

MIKE TWITTY, PINELLAS COUNTY PROPERTY APPRAISER
 2022 TAXABLE VALUE BY TAXING AUTHORITY AS OF MAY 31, 2022
 2022 ESTIMATES

NAME	2021 Just Value Real Property	2022 Just Value Real Property	% Change in Just Value of Real Property	2021 Taxable Value Real Property	2022 Taxable Value Real Property	2022 Net Taxable Value New Construction	2022 Taxable Value Annexation	2021 Taxable Value Tangible Personal Property	2022 Taxable Value Tangible Personal Property	2021 Total Taxable Value	2022 Total Taxable Value	% Change Real Property Tax Val	% Change TPP Tax Val	% Change in Total Taxable Value
GENERAL FUND	144,460,030,758	173,907,426,866	20.38%	92,923,820,920	104,942,889,615	1,084,443,413	-	5,037,615,568	4,980,612,272	97,961,436,488	109,923,501,887	12.93%	-1.13%	12.21%
HEALTH DEPT	144,460,030,758	173,907,426,866	20.38%	92,923,820,920	104,946,613,380	1,084,443,413	-	5,037,615,568	4,981,062,556	97,961,436,488	109,927,675,936	12.94%	-1.12%	12.22%
EMER MEDICAL SVC	144,460,030,758	173,907,426,866	20.38%	92,928,671,781	104,950,999,263	1,084,465,577	-	7,982,946	7,982,946	92,936,654,727	104,958,982,209	12.94%	0.00%	12.94%
MUNI SVC TAX UNIT	34,520,349,294	40,699,120,507	17.90%	20,781,936,684	23,102,568,483	99,119,281	-	1,579,441,102	1,504,636,578	22,361,377,786	24,607,205,061	11.17%	-4.74%	10.04%
SCHOOL	144,460,030,758	173,907,426,866	20.38%	101,200,859,183	117,848,480,653	1,111,430,990	-	5,037,615,568	4,981,062,556	106,238,474,751	122,829,543,209	16.45%	-1.12%	15.62%
SUNCOAST TRANSIT	133,439,128,913	160,084,874,540	19.97%	84,708,157,099	95,663,766,987	1,049,181,571	-	7,982,946	7,982,946	84,716,140,045	95,671,749,933	12.93%	0.00%	12.93%
LIBRARY SERVICES	20,968,097,191	24,712,942,128	17.86%	12,325,723,919	13,801,253,068	73,060,476	-	1,412,645,688	1,346,017,313	13,738,369,607	15,147,270,381	11.97%	-4.72%	10.26%
ELF LIBRARY SERVICES	5,076,272,313	5,945,201,549	17.12%	3,289,092,554	3,584,674,597	4,353,165	-	63,608,391	58,098,908	3,352,700,945	3,642,773,505	8.99%	-8.66%	8.65%
EAST LAKE RECREATION	5,076,272,313	5,945,201,549	17.12%	3,289,092,554	3,584,674,597	4,353,165	-	63,608,391	58,098,908	3,352,700,945	3,642,773,505	8.99%	-8.66%	8.65%
PIN PARK WTR MGMT	5,245,363,064	6,112,769,717	16.54%	3,266,842,255	3,696,649,830	65,836,121	-	-	-	3,266,842,255	3,696,649,830	13.16%	-	13.16%
PIN PLANNING COUNCIL	144,460,030,758	173,907,426,866	20.38%	92,923,820,920	104,946,613,380	1,084,443,413	-	5,037,615,568	4,981,062,556	97,961,436,488	109,927,675,936	12.94%	-1.12%	12.22%
JUVENILE WELFARE BD	144,460,030,758	173,907,426,866	20.38%	92,928,671,781	104,950,999,263	1,084,465,577	-	5,037,615,568	4,981,062,556	97,966,287,349	109,932,061,819	12.94%	-1.12%	12.21%
