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# MEMORANDUM

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Date: February 24, 2011

To: Chairman and Members  
Pima County Bond Advisory Committee

From: C.H. Huckelberry  
County Administrator 

Re: Property Tax Base for Fiscal Year 2011/12

## Summary and Budget Impact

We are now entering the second year of an economic contraction in the tax base that will likely continue for another two to three years. This decrease in the tax base is historic. The primary property tax base has only declined twice between 1978 and 2010 – a period of 32 years – and then only by 1.4 percent between 1989 and 1993. Last year, the primary tax base contracted 0.5 percent, and this budget year it will decrease by 7.04 percent – a record decline. In addition, the secondary tax base, which declined by 5.2 percent last year, will again decline by 9.24 percent this budget year.

Since 63.4 percent of County General Fund revenue budget is supported by primary property tax, these reduced revenues will have a significant impact on our budget going forward. These tax base declines could be tolerated if state-shared revenues were increasing sufficiently to offset the loss, but they are not. Beginning three years ago, we began to pare back our budget expenditures in anticipation of what is occurring today with the property tax base. Because of this, we are better prepared to weather the continuing economic storm. Today, we have built our financial reserves to the point that further significant budget reductions should not be necessary. Services to the public will be maintained but not expanded. Finally, we will not be required to increase taxes to maintain County services because of a shrinking tax base. In fact, because of the foresight of the Board in establishing a separate Tax Stabilization Reserve Fund to backfill the loss of tax revenues from a declining base. I anticipate that my recommended budget to the Board will result in most taxpayers seeing a reduction in their County taxes beginning next tax year (tax bills mailed September 2011).

This good news regarding County property taxes must be tempered with the reality of the State budget deficit. Our present fiscal position is based on the factors we can control. If the State, in balancing its budget, transfers additional costs to the County, it is likely additional budget reductions, which may be substantial, will be required for all County departments and agencies.

County Tax Base Decline

The assessment roll for Fiscal Year (FY) 2011/12, which was recently conveyed by the Assessor, contains both locally and centrally assessed properties. Property valuations from this roll are the basis upon which all taxing jurisdictions will determine their budgets for FY 2011/12.

The preliminary primary property tax base for FY 2011/12, without adjustments and changes to exemptions, will be 7.04 percent less than that for FY 2010/11.

The secondary tax base for bonds and the Library District will be reduced this year by 9.24 percent, while the tax base for the Regional Flood Control District will be reduced by 9.86 percent.

The estimated net assessed values for FY 2010/11 and FY 2011/12, along with the dollar and percentage differences between years, are shown in Table 1 below.

**Table 1: Net Assessed Values for FY 2010/11 and FY 2011/12.**

<b>Authority Name</b>	<b>FY 2010/11</b>	<b>FY 2011/12</b>	<b>Monetary Difference</b>	<b>Percentage Difference</b>
Pima County Primary	\$8,939,647,260	\$8,310,120,212	(\$629,527,048)	-7.04
Pima County Bonds Secondary	9,345,594,118	8,481,950,795	( 863,643,323)	-9.24
Pima County Library District Secondary	9,345,594,118	8,481,950,795	( 863,643,323)	-9.24
Pima County Flood Control Secondary	8,506,493,487	7,667,866,279	( 838,627,208)	-9.86

School District Tax Base

Most school district primary property tax bases decreased from last year, as can be seen in Table 2 below. Secondary net assessed values for eight of the 16 school districts decreased by more than the 9.24 percent overall decline in countywide secondary net assessed value. Sahuarita School District, which last year experienced a near 33 percent decrease in value (\$625.1 million) as low copper prices at year-end 2008 affected centrally assessed values for ASARCO and Freeport McMoRan mining operations in the district, increased this year by over three percent, even though copper prices significantly recovered from year-end 2008 levels.

