

Press Release

For Immediate Release:

Date: January 26, 2022

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2022 Property Tax Information

EVERETT – The Snohomish County Assessor's Office is responsible for annually updating the assessed values for all locally assessed real and personal property in Snohomish County and calculating the levy rates for all taxing districts for property tax purposes.

The January 1, 2021 revaluation assessment date (or July 31, 2021 for new construction) is set using sales that occurred prior to those dates and is used to determine the amount of taxes owed in 2022.

Snohomish County voters continued to show their support for some of the taxing districts that requested approval of tax increases in 2021. Those increases will appear on 2022 property tax statements.

Voters approved 4 of 5 monetary property tax measures on the ballot in 2021:

- 2 were approved for fire districts levies; and
- 2 were approved for school districts levies.

The levy rates calculated for individual taxing districts generally decreased as a result of higher assessed values. However, levy rates did increase for voter-approved measures impacting the total levy rate. The typical levy rate in 2021 was \$9.6747 per thousand dollars of assessed value, while the 2022 typical levy rate decreased to \$9.3017.

The total taxable assessed value increased from \$154 billion in 2021 to \$170 billion in 2022 for tax purposes.

According to the County Treasurer's Office, mailing of tax statements will begin on February 14th. Property tax payment information for 2022 is also available on-line at the Treasurer's Office website: <http://www.snohomishcountywa.gov/Treasurer>

A report showing the tax and assessed value average changes for the typical residence by city, unincorporated Snohomish County and countywide is an attachment to this press release.

Property taxes to be collected this year by all taxing districts in Snohomish County will show an overall 6.05% increase over last year. Property taxes for all purposes will total \$1.583 billion in 2022, up \$90.3 million over 2021's \$1.493 billion that was levied for all taxing districts.

For more information on how property tax levies are calculated, visit the Assessor's website at: <http://www.snohomishcountywa.gov/333/Levy>

Property tax relief is available for limited income senior citizens/people with disabilities. Legislation was passed in 2019 that provided changes to the program beginning in 2020 increasing the amount of disposable income you can have and qualify.

For the 2022 property tax year, the disposable income threshold for Snohomish County residents participating in and applying for the Senior Citizens/People with Disabilities Exemption program is \$55,743. Participants are required to reside in their principle residence located in this county for 6 months per calendar year to qualify for 2022 tax relief.

The State Legislature passed SHB1438 in 2021 which also expanded eligibility for the exemption program in 2022, by allowing deductions for common health care related items. Newly deductible costs can include but are not limited to the costs of Medicare supplemental insurance, durable medical equipment, mobility enhancing equipment, prosthetic devices and naturopathic medicines.

There are several tax relief programs available that are administered by the Assessor's office. Information about the programs can be found on the back side of the property tax statements or by visiting the Assessor's office website at:

<http://www.snohomishcountywa.gov/Assessor>

Attachments:

Assessed Value and Taxes by City
Property Tax Distribution Pie Chart

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ASSESSED VALUE AND TAXES BY CITY
Typical Residence in 2021 and 2022

City	2021 Average Residence Value	2021 Typical Levy Rate (1)	2021 Tax	2022 Average Residence Value	2022 Typical Levy Rate (1)	2022 Tax	Tax Change	Average Percent Value Change	Average Percent Tax Change
Arlington	351,100	9.0323	3,171.24	392,700	9.3226	3,660.99	489.74	11.8%	15.4%
Bothell	584,800	9.9807	5,836.71	666,000	9.2181	6,139.25	302.54	13.9%	5.2%
Brier	637,400	8.0360	5,122.15	712,800	8.0816	5,760.56	638.42	11.8%	12.5%
Darrington	189,300	9.4190	1,783.02	220,600	8.5226	1,880.09	97.07	16.5%	5.4%
Edmonds	672,300	8.2073	5,517.77	732,700	8.2702	6,059.58	541.81	9.0%	9.8%
Everett	382,800	9.9342	3,802.81	424,500	9.1558	3,886.64	83.83	10.9%	2.2%
Gold Bar	244,000	9.2224	2,250.27	278,800	8.6829	2,420.79	170.53	14.3%	7.6%
Granite Falls	309,000	11.1251	3,437.66	358,900	9.8306	3,528.20	90.55	16.1%	2.6%
Index	227,600	7.3041	1,662.41	252,200	6.8493	1,727.39	64.98	10.8%	3.9%
Lake Stevens	413,200	10.1832	4,207.70	460,800	9.8328	4,530.95	323.26	11.5%	7.7%
Lynnwood	450,100	8.9316	4,020.11	496,400	8.9669	4,451.17	431.06	10.3%	10.7%
Marysville	359,900	10.8684	3,911.54	405,200	10.1031	4,093.78	182.24	12.6%	4.7%
Mill Creek	607,100	9.5931	5,823.97	680,600	8.7489	5,954.50	130.53	12.1%	2.2%
Monroe	407,700	9.4749	3,862.92	444,600	9.3362	4,150.87	287.96	9.1%	7.5%
Mountlake Terrace	432,200	8.6418	3,734.99	480,500	8.6847	4,173.00	438.01	11.2%	11.7%
Mukilteo	599,600	8.7245	5,231.21	646,300	8.3932	5,424.53	193.31	7.8%	3.7%
Snohomish	428,300	11.3949	4,880.44	468,700	10.7812	5,053.15	172.71	9.4%	3.5%
Stanwood	369,700	10.4940	3,879.63	407,200	9.8966	4,029.90	150.26	10.1%	3.9%
Sultan	286,600	9.7739	2,801.20	330,400	9.1161	3,011.96	210.76	15.3%	7.5%
Woodway	1,623,900	8.0468	13,067.20	1,778,400	8.1549	14,502.67	1,435.48	9.5%	11.0%
Unincorporated Area	482,800	9.9662	4,811.68	541,500	9.4126	5,096.92	285.24	12.2%	5.9%
Snohomish County	485,300	9.6747	4,695.13	540,300	9.3017	5,025.71	330.58	11.3%	7.0%

(1) Rates vary within most cities. The rate shown is the predominant rate. The rates for Unincorporated and County are average rates.

Notes:

These numbers are provided for information only and are not intended for use in official documents. The '2022 Average Residence Value' is the 01/01/2021 assessed value for 2022 tax collections.

**SNOHOMISH COUNTY
DISTRIBUTION OF 2022 TAXES**

Property Taxes Total: \$1,583,621,533

