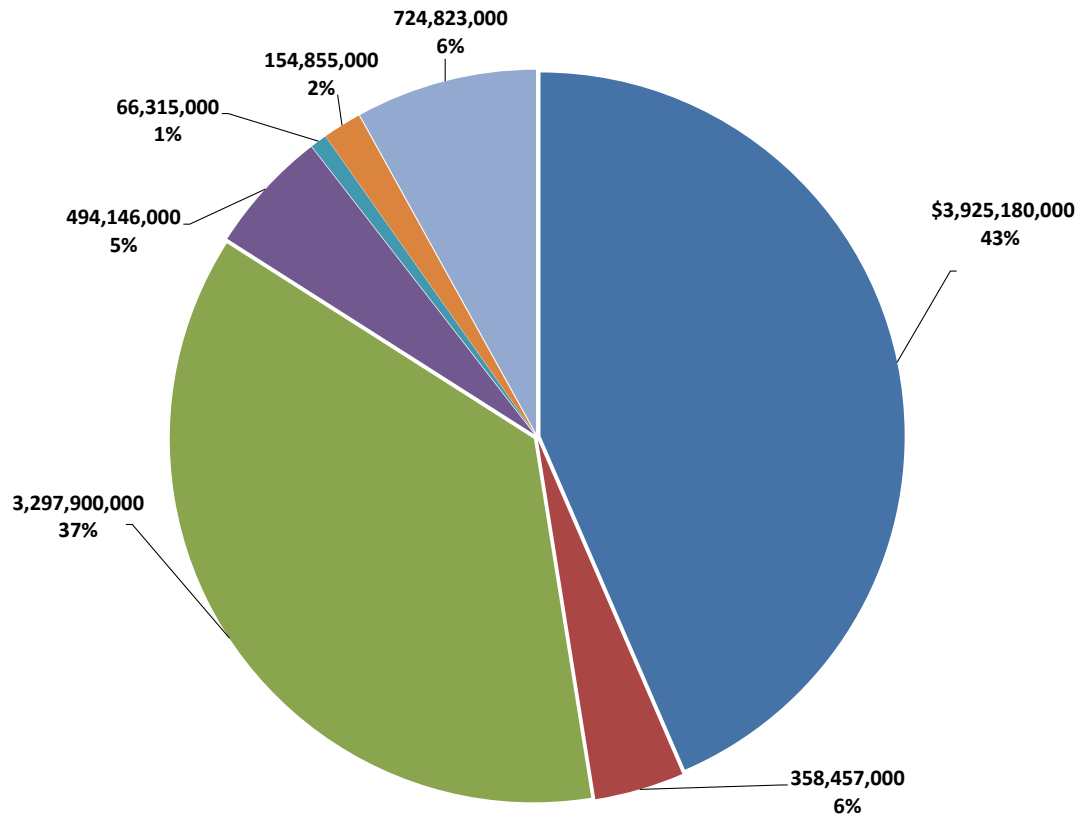


FY 2026-27 Proposed Budget and Multi-Year Capital Plan

REVENUES

Funding Source	Actuals		Actuals		Actuals		Budget			
	FY 2022-23	%	FY 2023-24	%	FY 2024-25	%	FY 2025-26	%	FY 2026-27	%
Proprietary	\$3,928,312,000	51	\$3,761,552,000	47	\$4,937,541,000	51	\$ 3,627,142,000	47	\$ 3,925,180,000	44
Federal and State Grants	381,479,000	5	427,293,000	5	394,355,000	4	399,428,000	5	358,457,000	4
Property Tax	2,434,775,000	31	2,702,339,000	34	3,027,506,000	32	3,250,797,000	34	3,297,900,000	37
Sales Tax	344,462,000	4	486,720,000	6	471,160,000	5	482,597,000	6	494,146,000	5
Gas Taxes	69,704,000	1	58,371,000	1	72,627,000	1	70,170,000	1	66,315,000	1
Misc. State Revenues	149,121,000	2	144,615,000	2	149,174,000	2	147,955,000	2	154,855,000	2
Miscellaneous	449,188,000	6	436,108,000	5	536,262,000	6	597,517,000	5	724,823,000	8
Total	\$ 7,757,041,000		\$ 8,016,998,000		\$ 9,588,625,000		\$ 8,575,606,000		\$ 9,021,676,000	



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The development of the County Budget is the method for determining the services and the levels of those services you will receive for the next 12 months. It also determines how much you will pay in property taxes and other fees and charges to support those services. Although not the largest source of revenue in the operating budget, the most significant source of discretionary operating revenue to local governments in Florida is property tax revenue. The certified countywide tax roll value change (from the 2025 Preliminary Roll) for FY 2026-27 is an increase of 5.4 percent. In accordance with Article VII to the State Constitution, the increase in property assessments for homestead residential properties was set at 2.7 percent. As a result of a robust real estate market, property tax revenue increased by \$120.737 million more than the FY 2025-26 Adopted Budget and is \$36.969 less than contemplated in the five-year financial forecast. The change in taxes paid by property owners is affected by four factors:

1. The value of the property (determined by the Office of the Property Appraiser);
2. Adjustments for Article VII of the State Constitution, which limits the growth in the value of residential properties with a homestead exemption to the lesser of the growth in the Consumer Price Index (CPI) or three percent (for FY 2025-26 such growth was the 2.7 percent noted above) and ten percent for non-homesteaded properties, respectively;
3. The amount of value that is not subject to taxes (e.g., the \$50,000 homestead exemption, the additional homestead exemptions for senior citizens who meet income and ownership criteria as described above, the \$25,000 exemption for personal property); and
4. The millage rate set by the board of the taxing jurisdiction.

