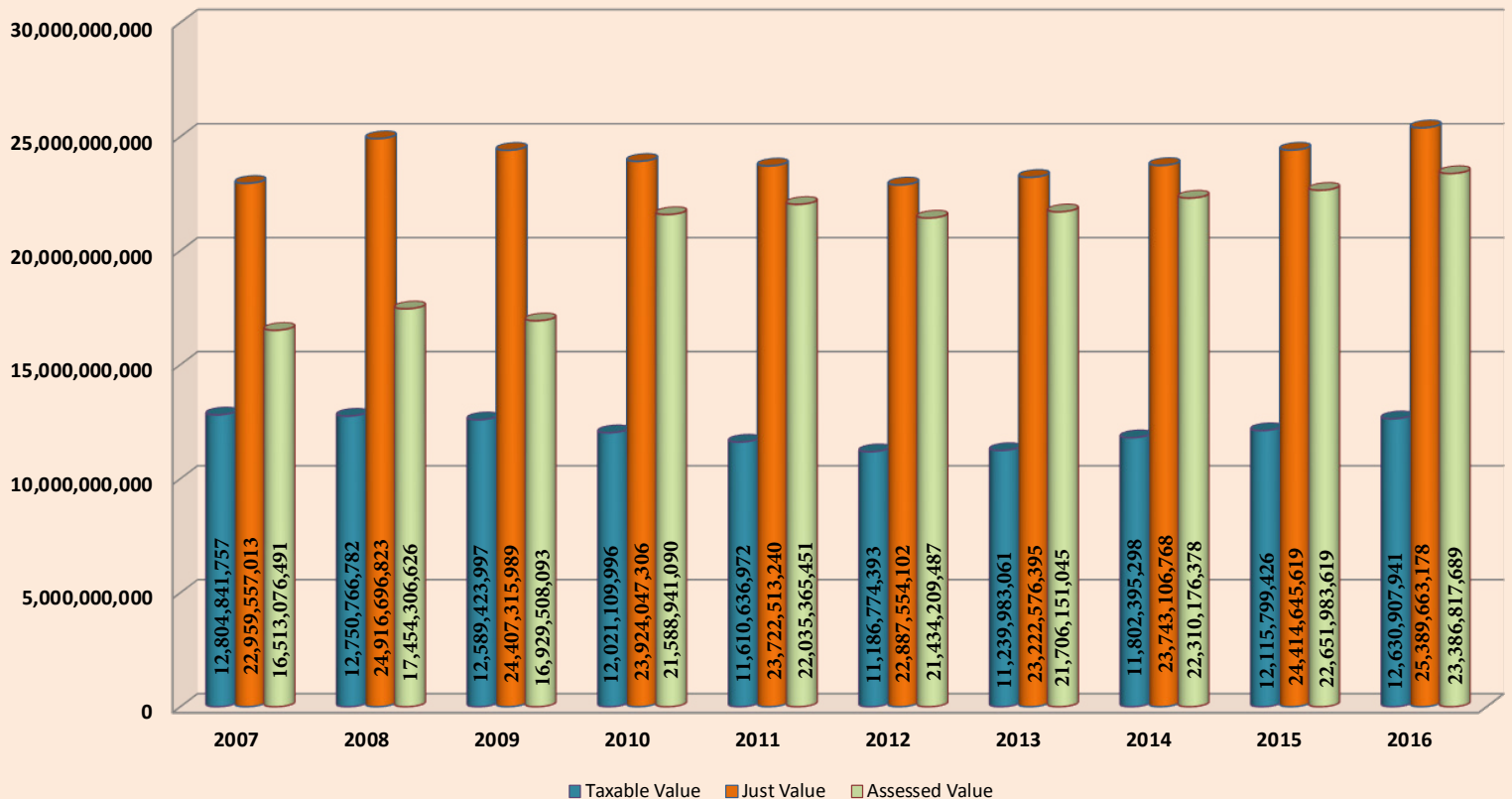
	OPERATING	DEBT	TOTAL
COUNTY	8.9290	0.0000	8.9290
LIBRARY	1.3371	0.0750	1.4121
SUWANNEE	0.4093		0.4093
ST. JOHNS	0.2885		0.2885
SCHOOL			
DISCRETIONARY	3.2480	0.0000	
REQUIRED LOCAL	4.6880		7.9360

CITIES	CODE			TOTAL MILLAGES	
ALACHUA	17	5.9900		5.9900	7.8114
ARCHER (Law/Fire)	27	5.2549		5.2549	11.2810
GAINESVILLE	37	4.5079		4.5079	6.3293
GAINESVILLE	36	4.5079		4.5079	6.3293
HAWTHORNE (Law/Fire)	46	5.3194		5.3194	11.3455
HIGH SPRINGS	57	6.1326		6.1326	7.9540
LACROSSE	67	6.6246		6.6246	7.7303
MICANOPY	76	5.9463		5.9463	7.7677
NEWBERRY	87	5.9089		5.9089	7.7303
WALDO (Fire)	97	7.5180		7.5180	11.1099
WALDO (Fire)	96	7.5180		7.5180	11.1099
				SUWANNEE	ST. JOHNS

UNINCORPORATED		MSTU-Unincorp	MSTU-Law	MSTU-Fire	TOTAL	SUWANNEE	ST. JOHNS
MSTU	03 & 05	0.6325	2.4342	1.7705	4.8372	6.6586	
MSTU	02 & 04	0.6325	2.4342	1.7705	4.8372		6.6586

