

**COLORADO COUNTY
APPRAISAL DISTRICT**

**ANNUAL REPORT
2026**

Contact Information

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Mission Statement:

The Colorado County Appraisal District is a political subdivision of the State of Texas. The primary responsibility is to develop an annual appraisal roll, by establishing and maintaining market value appraisals for all real and business personal property. This information is for the use of 14 local taxing units in imposing ad valorem taxes on property within their boundaries.

Brief History:

In 1979, the 66th Texas Legislature, reacting to a chronic and growing problem of inequitable and unfair taxation, passed new legislation in Senate Bill 621, known as the Peveto bill. This bill required a centralized agency to be established in each county for the purpose of appraising property for ad valorem tax purposes. These agencies, Appraisal Districts, consolidated the appraisal function of all tax units into one office and were organized to ensure property taxation was fair and equitable, as well as accurate.

Governance:

Appraisal Districts are independent of the taxing units, but are governed by a Board of Directors elected/appointed by the taxing units elected officials. The Board's primary functions are in hiring the Chief Appraiser, administrative policy and adopting a budget. The specific duties are detailed in the Texas Property Tax Code.

Each district is headed by a Chief Appraiser who manages staff, prepares budgets, administers applications for exemptions and oversees the day-to-day operations of the appraisal district. By law the district is to be managed by a professional staff with training and education prescribed by the State of Texas. Appraisal staff is registered with the Texas Department of Licensing and Registration and must complete courses and exams timely to become a Registered Professional Appraiser.

Appraisal Practices are governed by the Texas Property Tax Code and rules established by the Texas Comptroller of Public Accounts. The Property Tax Assistance Division conducts a Property Value Study and a Methods and Assistance Program review of policy and procedure in alternating years. Results of both reviews are available on the Comptroller's website.

Report:

This Annual Report is a required publication. It contains statistical data for tax units:

- Market Value by Property

- Market Value, Taxable Value, Average Home Value & Tax Rates 2025 & 2026

- Exemption Availability by tax unit

- Exemption losses of all types by tax unit

- Inquiry and Formal Protest Data

- Circuit Breaker Limitation

Questions:

For questions on information provided in this report, please contact: Colorado County Appraisal District, Chief Appraiser Richard Moring at richardm@coloradocad.org.

2026 MARKET VALUE BY PROPERTY TYPE

Type	Description	Count	2026 Market Value before any Exemptions	% of Total Market
A	Real Property-Single Family Residence & Mobile Home	6,473	1,231,093,322	9.86%
B	Real Property-Multi Family (Apartments, duplex etc.)	83	26,492,504	0.21%
C	Vacant Lots and Vacant Land Tracts	2,222	94,084,241	0.75%
D1	All Acreage Qualified and Applied for Productivity Value	9393	7,456,297,537	59.72%
D2	Improvements on Qualified Productivity Value	3,437	88,888,035	0.71%
E	Improvements located on Rural Land and Non-Qualified Land	6,876	1,575,830,679	12.62%
F1	Real Property-Commercial	1,144	477,381,667	3.82%
F2	Real Property-Industrial	157	339,354,444	2.72%
G1	Oil, Gas and other Mineral Valuations	7,371	51,599,748	0.41%
G3	Minerals, Non-Producing	663	425,613	0.00%

Real and Business Property for Utilities

J1	Utility Building and Land	0	0	0.00%
J2	Gas Distribution System	5	2,489,620	0.02%
J3	Electric Companies	68	156,506,180	1.25%
J4	Telephone Companies	27	4,418,630	0.04%
J5	Railroad Companies	30	59,814,920	0.48%
J6	Pipeline Companies	206	226,442,500	1.81%
J7	Cable/Satellite Companies	6	3,124,320	0.03%
J8	Other Type of Utility	37	5,315,530	0.04%

Business Personal Property, Mobile Homes, Special Inventory and Constitutional Exempt Property

