RICKY HATCH, CPA
WEBER COUNTY CLERK/AUDITOR
2380 WASHINGTON BLVD., SUITE 320
OGDEN, UTAH 84401

2026 Notice of Property Valuation and Tax Changes

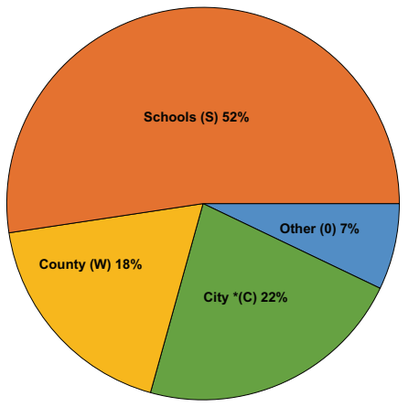
See the back of this notice for explanations and important information

This is not a bill - Do not pay

Deadline For Filing 2026 Appeals: September 15, 2026

Parcel Number: **09-054-0001** Tax Area: **41** Last Property Review: **2026**

Where Do Your Tax Dollars Go?



*If property is in an unincorporated area, services are provided by Weber County.

Market and Taxable Values For This Property

Property Type		Last Year's Market Value	Last Year's Taxable Value	This Year's Market Value	This Year's Taxable Value
RESIDENTIAL LAND W/BUILDING	PRIMARY PROPERTY	4,899,513	2,694,732	5,794,576	3,187,016
COMMERCIAL LAND W/IMPROVEMENT	NON-PRIMARY PROPERTY	1,272,483	1,272,483	1,303,219	1,303,219
Total Property Values		**6,171,996**	**3,967,215**	**7,097,795**	**4,490,235**

Primary Property
Full time residential dwelling.
Taxed at 55% of market value.

Non-Primary Property
Taxed at 100% of market value.

Greenbelt Property
Active agricultural use.

Tax Information For This Property

	Tax Entities Each entity sets its own budget. For questions about taxes charged, please contact that specific entity.		2025 Taxes Last Year Tax Rate	2025 Taxes Last Year Tax Amount ($)	2026 No Budget Increase Tax Rate	2026 No Budget Increase Tax Amount ($)	2026 Proposed Budget Amount Tax Rate	2026 Proposed Budget Amount Tax Amount ($)	Changes If Proposed Budget is Approved Amount	Changes If Proposed Budget is Approved Percent	Public Hearings For Tax Increase
S	Weber School District	(801) 476-7841	.003191	12659.38	.003146	14,126.28	.003146	14,126.28			
S	Statewide School Basic Levy		.001379	5470.79	.001351	6,066.31	.001351	6,066.31			
S	State Charter School Levy Weber	(801) 476-7841	.000076	301.51	.000080	359.22	.000080	359.22			
S	Weber School Dist G.O. Bond		.001146	4546.43	.001299	5,832.82	.001299	5,832.82			
W	Weber County	(801) 399-8000	.001161	4605.94	.001137	5,105.40	.001137	5,105.40			
W	Weber County G O Bond Fund	(801) 399-8000	.000100	396.72	.000094	422.08	.000094	422.08			
W	Library	(801) 399-8000	.000427	1694.00	.000418	1,876.92	.000418	1,876.92			
W	Weber / Morgan Health	(801) 399-8000	.000074	293.57	.000072	323.30	.000072	323.30			
W	Paramedic Fund	(801) 399-8000	.000106	420.52	.000104	466.98	.000104	466.98			
W	Assess & Collect / County	(801) 399-8000	.000163	646.66	.000159	713.95	.000159	713.95			
W	Weber County Flood Control	(801) 399-8000	.000070	277.71	.000069	309.83	.000069	309.83			
C	Roy City	(801) 774-1032	.001618	6418.95	.001608	7,220.30	.002492	11,189.67	3,969.37	54.98%	Aug11@6pm-5051 S 1900 W
O	Weber Basin Water - General	(801) 771-1677	.000191	757.74	.000187	839.67	.000200	898.05	58.37	6.95%	Aug24@6:30pm-2837 E Hwy193,Layt
O	Roy Water Conservancy Distr	(801) 825-9744	.000044	174.56	.000044	197.57	.000044	197.57			
O	North Davis Sewer Distr	(801) 825-0712	.000320	1269.51	.000310	1,391.97	.000310	1,391.97			
O	Mosquito Abatement Distr	(801) 392-1630	.000064	253.90	.000063	282.88	.000063	282.88			
O	Multicounty Assess & Collect		.000014	55.54	.000014	62.86	.000014	62.86			
O	Weber Area 911 And Em Serv	(801) 395-8900	.000163	646.66	.000159	713.95	.000166	745.38	31.43	4.4%	Hearing Held Nov2025
Direct Charges											
	Roy Secondary Water	(801)825-9744		1,598.22		1,598.22		1,598.22			
Total Property Taxes			**.010307**	**$42,488.31**	**.010314**	**$47,910.50**	**.011218**	**$51,969.68**	**$4059.17**		

S = Schools W = Weber County C = Cities O = Other (See pie chart to the left)

☐ An 'X' in the box to the left indicates we have received your Tax Relief Application for this year.