SW FLA WATER MGMT	144,460,030,758	173,907,426,866	20.38%	92,928,671,781	104,950,999,263	1,084,465,577	-	5,037,615,568	4,981,062,556	97,966,287,349	109,932,061,819	12.94%	-1.12%	12.21%
CLW DOWNTOWN DEV	832,092,641	920,354,045	10.61%	411,698,109	447,560,127	73,353	-	36,103,493	34,233,569	447,801,602	481,793,696	8.71%	-5.18%	7.59%
FEATHER SND COM SVC	513,814,586	583,346,640	13.53%	370,946,931	401,304,763	222,472	-	8,051,786	6,597,419	378,998,717	407,902,182	8.18%	-18.06%	7.63%
PALM HRBR COMM SVC	8,475,979,790	10,040,976,830	18.46%	5,270,501,847	5,823,798,553	21,742,265	-	103,187,023	100,520,357	5,373,688,870	5,924,318,910	10.50%	-2.58%	10.25%
BELLEAIR BLUFFS FIRE	651,011,967	819,441,046	25.87%	435,154,229	484,093,407	885,321	-	-	-	435,154,229	484,093,407	11.25%	-	11.25%
CLEARWATER FIRE	2,423,820,255	2,912,601,244	20.17%	1,431,949,159	1,614,152,867	9,961,720	-	-	-	1,431,949,159	1,614,152,867	12.72%	-	12.72%
DUNEDIN FIRE	758,249,966	920,968,680	21.46%	476,112,451	529,134,818	1,648,140	-	-	-	476,112,451	529,134,818	11.14%	-	11.14%
EAST LAKE FIRE	5,076,272,313	5,945,201,549	17.12%	3,289,092,554	3,584,674,597	4,353,165	-	-	-	3,289,092,554	3,584,674,597	8.99%	-	8.99%
GANDY FIRE	85,746,170	93,192,230	8.68%	72,700,217	77,957,476	154,846	-	-	-	72,700,217	77,957,476	7.23%	-	7.23%
HIGH POINT FIRE	1,833,433,630	2,147,892,896	17.15%	998,691,237	1,124,193,199	12,990,100	-	-	-	998,691,237	1,124,193,199	12.57%	-	12.57%
LARGO FIRE	1,364,363,926	1,612,251,975	18.17%	825,634,747	932,085,170	4,336,326	-	-	-	825,634,747	932,085,170	12.89%	-	12.89%
LEALMAN FIRE	2,631,288,210	3,135,605,104	19.17%	1,504,936,191	1,741,858,549	13,559,058	-	-	-	1,504,936,191	1,741,858,549	15.74%	-	15.74%
PALM HARBOR FIRE	8,475,979,790	10,040,976,830	18.46%	5,270,501,847	5,823,798,553	21,742,265	-	103,187,023	100,520,357	5,373,688,870	5,924,318,910	10.50%	-2.58%	10.25%
PINELLAS PARK FIRE	588,913,345	657,017,267	11.56%	336,950,875	364,995,799	846,741	-	-	-	336,950,875	364,995,799	8.32%	-	8.32%
S PASADENA FIRE	301,310,036	379,810,265	26.05%	195,290,698	222,852,751	1,328,885	-	-	-	195,290,698	222,852,751	14.11%	-	14.11%
SAFETY HARBOR FIRE	152,805,439	183,904,622	20.35%	99,708,214	110,379,864	632,695	-	-	-	99,708,214	110,379,864	10.70%	-	10.70%
SEMINOLE FIRE	6,489,999,123	7,393,316,619	13.92%	3,645,918,364	4,035,822,268	17,959,785	-	-	-	3,645,918,364	4,035,822,268	10.69%	-	10.69%
TARPON SPRINGS FIRE	351,397,982	427,010,254	21.52%	251,897,202	279,491,941	937,616	-	-	-	251,897,202	279,491,941	10.95%	-	10.95%
TIERRA VERDE FIRE	1,614,998,674	2,057,173,811	27.38%	1,220,819,337	1,361,451,365	5,328,423	-	-	-	1,220,819,337	1,361,451,365	11.52%	-	11.52%

