

Responsibilities of the Property Appraiser and Tax Collector



Matt Caldwell
Lee County Property Appraiser

The Property Appraiser is an elected official responsible for establishing a fair and equitable market value on all property in Lee County. This includes real estate and tangible personal property (the equipment, machinery, and fixtures) of businesses. The Property Appraiser prepares and certifies the tax roll which includes assessed values, exemptions, legal description, assessed owners(s) name and mailing address.

Contact the Property Appraiser to:

- Ask questions about the assessed value or exemption of your property
- Change your mailing address
- File for Homestead and other exemptions such as senior, widow, and veterans



Phone: 239-533-6100 • Website: LeePA.org

TRIM NOTICE

TRIM notices are sent out to property owners each August by the Property Appraiser. The TRIM is a notice of proposed taxes, not a bill and provides: the current "Just Value" of the property and any approved exemptions, the proposed millage rate of each levying authority and the amount of tax for each levying authority based on the VALUE of the property.

Questions regarding your assessed value or exemptions should be addressed with the Property Appraiser.

Call your Levying Authority with questions regarding ad valorem/non-ad valorem taxes and assessments. Phone Numbers can be found on the front of your tax bill.

DO NOT PAY - THIS IS NOT A BILL
NOTICE OF PROPOSED PROPERTY TAXES

TAX INFORMATION

Parcel ID: 00-00-00-CD-00000.0000
ADDRESS, FLORIDA
BLK 000 P8 00 PG 00
LOTS 1 + 2
000 MAIN STREET

The taxing authorities which levy property taxes against your property will soon hold PUBLIC HEARINGS to adopt budgets and tax rates for the next year.

The purpose of these PUBLIC HEARINGS is to receive opinions from the general public and to answer questions on the proposed tax change and budget PRIOR TO TAKING FINAL ACTION. Each taxing authority may AMEND OR ALTER its proposals at the hearing.

TAKING AUTHORITY	LAST YEAR'S ACTUAL TAX RATE 2021 (MILLAGE)	YOUR PROPERTY TAXES LAST YEAR 2021	YOUR TAX RATE THIS YEAR IF NO BUDGET CHANGE IS ADOPTED (MILLAGE)	YOUR TAXES THIS YEAR IF NO BUDGET CHANGE IS ADOPTED	THIS YEAR'S PROPOSED TAX RATE 2022 (MILLAGE)	YOUR TAXES IF PROPOSED BUDGET CHANGE IS ADOPTED 2022
000 CITY OF LEE COUNTY	3.8623	\$462.61	3.2998	\$424.51	3.8623	\$462.29
COUNTY:						
LEE CO GENERAL REVENUE		\$325.46	1.8105	\$271.34	2.2480	\$336.91
SCHOOL:		\$527.42	2.9340	\$439.72	3.9090	\$495.92
PUBLIC SCHOOL - BY LOCAL BOARD	2.2480					\$693.89
PUBLIC SCHOOL - BY STATE LAW	3.6430					\$8.65
MUNICIPALITY OR MSTU:		\$748.61	5.3694	\$670.48	5.5568	\$58.86
CITY OF CAPE CORAL	6.2500		0.0504	\$7.54	0.0693	\$58.86
LEE CO ALL HAZARDS PROTECTION DIST	0.0693	\$55.46	0.4135	\$51.63	0.4714	\$0.00
LEE COUNTY LIBRARY DIST	0.4714		0.0000	\$0.00	0.0000	\$0.00
LEE COUNTY SOLID WASTE DISPOSAL MSTU	0.1791	\$21.45		\$11.84	0.0948	\$11.84
WEST COAST INLAND NAVIGATION DISTRICT		\$4.37	0.0327	\$4.08	0.0327	\$4.08
MANAGEMENT DISTRICT:		\$4.37	0.1026	\$12.81	0.1026	\$12.81
SEAWARD CONSTRUCTION PROJECT	0.1061	\$12.71	0.0948	\$4.08	0.0327	\$4.08
SEAWARD CONSTRUCTION PROJECT	0.0365	\$4.37	0.1026	\$12.81	0.1026	\$12.81
SEAWARD CONSTRUCTION PROJECT	0.1146	\$13.73		\$12.81		\$12.81
SEAWARD CONSTRUCTION PROJECT		\$3.99	0.0208	\$3.64	0.0225	\$4.02
SEAWARD CONSTRUCTION PROJECT		\$41.41	0.2189	\$37.75	0.2439	\$42.02
SEAWARD CONSTRUCTION PROJECT		\$4.72	0.0346	\$4.32	0.0394	\$4.72
SEAWARD CONSTRUCTION PROJECT		\$5.64	0.0471	\$5.68	0.0471	\$5.68
SEAWARD CONSTRUCTION PROJECT		\$5.64	0.0471	\$5.68	0.0471	\$5.68

