Corrected 07/28/2026

Attachment C – Estimated Direct Ad Valorem Taxes

Table 1 examines the estimated direct impact on ad valorem taxes to the county if all taxes are assessed.

Year of project	Year	Estimated Total Taxable Value	Estimated Total Taxable Value without M&O Limitation		Sheldon ISD I&S Tax Levy	Sheldon ISD M&O Tax Levy	Sheldon ISD Total Tax Rate	Harris County Tax Levy	Port of Houston Authority Tax Levy	Harris County Flood Control Tax Levy	Harris County Hospital Tax Levy	Harris County Education Department Tax Levy	San Jacinto Community College Tax Levy	Harris County ESD 60 Tax Levy	Harris County Emergency Services District 2 Tax Levy	Generation Park Management District Tax Levy	Estimated Total Property Taxes
				Tax Rate*	0.5000	0.7552	1.2552	0.3853	0.0062	0.0490	0.1635	0.0048	0.1549	0.0759	0.0300	1.3300	
1	2025	$200,513,123	$200,513,123		$1,002,566	$1,514,275	$2,516,841	$772,557	$12,332	$98,191	$327,799	$9,623	$310,531	$152,189	$60,154	$2,666,825	$6,927,041
2	2026	$260,724,190	$260,724,190		$1,303,621	$1,968,989	$3,272,610	$1,004,544	$16,035	$127,677	$426,232	$12,512	$403,778	$197,890	$78,217	$3,467,632	$9,007,126
3	2027	$687,990,907	$687,990,907		$3,439,955	$5,195,707	$8,635,662	$2,650,760	$42,311	$336,909	$1,124,728	$33,017	$1,065,478	$522,185	$206,397	$9,150,279	$23,767,726
4	2028	$1,684,491,253	$1,684,491,253		$8,422,456	$12,721,278	$21,143,734	$6,490,176	$103,596	$824,895	$2,753,806	$80,839	$2,608,738	$1,278,529	$505,347	$22,403,734	$58,193,395
5	2029	$2,707,374,173	$2,707,374,173		$13,536,871	$20,446,090	$33,982,961	$10,431,242	$166,504	$1,325,801	$4,426,015	$129,927	$4,192,856	$2,054,897	$812,212	$36,008,077	$93,530,491
6	2030	$3,288,013,042	$3,288,013,042		$16,440,065	$24,831,074	$41,271,140	$12,668,385	$202,213	$1,610,140	$5,375,244	$157,792	$5,092,080	$2,495,602	$986,404	$43,730,573	$113,589,573
7	2031	$3,281,997,622	$3,281,997,622		$16,409,988	$24,785,646	$41,195,634	$12,645,209	$201,843	$1,607,194	$5,365,410	$157,503	$5,082,764	$2,491,036	$984,599	$43,650,568	$113,381,761
8	2032	$3,058,752,008	$3,058,752,008		$15,293,760	$23,099,695	$38,393,455	$11,785,066	$188,113	$1,497,871	$5,000,448	$146,790	$4,737,028	$2,321,593	$917,626	$40,681,402	$105,669,390
9	2033	$2,833,089,242	$2,833,089,242		$14,165,446	$21,395,490	$35,560,936	$10,915,610	$174,235	$1,387,364	$4,631,534	$135,960	$4,387,549	$2,150,315	$849,927	$37,680,087	$97,873,516
10	2034	$2,605,984,508	$2,605,984,508		$13,029,923	$19,680,395	$32,710,318	$10,040,598	$160,268	$1,276,151	$4,260,263	$125,061	$4,035,836	$1,977,942	$781,795	$34,659,594	$90,027,826
11	2035	$2,390,431,132	$2,390,431,132		$11,952,156	$18,052,536	$30,004,692	$9,210,092	$147,012	$1,170,594	$3,907,877	$114,717	$3,702,013	$1,814,337	$717,129	$31,792,734	$82,581,196
12	2036	$2,206,453,151	$2,206,453,151		$11,032,266	$16,663,134	$27,695,400	$8,501,243	$135,697	$1,080,500	$3,607,110	$105,888	$3,417,090	$1,674,698	$661,936	$29,345,827	$76,225,388
13	2037	$2,070,738,188	$2,070,738,188		$10,353,691	$15,638,215	$25,991,906	$7,978,347	$127,350	$1,014,040	$3,385,243	$99,375	$3,206,911	$1,571,690	$621,221	$27,540,818	$71,536,902
14	2038	$1,960,958,515	$1,960,958,515		$9,804,793	$14,809,159	$24,613,951	$7,555,377	$120,599	$960,281	$3,205,775	$94,106	$3,036,897	$1,488,368	$588,288	$26,080,748	$67,744,391
15	2039	$1,845,209,384	$1,845,209,384		$9,226,047	$13,935,021	$23,161,068	$7,109,407	$113,480	$903,599	$3,016,548	$88,552	$2,857,639	$1,400,514	$553,563	$24,541,285	$63,745,655
16	2040	$1,735,794,094	$1,735,794,094		$8,678,970	$13,108,717	$21,787,687	$6,687,841	$106,751	$850,018	$2,837,676	$83,301	$2,688,190	$1,317,468	$520,738	$23,086,061	$59,965,732
17	2041	$1,658,533,572	$1,658,533,572		$8,292,668	$12,525,246	$20,817,913	$6,390,164	$102,000	$812,184	$2,711,371	$79,593	$2,568,538	$1,258,827	$497,560	$22,058,497	$57,296,646
18	2042	$1,607,422,215	$1,607,422,215		$8,037,111	$12,139,253	$20,176,364	$6,193,237	$98,856	$787,155	$2,627,814	$77,140	$2,489,383	$1,220,033	$482,227	$21,378,715	$55,530,924
19	2043	$1,567,163,495	$1,567,163,495		$7,835,817	$11,835,219	$19,671,036	$6,038,124	$96,381	$767,440	$2,561,999	$75,208	$2,427,035	$1,189,477	$470,149	$20,843,274	$54,140,123
20	2044	$1,529,742,138	$1,529,742,138		$7,648,711	$11,552,613	$19,201,323	$5,893,943	$94,079	$749,115	$2,500,822	$73,412	$2,369,081	$1,161,074	$458,923	$20,345,570	$52,847,344
				Total	**$195,906,880**	**$295,897,751**	**$491,804,631**	**$150,961,923**	**$2,409,655**	**$19,187,120**	**$64,053,713**	**$1,880,314**	**$60,679,413**	**$29,738,664**	**$11,754,413**	**$521,112,300**	**$1,353,582,147**