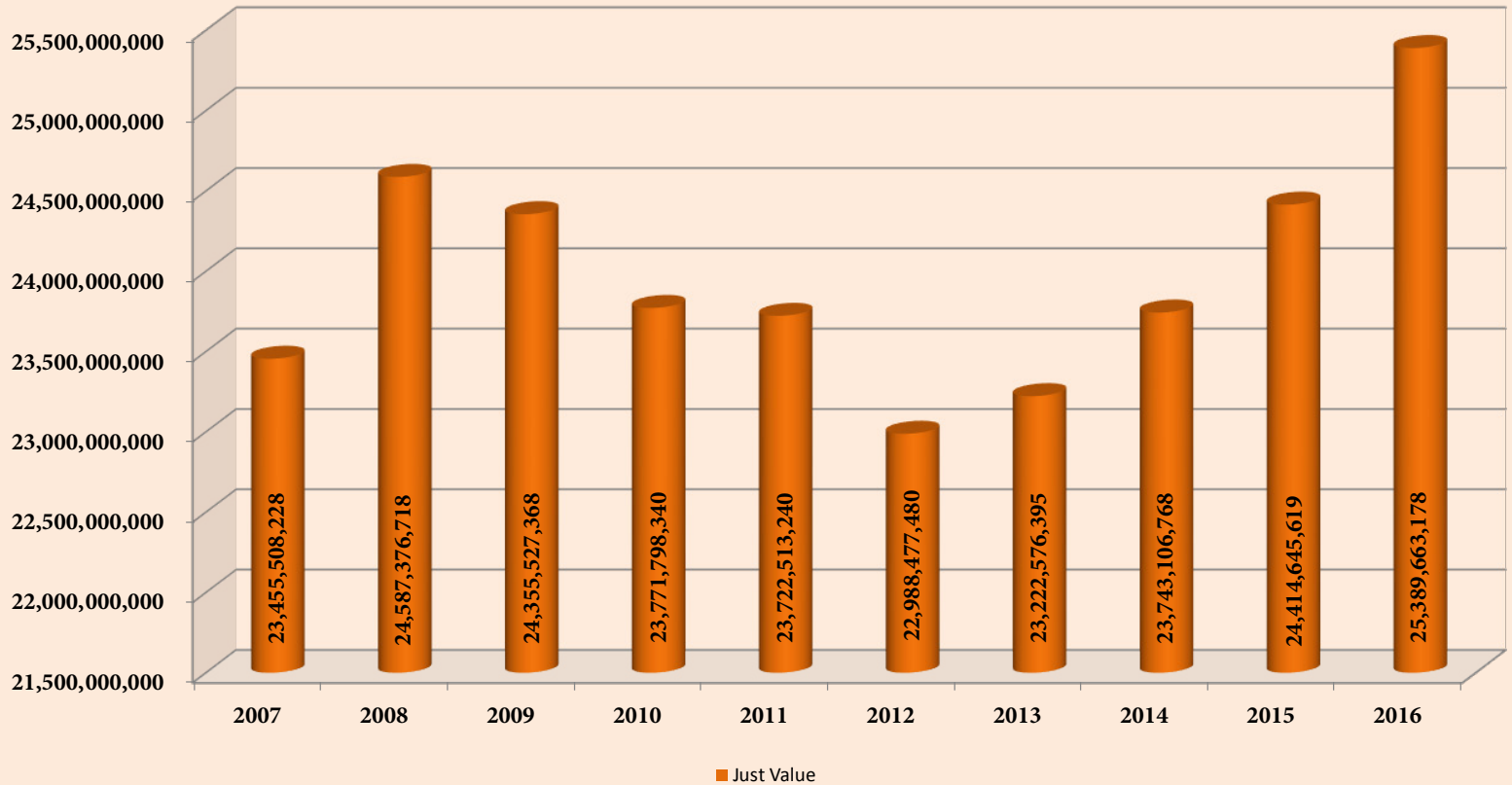
2016 SOH Cap = .7%

Total Tax Roll 2007-2016



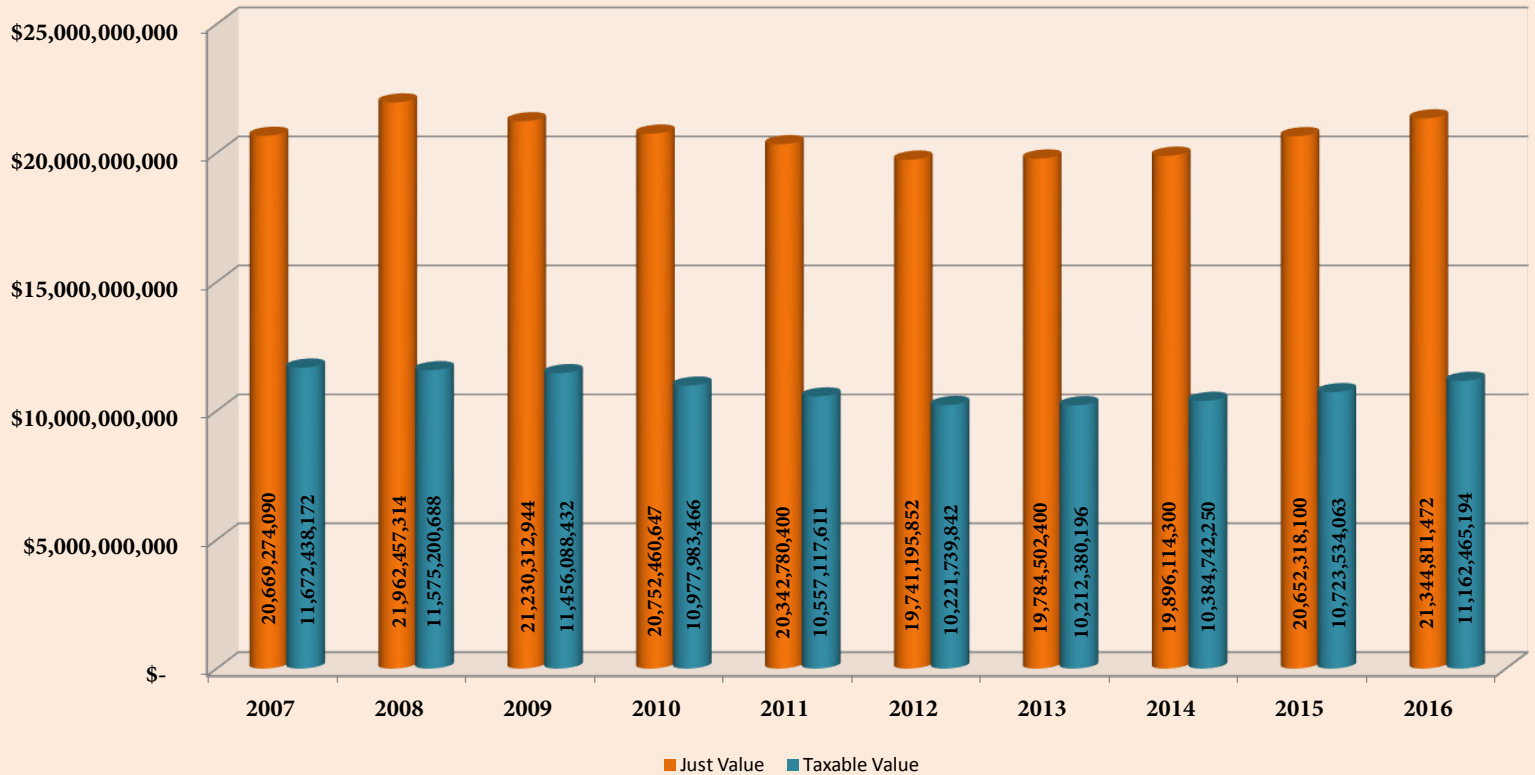
Year	Just Value	% Change	Assessed Value	% Change	Taxable Value	% Change
2007	\$ 22,959,557,013	11.5%	\$ 16,513,076,491	14.8%	\$ 12,804,841,757	13.1%
2008	\$ 24,916,696,823	8.5%	\$ 17,454,306,626	5.7%	\$ 12,750,766,782	-0.4%
2009	\$ 24,407,315,989	-2.0%	\$ 16,929,508,093	14.8%	\$ 12,589,423,997	-1.3%
2010	\$ 23,924,047,306	-2.0%	\$ 21,588,941,090	27.5%	\$ 12,021,109,996	-4.5%
2011	\$ 23,722,513,240	-0.8%	\$ 22,035,365,451	2.1%	\$ 11,610,636,972	-3.4%
2012	\$ 22,887,554,102	-3.5%	\$ 21,434,209,487	-2.7%	\$ 11,186,774,393	-3.7%
2013	\$ 23,222,576,395	1.5%	\$ 21,706,151,045	1.3%	\$ 11,239,983,061	0.5%
2014	\$ 23,743,106,768	2.2%	\$ 22,310,176,378	2.8%	\$ 11,802,395,298	5.0%
2015	\$ 24,414,645,619	2.8%	\$ 22,651,983,619	1.5%	\$ 12,115,799,426	2.7%
2016	\$ 25,389,663,178	4.0%	\$ 23,386,817,689	3.2%	\$ 12,630,907,941	4.3%

Year to Year Amount Change in Just Value



Year	Just Value
2007	23,455,508,228
2008	24,587,376,718
2009	24,355,527,368
2010	23,771,798,340
2011	23,722,513,240
2012	22,988,477,480
2013	23,222,576,395
2014	23,743,106,768
2015	24,414,645,619
2016	25,389,663,178

