

Property Tax and Alachua County

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2024 Alachua County Millage Rate Rankings (FY25) in Florida

Among 67 Counties

AGGREGATE MILLAGE

51st

9.0768 mills



Rank 1

Rank 67

Alachua County (51st)

GENERAL FUND MILLAGE

41st

7.6180 mills



Rank 1

Rank 67

Alachua County (41st)

Source: Florida Department of Revenue. Rankings are out of 67 counties.

2024 Property Taxes per Capita (FY25) (County Government Levies Only)



Alachua

\$714

Lower than State Average



State Average

\$942

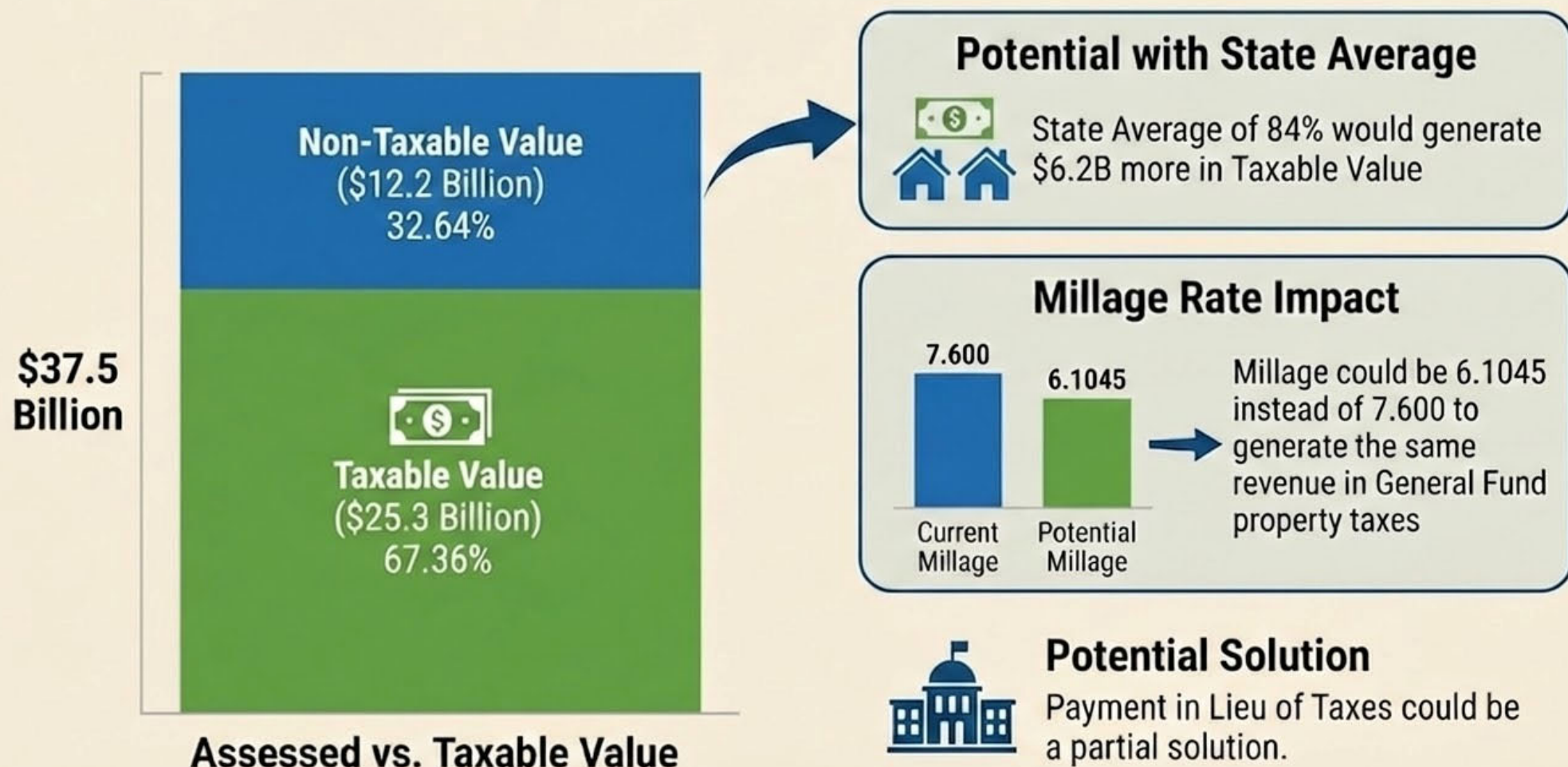