**Table 2: Net Assessed Values for FY 2010/11 and FY 2011/12 by School District.**

School District	FY 2010/11	FY 2011/12	Monetary Difference	Percentage Difference
Ajo Primary	\$19,847,382	\$19,553,896	(\$293,486)	-1.48
Secondary	20,719,845	20,033,551	(686,294)	-3.31
Altar Valley Primary	40,442,417	36,524,777	(3,917,640)	-9.69
Secondary	43,953,029	37,813,774	(6,139,255)	-13.97
Amphitheater Primary	1,619,845,767	1,529,995,160	(89,850,607)	-5.55
Secondary	1,701,289,226	1,561,943,933	(139,345,293)	-8.19
Catalina Foothills Primary	680,000,573	624,742,123	(55,258,450)	-8.13
Secondary	697,806,945	630,718,079	(67,088,866)	-9.61
Continental Primary	355,573,835	335,395,391	(20,178,444)	-5.67
Secondary	365,356,375	338,768,516	(26,587,859)	-7.28
Empire Primary	7,416,376	7,668,087	251,711	3.39
Secondary	8,025,116	8,023,961	(1,155)	-0.01
Flowing Wells Primary	221,360,404	207,744,740	(13,615,664)	-6.15
Secondary	235,906,404	215,894,191	(20,012,213)	-8.48
Indian Oasis Primary	1,093,094	907,975	(185,119)	-16.94
Secondary	1,093,094	907,975	(185,119)	-16.94
Marana Primary	863,348,742	771,434,811	(91,913,931)	-10.65
Secondary	901,424,692	785,630,555	(115,794,137)	-12.85
Redington Primary	1,557,301	1,417,715	(139,586)	-8.96
Secondary	1,599,766	1,433,501	(166,265)	-10.39
Sahuarita Primary	304,994,171	316,472,303	11,478,132	3.76
Secondary	309,757,829	319,571,544	9,813,715	3.17
San Fernando Primary	1,102,639	1,491,182	388,543	35.24
Secondary	1,121,508	1,847,925	726,417	64.77
Sunnyside Primary	494,957,628	448,671,242	(46,286,386)	-9.35
Secondary	519,649,086	463,931,327	(55,717,759)	-10.72
Tanque Verde Primary	220,341,469	199,393,579	(20,947,890)	-9.51
Secondary	227,509,021	201,148,242	(26,360,779)	-11.59
TUSD Primary	3,606,960,359	3,333,160,727	(273,799,632)	-7.59
Secondary	3,783,991,798	3,405,934,276	(378,057,522)	-9.99
Vail Primary	485,048,467	458,865,019	(26,183,448)	-5.40
Secondary	506,086,716	468,608,838	(37,477,878)	-7.41

Fire District Assessed Values

As can be seen in Table 3 below, secondary net assessed values for nearly all fire districts have decreased for FY 2011/12, with values in seven of the 19 fire districts declining by more than the overall countywide decrease in secondary net assessed value. The assessed values for two districts increased from FY 2010/11, however. Nearly \$319,000 of secondary net assessed value was added in FY 2011/12 to the Arivaca Fire District by the Arizona Department of Revenue to reflect utility, pipeline, water and telecommunications property that was not attributed to the district at the time of its formation. The Sonoita-Elgin Fire District added a single new parcel, which marginally increased its assessed value this year.

**Table 3: Secondary Net Assessed Values for FY 2010/11 and FY 2011/12 by Fire District.**

Fire District	FY 2010/11	FY 2011/12	\$ Difference	Percentage Difference
Arivaca	\$3,889,182	\$4,318,707	\$429,525	11.04
Avra Valley	38,234,911	37,262,662	(972,249)	-2.54
Corona de Tucson	54,384,877	49,508,161	(4,876,716)	-8.97
Drexel Heights	232,304,356	198,338,704	(33,965,652)	-14.62
Golder Ranch	696,776,896	657,128,202	(39,648,694)	-5.69
Green Valley	401,236,365	374,389,895	(26,846,470)	-6.69
Hidden Valley	14,696,975	13,359,285	(1,337,690)	-9.10
Mescal-J6	4,514,302	4,323,044	(191,258)	-4.24
Mountain Vista	307,915,808	271,010,880	(36,904,928)	-11.99
Mount Lemmon	16,826,537	16,530,689	(295,848)	-1.76
Northwest	1,168,351,209	1,053,796,773	(114,554,436)	-9.80
Picture Rocks	42,991,803	40,366,355	(2,625,448)	-6.11
Rincon Valley	120,503,676	110,858,515	(9,645,161)	-8.00
Sabino Vista	35,473,495	31,739,346	(3,734,149)	-10.53
Sonoita-Elgin	5,814,882	5,880,403	65,521	1.13
Tanque Verde Valley	14,311,715	12,238,093	(2,073,622)	-14.49
Three Points	43,232,848	36,834,557	(6,398,291)	-14.80
Tucson Country Club Est.	22,145,165	21,029,804	(1,115,361)	-5.04
Why	1,205,384	968,027	(237,357)	-19.69