Real Property Value 2007-2016

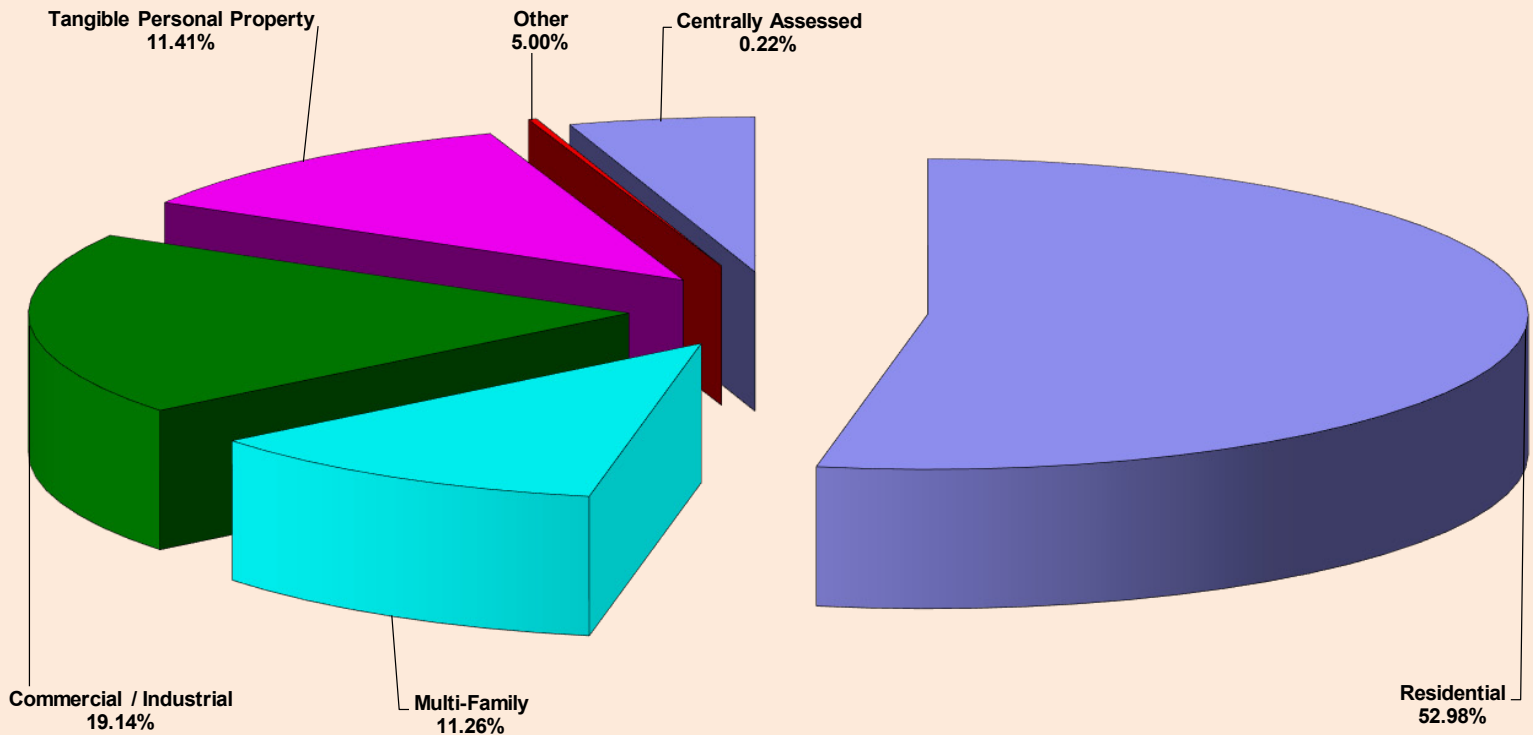


Year	Just Value	% Change	Taxable Value	% Change
2007	\$ 20,669,274,090	12.9%	\$ 11,672,438,172	15.2%
2008	\$ 21,962,457,314	6.3%	\$ 11,575,200,688	-0.8%
2009	\$ 21,230,312,944	2.7%	\$ 11,456,088,432	-1.9%
2010	\$ 20,752,460,647	-5.5%	\$ 10,977,983,466	-5.2%
2011	\$ 20,342,780,400	-4.2%	\$ 10,557,117,611	-7.8%
2012	\$ 19,741,195,852	-4.9%	\$ 10,221,739,842	-3.2%
2013	\$ 19,784,502,400	0.2%	\$ 10,212,380,196	-0.1%
2014	\$ 19,896,114,300	0.6%	\$ 10,384,742,250	1.7%
2015	\$ 20,652,318,100	3.8%	\$ 10,723,534,063	3.3%
2016	\$ 21,344,811,472	3.4%	\$ 11,162,465,194	4.1%

Source: Final Roll

*** Data from 2016 First Cert.***

Taxable Value by Property Type 2016



PROPERTY TYPE	TAXABLE VALUE	PERCENTAGE
Residential	\$ 6,691,549,513	52.98%
Multi-Family	\$ 1,421,803,908	11.26%
Commercial / Industrial	\$ 2,417,094,723	19.14%
Tangible Personal Property	\$ 1,440,653,663	11.41%
Centrally Assessed	\$ 27,789,084	0.22%
Other	\$ 632,017,050	5.00%
	\$ 12,630,907,941	

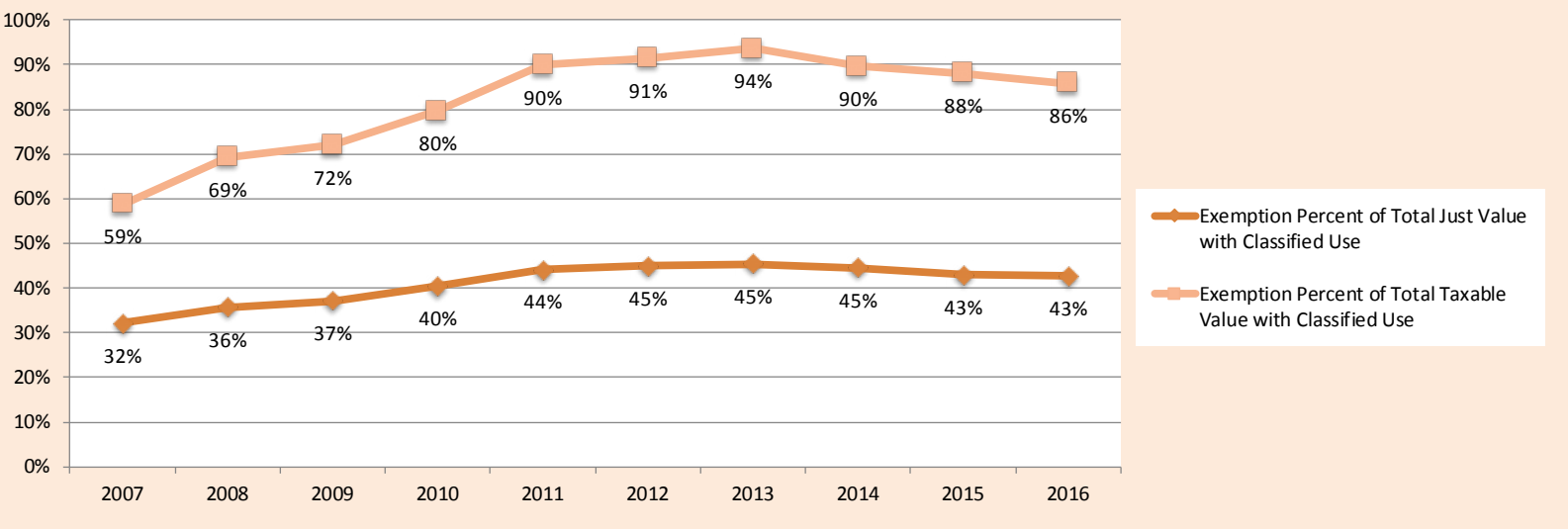
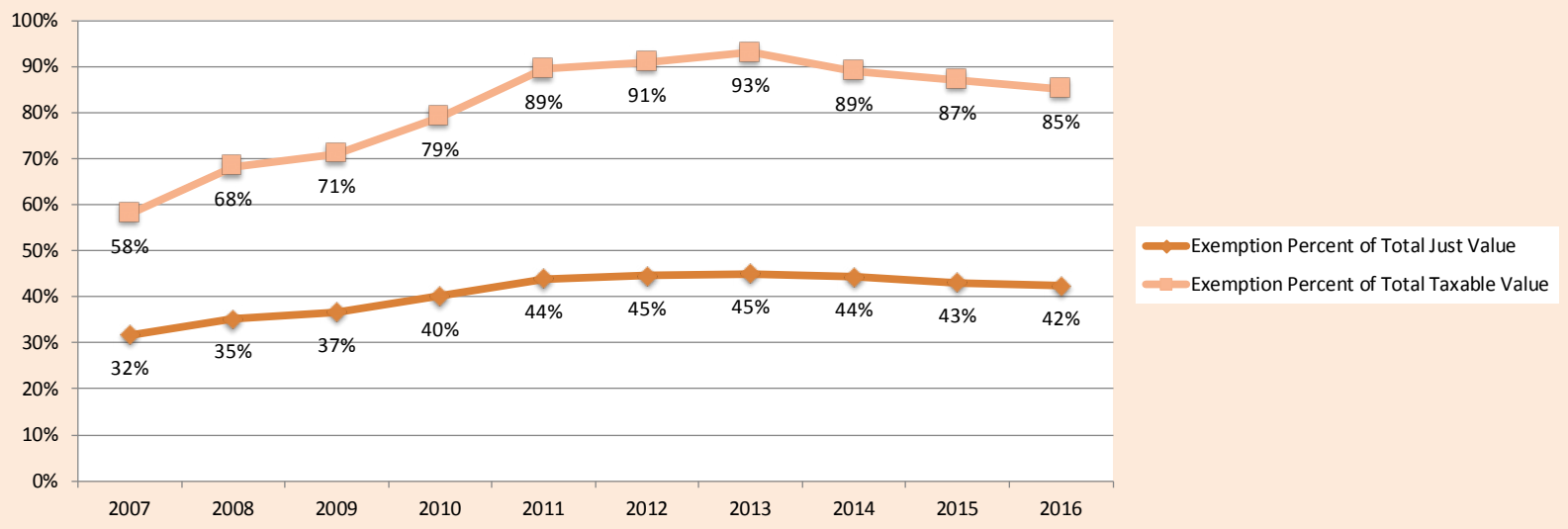
Principle Tax Payers 2016

