

FISCAL YEAR 2027 TAX YEAR 2026
TRAVIS COUNTY BEE CAVE ROAD DISTRICT NO. 1 TAXPAYER IMPACT STATEMENT
As Required by Texas Government Code 551.043 (HB1522)

The Travis County Bee Cave Road District No. 1 offers a 20% homestead exemption, the maximum allowed by law. The District also offers an additional \$145,269 exemption for homesteads of those 65 years and older or are disabled. The estimated average taxable homestead value is anticipated to increase 1.32% from \$679,125 last year to \$688,071 this year. The median taxable homestead is anticipated to decrease 1.65% from \$698,665 last year to \$687,103 this year. The tax rate for the FY 2027 Proposed Budget of 20.4195¢ per \$100 of taxable value results in an estimated \$588.87 annual decrease for the average taxable value homestead and a \$617.34 annual decrease for the median taxable value homestead. The estimated FY 2027 District property taxes for other valued homesteads shown below as examples are based on taxable values appreciating 1.32% (same as the average taxable homestead increase) from the previous year. The actual impact for FY 2027 for each property will vary depending on the taxable value, types of exemptions, appreciation and the tax rate.

Effective September 1, 2025, House Bill 1522, 89th Regular Legislative Session, requires a governmental body to provide a comparison of estimated property tax bills on a median-valued homestead for the current fiscal year, the proposed budget, and a hypothetical balanced budget based on the no-new-revenue tax rate.

Fiscal Year 2026 Tax Information			Fiscal Year 2027 Proposed Budget Estimated Property Tax Impact				
Assessed Value	Taxable Value	Property Taxes	Taxable Value	Proposed Budget Tax Rate	Change from Prior Yr	No New Revenue Tax Rate	Voter Approval Tax Rate
Values as of January 1, 2024	With 20% Homestead Exemption Reduction	Taxable Value x Adopted Rate of \$0.289176 per \$100	With 20% Homestead Exemption Reduction	Taxes @ \$0.204195 per \$100	FY 2026 Taxes less FY 2025 Taxes	Taxes @ \$0.280431 per \$100	Taxes @ \$0.204195 per \$100
\$848,906 Avg HS	\$679,125 Avg HS	\$1,963.87 Avg HS	\$688,071 Avg HS	\$1,405.00 Avg HS	(\$588.87) Avg HS	\$1,832.85 Avg HS	(\$588.87) Avg HS
\$873,331 Median HS	\$698,665 Median HS	\$2,020.37 Median HS	\$687,103 Median HS	\$1,403.03 Median HS	(\$617.34) Median HS	\$1,885.59 Median HS	(\$617.34) Median HS
\$150,000	\$120,000	\$347.01	\$121,584	\$248.27	-\$98.74	\$340.96	\$248.27
\$250,000	\$200,000	\$578.35	\$202,640	\$413.78	-\$164.57	\$568.27	\$413.78
\$350,000	\$280,000	\$809.69	\$283,696	\$579.29	-\$230.40	\$795.57	\$579.29
\$450,000	\$360,000	\$1,041.03	\$364,752	\$744.81	-\$296.23	\$1,022.88	\$744.81
\$550,000	\$440,000	\$1,272.37	\$445,808	\$910.32	-\$362.06	\$1,250.18	\$910.32
\$650,000	\$520,000	\$1,503.72	\$526,864	\$1,075.83	-\$427.89	\$1,477.49	\$1,075.83
\$750,000	\$600,000	\$1,735.06	\$607,920	\$1,241.34	-\$493.71	\$1,704.80	\$1,241.34
\$850,000	\$680,000	\$1,966.40	\$688,976	\$1,406.85	-\$559.54	\$1,932.10	\$1,406.85
\$950,000	\$760,000	\$2,197.74	\$770,032	\$1,572.37	-\$625.37	\$2,159.41	\$1,572.37

Definitions:

Proposed Budget Tax Rate - set at the Voter Approval Rate.

No New Revenue Tax Rate - A calculated rate that would provide the taxing unit with approximately the same amount of revenue it received in the previous year on properties taxed in both years. This tax rate calculation does not include the impact of additional tax revenue resulting from new construction.

Voter Approval Rate - The sum of the Maintenance and Operations Tax Rate that allows the taxing jurisdiction to collect 3.5% more for maintenance and operations than the previous year plus the required Debt Service Tax Rate. This is the maximum tax increase allowed by law without voter approval. The District does not have a Maintenance and Operations Tax Rate so the Voter Approval Rate is solely based on required Debt Service for the District.

Average-valued Homestead - the residence homestead with the average taxable value on the certified appraisal roll for the applicable tax year, applying the general homestead exemption under Tax Code § 11.13 and disregarding exemptions available only to persons 65+ or disabled.

Medium-valued Homestead - the residence homestead with the median taxable value on the certified appraisal roll for the applicable tax year, applying the general homestead exemption under Tax Code § 11.13 and disregarding exemptions available only to persons 65+ or disabled.