32nd Lowest

property tax per capita
Among 67 Counties

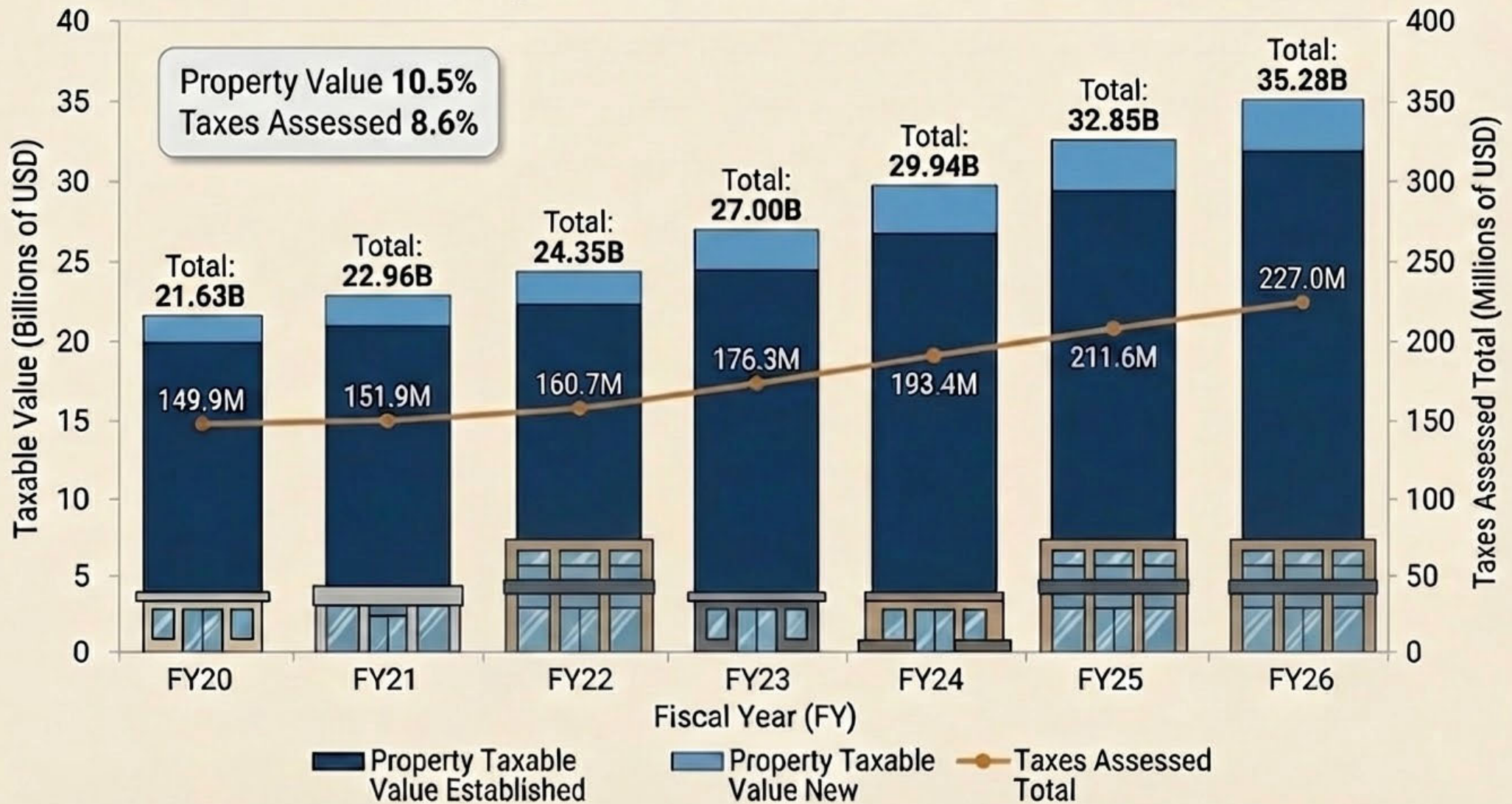
Source: Florida Department of Revenue

Impact of Assessed Value vs. Taxable Value on Alachua County



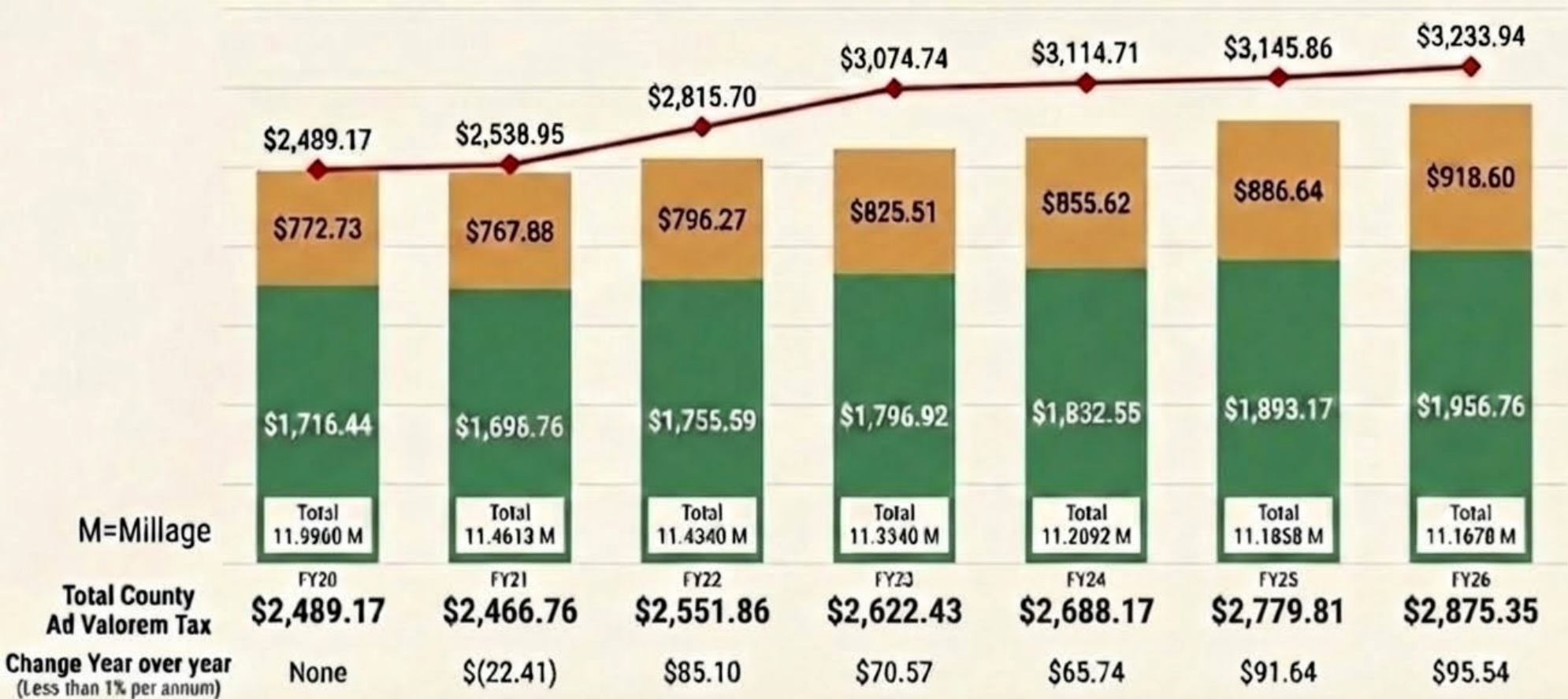
Property Taxable Value vs. Taxes Assessed