Alachua County Principle Tax Payers Real, Tangible Personal Property and Centrally Assessed 2016 1st Certification Tax Roll

COUNTY-WIDE

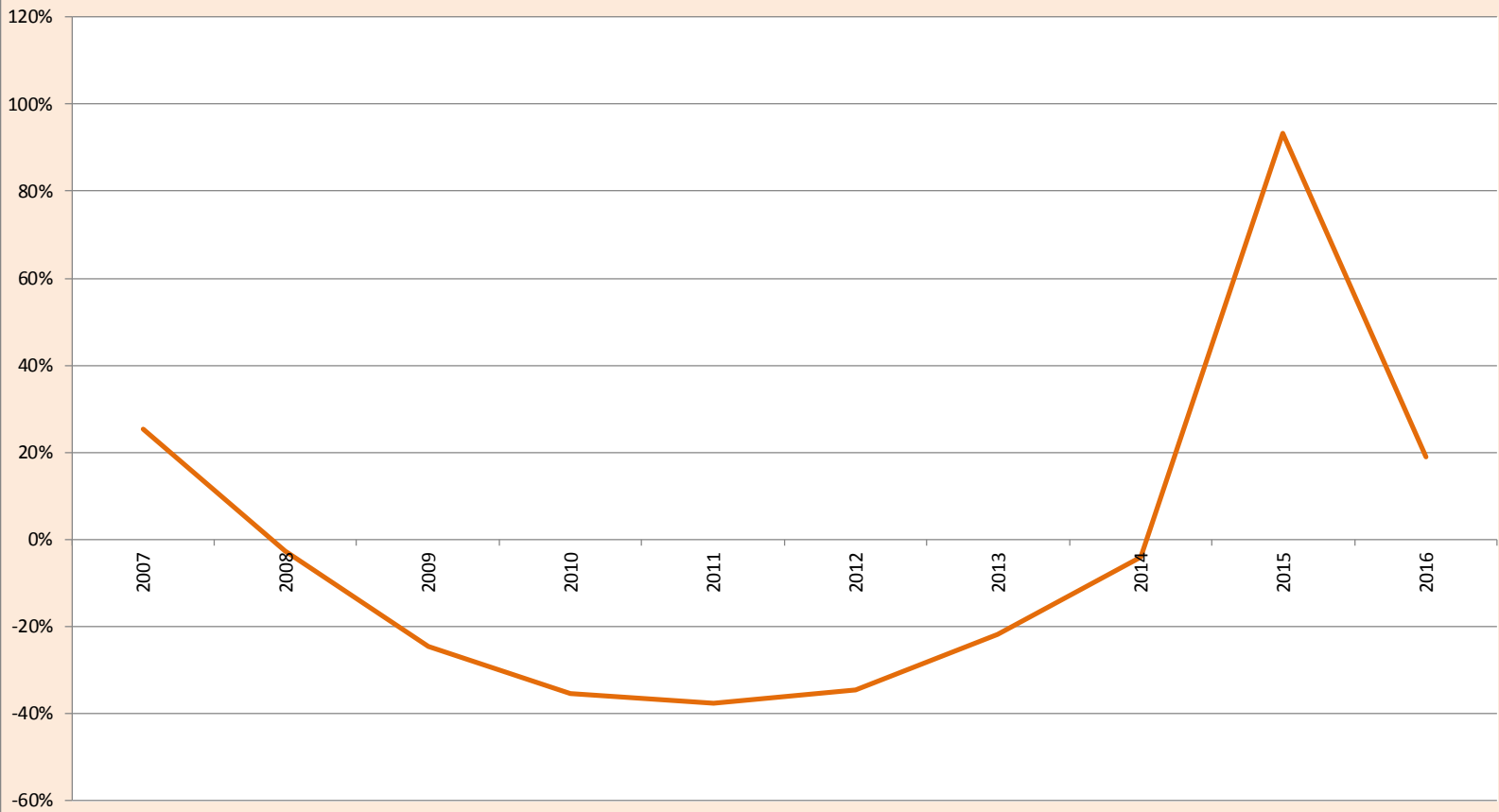
Top Ten Principal Taxpayers, Alachua County	Overall Taxable Value	% of Total Tax. Value
1. Gainesville Renewable Energy Center LLC	\$ 314,316,090	2.4885%
2. Argos Cement LLC	\$ 148,553,220	1.1761%
3. Oaks Mall Gainesville, Ltd	\$ 125,590,400	0.9943%
4. Wal-Mart Stores East LP	\$ 96,828,190	0.7666%
5. HCA Health Services of Fla Inc.	\$ 83,503,400	0.6611%
6. AT&T Mobility LLC	\$ 75,737,723	0.5996%
7. Duke Energy Florida Inc.	\$ 70,609,535	0.5590%
8. North Florida Regional Medical Center Inc.	\$ 54,789,240	0.4338%
9. Bellsouth Telecommunications Inc.	\$ 54,496,790	0.4315%
10. Oak Hammock at the University of FL Inc.	\$ 53,964,236	0.4272%

Overall Exemption Totals



	2007	2008	2009	2010	2011	2012	2013	2014	2015	2016
Exemption Percent of Total Just Value	32%	35%	37%	40%	44%	45%	45%	44%	43%	42%
Exemption Percent of Total Taxable Value	58%	68%	71%	79%	89%	91%	93%	89%	87%	85%
Exemption Percent of Total Just Value with Classified Use	32%	36%	37%	40%	44%	45%	45%	45%	43%	43%
Exemption Percent of Total Taxable Value with Classified Use	59%	69%	72%	80%	90%	91%	94%	90%	88%	86%