L1	Business Personal Property-Commercial	1,620	92,485,610	0.74%
L2	Business Personal Property-Industrial	273	323,627,210	2.59%
M1	Tangible Other Personal Property-Mobile Homes	980	36,944,000	0.30%
O	Residential Inventory	108	20,379,030	0.16%
S	Special Inventory Tax	7	10,376,920	0.08%
X	Constitutionally Exempt Building and Land	898	201,864,887	1.62%

** Includes Properties with Multiple Codes

Actual Parcel Count

42,084

35,602

12,485,237,147

100.00%

COMPARISON OF VALUE AND RATE

2025-2026

ENTITY	2025 Market Value	2025 Taxable Value	2025 Average Home Value	2025 Total Tax Rate/100	2026 Market Value	2026 Taxable Value	2026 Average Home Value	2026 Total Tax Rate/100
ISD								
COLUMBUS ISD	6,351,031,266	1,930,379,795	306,768	0.763057	6,547,809,011	1,938,582,489	315,284	0.729200
HALLETTSVILLE ISD	35,173,911	10,301,579	0		35,798,435	10,530,565	0	0.874262
RICE CONSOLIDATED ISD	3,587,043,886	1,173,846,787	191,516	0.839600	3,685,048,254	1,182,368,748	194,937	0.809100
WEIMAR ISD	2,133,005,799	591,390,855	262,415	0.820900	2,147,503,093	560,791,945	264,261	0.820900
CITIES								
CITY OF COLUMBUS	581,841,420	481,847,338	254,001	0.284554	591,254,462	502,903,406	255,165	0.301172
CITY OF EAGLE LAKE	267,658,155	199,509,872	140,705	0.586240	272,196,286	213,412,356	140,845	0.572582
CITY OF WEIMAR	341,405,038	269,267,535	222,940	0.253835	343,761,832	284,406,752	221,719	0.232445
COUNTYWIDE								
COLORADO COUNTY	12,105,917,982	3,910,759,919	262,615	0.464918	12,419,844	4,186,961,493	268,233	0.466417
COLORADO GROUNDWATER CONSERVATION DISTRICT	12,100,410,038	3,910,163,965	262,615	0.006800	12,100,410,038	3,910,163,965	262,615	0.006600
WATER/MUD DISTRICTS								
GLIDDEN FRESHWATER SUPPLY	106,820,181	89,552,060	225,774	0.062850	107,428,016	90,828,693	224,582	0.059634
COASTAL BEND GROUNDWATER	5,867,484	675,354	0	0.005400	5,887,172	509,300	0	0.005300
COLORADO COUNTY WATER CONTROL & IMPR DIST	39,433,359	31,622,241	153,404	0.059992	42,283,561	33,620,390	154,219	0.060540
HOSPITAL DISTRICT								
RICE HOSPITAL DISTRICT	3,587,043,886	1,241,311,716	191,516	0.269000	3,684,928,464	1,309,066,560	194,937	0.269000