Drexel Heights experienced a 14.6 percent year-over-year decrease in secondary net assessed value due to valuation declines for owner-occupied residential properties and vacant/agricultural land. The Tanque Verde Valley Fire District shows a decrease of nearly 14.5 percent, primarily due to declines in assessed values for owner-occupied and rental residential properties. The assessed value for the Why Fire District decreased by 19.7 percent from last year, as

valuations for centrally assessed properties, commercial property and vacant/agricultural land decreased. Declines in business personal property, owner-occupied residential and vacant/agricultural land values resulted in a 14.8 percent decrease in assessed value for the Three Points Fire District. Most of the decline in the district's business personal property value occurred between conveyance of last year's preliminary values and final tax levy adoption in August 2010, however.

### Preliminary Forecast for FY 2012/13

For FY 2012/13, the primary and secondary tax bases are expected to decrease further. Next year's primary net assessed value is forecasted to be approximate \$7.883 billion, nearly \$428 million less than the \$8.310 billion preliminary valuation for FY 2011/12. Secondary net assessed value for FY 2012/13 is projected to decrease from this year's \$8.482 billion to \$8.017 billion. The drop in the primary tax base, if it occurs as forecasted, would represent a 5.1 percent decline from this year. The \$465 million decline in secondary value would represent a 5.5 percent drop for next year.

In Arizona, the secondary assessed value of property lags behind actual market prices by 24 to 30 months. This lag is due to statutory and technical requirements under which the Assessor must comply as he values property. In a declining real estate market, the Assessor's values will always lag above current prices. Since the housing market peak in mid-2006, the median price of single family homes has declined by more than 30 percent through mid-2010. From the Assessor's peak value in tax year 2008 to the current tax year 2011, the secondary assessed value of owner-occupied residential properties has decreased by only 19 percent. Since the most dramatic drop in actual housing market prices occurred two to three years ago as the number of foreclosures increased, the forecast anticipates another 11 percent decrease next year in assessed value for the owner-occupied residential tax base. The value of rental residential property is forecasted to increase next year by nine percent, however.

As vacancy rates for commercial properties have increased during the past few years, the assessed value of commercial real and personal property has declined by nearly nine percent for FY 2011/12. It is anticipated that through the valuation and appeals process for FY 2012/13, there will be only a marginal decline in overall commercial property values, as the value of business personal property grows along with the economic recovery.

The assessed value of vacant land, which has been decreasing since tax year 2008, has dropped by 14.6 percent for the current year. Because land is a major cost factor in the price of a home or commercial building, the market value of land will decline to meet the financial requirements of builders. If builders are to provide less expensive products to buyers who do not have the financing options available to them as existed in the past, the value of land must decline further. The assessed value of vacant land is forecast to decrease by another three

percent for FY 2012/13.

The only significant increase in value for FY 2012/13 will be that for producing mines in the County, as their values are expected to increase due to recent record high copper prices of near \$5 per pound. Combined with valuation decreases this year for nearly all property classes, the assessment ratio for commercial property, utilities, pipelines and mines has dropped from 21 percent to 20 percent, or a 4.8 percent decrease for FY 2011/12. The assessment ratio for these property types will remain unchanged at 20 percent for FY 2012/13. Under newly enacted legislation that takes effect in FY 2013/14, however, the assessment ratio for these property types will decline again, by 0.5 percent per year, until reaching 18 percent in FY 2016/17 and thereafter. The legislation permanently decreased the assessment ratio for agricultural property from its current 16 percent to 15 percent commencing with FY 2016/17. It also modified both the business equipment exemption and rate at which business equipment is depreciated so the taxable value of business personal property could decrease in the future.