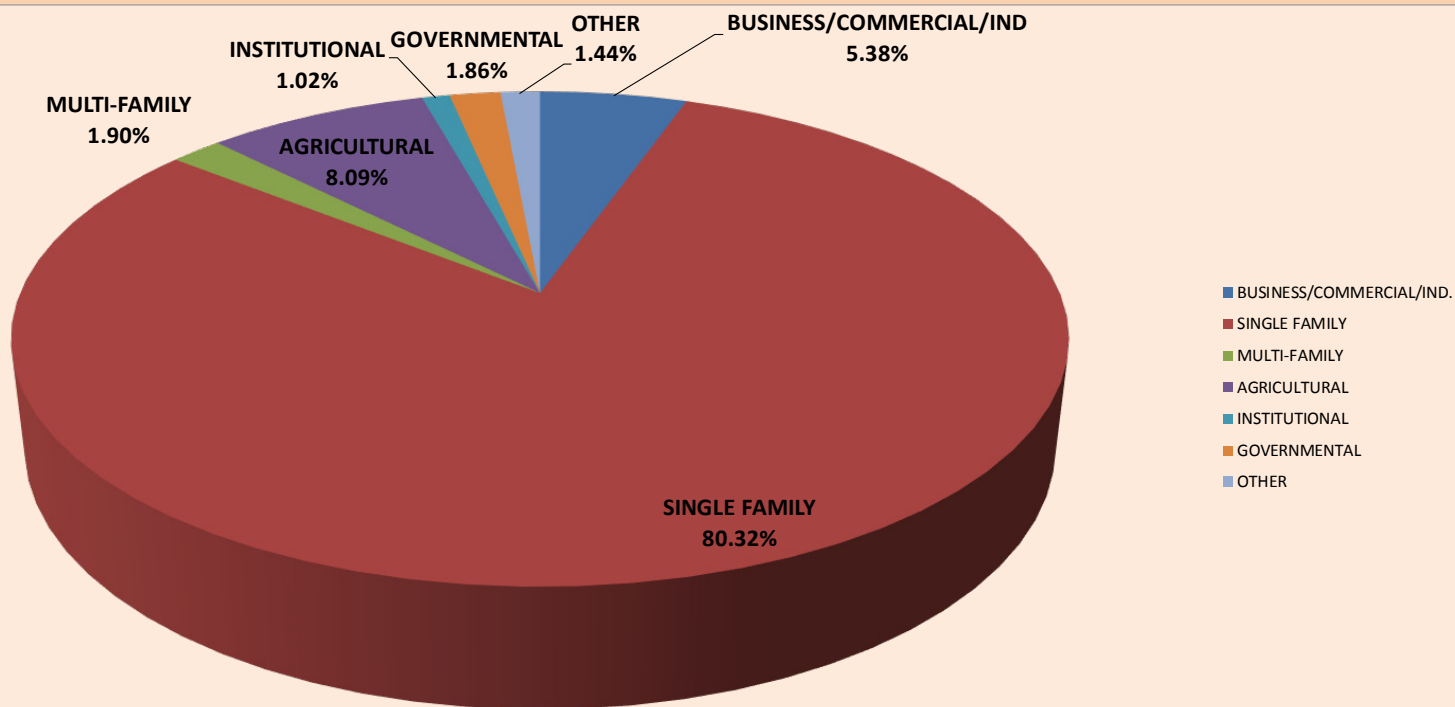
SOH Deferred Amount 2007-2016



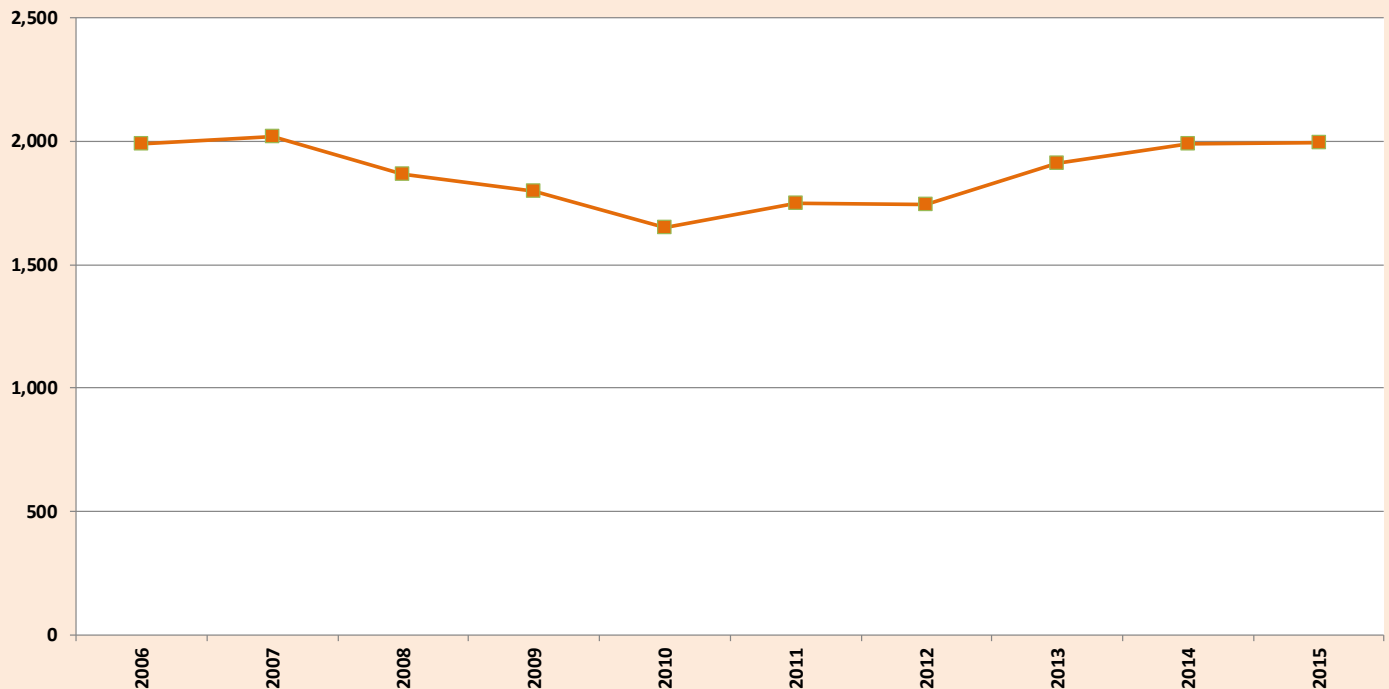
Year	SOH Deferred % Difference	Deferred Amount	Number of Homes
2007	25%	\$ 2,355,631,830	\$ 43,136
2008	-3%	\$ 2,295,775,910	\$ 41,514
2009	-25%	\$ 1,731,568,060	\$ 36,241
2010	-36%	\$ 1,116,226,290	\$ 30,462
2011	-38%	\$ 697,574,500	\$ 25,069
2012	-34%	\$ 457,259,200	\$ 20,531
2013	-22%	\$ 357,875,800	\$ 18,662
2014	-4%	\$ 343,572,690	\$ 22,603
2015	93%	\$ 664,602,350	\$ 33,016
2016	19%	\$ 790,440,438	\$ 39,249