EXEMPTIONS BY TAX UNITS 2026

ENTITY	CODE	EXEMPTION GRANTED									
		HS	\$140,000	OV (FZ)	\$60,000	--	DP	\$60,000	DV-DVHS	--	CH
COLUMBUS ISD	CS	HS									CH
HALLETTSVILLE ISD	HS	HS	\$140,000	OV (FZ)	\$60,000	--	DP	\$60,000	DV-DVHS	--	CH
RICE CONSOLIDATED ISD	RS	HS	\$140,000	OV (FZ)	\$60,000	--	DP	\$60,000	DV-DVHS	--	CH
WEIMAR ISD	WS	HS	\$140,000	OV (FZ)	\$60,000	--	DP	\$60,000	DV-DVHS	--	CH
CITY OF COLUMBUS	CC	--	--	OV	\$10,000	--	--	--	DV-DVHS	--	CH
CITY OF EAGLE LAKE	EL	--	--	OV	\$7,500	--	--	--	DV-DVHS	--	CH
CITY OF WEIMAR	WC	--	--	OV	\$3,000	--	--	--	DV-DVHS	--	FR
COLORADO COUNTY	C	HS	20%	OV	\$12,000	--	--	--	DV-DVHS	--	CH
COLORADO GROUNDWATER CONSERVATION DISTRICT	GCD	HS	20%	OV	\$12,000	--	--	--	DV-DVHS	--	CH
GLIDDEN FRESHWATER SUPPLY	F	--	--	--	--	--	--	--	DV-DVHS	--	CH
COASTAL BEND GROUNDWATER	WDCB	--	--	--	--	--	--	--	DV-DVHS	GT	CH
COLORADO COUNTY WATER											
WATER CONTROL & IMPR DIST	G	--	--	--	--	--	--	--	DV-DVHS	--	CH
RICE HOSPITAL DISTRICT	RH	HS	20%	OV	\$10,000		DP	\$10,000	DV-DVHS	GT	CH
Coastal Bend Groundwater collected by: Wharton Co Tax Assessor/Collector P O Box 189 Wharton, TX 77488				All remaining entities collected by : Colorado County Appraisal District P O Box 10 Columbus, TX 78934				HS=HOMESTEAD OV=OVER 65 LO=LOCAL OPTION 1% DP=DISABLED PERSON DV=DISABLED VETERAN FR=FREEPORT GT=GOODS IN TRANSIT CH=PRIMARILY CHARITABLE DVHS=DISABLED VETERAN HOMESTEAD SO=SOLAR			
Hallettsville ISD collected by: Lavaca Co Tax Assessor/Collector P O Box 293 Hallettsville, TX 77964-0293											

EXEMPTION LOSS IN VALUE FOR 2026 HOMEOWNER APPLICATION REQUIRED

ENTITY	HOMESTEAD	OVER 65	DISABLED PERSON	DISABLED VETERAN
ISD				
COLUMBUS ISD	\$378,374,712	\$71,926,246	\$1,037,182	\$8,089,653
HALLETTSVILLE ISD	\$0	\$0	\$0	\$0
RICE CONSOLIDATED ISD	\$188,201,577	\$22,487,639	\$334,604	\$8,897,766
WEIMAR ISD	\$173,299,221	\$29,507,997	\$331,234	\$3,341,735
CITIES				
CITY OF COLUMBUS	\$0	\$4,573,885	\$0	\$3,341,459
CITY OF EAGLE LAKE	\$0	\$2,691,967	\$0	\$2,921,825
CITY OF WEIMAR	\$0	\$808,476	\$0	\$1,957,013
COUNTYWIDE				
COLORADO COUNTY	\$323,985,928	\$40,166,507	\$0	\$36,858,672
COLORADO GROUNDWATER CONSERVATION DISTRICT	\$323,992,184	\$40,166,507	\$0	\$36,858,672
WATER/MUD DISTRICTS				
GLIDDEN FRESHWATER SUPPLY	\$0	\$0	\$0	\$347,610
COASTAL BEND GROUNDWATER	\$0	\$0	\$0	\$0
COLORADO COUNTY WATER CONTROL & IMPR DIST	\$0	\$0	\$0	\$93,132
HOSPITAL DISTRICT				
RICE HOSPITAL DISTRICT	\$67,883,165	\$9,173,143	\$320,000	\$15,847,466

ADDITIONAL LOSS IN VALUE FOR 2026

ENTITY	Ag Value Loss	Homestead Cap Loss	Total Exempt Govt/Religious/Charitable	Less Than \$500 BPP/Mineral (EX366)
ISD				
COLUMBUS ISD	\$3,884,815,837	\$41,682,390	\$124,033,786	\$92,471
HALLETTSVILLE ISD	\$24,162,419	\$0	\$40	\$5,677
RICE CONSOLIDATED ISD	\$2,104,045,440	\$38,823,878	\$67,698,830	\$77,815
WEIMAR ISD	\$1,308,333,030	\$22,212,254	\$10,002,391	\$14,873
CITIES				
CITY OF COLUMBUS	\$5,447,430	\$8,183,775	\$31,895,963	\$0
CITY OF EAGLE LAKE	\$4,009,401	\$13,096,579	\$14,898,379	\$200
CITY OF WEIMAR	\$6,268,200	\$11,397,291	\$5,270,416	\$0
COUNTYWIDE				
COLORADO COUNTY	\$7,321,356,726	\$102,718,522	\$201,735,047	\$125,588
COLORADO GROUNDWATER CONSERVATION DISTRICT	\$7,316,116,376	\$102,718,522	\$201,735,047	\$125,588
WATER/MUD DISTRICTS				
GLIDDEN FRESHWATER SUPPLY	\$7,938,720	\$1,112,456	\$1,640,550	\$0
COASTAL BEND GROUNDWATER	\$5,240,350	\$0	\$0	\$0
COLORADO COUNTY WATER WATER CONTROL & IMPR DIST	\$2,213,330	\$1,278,463	\$1,340,734	\$0
HOSPITAL DISTRICT				
RICE HOSPITAL DISTRICT	\$2,104,045,440	\$38,823,878	\$67,698,830	\$77,815