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 2022 ESTIMATES

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BELLEAIR	1,330,222,431	1,667,912,652	25.39%	938,018,457	1,066,361,686	32,985,603	-	12,472,629	12,098,893	950,491,086	1,078,460,579	13.68%	-3.00%	13.46%
BELLEAIR BEACH	876,985,284	1,081,502,949	23.32%	638,093,942	720,663,212	1,418,357	-	2,023,443	1,739,058	640,117,385	722,402,270	12.94%	-14.05%	12.85%
BELLEAIR BLUFFS	407,460,872	483,335,940	18.62%	275,054,390	307,965,162	1,451,997	-	8,238,781	8,405,676	283,293,171	316,370,838	11.97%	2.03%	11.68%
BELLEAIR SHORE	241,297,880	285,908,830	18.49%	195,681,190	212,560,700	1,710,569	-	223,334	195,038	195,904,524	212,755,738	8.63%	-12.67%	8.60%
CLEARWATER	18,935,024,732	22,915,623,461	21.02%	12,872,441,409	14,525,034,008	237,453,296	2,956,115	528,958,309	529,737,945	13,401,399,718	15,054,771,953	12.84%	0.15%	12.34%
DUNEDIN	5,427,863,560	6,622,073,596	22.00%	3,202,879,144	3,610,586,047	23,395,364	-	111,104,463	110,397,849	3,313,983,607	3,720,983,896	12.73%	-0.64%	12.28%
GULFPORT	1,915,552,649	2,356,969,544	23.04%	1,179,397,423	1,349,301,277	6,889,953	-	13,296,557	12,627,599	1,192,693,980	1,361,928,876	14.41%	-5.03%	14.19%
INDIAN ROCKS BEACH	1,870,264,345	2,412,831,627	29.01%	1,426,835,155	1,647,854,047	25,964,322	-	8,417,481	8,160,142	1,435,252,636	1,656,014,189	15.49%	-3.06%	15.38%
INDIAN SHORES	1,316,557,679	1,739,998,819	32.16%	1,152,815,556	1,306,310,605	1,215,893	-	5,918,262	5,570,479	1,158,733,818	1,311,881,084	13.31%	-5.88%	13.22%
KENNETH CITY	364,095,805	422,005,416	15.91%	206,819,995	229,856,409	781,800	-	7,822,555	7,324,622	214,642,550	237,181,031	11.14%	-6.37%	10.50%
LARGO	8,237,280,713	9,699,791,100	17.75%	5,542,560,385	6,249,295,295	44,863,253	5,200,519	437,483,428	459,023,071	5,980,043,813	6,708,318,366	12.75%	4.92%	12.18%
MADEIRA BEACH	2,010,918,919	2,570,211,390	27.81%	1,537,499,197	1,756,584,837	13,705,830	-	18,268,410	18,530,975	1,555,767,607	1,775,115,812	14.25%	1.44%	14.10%
N REDINGTON BEACH	737,106,683	972,768,284	31.97%	603,432,962	674,003,122	2,112,073	-	4,117,904	3,920,703	607,550,866	677,923,825	11.69%	-4.79%	11.58%
OLDSMAR	2,122,943,769	2,470,343,929	16.36%	1,424,756,309	1,554,440,471	5,615,890	-	245,792,918	276,347,433	1,670,549,227	1,830,787,904	9.10%	12.43%	9.59%
PINELLAS PARK	5,966,434,054	6,903,620,347	15.71%	3,989,085,950	4,502,927,317	71,703,063	868,662	467,942,133	478,516,643	4,457,028,083	4,981,443,960	12.88%	2.26%	11.77%
REDINGTON BEACH	745,941,478	964,596,346	29.31%	554,410,825	628,806,945	4,301,541	-	39,298,131	34,171,986	593,708,956	662,978,931	13.42%	-13.04%	11.67%
REDINGTON SHORES	1,074,637,416	1,350,529,049	25.67%	835,690,994	936,393,303	1,524,246	-	11,302,028	10,286,563	846,993,022	946,679,866	12.05%	-8.98%	11.77%
SAFETY HARBOR	2,698,565,110	3,247,426,557	20.34%	1,525,446,343	1,706,877,183	6,870,661	1,340,613	48,702,244	51,312,329	1,574,148,587	1,758,189,512	11.89%	5.36%	11.69%
SEMINOLE	2,700,286,470	3,125,845,951	15.76%	1,733,266,196	1,905,166,532	5,648,502	903,769	69,713,793	66,891,785	1,802,979,989	1,972,058,317	9.92%	-4.05%	9.38%
SOUTH PASADENA	926,529,177	1,128,746,488	21.83%	693,544,492	775,982,771	1,074,988	-	32,580,980	30,144,332	726,125,472	806,127,103	11.89%	-7.48%	11.02%
ST PETE BEACH	4,637,942,672	5,804,718,613	25.16%	3,543,907,923	4,018,445,248	17,603,451	-	70,208,084	77,648,786	3,614,116,007	4,096,094,034	13.39%	10.60%	13.34%
ST PETERSBURG	39,084,823,283	47,115,033,323	20.55%	23,424,523,729	26,921,958,857	442,953,526	-	1,200,914,728	1,162,022,122	24,625,438,457	28,083,980,979	14.93%	-3.24%	14.04%
TARPON SPRINGS	3,401,124,771	4,149,952,393	22.02%	2,098,918,817	2,381,936,814	26,860,626	394,948	81,778,380	79,142,070	2,180,697,197	2,461,078,884	13.48%	-3.22%	12.86%
TREASURE ISLAND	2,909,821,712	3,716,559,755	27.72%	2,212,422,885	2,513,677,262	7,112,017	-	19,438,164	20,052,552	2,231,861,049	2,533,729,814	13.62%	3.16%	13.53%