Property Value 10.5%
Taxes Assessed 8.6%



Ad Valorem on a \$250,000 home with SOH cap

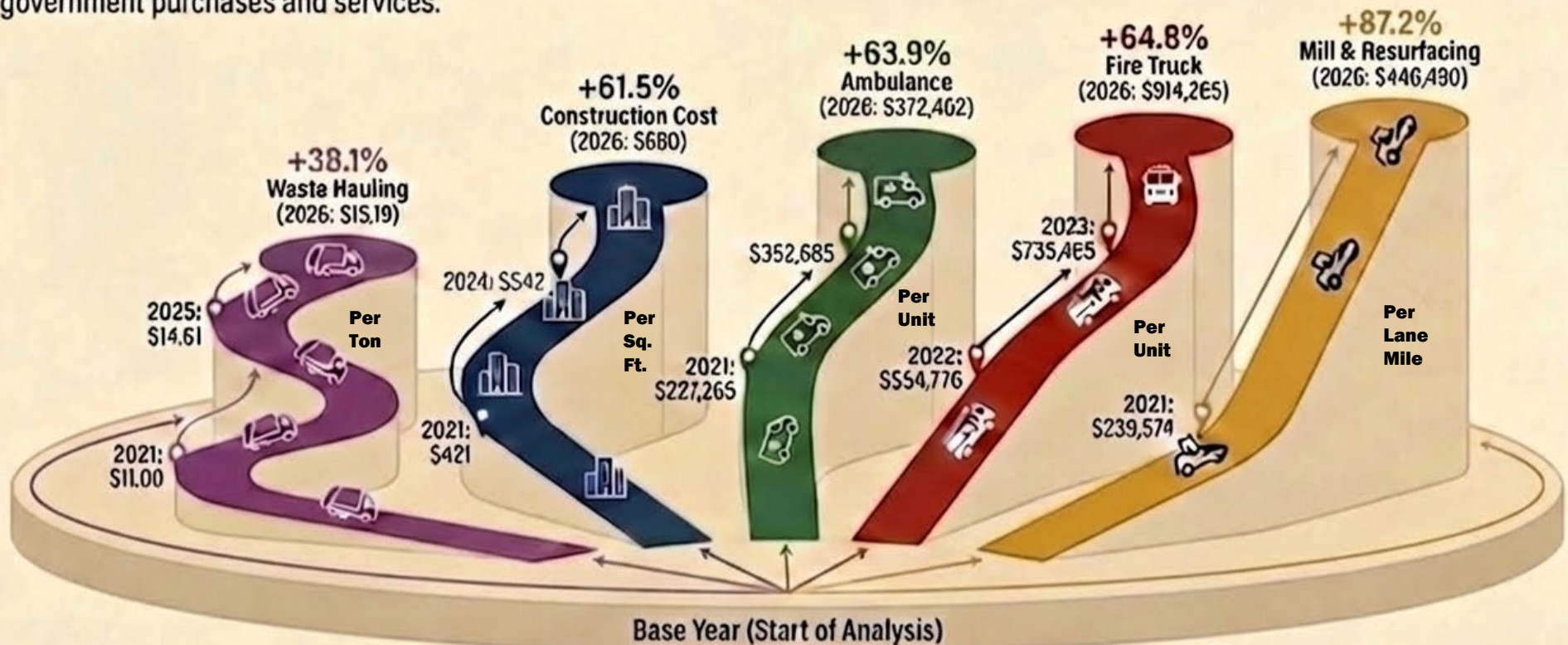
- County General Government Taxes
- MSTU Law Enforcement Taxes
- Property Tax with Municipal Cost Inflation