EXEMPTION LOSS IN VALUE FOR 2026

APPLICATION REQUIRED

ENTITY	FREEPORT	ABATEMENT	POLLUTION CONTROL	GOODS IN TRANSIT	SOLAR	DISASTER
ISD						
COLUMBUS ISD	\$0	\$0	\$1,553,717	\$0	\$0	\$0
HALLETTSVILLE ISD	\$0	\$0	\$0	\$0	\$0	\$0
RICE CONSOLIDATED ISD	\$0	\$0	\$778,730	\$0	\$0	\$0
WEIMAR ISD	\$0	\$0	\$0	\$0	\$0	\$0
CITIES						
CITY OF COLUMBUS	\$0	\$0	\$0	\$0	\$0	\$0
CITY OF EAGLE LAKE	\$0	\$0	\$990	\$0	\$0	\$0
CITY OF WEIMAR	\$6,378,691	\$0	\$0	\$0	\$0	\$0
COUNTYWIDE						
COLORADO COUNTY	\$0	\$0	\$2,332,447	\$0	\$0	\$0
COLORADO GROUNDWATER CONSERVATION DISTRICT	\$0	\$0	\$2,332,447	\$0	\$0	\$0
WATER/MUD DISTRICTS						
GLIDDEN FRESHWATER SUPPLY	\$0	\$0	\$3,267	\$0	\$0	\$0
COASTAL BEND GROUNDWATER	\$0	\$0	\$0	\$0	\$0	\$0
COLORADO COUNTY WATER WATER CONTROL & IMPR DIST	\$0	\$0	\$0	\$0	\$0	\$0
HOSPITAL DISTRICT						
RICE HOSPITAL DISTRICT	\$0	\$0	\$778,730	\$0	\$0	\$0

TOTAL VALUE LOSS FOR ALL EXEMPTIONS IN 2026

ENTITY	TOTAL VALUE LOSS
ISD	
COLUMBUS ISD	\$ 633,195,139
*HALLETTSVILLE ISD	\$ 370,107
RICE CONSOLIDATED ISD	\$ 284,432,806
WEIMAR ISD	\$ 246,700,193
CITIES	
CITY OF COLUMBUS	\$ 45,305,105
CITY OF EAGLE LAKE	\$ 16,393,899
CITY OF WEIMAR	\$ 20,930,791
COUNTYWIDE	
COLORADO COUNTY	\$ 626,509,865
COLORADO GROUNDWATER CONSERVATION DISTRICT	\$ 626,391,121
WATER/MUD DISTRICTS	
GLIDDEN FRESHWATER SUPPLY	\$ 3,266,413
*COASTAL BEND GROUNDWATER	\$ 137,522
COLORADO COUNTY WATER WATER CONTROL & IMPR DIST	\$ 2,737,093
HOSPITAL DISTRICT	
RICE HOSPITAL DISTRICT	\$ 157,127,540

*HALLETTSVILLE ISD - THIS IS ONLY FOR THE PORTION WITHIN THE BOUNDARIES OF COLORADO COUNTY

*COASTAL BEND GROUNDWATER - THIS IS ONLY FOR THE PORTION WITHIN THE BOUNDARIES OF COLORADO COUNTY

INQUIRY AND FORMAL PROTEST DATA

	2025	2026
Inquiries Processed	790	524
Formal Appeals Processed	1004	1364
ARB Decisions	270	387
*Changed	62	31
*No Change	208	356
Settlement & Waivers	451	676
*Changed	176	364
*No Change	275	312
Withdrawn Protests	83	112
ARB No Shows	200	189
Arbitration Cases	10	5
Litigation Cases	5	1