June 1 estimate provided per Fl. Stat. s.200.065(8)

MIKE TWITTY, PINELLAS COUNTY PROPERTY APPRAISER
 2022 TAXABLE VALUE BY TAX INCREMENT FINANCING (TIF) DISTRICT AS OF MAY 31, 2022
 2022 ESTIMATES

Tax Increment Financing District	2021 Total Municipal Taxable Value	2022 Total Municipal Taxable Value	Percent Change in Muni Taxable Value	2021 Total County Taxable Value	2022 Total County Taxable Value	Percent Change in County Taxable Value	Taxable Value of New Construction	COUNT
Clearwater TIF	468,376,252	508,708,384	8.61%	468,451,252	508,783,384	8.61%	73,353	905
Clearwater TIF A	142,957,400	164,889,577	15.34%	143,168,358	165,131,923	15.34%	1,614,344	1,065
Dunedin Downtown TIF	206,376,810	234,897,535	13.82%	206,581,488	235,138,536	13.82%	2,135,886	641
Gulfport Waterfront District TIF	60,738,940	70,422,337	15.94%	60,911,012	70,620,836	15.94%	851,454	243
Largo West Bay Drive TIF	237,741,730	259,282,837	9.06%	238,278,212	259,794,939	9.03%	272,640	777
Lealman TIF	783,525,745	906,736,064	15.73%	787,169,204	910,590,466	15.68%	11,297,099	6,435
Oldsmar Town Center TIF	101,231,696	112,133,947	10.77%	101,472,983	112,405,003	10.77%	1,418,065	346
Pinellas Park Downtown TIF	604,487,043	684,523,659	13.24%	605,989,493	686,124,556	13.22%	17,865,861	3,084
Pinellas Park Redevelopment Area TIF	285,509,507	319,077,028	11.76%	286,438,268	320,008,658	11.72%	(1,485,704)	1,514
Safety Harbor Downtown TIF	183,855,277	210,558,673	14.52%	184,416,194	211,168,621	14.51%	2,108,642	643
South St Petersburg TIF E	1,288,585,969	1,638,671,178	27.17%	1,291,120,085	1,641,422,753	27.13%	64,137,437	14,847
St Petersburg Intown TIF A	2,484,469,795	2,730,166,659	9.89%	2,484,679,795	2,730,383,196	9.89%	3,532,798	2,752
St Petersburg Intown West TIF D	416,686,226	528,978,302	26.95%	416,686,226	528,993,302	26.95%	2,613,214	371
Tarpon Springs Downtown TIF	103,908,946	118,544,637	14.09%	103,933,946	118,594,637	14.11%	3,470,323	572

Total taxable value for the city and county may differ in jurisdictions with an additional homestead exemption for low-income seniors

To review all parcels in a TIF District, go to www.pcpao.org, click on "Search Our Database" then select "Advanced /Sales Search."

In step 1, scroll to "Choose Tax Increment Finance Districts" and highlight the district(s) of interest.

In step 2, select the data fields you are interested in. The TIF flag fields are in the "Parcel Value" table.