Source: CPA, Eli Lilly and Company
*Tax Rate per $100 Valuation

Table 2 examines the estimated direct impact on ad valorem taxes to the school district and Harris County, with all property tax incentives sought being granted using estimated taxable value from the application. The project has applied for a value limitation under Chapter 403, Government Code and tax abatement/s with the county.

The difference noted in the last line is the difference between the totals in Table 1 and Table 2.

Year of project	Year	Estimated Total Taxable Value	Estimated Total Taxable Value with M&O Limitation		Sheldon ISD I&S Tax Levy	Sheldon ISD M&O Tax Levy	Sheldon ISD Total Tax Rate	Harris County Tax Levy	Port of Houston Authority Tax Levy	Harris County Flood Control Tax Levy	Harris County Hospital Tax Levy	Harris County Education Department Tax Levy	San Jacinto Community College Tax Levy	Harris County ESD 60 Tax Levy	Harris County Emergency Services District 2 Tax Levy	Generation Park Management District Tax Levy	Estimated Total Property Taxes
				Tax Rate*	0.5000	0.7552	1.2552	0.3853	0.0062	0.0490	0.1635	0.0048	0.1549	0.0759	0.0300	1.3300	
1	2025	$200,513,123	$128,410,544		$1,002,566	$969,756	$1,972,322	$772,557	$12,332	$98,191	$327,799	$9,623	$310,531	$152,189	$60,154	$2,666,825	$6,382,522
2	2026	$260,724,190	$128,410,544		$1,303,621	$969,756	$2,273,377	$1,004,544	$16,035	$127,677	$426,232	$12,512	$403,778	$197,890	$78,217	$3,467,632	$8,007,894
3	2027	$687,990,907	$128,410,544		$3,439,955	$969,756	$4,409,711	$2,650,760	$42,311	$336,909	$1,124,728	$33,017	$1,065,478	$522,185	$206,397	$9,150,279	$19,541,775
4	2028	$1,684,491,253	$128,410,544		$8,422,456	$969,756	$9,392,213	$6,490,176	$103,596	$824,895	$2,753,806	$80,839	$2,608,738	$1,278,529	$505,347	$22,403,734	$46,441,873
5	2029	$2,707,374,173	$128,410,544		$13,536,871	$969,756	$14,506,627	$10,431,242	$166,504	$1,325,801	$4,426,015	$129,927	$4,192,856	$2,054,897	$812,212	$36,008,077	$74,054,158
6	2030	$3,288,013,042	$128,410,544		$16,440,065	$969,756	$17,409,822	$12,668,385	$202,213	$1,610,140	$5,375,244	$157,792	$5,092,080	$2,495,602	$986,404	$43,730,573	$89,728,255
7	2031	$3,281,997,622	$1,705,204,083		$16,409,988	$12,877,701	$29,287,689	$12,645,209	$201,843	$1,607,194	$5,365,410	$157,503	$5,082,764	$2,491,036	$984,599	$21,825,284	$79,648,532
8	2032	$3,058,752,008	$1,593,581,276		$15,293,760	$12,034,726	$27,328,486	$11,785,066	$188,113	$1,497,871	$5,000,448	$146,790	$4,737,028	$2,321,593	$917,626	$20,340,701	$74,263,720