According to state law, the Property Appraiser determines the market value of each property in Miami-Dade County as of January 1 each year. Then Article VII adjustments are applied to calculate the assessed value. Finally, exemptions are applied to reach the taxable value. The taxable value is then multiplied by the millage rates set by the BCC and by other taxing authorities in September to determine the amount of property taxes that must be paid for the property when the tax notice is mailed in November by the Office of the Tax Collector.

While the Miami-Dade Tax Collector is responsible under state law to collect all taxes imposed within geographic Miami-Dade County, the County government itself levies only certain taxes on the tax notice. Table 1.1 shows the millage rates and taxes that a residential property located in unincorporated Miami-Dade with an assessed value of \$200,000, a \$50,000 homestead exemption (HEX) and a taxable value after the HEX of \$150,000 would pay in FY 2025-27. These rates include debt service, as well as operating millage rates.

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TABLE 1.1 FY 2026-27 Operating and Debt Service Tax Rates and Calculated Taxes for a Property with a Taxable Value of \$150,000 in Unincorporated Miami-Dade County (Taxes are rounded to the nearest dollar)			
Authority	Millage Rate	Tax	Percent of Total
Countywide Operating	4.5740	\$686	27.1%
UMSA Operating	1.9090	\$286	11.3%
Fire Rescue Operating	2.3965	\$359	14.2%
Library System	0.2812	\$42	1.7%
Countywide Debt Service	0.3937	\$59	2.3%
Total to County	9.5544	\$1,432	56.6%
Other (School Board, Children's Trust, Everglades Project, Okeechobee Basin, S. Fl. Water Mgmt. District, Florida Inland Navigation District)	7.3539	\$1,102	43.4%
Total	16.9083	\$2,534	100%

Using the example above, of the \$1,432 of property tax collected, \$686 or 27 percent is used for countywide services, \$687 for UMSA, Fire Rescue, and Library services (city-type services) and \$59 for Countywide Debt Service. Overall, the County levies 56.6 percent of the property taxes for a property in UMSA.

For residents of municipalities, the same rates would apply, except the individual municipal millage rate would be used in place of the UMSA rate. Also, some municipalities are not in the Fire Rescue Service District or Library System and their residents pay for those services through their municipal millage rates or fees. The County levies less than half of the property taxes for the majority of properties in municipalities. All residents in Miami-Dade County pay property taxes for the regional taxing jurisdictions such as Public Schools, The Children's Trust and others.

BUDGETS OF THE FOUR TAXING JURISDICTIONS



As the chart above displays, ad valorem revenues comprise the majority of the Library, Fire Rescue and Countywide budgets.

Proprietary agencies are supported entirely from fees and charges generated by their operations (as in the case of Aviation); by a special property tax (i.e. Miami-Dade Fire Rescue Service District and Library System); a special assessment (e.g. solid waste collection services in Department of Solid Waste Management (DSWM)); or by proprietary revenue, including grants, which augment a General Fund subsidy (e.g. Parks, Recreation and Open Spaces (PROS) and Animal Services). Certain proprietary revenues also support functions in multiple departments, such as stormwater utility revenues, local option gas and tourist tax revenues (as described in Appendices L and M). Proprietary operations, such as the Seaport and the Water and Sewer Department (WASD), will grow to the extent that their activity and operating revenues permit. All rate adjustments are discussed in individual departmental narratives.

- The residential solid waste collection fee will remain at \$702 per household in the waste collection service area; solid waste contracted, and non-contracted disposal fees are programmed to increase by no more than four percent
- Water and wastewater retail bills will continue an approach that results in a rate that is reflective of actual usage combined with the consideration of mandated capital investments; rate structures for all tiers of residential, multi-family and non-residential customers will be increased; the wholesale water rate will increase to \$2.5089 from \$2.4678, or by \$0.0411 per thousand gallons; the wastewater wholesale rate will increase to \$4.8181 from \$4.5351 per thousand gallons, or by \$0.2830 per thousand gallons
- The Seaport is adjusting fees according to existing contractual agreements

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As previously mentioned, the proprietary departments pay an administrative reimbursement payment to the general fund. The administrative reimbursement payment is calculated by determining the percentage of the entire general fund represented by the internal support functions that serve the whole County and all departments. This percentage is then applied to the operating budget of the proprietary functions. In FY 2026-27, this rate decreased to 2.61 percent from 2.64 percent. The payment from the Miami-Dade Aviation Department (MDAD) is calculated utilizing a unique basis determined in concert with the Federal Aviation Administration. Consistent with past practices, administrative reimbursement revenue has been allocated between the countywide and unincorporated area budgets in the same proportion as the administrative expenses they support 79 percent Countywide and 21 percent UMSA. Countywide or regional services represent a larger portion of the budget as the resources to support UMSA services are further limited.

The Proposed Capital Budget and Multi-Year Capital Plan is supported largely by debt issuances backed by proprietary revenues, such as water and wastewater charges and the fees at the Airports and Seaport. There are also programs funded by impact fees, grants and debt backed by non-ad valorem revenues such as tourist taxes and sales and utility taxes. General obligation bonds – payable from ad valorem revenues approved by referendum –support the Building Better Communities General Obligation Bond Program (BBC GOB), Safe Neighborhood Parks Program (SNP) and the Jackson Miracle Bond Program projects. A separate millage rate is charged to pay the annual debt service to support these programs.

The Proposed Capital Budget includes projected capital financings that are planned for the next 12 months. While we have estimated the debt service payments necessary to support these issuances, the financial markets are very unpredictable so final amounts for these adopted transactions will be determined when the authorizing legislation is presented to the BCC for approval at the time the transactions are priced in the market.