The primary, or limited, tax base has nearly converged with secondary values, so it will closely follow the trend in future secondary values. Until the tax base begins to grow again, primary values will reflect similar changes to those for secondary values. Only when the tax base expands again will secondary values begin to pull away from primary values.

The continuing decline in the tax base will cause future budget stress for the County.

CHH/mjk

**Attachments**

- c: Martin Willett, Chief Deputy County Administrator
- Tom Burke, Director, Finance and Risk Management
- Robert Johnson, Interim Budget Manager, Finance and Risk Management
- Craig Horn, Financial Projects Coordinator, Finance and Risk Management

# ATTACHMENT 1

## ATTACHMENT 1

Authority Name	Estimated Taxable Net Assessed Value			
	2011	2010	\$ chg.	% chg.
AJO SCHOOL DISTRICT 15 PRIMARY	19,553,896	19,847,382	(293,486)	-1.48%
AJO SCHOOL DISTRICT 15 SECONDARY	20,033,551	20,719,845	(686,294)	-3.31%
AJO/LUKEVILLE HEALTH DIST SECONDARY	15,509,441	16,175,442	(666,001)	-4.12%
ALTAR VALLEY SCH DIST 51 PRIMARY	36,524,777	40,442,417	(3,917,640)	-9.69%
ALTAR VALLEY SCH DIST 51 SECONDARY	37,813,774	43,953,029	(6,139,255)	-13.97%
AMPHITHEATER SCH DIST 10 PRIMARY	1,529,995,160	1,619,845,767	(89,850,607)	-5.55%
AMPHITHEATER SCH DIST 10 SECONDARY	1,561,943,933	1,701,289,226	(139,345,293)	-8.19%
ARIVACA FIRE DISTRICT SECONDARY	4,318,707	3,889,182	429,525	11.04%
AVRA VALLEY IRRIGATION DST SECONDARY	13,864,725	14,189,794	(325,069)	-2.29%
AVRA VALLEY VOL FIRE DEPT SECONDARY	37,262,662	38,234,911	(972,249)	-2.54%
C ADOBE INC COST	511,534,258	567,366,158	(55,831,900)	-9.84%
CAGRD REPLENISHMENT SCND CAT 1	189,139,935	204,627,489	(15,487,554)	-7.57%
CARDINAL EST. SLID SECONDARY	716,480	961,376	(244,896)	-25.47%
CARRIAGE HILLS SLID #1 SECONDARY	2,506,680	2,768,514	(261,834)	-9.46%
CARRIAGE HILLS SLID #3 SECONDARY	1,051,846	1,072,976	(21,130)	-1.97%
CATALINA SCHOOL DISTRICT 16 PRIMARY	624,742,123	680,000,573	(55,258,450)	-8.13%
CATALINA SCHOOL DISTRICT 16 SECONDARY	630,718,079	697,806,945	(67,088,866)	-9.61%
CENTRAL AZ WATER CONS DIST SECONDARY	8,481,950,795	9,345,594,118	(863,643,323)	-9.24%
CITY OF SOUTH TUCSON PRIMARY	23,614,069	25,107,457	(1,493,388)	-5.95%
CITY OF SOUTH TUCSON SECONDARY	24,560,340	27,462,697	(2,902,357)	-10.57%
CITY OF TUCSON BUSINESS IMPROVEMENT DISTRICT	23,063,148	24,678,476	(1,615,328)	-6.55%
CITY OF TUCSON PRIMARY	3,422,618,918	3,667,565,654	(244,946,736)	-6.68%
CITY OF TUCSON SECONDARY	3,511,766,969	3,862,655,420	(350,888,451)	-9.08%
COLONIAL VERDE FIRE DEPT SECONDARY	45,551	45,098	453	1.00%
CONTINENTAL SCH DIST 39 PRIMARY	335,395,391	355,573,835	(20,178,444)	-5.67%
CONTINENTAL SCH DIST 39 SECONDARY	338,768,516	365,356,375	(26,587,859)	-7.28%
CORONA DE TUCSON FIRE DEPT SECONDARY	49,508,161	54,384,877	(4,876,716)	-8.97%