Source: Final Roll
 *** Data from 2016 First Cert.****

Real Property Pie Chart 2016

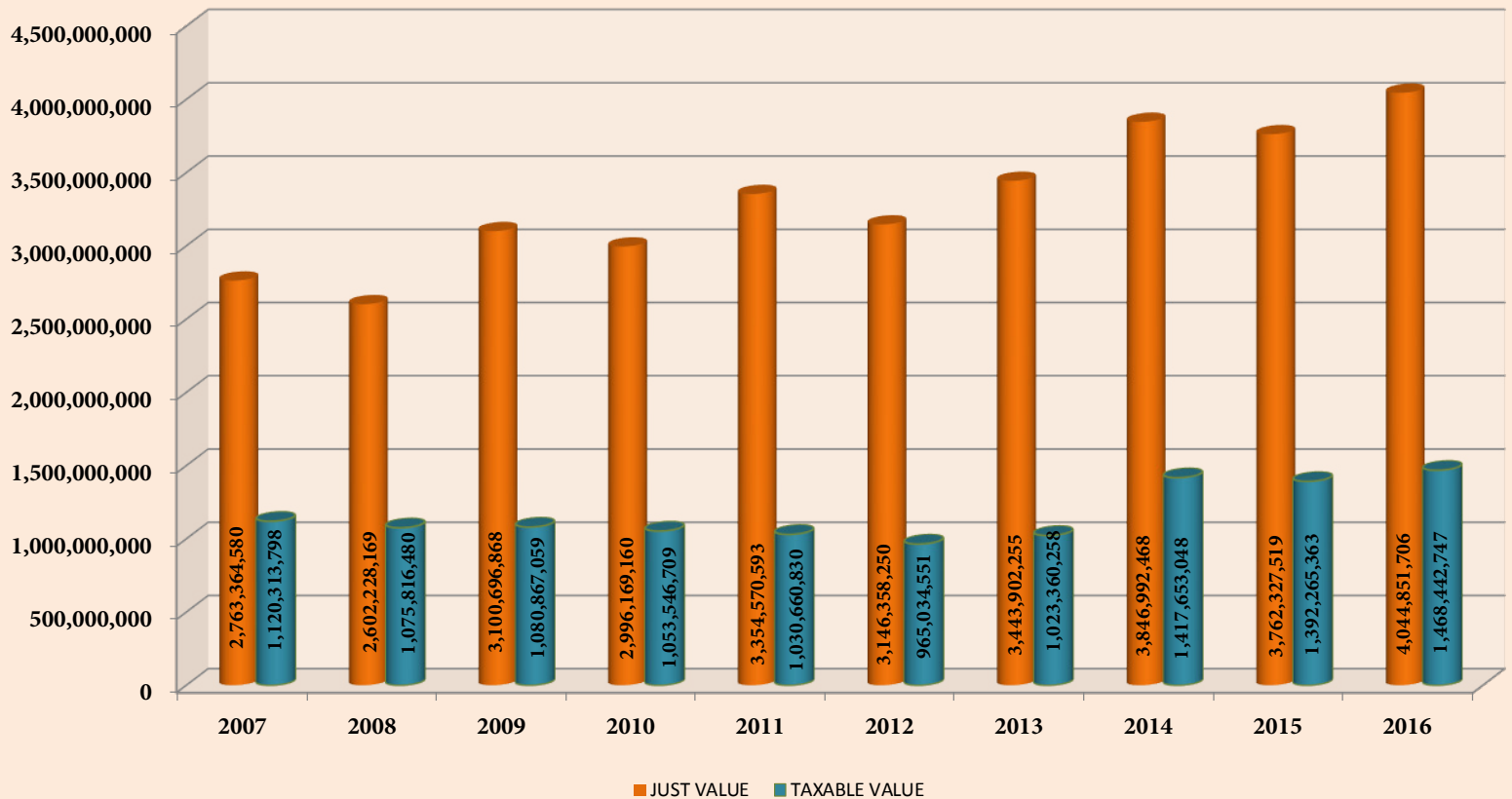


Residential Median Square Foot 2006-2014



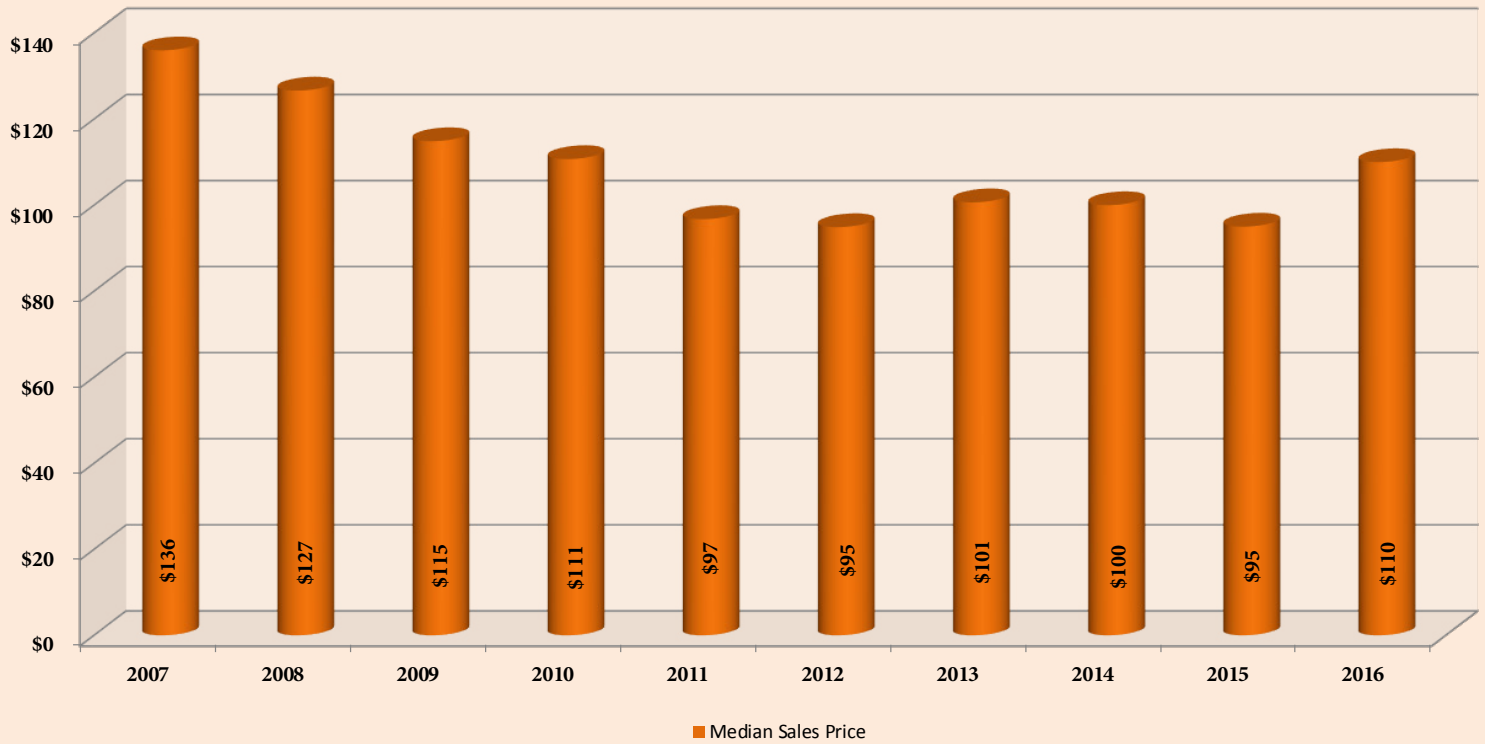
Year Built	Median Square Feet
2006	1,988
2007	2,020
2008	1,868
2009	1,799
2010	1,653
2011	1,747
2012	1,744
2013	1,911
2014	1,991
2015	1,996