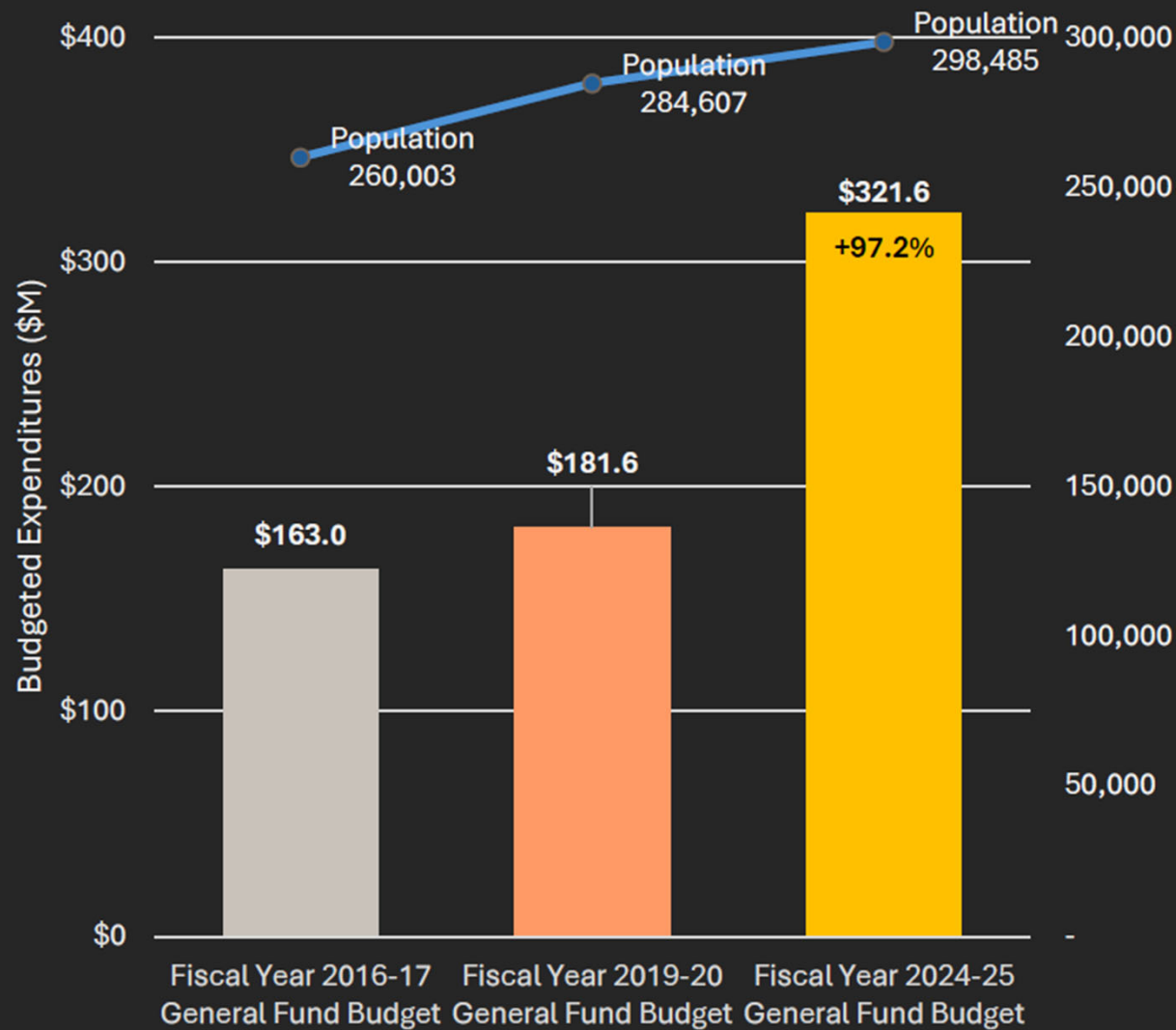
Government Specific Cost Escalation: A Case for Beyond-CPI Analysis (FY20-FY26)

Visualization of significant percentage growth in high-value government purchases and services.

FY20 - FY26 Inflation
Traditional Operational Inflation 25.76%
Municipal Cost Inflation 29.92%