CORTARO-MARANA IRRIGATION DIST SCND	73,244,235	81,260,651	(8,016,416)	-9.87%
COUNTRY CLUB ESTATES CON #2	15,333,537	16,508,311	(1,174,774)	-7.12%
DESERT STEPPES SLID SECONDARY	1,595,861	1,810,439	(214,578)	-11.85%
DOVE MTN COMMUNITY FACILITIES DIST SCND	5,696,111	6,820,987	(1,124,876)	-16.49%
DREXEL HEIGHTS VOL FIRE DEPT SECONDARY	198,338,704	232,304,356	(33,965,652)	-14.62%
EMPIRE ELEMENTARY SD 37 PRIMARY	7,668,087	7,416,376	251,711	3.39%
EMPIRE ELEMENTARY SD 37 SECONDARY	8,023,961	8,025,116	(1,155)	-0.01%
FIRE DISTRICT ASSISTANCE	8,481,950,795	9,345,594,118	(863,643,323)	-9.24%
FLOWING WELLS IRRIGATION DST SECONDARY	59,216,874	66,755,110	(7,538,236)	-11.29%
FLOWING WELLS SCH DIST 8 PRIMARY	207,744,740	221,360,404	(13,615,664)	-6.15%
FLOWING WELLS SCH DIST 8 SECONDARY	215,894,191	235,906,404	(20,012,213)	-8.48%
GLADDEN FARMS COMM FACILITIES DIST SCND	17,585,229	20,685,136	(3,099,907)	-14.99%
GLADDEN FARMS PHASE II COMM FACILITIES DIST SCND	50,866	51,269	(403)	-0.79%
GOLDER RANCH VOL FIRE DEPT SECONDARY	657,128,202	696,776,896	(39,648,694)	-5.69%
GREEN VALLEY FIRE DEPT SECONDARY	374,389,895	401,236,365	(26,846,470)	-6.69%
GREEN VALLEY WATER IMP DISTRICT	78,907,665	88,871,899	(9,964,234)	-11.21%
HAYHOOK RANCH IMPR DIST SECNDRY	1,416,164	1,458,236	(42,072)	-2.89%
HERMOSA HILLS SLID SECONDARY	2,688,771	2,923,926	(235,155)	-8.04%
HIDDEN VALLEY FIRE DIST	13,359,285	14,696,975	(1,337,690)	-9.10%
INDIAN OASIS UNIFIED SCH DIST 40 PRIMARY	907,975	1,093,094	(185,119)	-16.94%
INDIAN OASIS UNIFIED SCH DIST 40 SECONDARY	907,975	1,093,094	(185,119)	-16.94%
JOINT TECHNICAL EDUCATION DISTRICT	8,074,322,511	8,905,234,656	(830,912,145)	-9.33%
LAKESIDE #1 SLID SECONDARY	1,871,181	2,217,491	(346,310)	-15.62%
LITTLETOWN ST SLID SECONDARY	1,890,172	2,253,070	(362,898)	-16.11%
LONGVIEW ESTATES #1 SLID SECONDARY	2,362,665	2,684,257	(321,592)	-11.98%
LONGVIEW ESTATES #2 SLID SECONDARY	2,794,116	3,296,493	(502,377)	-15.24%
MANANA GRANDE B SLID SECONDARY	2,229,011	2,208,181	20,830	0.94%
MANANA GRANDE C SLID SECONDARY	2,516,210	2,953,193	(436,983)	-14.80%
MARANA DOMESTIC WATER IMP DST SCND	7,684,802	8,052,377	(367,575)	-4.56%
MARANA UNIFIED DISTRICT 6 PRIMARY	771,434,811	863,348,742	(91,913,931)	-10.65%
MARANA UNIFIED DISTRICT 6 SECONDARY	785,630,555	901,424,692	(115,794,137)	-12.85%
MESCAL-J6 FIRE DISTRICT SECONDARY	4,323,044	4,514,302	(191,258)	-4.24%
METROPOLITAN DOM WATER IMP DST SCND	497,467,994	555,440,451	(57,972,457)	-10.44%
MIDVALE PARK SLID SECONDARY	6,404,125	6,757,248	(353,123)	-5.23%
MORTIMORE ADD STR LIGHT SECONDARY	3,405,890	4,597,780	(1,191,890)	-25.92%
MOUNTAIN VISTA FIRE DISTRICT SECONDARY	271,010,880	307,915,808	(36,904,928)	-11.99%
MT LEMMON DOMESTIC WATER IMPROVEMENT DIST SCND	14,781,440	15,122,060	(340,620)	-2.25%

Yellow Highlighted Authorities = Authority levied property tax in 2010.