Ad Valorem - taxes based on the value of the property
Non-Ad Valorem - assessment based on services provided (stormwater, solid waste, etc.)



Noelle Braning
Lee County Tax Collector

The Tax Collector is an elected official responsible for the collection and distribution of property taxes. The Tax Collector prints, mails, and collects payments based on the tax rolls certified by the Property Appraiser and Levying Authorities. After collection, the Tax Collector distributes the dollars to local governments and levying authorities.

Contact the Tax Collector to:

- Pay your current or delinquent property taxes
- Learn about Partial Payment, Installment Payment, and Homestead Tax Deferral plans
- Print your tax bills and receipts



Phone: 239-533-6000 • Website: LeeTC.com

TAX BILL

Tax Bills are mailed each November by the Tax Collector. The Tax Bill is prepared from the certified roll provided by the Property Appraiser and includes the approved budget millage for each levying authority plus non-ad valorem assessments. Discounts are offered if paid in November, December, January or February. Taxes are due March 31.

NOTICE OF AD VALOREM TAXES AND NON-AD VALOREM ASSESSMENTS FOR LEE COUNTY, FLORIDA 2022 Paid Real Estate

Account Number: 00-00-00-00-00000.0000
Alternate Key: 000000000
Millage Code: 000

Site Address / Legal Description:
0000000 STREET ADDRESS
CONDO TOWNHOUSE PHASE 1 HOME, UNIT 00000
LEE COUNTY, FL
LOTS 2 + 3

* See message below
DOE JANE & JOHN
0000 MAIN ST
LEE COUNTY, FL 00000000

Amount Due: \$0.00
If Paid By: Dec 31, 2022

Ad Valorem Taxes Levying Authority

Levying Authority	Telephone	Mill Rate	Assessed	Exempt	Taxable	Amount
LEE COUNTY GENERAL REVENUE	239-533-2321	3.7823	174,870	50,000	124,870	469.80
PUBLIC SCHOOL - BY LOCAL BOARD	239-537-9215	2.2480	174,870	25,000	149,870	336.91
CITY OF CAPE CORAL	239-574-6487	3.3090	174,870	25,000	149,870	495.92
LEE COUNTY LIBRARY DIST	239-533-2221	5.3694	174,870	50,000	124,870	670.48
SFL WATER MGMT-EVERGLADE CONST	561-686-8800	0.0693	174,870	50,000	124,870	8.65
SFL WATER MGMT-QUEEBOBEE LEVY	561-686-8800	0.0693	174,870	50,000	124,870	8.65
LEE COUNTY HYACINTH CONTROL	561-686-8800	0.0693	174,870	50,000	124,870	8.65
WEST COAST MOSQUITO CONTROL	239-694-2174	0.0225	174,870	50,000	124,870	58.86
CITY OF CAPE CORAL PARKS VOTED DEBT SVC	941-405-5402	0.0394	174,870	50,000	124,870	14.54

Non-Ad Valorem Assessments Levying Authority

Levying Authority	Telephone	Rate
CITY OF CAPE CORAL FIRE SERVICE ASSESSMENT	239-574-7722	\$4.02
CITY OF CAPE CORAL SOLID WASTE ASSESSMENT	239-574-7722	\$4.02
CITY OF CAPE CORAL STORMWATER ANNUAL	239-533-8000	\$4.02

Your tax bill includes non-ad valorem assessments, so it will not match your TRIM notice.