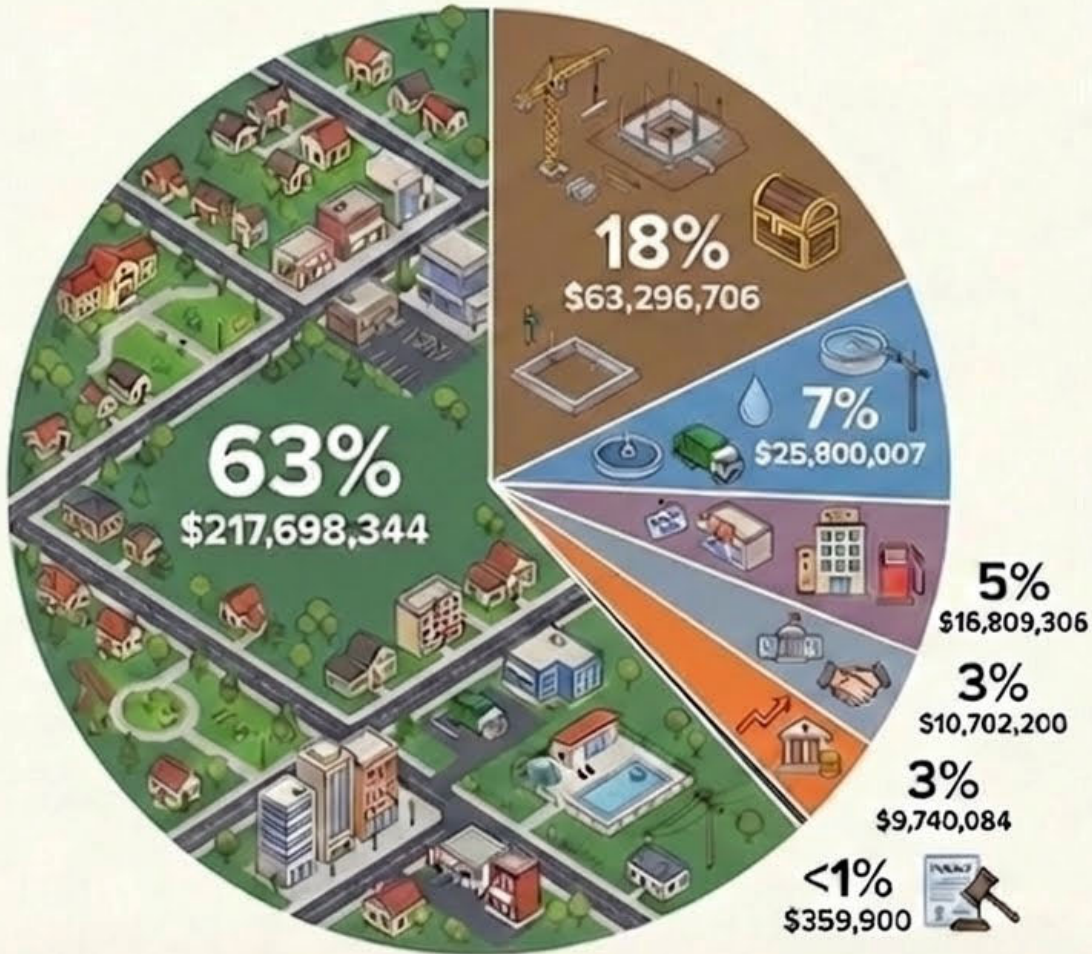
Percentage Growth is calculated from the first available data point for each item.









Budget Context (FY20 – FY25)

- Growth aligns with inflation, population growth and economic indicators
- Workforce COLA is 23% over 6 years vs. a CPI of 25%
- All UF payments are properly invoiced and documented
- Consulting contracts are authorized with defined scopes to implement BoCC policy and direction
- Terminal payouts are compliant and consistent with Florida law.
- Overall growth is below combined population + inflation

MSTU-LE and General Fund Revenues



	Ad Valorem Taxes	63%	\$217,698,344
	Funding Roll-Over Prior Year Projects	18%	\$63,296,706
	Ambulance Fees and Charges for Services	7%	\$25,800,007
	Sales Tax, PST, CST	5%	\$16,809,306
	State Shared Funding	3%	\$10,702,200
	Interest and Misc	3%	\$9,740,084
	Permits, Fines & Fees (<1%)	<1%	\$359,900

