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3 **RESOLUTION NO. 2012-48**
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5 RESOLUTION OF THE VILLAGE COMMISSION OF
6 THE VILLAGE OF BISCAYNE PARK CONCERNING
7 AMENDMENT 4 TO THE FLORIDA CONSTITUTION
8 WHICH, IF ADOPTED, WOULD SIGNIFICANTLY
9 ALTER FLORIDA'S TAX SYSTEM, RESULTING IN
10 DIMINISHED REVENUES FOR THE VILLAGE OF
11 BISCAYNE PARK; PROVIDING FOR AN EFFECTIVE
12 DATE
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14 WHEREAS, in 1885 the Florida Constitution stated that the Legislature "shall
15 provide for a uniform and equal rate of taxation," and over the years the Legislature has
16 introduced a number of exemptions, defined types of property, and varying assessment
17 caps; and
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19 WHEREAS, a proposed constitutional amendment sponsored by the Florida
20 Legislature will be placed on the 2012 general election ballot as "Amendment 4;" and
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22 WHEREAS, this proposed constitutional change reduces the current assessment
23 limitation on non-homestead real property from a 10% to a 5% cap; and
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25 WHEREAS, the ad valorem tax base of real properties in the Village of Biscayne
26 Park includes 1,092 folios currently assessed at \$172,453,217, of which \$128,603,082 is
27 homesteaded and \$43,850,135 is non-homesteaded, and varying exemptions are applied
28 on these real properties throughout the Village.¹ Amendment 4 further compounds
29 inequities in the distribution of that tax burden particularly among residential
30 communities; and
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32 WHEREAS, Florida Tax Watch reports Lincoln Institute of Land Policy findings
33 that assessment limitations on non-homestead property shifts the tax burden back
34 towards homeowner who already shoulder the overwhelming majority of the load;² and
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36 WHEREAS, the propose amendment grants first-time homesteaders an
37 additional homestead exemption equal to 50% of the just value of the property up to the
38 county-wide median home value; the Miami-Dade County Property Appraiser reports
39 that median value to be \$131,447 for calendar year 2012, which would allow for an
40 additional exemption of up to \$65,724 (retroactively for properties purchased after
41 January 1, 2012); and
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43 WHEREAS, the proposed amendment creates a provision that allows the
44 Legislature by general law to prohibit increases in the assessed value if the just value of
45 homesteaded property decreases; and
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¹ Current assessed values reported by the Miami Dade County Property Appraiser.

² "When Good Policies Go Bad: Unintended Economic Consequences of Assessment Caps" by Todd D. Jones, Florida TaxWatch, Ideas in Action, March 2010.

1 WHEREAS, over the last few years, several property tax initiatives, including
2 additional homestead exemptions, Save Our Homes portability and statutory millage
3 caps, have contributed to the unequal treatment of Florida's taxpayers; and
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5 WHEREAS, reported estimates of the total tax impact of Amendment 4 of \$1.6
6 billion cumulatively over a four-year period beginning in 2013-2014, with
7 approximately \$447 million to be borne by cities.
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9 NOW, THEREFORE, BE IS RESOLVED BY THE VILLAGE COMMISSION
10 OF THE VILLAGE OF BISCAYNE PARK, FLORIDA:
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12 **Section 1:** That the Village of Biscayne Park will evaluate the impact that
13 Amendment 4 may have on property taxes and the revenues that fund municipal
14 services.
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16 **Section 2:** The Village of Biscayne Park urges its residents to carefully consider
17 the potential adverse consequences of Amendment 4 before voting in the November
18 2012 general election.
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20 PASSED AND ADOPTED this 2nd day of October, 2012.

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Noah Jacobs, Mayor

**The foregoing resolution upon
being put to a vote, the vote was
as follows:**

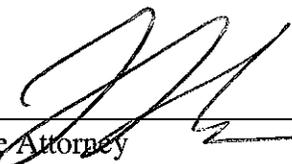
Mayor Jacobs: Yes
Vice Mayor Ross: Yes
Commissioner Anderson: Yes
Commissioner Cooper: Yes
Commissioner Watts: Yes

Attest:



Maria C. Camara, Village Clerk

Approved as to form:



Village Attorney