



# What are **Special Assessments?**

A special assessment is an additional tax on a piece of property, generally in the form of real estate taxes. This additional assessment is collected by the local taxing authority and directed to a designated fund to finance projects, improvements or programming for the assessed district.

## **Common Tax Assessments:**

- Mello-Roos which can be displayed as CFD's
- HERO assessments sometimes called out as HERO/PACE or Clean Energy
- Water and Sewer Lines, Clean Water, Sanitation
- Streets, Roads and Sidewalk Paving
- Infrastructure projects
- Mosquito Abatement and Pest Control
- County Library
- City Bonds
- Emergency Services
- Parks and Recreation areas

Orange Coast Title provides tax assessment information on each of our property profiles in the tax roll section or with a Tax Report through your OCT Title Advantage account.

The example below includes special assessments from different counties for informational purposes only. The codes will vary between counties and the special assessments will vary between properties/parcels. It is important to note that special assessments can be fixed or variable. Variable assessments are typically a percentage of the assessed property value.

Code #	Type	Amount	Jurisdiction
A1	All PROP AV Tax	4,066.70	Base Tax
096.27	PACE/HERO	1,816.19	Renewable Energy and Water Efficiency
645.55	CFD	836.10	Saugus USD CFD 2002-1
B3	Vector Control CHG	1.92	County Vector Control District
001.70	TRAUMA/EMERG	51.81	County Trauma/ Emergency SVCS
028.00	CO Lighting DIST	5.00	County Lighting

*\*Some counties may not show all assessments listed as a line item and instead will use a generic code along with a total sum.*

**If you have any questions on special assessments please contact your OCT Representative today!**