Total Revenue: ~\$344,406,547

Strategic Funding of Services



State Services Mandated to County

0.25 mills
8th Judicial Circuit \$6,298,549



Alachua County Court Administrations
\$1,223,546



States Attorney
\$406,788



Public Defender
\$299,759



Guardian Ad Litem
\$220,464



Court Facilities **\$4,147,992**

0.48 mills
State Required Services \$12,153,521



Juvenile Detention **\$3,405,233**



Medicaid **\$4,700,000**

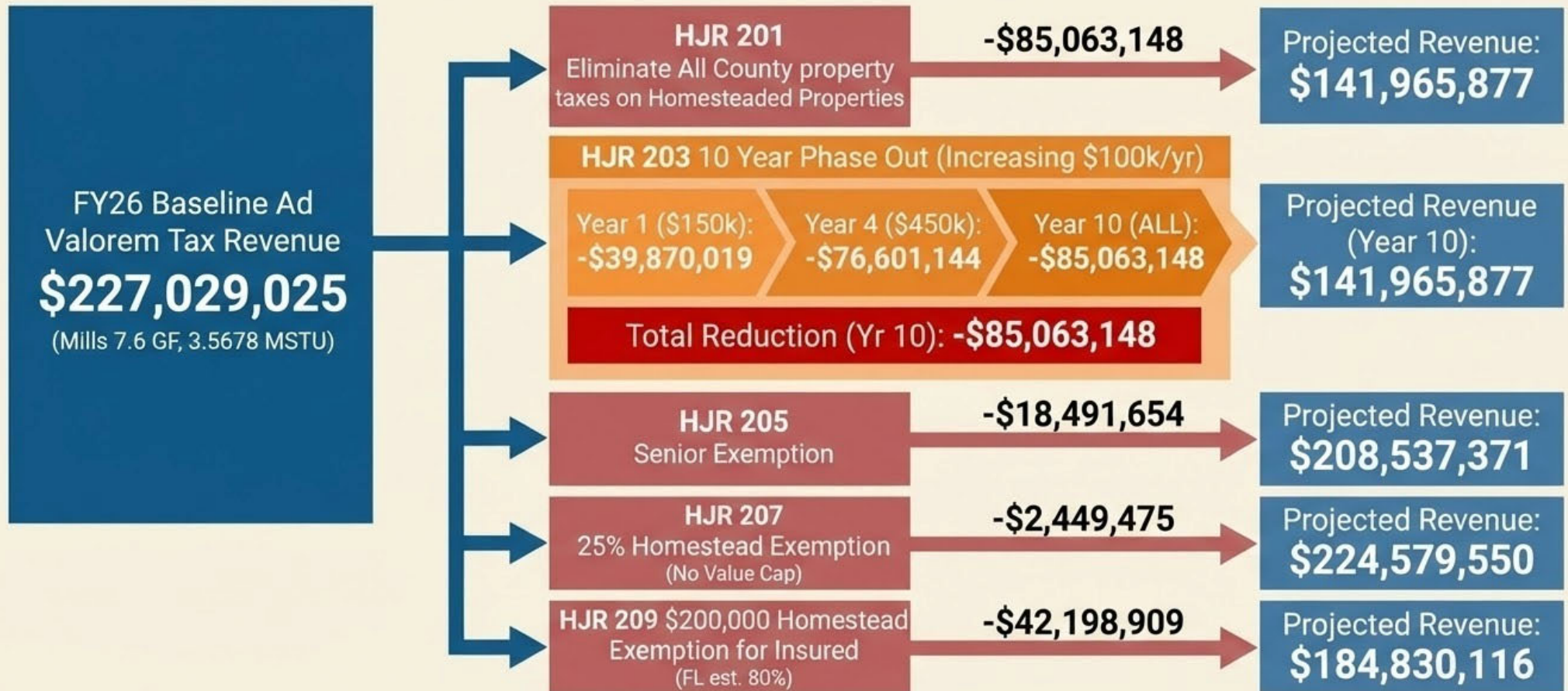


Medical Examiner **\$2,438,413**



Health Dept **\$1,609,875**

House Joint Resolution Analysis on Alachua County



Financial Impact of HJR 201 & Mandated Costs (Alachua County)

REVENUE (HJR 201 - Homestead Tax Elimination)



COSTS & MANDATES (Negative Impact)



NET FINANCIAL LOSS
\$(24,002,769)

The total negative impact (costs) significantly exceeds the positive revenue from HJR 201, resulting in a substantial net deficit.

Resources

- Cents & Sensibility: Alachua County's Budget in Eight Chapters
<https://heyzine.com/flip-book/7e98ac0363.html>
- Unfunded Mandates (Florida Association of Counties)
<http://faca.fl-counties.com/sites/default/files/2021-09/Unfunded%20Mandates%20in%20Florida-June2021%20FINAL.pdf>