

ORDINANCE NO. O-2020-0170

AN ORDINANCE GRANTING A PARTIAL EXEMPTION FROM AD VALOREM TAXES FOR CERTAIN QUALIFIED HISTORICALLY SIGNIFICANT PROPERTIES LOCATED WITHIN THE CITY LIMITS OF ROUND ROCK, TEXAS; PROVIDING FOR A SAVINGS CLAUSE AND REPEALING CONFLICTING ORDINANCES OR RESOLUTIONS.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF ROUND ROCK, TEXAS:

I.

That the owners of the following real properties, described in Exhibit "A" attached hereto, have complied with the Zoning and Development Code, Chapter 10, Article VIII, Section 10-57, Code of Ordinances (2018 Edition), City of Round Rock, Texas.

II.

That the real properties described in Exhibit "A," except those that received an inspection rating of "Fail," shall be granted an exemption of seventy-five percent (75%) of the assessed value of the structure and land for the tax year 2020, pursuant to the provisions of said Section 10-57.

III.

A. All ordinances, parts of ordinances, or resolutions in conflict herewith are expressly repealed.

B. The invalidity of any section or provision of this ordinance shall not invalidate other sections or provisions thereof.

C. The City Council hereby finds and declares that written notice of the date, hour, place and subject of the meeting at which this Ordinance was adopted was posted and that such meeting was open to the public as required by law at all times during which this Ordinance and the subject matter hereof were discussed, considered and

formally acted upon, all as required by the Open Meetings Act, Chapter 551, Texas Government Code, as amended.

Alternative 1.

By motion duly made, seconded and passed with an affirmative vote of all the Council members present, the requirement for reading this ordinance on two separate days was dispensed with.

READ, PASSED, and ADOPTED on first reading this 25th day of JUNE, 2020.

Alternative 2.

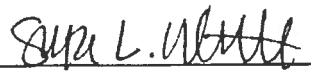
READ and APPROVED on first reading this the _____ day of _____, 2020.

READ, APPROVED and ADOPTED on second reading this the _____ day of _____, 2020.



CRAIG MORGAN, Mayor
City of Round Rock, Texas

ATTEST:



SARA L. WHITE, City Clerk

EXHIBIT

"A"

