

Amendment No.

CHAMBER ACTION

Senate

House

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1 Representative Robaina offered the following:

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3 **Amendment to Amendment (738155)**

4 Remove lines 107-116 and insert:

5 (b)1. If appropriate to the property, the assessed value
6 shall be calculated using the income approach to value, and
7 using a capitalization rate based upon the debt coverage ratio
8 formula. The capitalization rate shall be calculated and updated
9 annually. The capitalization rate shall be based on data that is
10 county specific unless insufficient data is available, in which
11 case the property appraisers shall use data from counties with
12 similar conditions and characteristics, or data provided by the
13 department. The condition and size of the property shall also be
14 taken into account when assessing the property.

15 2. In assessing property for which the methodology in
16 subparagraph 1. is not appropriate, the property appraiser shall

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17 consider only the following factors:

18 a. The condition of the property.

19 b. The present market value of the property in its current
20 use.

21 c. The income produced by the property.

22 3. In no event shall the assessed value of the property
23 exceed just value.