

NOTICE OF PUBLIC HEARING ON TAX INCREASE

A tax rate of \$0.466000 per \$100 valuation has been proposed by the governing body of City of Nederland.

PROPOSED TAX RATE	\$0.466000 per \$100
NO-NEW-REVENUE TAX RATE	\$0.448163 per \$100
VOTER-APPROVAL TAX RATE	\$0.474717 per \$100

The no-new-revenue tax rate is the tax rate for the 2026 tax year that will raise the same amount of property tax revenue for City of Nederland from the same properties in both the 2025 tax year and the 2026 tax year.

The voter-approval rate is the highest tax rate that City of Nederland may adopt without holding an election to seek voter approval of the rate.

The proposed tax rate is greater than the no-new-revenue tax rate. This means that City of Nederland is proposing to increase property taxes for the 2026 tax year.

A PUBLIC HEARING ON THE PROPOSED TAX RATE WILL BE HELD ON September 14, 2026 AT 05:30 PM AT the City of Nederland City Hall 207 N. 12th St. Nederland, TX 77627.

The proposed tax rate is not greater than the voter-approval tax rate. As a result, City of Nederland is not required to hold an election at which voters may accept or reject the proposed tax rate. However, you may express your support for or opposition to the proposed tax rate by contacting the members of the City Council of City of Nederland at their offices or by attending the public hearing mentioned above.

YOUR TAXES OWED UNDER ANY OF THE RATES MENTIONED ABOVE
CAN BE CALCULATED AS FOLLOWS:

Property tax amount= (tax rate) x (taxable value of your property)/100

FOR the proposal: Jeffrey P. Darby, Mayor
Randy Sonnier, Council Member
Curtis Stratton, Council Member
Britton Jones, Council Member
Jeff Ortiz, Council Member

AGAINST the proposal: None
PRESENT and not voting: None
ABSENT: None

Visit [Texas.gov/PropertyTaxes](https://www.texas.gov/PropertyTaxes) to find a link to your local property tax database on which you can easily access information regarding your property taxes, including information about proposed tax rates and scheduled public hearings of each entity that taxes your property.

The 86th Texas Legislature modified the manner in which the voter-approval tax rate is calculated to limit the rate of growth of property taxes in the state.

The following table compares the taxes imposed on the average residence homestead by City of Nederland last year to the taxes proposed to be imposed on the average residence homestead by City of Nederland this year.

	2025	2026	Change
Total tax rate (per \$100 of value)	\$0.451000	\$0.466000	increase of 0.015000 per \$100, or 3.33%
Average homestead taxable value	\$225,767	\$232,256	increase of \$2.87%
Tax on average homestead	\$1,018.21	\$1,082.31	increase of \$64.10, or 6.30%
Total tax levy on all properties	\$8,457,569	\$8,709,315	increase of \$251,746, or 2.98%

For assistance with tax calculations, please contact the tax assessor for City of Nederland at 409-723-1509 or hstucker@ci.nederland.tx.us; mdelarosa@ci.nederland.tx.us, or visit www.ci.nederland.tx.us for more information.