



Treasurer's Office

Annual Report

Fiscal Year 2012



YAKIMA COUNTY TREASURER

Ilene Thomson,
County Treasurer

February 2013

TO: Constituents and Business Partners

The Yakima County Treasurer's Office is pleased to present our Annual Report for Fiscal Year 2012. The purpose of this report is to provide you with a better understanding of what the Yakima County Treasurer's Office is responsible for as well as give you the opportunity to review our performance. While it is impossible to detail every mandated function within our operation for this report, we do show data regarding some of the significant operations.

We continue to address the increasing mandates and diverse responsibilities from Local, State and Federal laws, always with the public's trust in mind. Our top priority is the security of records and public funds. We constantly review new methods and technologies in order to gain more efficiency without compromising financial integrity.

As noted in the Special Highlights and Achievements section, you will see our continued effort in employing new systems and processes as we pursue our goals and objectives to better serve the public and our business partners.

I am confident you will find the information in this report to be useful. You will undoubtedly understand why I am so proud of my staff and their ability to meet the increasing demands on a day-to-day basis. I want to thank and acknowledge each one of them for their continued dedication to Yakima County.

It is an honor to serve you as your Yakima County Treasurer.

Ilene Thomson
Yakima County Treasurer

Yakima County Treasurer's Office

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Yakima County Treasurer's Office

Mission Statement

Our mission is to prudently handle and manage the public funds that have been entrusted to our care, to serve the taxpayers and our business partners with respect and professionalism, and to provide accurate financial reporting services.

* * * *

Value Statement

Our operations and processes are established as our commitment to these values: honesty and integrity, professionalism, accountability and respect.

* * * *

Goals & Objectives

Our focus is on the following goals and objectives as we carry out our fiduciary responsibilities:

- Efficient and effective receipting of property taxes and general deposits.
- Prudent cash handling, cash management and investment services.
- Effective management of taxpayer records.
- Provide service that respects the taxpayers and our business partners.
- Enhance accountability among the agencies, taxpayers and business partners we serve.
- Streamline operations and, yet, protect the public's trust.
- Develop and maintain automated systems that enhance the business operations of our office without compromising the integrity of our fiduciary responsibilities.
- Provide debt management services that meet State and Federal regulations.

* * * *

Contact Us

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(509) 574-2780 Accounting Division

Yakima County Treasurer's Office

Treasurer

Ilene Thomson

Staffing

13.35 Employees (including the Treasurer) funded by the County's General Fund.

2.85 Employees funded by the Treasurer's Revolving Fund, responsible for the foreclosure and distraint.

1.55 Employees funded by the Treasurer's Investment Pool.

County Treasurer's Overview

The County Treasurer provides statutorily required services in connection with:

- The reconciliation of the annual property tax certification received from the County Assessor;
- The billing, collection, receipting, distribution and reporting of both personal and real property taxes following the certification of those taxes;
- The reconciliation of the assessment rolls from the numerous special purpose districts;
- The billing, collection, receipting, distribution and reporting of benefit assessments as certified by the County's many assessment districts and of assessments for local improvement and road improvement districts;
- The receipting of all general monies collected by the Yakima County departments, the County's outside taxing and assessment districts, and other agencies as applicable;
- The receipting of leasehold excise taxes, sales and use taxes, and other funds that are remitted to the County's agencies by the State of Washington;
- The billing, collection and receipting of franchise fees, gambling taxes, and other miscellaneous revenues;
- The tracking and forecasting for all major revenues of the County including property taxes, interest and penalty on delinquent taxes, sales and use taxes, real estate excise taxes, hotel-motel taxes, investment interest, and other revenues;
- The processing of property transfers and the collection of real estate excise taxes as agent for the State Department of Revenue;
- The processing of mobile home tax certificates and issuance of the movement decals along with the required collection of property taxes;

