



Clear Lake City Water Authority approved sustaining the current Tax Rate into the upcoming Tax Year!

Clear Lake City Water Authority’s (CLCWA) taxable property is under the jurisdiction of Harris County Appraisal District (Appraisal District). Property taxes are based on the January 1st market value of your property as determined by the Appraisal District. The Appraisal District maintains all records which include ownership, mailing address, exemption(s), and property description. Please notify the Appraisal District (713-957-7800) or obtain forms at their website (www.hcad.org) with any change in ownership or mailing address.

Each spring, the Appraisal District issues notices of appraised value. The appraised value of a property is determined by a certified appraiser from the Appraisal District, not the CLCWA tax office. You have until May 15th (or 30 days after the date of the notice, whichever is later) to protest the value you have been given for your property. Renditions for personal property must be filed with the appraisal district each year by April 15th to avoid a 10% rendition penalty.

CLCWA Tax Rate for debt service per \$100 of taxable value:

- CLCWA \$0.21

Maintenance Tax:

- CLCWA \$0.05

The total tax rate for 2022 is \$0.26.

Total tax bill examples in the CLCWA assuming a 20% homestead deduction:

Appraisal \$	Taxable \$	Total Tax \$
100K	80K	\$208
200K	160K	\$416
300K	240K	\$624
400K	320K	\$832

Average home assessed value in the CLCWA coverage area is \$325,000.00. Average annual tax based on that value is \$845.00 or \$70.42 per month. Combined average monthly water bill with usage of 10,000 gallons and monthly tax is \$125.52. City of Houston monthly water bill with usage of 10,000 gallons is \$191.66. Annual savings versus City of Houston is \$793.68. If you use more water, then the savings is more compared to Houston water rates, and the saving is less if your home is valued higher.

Note: The taxes CLCWA collects are property taxes, and these taxes are tax deductible if you itemize.