Tangible: Taxable and Just Value 2007-2016



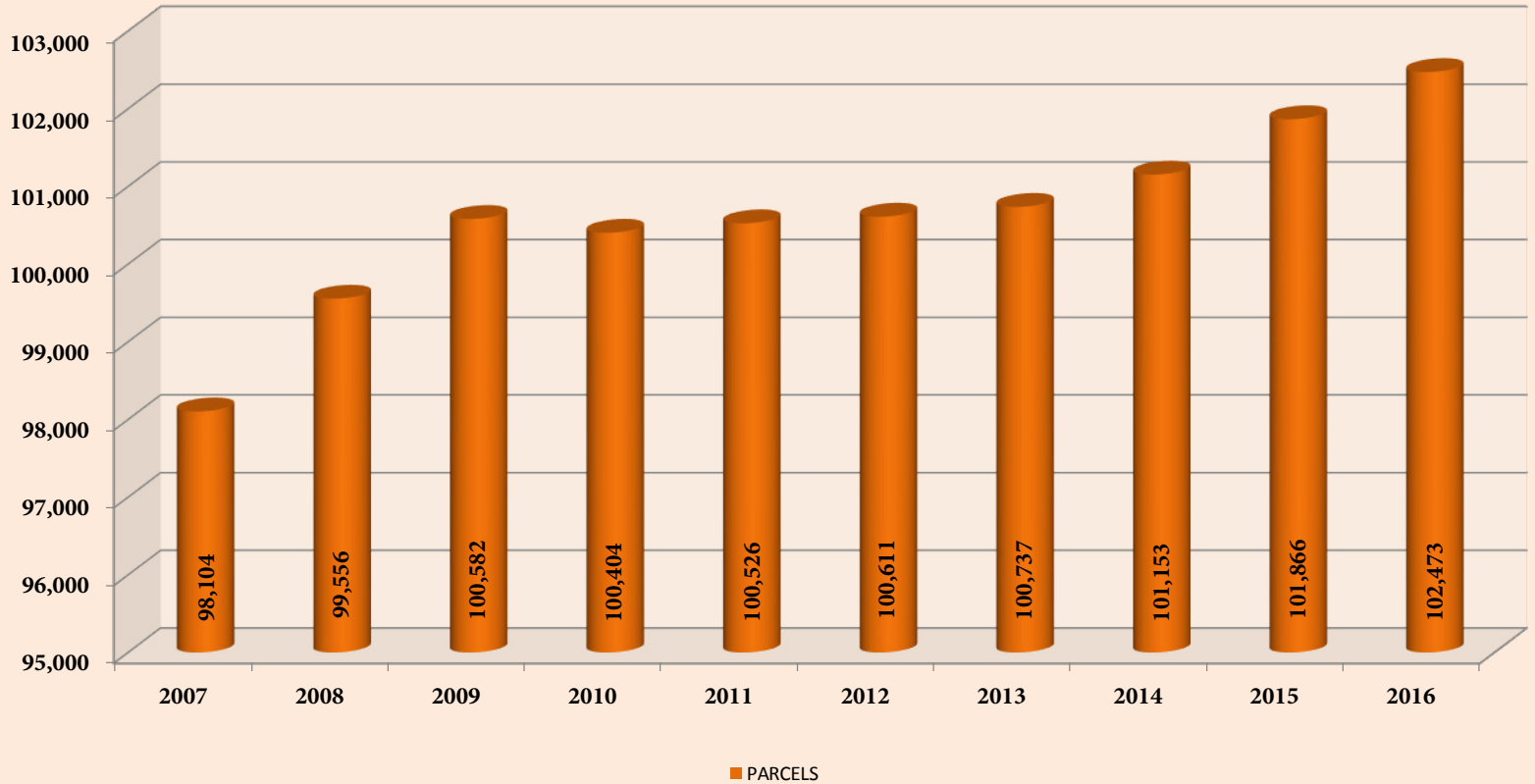
YEAR	JUST VALUE	TAXABLE VALUE
2007	2,763,364,580	1,120,313,798
2008	2,602,228,169	1,075,816,480
2009	3,100,696,868	1,080,867,059
2010	2,996,169,160	1,053,546,709
2011	3,354,570,593	1,030,660,830
2012	3,146,358,250	965,034,551
2013	3,443,902,255	1,023,360,258
2014	3,846,992,468	1,417,653,048
2015	3,762,327,519	1,392,265,363
2016	4,044,851,706	1,468,442,747

Residential Median Price Per Square Foot



Year	Median Sales Price
2007	\$136
2008	\$127
2009	\$115
2010	\$111
2011	\$97
2012	\$95
2013	\$101
2014	\$100
2015	\$95
2016	\$110

Parcel Growth 2007-2016



Parcel Growth	
YR.	PARCELS
2007	98,104
2008	99,556
2009	100,582
2010	100,404
2011	100,526
2012	100,611
2013	100,737
2014	101,153
2015	101,866
2016	102,473