Yakima County Treasurer's Office

- The reconciliation and management of providing Electronic Commerce services for districts, departments and taxpayers;
- The daily balancing of all charges and payments processed prior to posting into the general ledger;
- The management of providing banking services for the County and all agencies served;
- The balancing of cash between the County's bank, Treasurer's automated system and the general ledger;
- The cash flow management and investment management for the County and all outside districts and agencies;
- The processing of warrant issue and redemption for the County's and outside districts' payables and payroll;
- The administration of short-term and long-term debt for the County, all outside districts and agencies, and for the County Public Corporation, including the management of that debt until completely paid off;
- The preparation of financial reports for school districts as required by the State Office of Public Instruction;
- The compilation, analysis and remittance of County Road, Fire Districts and Library property taxes for approved city annexations;
- The financial reporting for treasury functions required of the County's Comprehensive Annual Financial Report;
- The administration of both personal property distraint (foreclosure) and real property foreclosure cases for delinquent property taxes;
- The maintenance and annual reporting of properties owned by Yakima County along with the coordination/supervision of all County Surplus and Tax Title property sales;
- The filing of property tax claims with the U.S. Bankruptcy Court, maintaining records and the processing of payments received from the Court Trustee; and
- The collection of advance property taxes with regards to the transfer, sale or liquidation of taxable personal property.

In general, the County Treasurer serves as custodian of the public's money.

Operational Organization

Financial Operations:

- Customer Service
- Accounting and Financial Reporting
- Cash and Investment Management
- Banking Services
- Warrant Processing (issue and redemption)
- Cash Receipting and Disbursement
- Debt Service Administration and Management
- Internal Controls and Security Systems
- Management of Automated Systems, including the oversight of Treasurer's Website
- Financial Review and Analysis
- Property Tax and Benefit Assessment Certification
- Alternative Tax Payment Process (E-Checks, ACH and Credit/Debit Cards)
- Management of Approved City Annexations

Property Tax Administration:

- Customer Service
- Real Estate Excise Tax Processing and Reporting
- Property Tax Billing
- Tax Record Adjustments
- Property Tax Refunds
- Bankruptcy Management
- Administration of Segregation Value Certifications
- Property Taxpayer Name and Address Changes

Tax Foreclosure & Dstraint:*

- Customer Service
- Administration of Real Property Tax Foreclosure—Annual Case
- Administration of Personal Property Tax Dstraint—2 Cases/Year
- Administration of Road & Local Improvement District Foreclosure
- Administration of County Surplus Real Property Sale(s)
- Internal Controls and Security Systems
- Management of Automated Systems
- Administration of Tax Title Properties

*Funded by administrative costs applied to the properties involved in foreclosure and dstraint actions, so as to provide no impact to the general taxpayer.

Special Highlights & Achievements

The County Treasurer's Office has accomplished some very special projects that have served the citizens well. Listed below are several examples of the achievements we have been able to complete over the last year while still maintaining our daily statutory requirements.

- Issued a Limited Tax General Obligation Note for the refinancing of the remaining County's 2002 limited tax general obligation (LTGO) bonds, which resulted in a substantially lower interest rate and saved Yakima County over \$35,000 in interest over the next year.
- Implemented the acceptance of credit/debit card payments in-office for property tax payments.
- Assisted numerous districts with acquiring debt and refinancing existing debt through both competitive and negotiated bond issues. Continued to monitor existing debt and recommended refinancing options to insure the best financial outcome for each district
- Increased our petty cash to provide more efficient currency exchange transactions to the departments located within the courthouse.
- Implemented electronic storage of documents for Personal Property Distraint lowering the Department's paper and storage costs.
- Implemented a change to the Personal Property Distraint process by recording the required liens approximately one month later to reduce costs.
- Upgraded our electronic processing of Real Estate Excise Tax Affidavits software to version 2.0 which includes new features that streamline the process. Continued to elicit customers to process Real Estate Excise Tax Affidavits electronically.
- The Treasurer's Investment Pool (TIP) outperformed its benchmark, the Washington State Local Government Investment Pool (LGIP) by 64 basis points. TIP averaged a book yield of 0.84% compared to 0.20% for the LGIP. This higher earnings rate resulted in an additional \$2,267,000 in income distributed to fund participants during the year.
- Upgraded our scanners which scan checks and payment stubs at the rate of up to 190 items per minute. We have worked with our software vendor to create scanning options which increase the efficiencies in receipting and researching tax payments for the benefit of our County Departments and Districts cash flow.