9	2033	$2,833,089,242	$1,480,749,893		$14,165,446	$11,182,623	$25,348,069	$10,915,610	$174,235	$1,387,364	$4,631,534	$135,960	$4,387,549	$2,150,315	$849,927	$18,840,043	$68,820,606
10	2034	$2,605,984,508	$1,367,197,526		$13,029,923	$10,325,076	$23,354,998	$10,040,598	$160,268	$1,276,151	$4,260,263	$125,061	$4,035,836	$1,977,942	$781,795	$17,329,797	$63,342,710
11	2035	$2,390,431,132	$1,259,420,838		$11,952,156	$9,511,146	$21,463,302	$9,210,092	$147,012	$1,170,594	$3,907,877	$114,717	$3,702,013	$1,814,337	$717,129	$15,896,367	$58,143,440
12	2036	$2,206,453,151	$1,167,431,848		$11,032,266	$8,816,445	$19,848,711	$8,501,243	$135,697	$1,080,500	$3,607,110	$105,888	$3,417,090	$1,674,698	$661,936	$14,672,913	$53,705,786
13	2037	$2,070,738,188	$1,099,574,366		$10,353,691	$8,303,986	$18,657,677	$7,978,347	$127,350	$1,014,040	$3,385,243	$99,375	$3,206,911	$1,571,690	$621,221	$13,770,409	$50,432,264
14	2038	$1,960,958,515	$1,044,684,530		$9,804,793	$7,889,458	$17,694,250	$7,555,377	$120,599	$960,281	$3,205,775	$94,106	$3,036,897	$1,488,368	$588,288	$13,040,374	$47,784,315
15	2039	$1,845,209,384	$986,809,964		$9,226,047	$7,452,389	$16,678,436	$7,109,407	$113,480	$903,599	$3,016,548	$88,552	$2,857,639	$1,400,514	$553,563	$12,270,642	$44,992,380
16	2040	$1,735,794,094	$932,102,319		$8,678,970	$7,039,237	$15,718,207	$6,687,841	$106,751	$850,018	$2,837,676	$83,301	$2,688,190	$1,317,468	$520,738	$11,543,031	$42,353,221
17	2041	$1,658,533,572	$1,658,533,572		$8,292,668	$12,525,246	$20,817,913	$6,390,164	$102,000	$812,184	$2,711,371	$79,593	$2,568,538	$1,258,827	$497,560	$22,058,497	$57,296,646
18	2042	$1,607,422,215	$1,607,422,215		$8,037,111	$12,139,253	$20,176,364	$6,193,237	$98,856	$787,155	$2,627,814	$77,140	$2,489,383	$1,220,033	$482,227	$21,378,715	$55,530,924
19	2043	$1,567,163,495	$1,567,163,495		$7,835,817	$11,835,219	$19,671,036	$6,038,124	$96,381	$767,440	$2,561,999	$75,208	$2,427,035	$1,189,477	$470,149	$20,843,274	$54,140,123
20	2044	$1,529,742,138	$1,529,742,138		$7,648,711	$11,552,613	$19,201,323	$5,893,943	$94,079	$749,115	$2,500,822	$73,412	$2,369,081	$1,161,074	$458,923	$20,345,570	$52,847,344
				Total	**$195,906,880**	**$149,303,654**	**$345,210,534**	**$150,961,923**	**$2,409,655**	**$19,187,120**	**$64,053,713**	**$1,880,314**	**$60,679,413**	**$29,738,664**	**$11,754,413**	**$361,582,738**	**$1,047,458,488**
				Diff	**$0**	**$146,594,097**	**$146,594,097**	**$0**	**$0**	**$0**	**$0**	**$0**	**$0**	**$0**	**$0**	**$159,529,562**	**$306,123,659**

Source: CPA, Eli Lilly and Company
*Tax Rate per $100 Valuation

Disclaimer: This examination is based on information from the application submitted to the comptroller.