2020 PROPERTY TAX EXEMPTION APPLICATIONS ("Exhibit A") CITY OF ROUND ROCK

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PARCEL ID#	ADDRESS	OWNER	APPRAISED VALUE (Preliminary)			Est. Tax rate of \$ 0.43900** per \$100			INSPECTION RATING		
			LAND	IMPROV.	TOTAL	CITY TAX	TAX EXEMPTION	TAXES DUE	P	NM	F
R071362	309 E. Main Street	309 Main Street LLC/Sheets, Stephan L.	\$398,216	\$524,087	\$922,303	\$4,049	\$3,037	\$1,012		X	
R575611	405 E. Main Street	405 E. Main LLC (Robert Levin)	\$242,022	\$1,467,213	\$1,709,235	\$7,504	\$5,628	\$1,876		X	
R581414	702 E. Main Street	Adams, Joseph S. & Lisa A.	\$21,528	\$68,557	\$90,085	\$395	\$297	\$99	X		
R054019	802 E. Liberty Avenue	Aust, Brian	\$140,032	\$268,004	\$408,036	\$1,791	\$1,343	\$448		X	
R071406	400 E. Main Street	Avery, John S., Sr.	\$71,491	\$185,113	\$256,604	\$1,126	\$845	\$282	X		
R071351	105 E. Main Street	Bakir, Issam & Beverly	\$260,953	\$484,590	\$745,543	\$3,273	\$2,455	\$818	X		
R068633	803 E. Liberty Avenue	Bakir, Issam & Beverly	\$189,137	\$238,919	\$428,056	\$1,879	\$1,409	\$470		X	
R071522	202 N. Stone Street	Barrett, Brenda Eileen	\$171,632	\$283,640	\$455,272	\$1,999	\$1,499	\$500		X	
R071434	102 E. Main Street	Celsius Investments, LLC (Bryan Hunter)	\$260,953	\$602,186	\$863,139	\$3,789	\$2,842	\$947	X		
R071352	111 E. Main Street	Eckert, Mike M. & Doris J.	\$191,574	\$338,467	\$530,041	\$2,327	\$1,745	\$582		X	
R498847	4 Chisholm Trail	Four Chisholm LLC (c/o DQCM, Inc.)	\$261,865	\$266,955	\$528,820	\$2,322	\$1,741	\$580		X	
R071310	208 S. Blair Street	Franco, Emilia Irene Cantu	\$265,921	\$29,990	\$295,911	\$1,299	\$974	\$325	X		
R071355	115 E. Main Street	Hendrix, Burkley J.	\$260,988	\$417,998	\$678,986	\$2,981	\$2,236	\$745	X		
R528549	22 Chisholm Trail Rd	Hoover, Sue (#22 Chisholm Trl LLC)	\$45,735	\$64,889	\$110,624	\$486	\$364	\$121	X		
R071429	116 E. Main Street	Huggins-Threc, L.P.	\$260,953	\$655,306	\$916,259	\$4,022	\$3,017	\$1,006	X		
R372408	18 Chisholm Trail	JMB Commercial Property Investments I	\$75,232	\$125,161	\$200,393	\$880	\$660	\$220		X	
R372406	20 Chisholm Trail	JMB Commercial Property Investments I	\$72,998	\$228,881	\$301,879	\$1,325	\$994	\$331		X	
R071354	113 E. Main Street	Johnson, Edelgunde and the Estate of Tr	\$173,992	\$121,509	\$295,501	\$1,297	\$973	\$324		X	
R071529	207 N. Stone Street	Jordan, Thomas R. & Patricia C.	\$77,425	\$157,014	\$234,439	\$1,029	\$772	\$257		X	
R071428	118 E. Main Street	Lewis RR Properties Ltd. (Kip Lewis)	\$260,953	\$447,321	\$708,274	\$3,109	\$2,332	\$777		X	
R071358	121 E. Main Street	Lewis RR Properties Ltd. (Kip Lewis)	\$260,988	\$398,846	\$659,834	\$2,897	\$2,173	\$724		X	
R071361	201 / 203 E. Main Street	Lewis RR Properties Ltd. (Kip Lewis)	\$484,714	\$2,133,510	\$2,618,224	\$11,494	\$8,621	\$2,874		X	
R071431	112 E. Main Street	Luna, Bertha A.	\$260,953	\$231,846	\$492,799	\$2,163	\$1,623	\$541		X	

Exhibit "A"