CERTIFIED VALUE FOR ALL JURISDICTIONS

At least 95% of the 2026 appraisal records were not under protest or review by the Appraisal Review Board (ARB) as of July 16, 2026, therefore the ARB approved those records on that date. Certification of the 2026 Appraisal Roll occurred on July 17, 2026, by the Chief Appraiser. Certification statements were provided to each jurisdiction at that time. Copies of each of these documents are available for review at CCAD.

The following table represents the **APPROVED** values at certification:

	2025			2026	
	Market Value	Taxable Value		Market Value	Taxable Value
Colorado County	12,105,917,982	3,910,758,839		12,415,369,283	4,184,395,159
Columbus ISD	6,351,031,266	1,786,538,611		6,544,682,461	1,937,067,969
Rice CISD	3,587,043,886	1,125,655,992		3,684,974,144	1,182,294,638
Weimar ISD	2,133,005,799	530,467,454		2,146,228,983	560,148,565
City of Columbus	581,841,420	481,847,338		590,612,802	502,261,746
City of Eagle Lake	267,658,155	199,509,872		272,196,286	213,412,356
City of Weimar	341,405,038	269,267,535		343,658,982	284,310,876
Glidden Fresh Water District	106,820,181	89,552,060		107,428,016	90,828,693
Garwood Water District	39,433,359	31,622,241		42,283,561	33,620,390
Colorado County GCD	12,100,410,038	3,910,163,965		12,409,315,601	4,183,575,571
Rice Hospital District	3,587,043,886	1,241,311,716		3,684,854,354	1,308,992,450
Hallettsville ISD	35,173,911	10,301,579		35,798,435	10,530,565
Coastal Bend Groundwater District	5,867,484	675,354		5,887,172	509,300

Circuit Breaker Limitation - Property Tax Code Section 23.231

Beginning in 2024, real property valued at \$5,000,000 or less will benefit from a 20% limitation on the net appraised value of the property used to calculate your taxes, with the exclusion of land receiving the agriculture-use special appraisal and homestead properties that already receive the 10% homestead limitation.

The circuit breaker provision limits the amount the appraisal district can increase your property value. The appraised value of qualifying real property is limited to an increase of no more than 20% per year unless new improvements, excluding ordinary maintenance, have been made. This limitation takes effect on January 1 of the tax year following the first tax year in which the owner owns the property. If you owned your property as of January 1, 2023, you received this appraised value limitation in 2024. You must own the property for at least one full calendar year (January through December) before you are eligible for a 20% limitation. Your property will now reflect two values:

- the circuit breaker cap value which is the value that your taxes will be based on, and
- the market value which is the true value of the property.

For example, the appraised value of your qualifying real property was \$100,000 last year. This year the Appraisal District appraises your property at \$125,000. No new improvements or additions have been made to the property since last year. The circuit breaker value is calculated as follows:

Step 1: $\$100,000 \times 20\% = \$20,000$

Step 2: $100,000 + \$20,000 = \$120,000$

Your taxes will be based on the circuit breaker value of \$120,000; however, the market value of your property will remain at \$125,000.

The circuit breaker limitation expires on January 1 of the first tax year that the owner no longer owns the property. Should you sell your property, the limitation will be removed, and the tax base will increase to the property's current market value until the new owner is eligible for the same benefit.

The Texas Legislature has currently only authorized the circuit breaker limitation for the 2024, 2025, and 2026 tax years. The appraised value the circuit breaker applied to was set at \$5,000,000 or less for 2024. **For 2025, the appraised value limit was increased to \$5,160,000 and for 2026 the limit was \$5,320,000.** The State Comptroller can increase or decrease the appraised value limit for 2026 based on the Consumer Price Index.

You are not required to submit an application to receive a circuit breaker limitation. The appraisal district will automatically apply and calculate these benefits every year.