Green Highlighted Authorities = Authority levied assessment in 2010 not based on value.



## ATTACHMENT 1

Authority Name	Estimated Taxable Net Assessed Value			
	2011	2010	\$ chg.	% chg.
MT. LEMMON VOL FIRE DEPT SECONDARY	16,530,689	16,826,537	(295,848)	-1.76%
NORTHWEST VOL FIRE DEPT SECONDARY	1,053,796,773	1,168,351,209	(114,554,436)	-9.80%
OAKTREE NO. 1 SLID SECONDARY	814,264	1,025,285	(211,021)	-20.58%
OAKTREE NO. 2 SLID SECONDARY	624,295	763,099	(138,804)	-18.19%
OAKTREE NO. 3 SLID SECONDARY	800,728	964,055	(163,327)	-16.94%
ORANGE GROVE VALLEY SLID SECONDARY	1,266,707	1,519,707	(253,000)	-16.65%
ORO VALLEY WATER IMP DST SCND	30,775,961	33,340,487	(2,564,526)	-7.69%
PANTANO WASH BK PROT DIST	3,669,283	3,819,725	(150,442)	-3.94%
PEACH VALLEY SLID SECONDARY	530,963	688,428	(157,465)	-22.87%
PEPPERTREE RANCH SLID SCNDRY	10,283,978	10,694,763	(410,785)	-3.84%
PICTURE ROCKS VOL FIRE DEPT SECONDARY	40,366,355	42,991,803	(2,625,448)	-6.11%
PIMA COUNTY BONDS SECONDARY	8,481,950,795	9,345,594,118	(863,643,323)	-9.24%
PIMA COUNTY COMMUNITY COLLEGE DISTRICT PRIMARY	8,310,120,212	8,939,647,260	(629,527,048)	-7.04%
PIMA COUNTY COMMUNITY COLLEGE DISTRICT SECONDARY	8,481,950,795	9,345,594,118	(863,643,323)	-9.24%
PIMA COUNTY FLOOD DISTRICT SECONDARY	7,667,866,279	8,506,493,487	(838,627,208)	-9.86%
PIMA COUNTY LIBRARY DISTRICT SECNDRY	8,481,950,795	9,345,594,118	(863,643,323)	-9.24%
PIMA COUNTY PRIMARY	8,310,120,212	8,939,647,260	(629,527,048)	-7.04%
PUEBLO WEST REDEVELOP PROJ SECONDARY	6,690,959	7,842,610	(1,151,651)	-14.68%
QUAIL CREEK COMMUNITY FACILITIES DISTRICT	8,785,262	8,832,237	(46,975)	-0.53%
RED HAWK CANYON COMMUNITY FACILITIES DIST NO 1	32,314,080	36,676,363	(4,362,283)	-11.89%
RED HAWK CANYON COMMUNITY FACILITIES DIST NO 2	29,778,895	33,382,530	(3,603,635)	-10.79%
REDINGTON ELEM SCH DIST 44 PRIMARY	1,417,715	1,557,301	(139,586)	-8.96%
REDINGTON ELEM SCH DIST 44 SECONDARY	1,433,501	1,599,766	(166,265)	-10.39%
RINCON VALLEY FIRE DISTRICT SECONDARY	110,858,515	120,503,676	(9,645,161)	-8.00%
ROLLING HILLS SLID SECONDARY	6,097,525	6,858,713	(761,188)	-11.10%
SABINO VISTA VOL FIRE DEPT SECONDARY	31,739,346	35,473,495	(3,734,149)	-10.53%
SAGUARO SPRINGS COMMUNITY FACILITIES DISTRICT	6,169,394	6,916,065	(746,671)	-10.80%
SAHUARITA SCH DISTRICT 30 PRIMARY	316,472,303	304,994,171	11,478,132	3.76%
SAHUARITA SCH DISTRICT 30 SECONDARY	319,571,544	309,757,829	9,813,715	3.17%
SALIDA DEL SOL SLID SECONDARY	567,142	767,660	(200,518)	-26.12%