PARCEL ID#	ADDRESS	OWNER	APPRAISED VALUE (Preliminary)			Est. Tax rate of \$ 0.43900** per \$100				INSPECTION RATING		
			LAND	IMPROV.	TOTAL	CITY TAX	TAX EXEMPTION	TAXES DUE		P	NM	F
R071527	602 E. Liberty Avenue	Macaulay, Kent B. Trustee of the Kent M	\$107,127	\$333,152	\$440,279	\$1,933	\$1,450	\$483		X		
R071356	117 E. Main Street	Monteith, Kevin D.	\$260,988	\$462,703	\$723,691	\$3,177	\$2,383	\$794			X	
R071357	119 E. Main Street	Monteith, Kevin D. and Kathi	\$260,988	\$237,071	\$498,059	\$2,186	\$1,640	\$547		X		
R071353	109 E. Main Street	Monteith, Mabel O Living Trust	\$171,265	\$340,421	\$511,686	\$2,246	\$1,685	\$562		X		
R071435	100 E. Main Street	Morris, R J - LLC	\$260,953	\$800,039	\$1,060,992	\$4,658	\$3,493	\$1,164			X	
R071466	106 N. San Saba Street	Munson, Dorothy	\$221,231	\$51,391	\$272,622	\$1,197	\$898	\$299			X	
R071461	400 W. Main Street	Nagle Holdings LP	\$524,931	\$726,763	\$1,251,694	\$5,495	\$4,121	\$1,374			X	
R071350	103 E. Main Street	Omega Pizza Co., Inc. (Mr. Jon Creasey)	\$260,953	\$366,495	\$627,448	\$2,754	\$2,066	\$689			X	
R071432	108/110 E. Main Street	Palmer Investments, LP	\$398,406	\$644,351	\$1,042,757	\$4,578	\$3,433	\$1,144		X		
R504277	107 Sheppard Street	Portillo, Juan and Margo	\$106,761	\$125,106	\$231,867	\$1,018	\$763	\$254			X	
R315623	603 Chisholm Trail	Quick, Edward Don and Eugenia G. "Liv	\$581,088	\$206,502	\$787,590	\$3,458	\$2,593	\$864		X		
R055614	1000 N. IH-35	Quick, Edward D. and Eugenia G. Truste	\$292,068	\$820,583	\$1,112,651	\$4,885	\$3,663	\$1,221		X		
R071420	204 E. Main Street	QQQ Round Rock LLC Series 1 (c/o DQ	\$260,953	\$438,748	\$699,701	\$3,072	\$2,304	\$768			X	
R071430	114 E. Main Street	R&R Eastside Partners LLC (Frank L Rub	\$260,953	\$349,866	\$610,819	\$2,681	\$2,011	\$670		X		
R573291	607 E. Main Street	R&R Eastside Partners LLC (Frank L Rub	\$92,218	\$372,590	\$464,808	\$2,041	\$1,530	\$510			X	
R071453	302 W. Main Street	Red Gem Holdings LLC (Jim Smith)	\$261,843	\$267,627	\$529,470	\$2,324	\$1,743	\$581			X	
R068656	1104 E. Liberty Avenue	Ringelstetter, Kevin & Schafer, Jeannine	\$144,933	\$349,390	\$494,323	\$2,170	\$1,628	\$543			X	
R071367	307 E. Main Street	Round Rock Main Street Venture LLC	\$229,781	\$124,263	\$354,044	\$1,554	\$1,166	\$389			X	
R071377	104 S. Georgetown Street	Schaefer, Eric	\$118,110	\$269,899	\$388,009	\$1,703	\$1,278	\$426		X		
R055669	10 Chisholm Trail	Scowden, Douglas A. etux, Sandra	\$137,533	\$211,313	\$348,846	\$1,531	\$1,149	\$383			X	

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			LAND	IMPROV.	TOTAL	CITY TAX	TAX EXEMPTION	TAXES DUE		P	NM	F
R504278	109 S. Sheppard St.	TLIM Sheppard, LLC	\$149,030	\$126,877	\$275,907	\$1,211	\$908	\$303		X		
R071419	206 E. Main Street	TRJ Nelson Partnership	\$260,953	\$120,134	\$381,087	\$1,673	\$1,255	\$418			X	
R071347	107 S. Mays Street	Tischler-Kocurek (Lial Tischler)	\$267,641	\$404,264	\$671,905	\$2,950	\$2,212	\$737		X		
R068629	808 E. Main Street	Wendt, William Robert and Kellie N.	\$99,643	\$235,915	\$335,558	\$1,473	\$1,105	\$368			X	
R071421	200 E. Main Street	Wilson, William J. (Estate)	\$325,968	\$811,218	\$1,137,186	\$4,992	\$3,744	\$1,248		X		
		Total (All Applicants):	\$10,766,573	\$18,936,683	\$29,703,256	\$130,397	\$97,798	\$32,599				

Key:

Inspection Rating P= Pass NM= Needs Maintenance F= Fail

** The tax rate provided in this calculation is the adopted tax rate from the 2019-2020 City of Round Rock Annual Operating Budget. The partial tax exemption for historically significant properties must be adopted by the City prior to July 15th. The property owner's actual exemption may increase or decrease depending on the 2020 tax rate which becomes effective on October 1.