Source: Final Roll

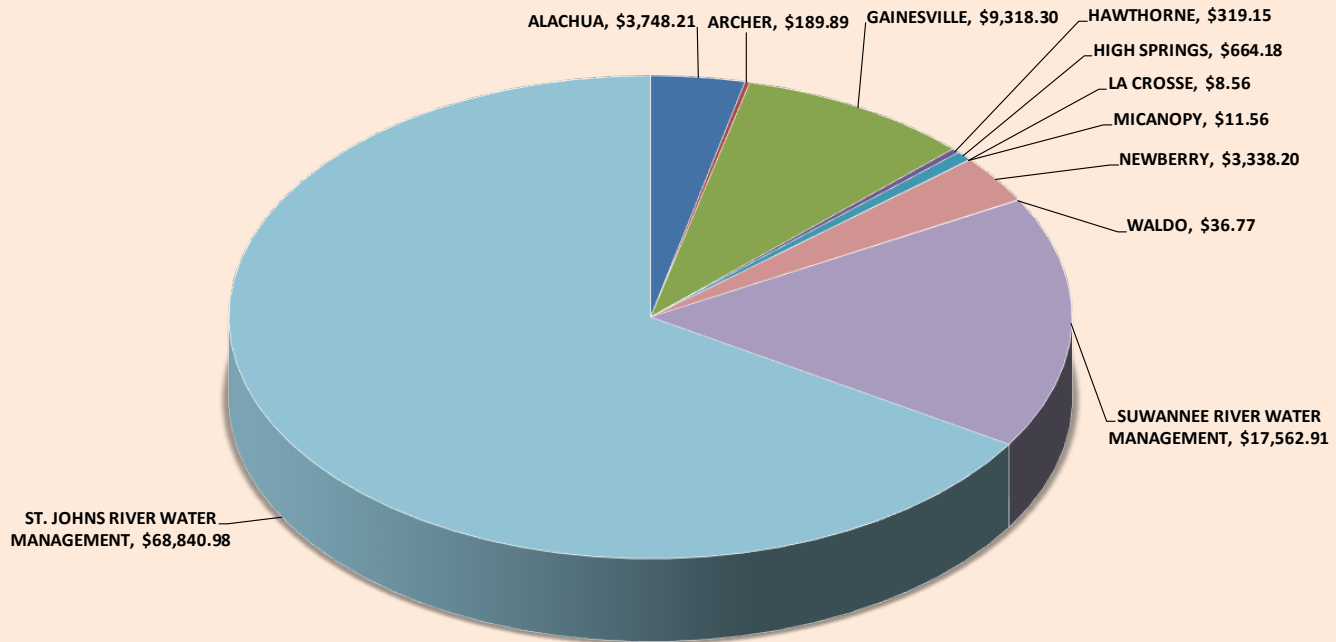
*** Data from 2016 First Cert.***

Total Subdivision Lots 2006-2015



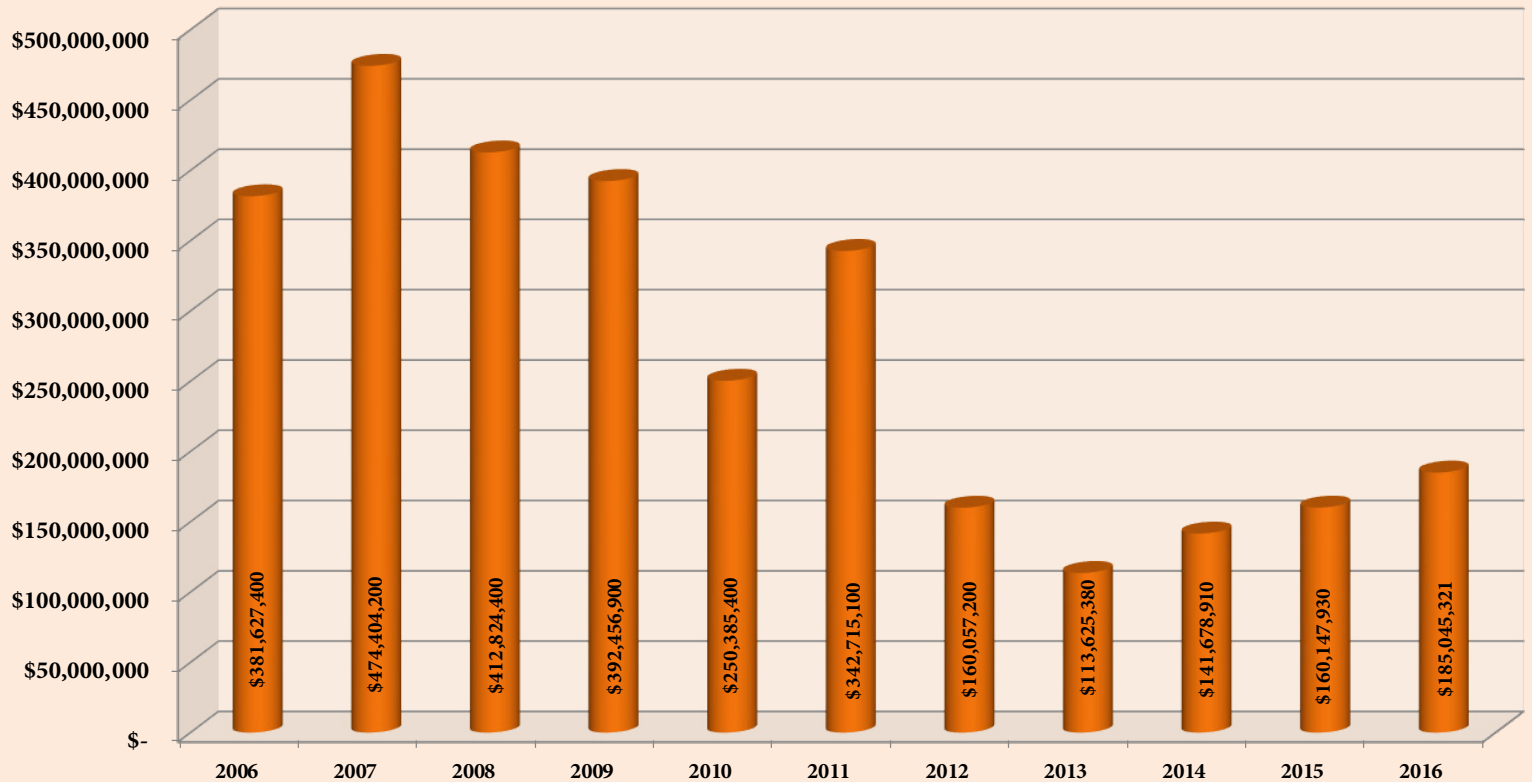
Year	Total Subdivision Lots
2006	1,935
2007	899
2008	179
2009	80
2010	87
2011	95
2012	95
2013	78
2014	379
2015	558

Government Acreage by Jurisdiction



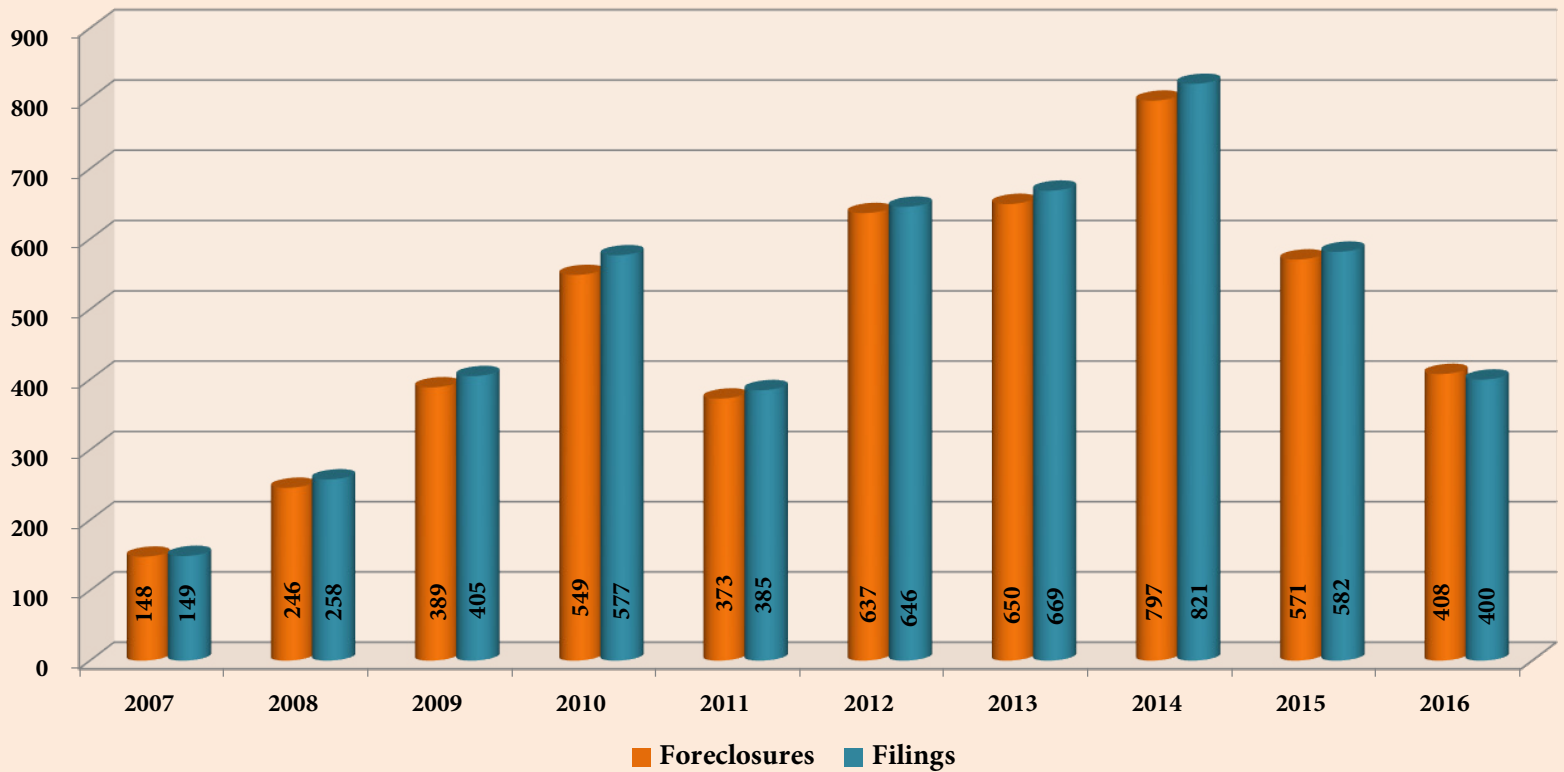
Year	Median Sales Price
ALACHUA	\$ 3,748.21
ARCHER	\$ 189.89
GAINESVILLE	\$ 9,318.30
HAWTHORNE	\$ 319.15
HIGH SPRINGS	\$ 664.18
LA CROSSE	\$ 8.56
MICANOPY	\$ 11.56
NEWBERRY	\$ 3,338.20
WALDO	\$ 36.77
SUWANNEE RIVER WATER MANAGEMENT	\$ 17,562.91
ST. JOHNS RIVER WATER MANAGEMENT	\$ 68,840.98

New Construction Just Value



Year	New Construction Just Value	% Change
2006	\$ 381,627,400.00	\$ (0.02)
2007	\$ 474,404,200.00	24.31%
2008	\$ 412,824,400.00	-12.98%
2009	\$ 392,456,900.00	-4.93%
2010	\$ 250,385,400.00	-36.20%
2011	\$ 342,715,100.00	36.88%
2012	\$ 160,057,200.00	-53.30%
2013	\$ 113,625,380.00	-29.01%
2014	\$ 141,678,910.00	24.69%
2015	\$ 160,147,930.00	13.04%
2016	\$ 185,045,321.00	15.55%

Foreclosures



Year	Foreclosures	Filings
2007	148	149
2008	246	258
2009	389	405
2010	549	577
2011	373	385
2012	637	646
2013	650	669
2014	797	821
2015	571	582
2016	408	400