PROPERTY VALUATION NOTICE

Inside is the notice of your Weber County property valuation, proposed tax changes & public hearings.

RICKY HATCH, CPA
WEBER COUNTY CLERK/AUDITOR
2380 WASHINGTON BLVD., SUITE 320
OGDEN, UTAH 84401

84122*187**G50**0.4935**1/2********AUTO**MIXED AADC 852
09-054-0001
WEST 5600 HEALTH HOLDINGS LLC
% ENSIGN SERVICES
PO BOX 128109
NASHVILLE TN 37212-8109

THIS STATEMENT IS A NOTICE OF YOUR PROPERTY VALUATION

Why are you receiving this Notice?

- To inform you of the Assessor's classification and value for this property and your opportunity to appeal.
- To show you a comparison of last year's and this year's value, tax rates and tax amounts.
- To notify you of an entity's intent to increase taxes above the amount allowed by law.

TAX RELIEF

THE DEADLINE TO FILE FOR TAX RELIEF IS SEPTEMBER 1, 2026

Do you qualify for Tax Relief?

You may be eligible for one or more Tax Relief programs. For additional information, visit our website: **www.webercountyutah.gov/Clerk_Auditor** or you may contact us at **taxrelief@webercountyutah.gov** or **(801)399-8489.**

- **Veteran With a Disability Exemption** - If you are a Veteran with a service-related disability or are the unmarried surviving spouse or minor orphan of a deceased veteran with a service-related disability, you may qualify for tax relief on real and/or personal property.
- **Circuit Breaker Program** - If you are age 67 or older or a widow/widower of any age and your 2025 total household income was less than $44,221, you may qualify for the Circuit Breaker Program.
- **Abatement Program** - If you are experiencing extreme financial hardship and/or have a medical disability, and your 2025 total household income was less than $44,221, you may qualify for the Abatement Program.
- **Deployed Military Personnel** - If you served in a qualified active-duty status outside the state for at least 200 days in a continuous 365-day period in the prior year, you may be eligible for tax relief.
- **Blind Exemption** - If you are blind or are the unmarried surviving spouse or minor orphan of a deceased blind person, you may qualify for tax relief on real and/or personal property.
- **Tax Deferral** - If you are 65 years old or older, disabled, or experiencing extreme hardship, and this property is your primary residence, you may be eligible to defer payment of this property tax. Contact us at **(801)399-8489** for additional information about applying for a deferral.

PROPERTY WATCH SERVICE

For FREE property monitoring service provided by the Weber County Recorder's Office, please contact the Weber County Recorder at **(801) 399-8441** for any questions or sign up online at: **www.webercountyutah.gov/forms/property_watch**

APPEAL INFORMATION

THE APPEAL DEADLINE IS SEPTEMBER 15, 2026
or within 45 days of the mailing date of this notice

If you disagree with the 2026 market value or classification of your property, you may file an appeal with the Weber County Board of Equalization (BOE). For more information about the appeal process, to download an application, or to file an appeal, visit our website: **www.webercountyutah.gov/Clerk_Auditor** or you may contact us at **boe@webercountyutah.gov** or **(801) 399-8112.**

2026 PROPOSED TAX INCREASES

Entity	Additional Tax Revenue
Harrisville City	$24,132
Hooper City	$128,000
North View Fire District	$493,424
Roy City	$2,807,745
South Ogden City	$476,331
Washington Terrace City	$98,100
Weber Basin Water Conservancy Dist	$476,649
Weber Area 911	$275,000
Weber Fire District	$2,956,000

PAYMENT INFORMATION

THIS NOTICE IS NOT A BILL. The Weber County Treasurer will send your Tax Bill in October. Payments will be due by December 1, 2026. If you have questions about tax payments, pre-paid tax amounts, late payments, collections process, or delinquent taxes, contact the Treasurer's Office at **treasurer@webercountyutah.gov** or **(801) 399-8454**. Payment options include:

- Mail - check or money order
- Online - e-check, debit or credit card at: **www.webercountyutah.gov/treasurer**.
- In Person - Weber County Treasurer's Office at 2380 Washington Blvd, Suite 350, Ogden or use the drive-up box outside the Weber Center in the east parking lot.

QUESTIONS?

The Weber County website, www.webercountyutah.gov, offers property tax information, including tax amounts for current and prior years, delinquent tax amounts, plat maps, property ownership, property characteristics, applications and filing information for Property Value Appeals, Tax Relief, and much more.

FOR MORE INFORMATION ON:	EMAIL	PHONE
Ownership Information or Location of Property	recorder@webercountyutah.gov	(801)399-8441
Tax Relief	taxrelief@webercountyutah.gov	(801)399-8489
Appeal Information	boe@webercountyutah.gov	(801)399-8112
Property Tax Payment Information	treasurer@webercountyutah.gov	(801)399-8454
Property Values, Assessment, and Classification	assessor@webercountyutah.gov	(801)399-8572
Entity Budget Information		See front of this Notice

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