

TAXPAYER NEWS October 2017

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Tax Assessor Collector
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www.caldwellcad.org

Caldwell County Appraisal District
P. O. Box 900
211 Bufkin Ln
Lockhart, Texas 78644

Our Mission

We are required by State Law to provide property tax appraisals that are equal, uniform, and at market value. The State Comptroller Property Tax Assistance Division monitors and conducts reviews of our appraisal standards to make sure we adhere to State Law. The most recent study from the state shows that we are in compliance with state guidelines.

What this means for the average property owner is that any increase or decrease in the valuation of a property is part of our effort to adhere to State Law.

Planning to Visit in Person?

Choose A Location Near You!



- **MAIN OFFICE:** 211 Bufkin Lane in Lockhart
phone: 512-398-5550 office hours 8:00am – 5:00pm
Drive Thru hours 8:30am – 4:00pm
- **LULING:** 505 E Fannin Street in Luling
phone: 830-875-9207 office hours 8:30am – 4:30pm

What We Do

The Appraisal Office has the responsibility for appraising property for ad valorem tax purposes and we are contracted to collect property taxes for the majority of entities. The Caldwell County Appraisal District has no legal authority to impose a tax or set the tax rate, which will determine the amount of taxes you pay. Your locally elected officials decide your property tax burden. Your payment for taxes will be made at the Caldwell County Appraisal District or the Luling satellite office per a contract between the taxing entities and the appraisal district to collect their taxes.

Property Tax

Here's how the property tax system works:

1. The Appraisal District determines the value of all properties, grants exemptions and certifies values to the taxing units.
2. The governing bodies of taxing units, such as City Councils and School Boards, prepare budgets and then set the tax rates, which determine how much tax is due on each property.
3. The Appraisal District calculates how much you owe for each taxing unit, prepares and sends bills, collects monies due and disburses the funds to the appropriate taxing unit.

To receive an exemption or to protest values, you must apply to the Appraisal District. **Protests of value** must be filed by **April 30th** or **within 30 days** after you receive a notice of value. When you receive a tax bill, it is too late to protest value. Exemptions must be requested and filed between **January 1 and April 30.**

Did you receive this bill in error?

If you received a bill in error (for example, you no longer own the property) please contact the appraisal district immediately at (512) 398-5550.

Want to Save for Next Year's Taxes?

A plan is available that allows you to pre-pay next year's property taxes. Contracts for ESCROW PAYMENTS may be set up at our office.

Disabled Veterans--Residence Homestead

A disabled veteran who receives from the United States Department of Veterans Affairs or its successor 100 percent disability compensation due to a service connected disability and a rating of 100 percent disabled or of individual employability is entitled to an exemption from taxation of the total appraised value of the veteran's residence homestead.

Disabled and Senior Taxpayers

Disabled and over-65 exemptions reduce the taxable value of (**homestead only**) property, which in turn lowers the amount of tax you pay. Senior applicants qualify for the exemption on their 65th birthday. Disabled applicants qualify based on federal guidelines. Taxpayers must choose either the disabled or over-65 exemption. Both senior and disabled taxpayers may file a deferral to delay payment and minimize penalty. To apply for exemptions and deferrals, call the Appraisal District at (512) 398-5550.

Installment Payments

Those who qualify for the over-65 exemption or the Disabled Person or Disabled Veteran exemption may make property tax payments (on homestead only) in four installments. Contact us before January 31 for a Letter of Intent to sign and return for this plan.

Timely Payment of 2017 Taxes

Property tax payments are due between October 1, 2017 and January 31, 2018. Mailed payments with a January 31, 2018 postmark are considered timely. On February 1, 2018, all unpaid 2017 taxes become delinquent. Penalty and interest are added to the original base amount and continue to increase until taxes are paid. Attorney fees are attached to Personal Property accounts on April 1, 2018 and on all other accounts July 1, 2018. If there is an active suit on an account, Attorney Fees will attach February 1, 2018.

Do you owe delinquent taxes from a prior year?

2017 tax bills will not include notice of delinquent taxes from prior years. If you have not contacted the office to make payment arrangements, you risk costly legal fees. When you contact this office to discuss delinquent taxes, a collection specialist may be able to set up a payment plan.

BY LAW, the Tax Assessor-Collector cannot waive penalty and interest on delinquent taxes.

You may pay your taxes by credit card.

For more information visit our website at www.caldwellcad.org and click on Point & Pay link on home page or contact our office at (512) 398-5550.

There will be a convenience fee for this service.

Point & Pay Representative = 888-891-6064 option 1

Point & Pay automated = 844-399-6191 anytime

Our Website

Please visit our website at www.caldwellcad.org to view appraisal information, state forms, miscellaneous information, tax sale listings, contact information and employment opportunities. Tax amount information is also available on our website. Our website is updated once a month.

Homestead Exemption can save you money.

If you live in the home you own you may qualify for a homestead exemption. Contact the appraisal district for more information.

Do we have your current mailing address?

If you change your mailing address complete an address change form (available on our website) to ensure you do not miss any correspondence. You may also email address.info@caldwellcad.org or call 512-398-5550 extension 212.