SAN FERNANDO SCH DIST 35 PRIMARY	1,491,182	1,102,639	388,543	35.24%
SAN FERNANDO SCH DIST 35 SECONDARY	1,847,925	1,121,508	726,417	64.77%
SANTA CRUZ IRRIGATION DIST SECONDARY	798,011	796,916	1,095	0.14%
SILVERADO HILLS COMMUNITY FACILITIES DISTRICT SCND	16,867,854	18,720,983	(1,853,129)	-9.90%
SILVERBELL IRRIGATION DIST SECONDARY	74,524	74,399	125	0.17%
SONOITA-ELGIN FIRE DISTRICT SECONDARY	5,880,403	5,814,882	65,521	1.13%
STATE OF ARIZONA PRIMARY	8,310,120,212	8,939,647,260	(629,527,048)	-7.04%
SUN CITY VISTOSO COMMUNITY FACILITIES DIST NO 1 SCND	35,195,940	23,896,388	11,299,552	47.29%
SUNNYSIDE SCH DISTRICT 12 PRIMARY	448,671,242	494,957,628	(46,286,386)	-9.35%
SUNNYSIDE SCH DISTRICT 12 SECONDARY	463,931,327	519,649,086	(55,717,759)	-10.72%
TANQUE VERDE SCH DIST 13 PRIMARY	199,393,579	220,341,469	(20,947,890)	-9.51%
TANQUE VERDE SCH DIST 13 SECONDARY	201,148,242	227,509,021	(26,360,779)	-11.59%
TANQUE VERDE VALLEY FIRE DISTRICT SECONDARY	12,238,093	14,311,715	(2,073,622)	-14.49%
THREE POINTS FIRE DIST	36,834,557	43,232,848	(6,398,291)	-14.80%
TORTOLI INC COST	89,425,665	107,648,971	(18,223,306)	-16.93%
TOWN OF MARANA COMMUNITY FACILITIES DIST SCND	13,045,961	12,854,769	191,192	1.49%
TOWN OF MARANA PRIMARY	446,023,728	484,318,072	(38,294,344)	-7.91%
TOWN OF MARANA SECONDARY	456,680,873	509,699,927	(53,019,054)	-10.40%
TOWN OF ORO VALLEY PRIMARY	618,976,953	649,015,575	(30,038,622)	-4.63%
TOWN OF ORO VALLEY SECONDARY	629,340,548	672,309,368	(42,968,820)	-6.39%
TOWN OF SAHUARITA PRIMARY	203,815,207	212,062,229	(8,247,022)	-3.89%
TOWN OF SAHUARITA SECONDARY	206,628,698	216,753,740	(10,125,042)	-4.67%
TUCSON COUNTRY CLUB FIRE DPT SECONDARY	21,029,804	22,145,165	(1,115,361)	-5.04%
TUCSON SCHOOL DISTRICT 1 PRIMARY	3,333,160,727	3,606,960,359	(273,799,632)	-7.59%
TUCSON SCHOOL DISTRICT 1 SECONDARY	3,405,934,276	3,783,991,798	(378,057,522)	-9.99%
UNORGANIZED SCHOOL DISTRICT	16,716,635	15,733,056	983,579	6.25%
VAIL SCH DIST 20 PRIMARY	458,865,019	485,048,467	(26,183,448)	-5.40%
VAIL SCH DIST 20 SECONDARY	468,608,838	506,086,716	(37,477,878)	-7.41%
VANDERBILT FARMS COMMUNITY FACILITIES DISTRICT	971,504	1,291,517	(320,013)	-24.78%
WHY DOMESTIC WATER IMPROVEMENT DST SCND	1,026,903	933,547	93,356	10.00%
WHY FIRE DISTRICT SECONDARY	968,027	1,205,384	(237,357)	-19.69%

Yellow Highlighted Authorities = Authority levied property tax in 2010.

Green Highlighted Authorities = Authority levied assessment in 2010 not based on value.

# ATTACHMENT 2



