



MARTY KIAR

BROWARD COUNTY PROPERTY APPRAISER

Questions About Your 2020 Property Assessment or Exemptions?

Our office recently mailed over 775,000 TRIM (proposed tax) Notices to Broward County property owners. These proposed notices show your 2020 property assessment, exemptions and proposed tax amounts as set by the various taxing authorities listed on the notice. It is important to remember the Property Appraiser's Office does not set or collect taxes. Our office is responsible for assessing every parcel of real and tangible personal property in Broward County as of January 1, 2020. We also grant tax-saving exemptions to qualified applicants. For a list of all the available tax-saving exemptions, please visit <https://web.bcpa.net/bcpaclient/#/Homestead> or call us at 954-357-6830.

If you have any questions regarding your property assessment or exemptions, please contact my office directly at the following numbers:

Tax-Saving Exemptions & General Questions	954-357-6830
Residential Property	954-357-6831
Condo, Co-op & Time-Share Property	954-357-6832
Commercial Real Property/Duplexes	954-357-6835
Tangible (Commercial) Personal Property	954-357-6836
Agricultural Property	954-357-6822
Report Homestead Fraud	954-357-6900

If you have questions or concerns about any of the tax rates or non-ad valorem fees including fire assessments, please contact the taxing authority listed on the TRIM Notice.

The ABSOLUTE deadline to file an application for any 2020 exemption or appeal your property's just value is September 18, 2020.

COVID-19: Florida law requires our office to value property based on the status of the real estate market on January 1. Any impact to real estate market conditions caused by this crisis will be reflected in the 2021 assessments. The 2020 just values are based on the market data from January 2, 2019 to January 1, 2020.

Value Adjustment Board

The Value Adjustment Board (VAB) is an independent quasi-judicial review board. If you believe your property assessment is not what a buyer would have reasonably paid for your property on January 1, 2020, you should first contact our office. If after speaking with one of our appraisers, you still do not agree, you can file an appeal with the Broward County Value Adjustment Board. If you were denied an exemption, you may also file an appeal with the Value Adjustment Board challenging this denial. The absolute filing deadline for Value Adjustment Board petitions is September 18, 2020. If you would like to file a petition online, please visit the VAB website at <https://bcvab.broward.org/axiaweb2020>. Should you have any questions for the Value Adjustment Board, they can be reached at vab@broward.org or 954-357-7205.

If my office can ever be of assistance to you, please do not hesitate to contact me directly at 954-357-6904 or by email at martykiar@bcpa.net.

Take care,

Marty Kiar



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