LOCAL GOVERNMENT QUICK REFERENCE

Caldwell County

Administration	County Judge	512-398-1809	Courthouse 2 nd floor
Deed Records	County Clerk	512-398-1804	1703 S Colorado St
Automobile Registration	Tax Office	512-398-1830	110 S. Main St, Room 101
Elections Administrator	Scott Annex	512-668-4347	1403 Blackjack St (FM 20)
Law Enforcement	Sheriff	512-398-6777	1204 Reed Dr
Roads-County Maintenance	Unit Road System	512-398-7269	1700 FM 2720
Rural Addressing System	9-1-1 Coordinator	512-398-5550 x215	211 Bufkin Ln
Rural Septic/Building Permits	Sanitation	512-398-1803	1700 FM 2720
Rural Subdivision Information	Sanitation	512-398-1803	1700 FM 2720
District Clerk	Judicial Center	512-398-1806	1703 S Colorado St
County Extension Agent	AG & 4H	512-398-3122	1403 Blackjack St, Suite B

Caldwell County Commissioners Court meetings are on the 2nd and 4th Mondays at 9:00 A.M. each month at the Courthouse on the second floor

MUNICIPAL			
Name	Phone	Location	Meeting Date and Time
Caldwell-Hays ESD #1	512-213-0323	13851 Camino Real	3 rd Wednesday at 7:00pm each month
Caldwell ESD #2	512-357-6457	9655 Hwy 142	1 st Thursday at 7:00pm each month
Caldwell ESD #3	512-694-8044	111 Lockhart St	2 nd Thursday at 6:30pm each month
Caldwell ESD #4	512-398-1822	1403 Blackjack St	Wednesday at 7:00pm each month
City of Lockhart	512-398-3461	308 W San Antonio 3 RD Floor Library	1 st and 3 rd Tuesdays at 7:30pm Workshop at 6:30pm each month
City of Luling	830-875-2481	509 E Crockett	2 nd Thursday at 6:00pm each month
City of Martindale	512-357-2639	411 Main St	1 st Tuesday at 7:00pm each month
City of Mustang Ridge	512-243-1775	12800 S Hwy 183	2 nd Monday at 7:00pm each month
City of Niederwald	512-398-6338	8807 Niederwald Strasse	1 st Monday at 5:30pm each month
City of San Marcos	512-393-8090	630 E Hopkins Council Chambers	1 st and 3 rd Tuesday at 6:00pm each month
City of Umland	512-398-7399	15 N Old Spanish Tr	1 st and 3 rd Wednesday at 6:00pm each month
Plum Creek Conservation & Underground Water	512-398-2383	1101 W San Antonio St	3 rd Tuesday at 1:00pm each month
Gonzales Underground Water Conservation	830-672-1047	414 St. Joseph Gonzales Courthouse	2 nd Tuesday at 5:30pm each month
Caldwell County MUD #1			No Scheduled Meetings at this time
Caldwell Valley MUD #1			No Scheduled Meetings at this time
Cotton Center MUD #2			No Scheduled Meetings at this time
SCHOOL			
Name	Phone	Location	Meeting Date and Time
Gonzales ISD	830-672-9551	424 College St Jr High Campus	2 nd Monday at 6:30 each month
Hays Consolidated ISD	512-268-2141	1700 Lehman Rd, Kyle 4800 Jack C Hays, Buda	4 th Monday at 5:30pm each month January-June=Kyle July-December=Buda
Lockhart ISD	512-398-0000	500 City Line Rd Jr High Library	4 th Monday at 6:30pm each month
Luling ISD	830-875-3192	215 E Travis St Continue Learning Center	4 th Monday at 6:00pm each month
Prairie Lea ISD	512-488-2370	6910 San Marcos Hwy Administration Building	3 rd Thursday at 6:30pm each month
San Marcos ISD	512-393-6700	501 S. LBJ Drive	3 rd Monday at 6:00pm each month
Waelder ISD	830-788-7161	109 N Avenue C	3 rd Monday at 6:00pm each month
Austin Community College	512-223-7000	5930 Middle Fiskville Rd	1 st Monday at 5:00pm each month

Local Appraisal / Tax Administration

Caldwell County Appraisal District	512-398-5550	610 San Jacinto St.
Remote office in Luling	830-875-9207	505 E. Fannin St.

Board of Directors meet on the 4th Tuesday at 6:00 P.M. each month

Sales and other State Taxes

Comptroller of Public Accounts	800-252-5555
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Appraisal Districts and Tax Offices

Bastrop County Appraisal District	512-303-1930	Gonzales County Appraisal District	830-672-2879
Caldwell County Appraisal District	512-398-5550	Guadalupe County Appraisal District	830-303-3313
Hays County Appraisal District	512-268-2522	Travis Central Appraisal District	512-834-9317
Hays Tax Office	512-393-5545	Travis Tax Office	512-854-9473
Bastrop Tax Office	512-332-7261	Gonzales Tax Office	830-672-2841
Guadalupe Tax Office - Shertz	210-945-9708	Guadalupe Tax Office – Seguin	830-303-4188