Yakima County Treasurer's Office

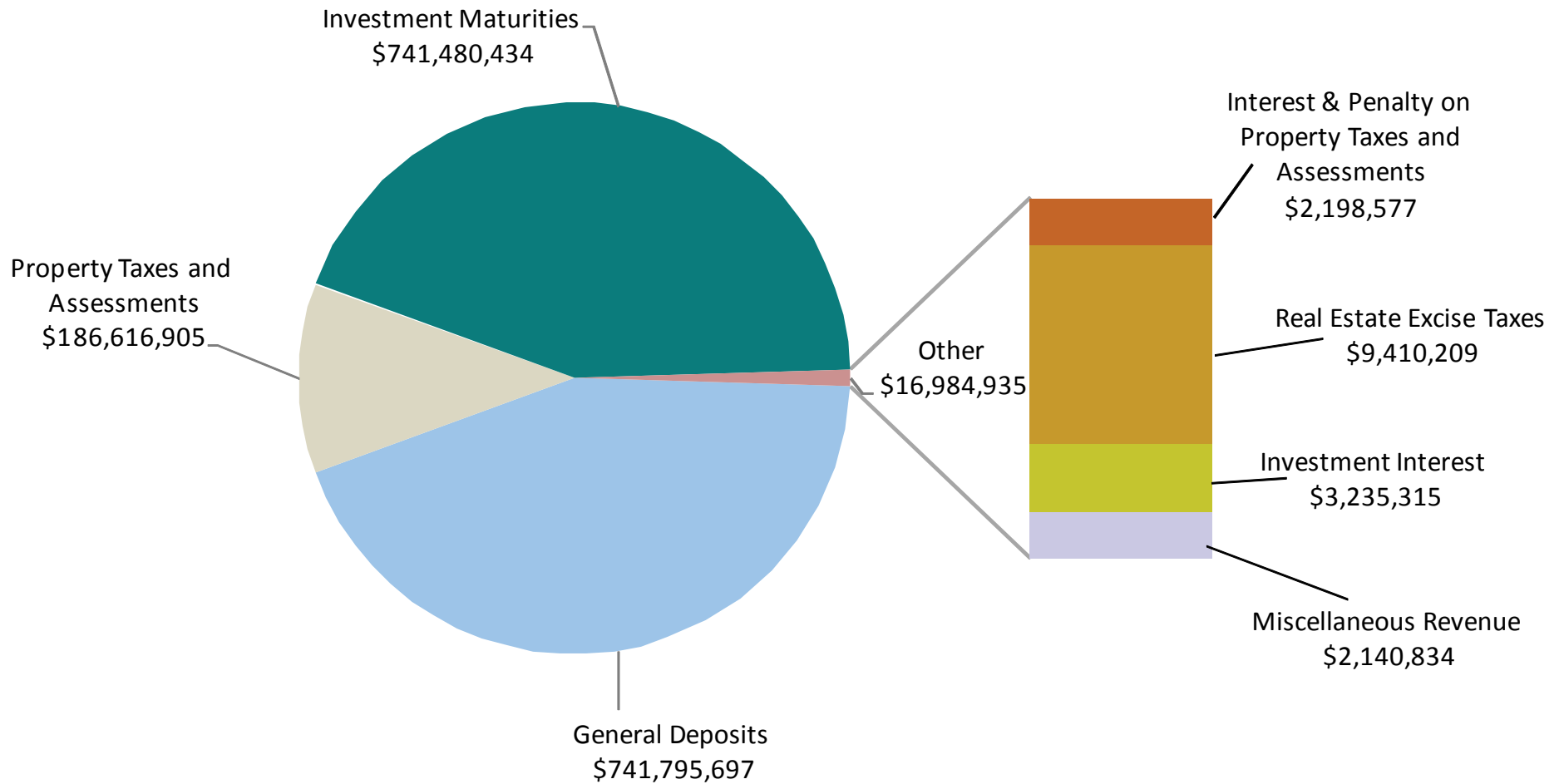
Summary of 2012 Receipting Activity

General Deposits	\$ 741,795,697	43.97%
Property Taxes and Assessments	186,616,905	11.06%
Interest & Penalty on Property Taxes and Assessments	2,198,577	0.13%
Real Estate Excise Taxes	9,410,209	0.56%
Investment Maturities	741,480,434	43.96%
Investment Interest	3,235,315	0.19%
Miscellaneous Revenue	2,140,834	0.13%
Total	\$ 1,686,877,971	100.00%

General Deposits (Checks, cash & other tender type)	\$107,449,401
General Deposits (Bank-wired funds)	\$628,260,331
General Deposits (Remote deposits)	\$5,850,266
General Deposits (Credit cards/E-checks)	\$235,699
Total number of cashier receipts processed	138,742
Total number of investment requests processed	3,267

***Yakima County Treasurer's Office
Summary of 2012 Receipting Activity***

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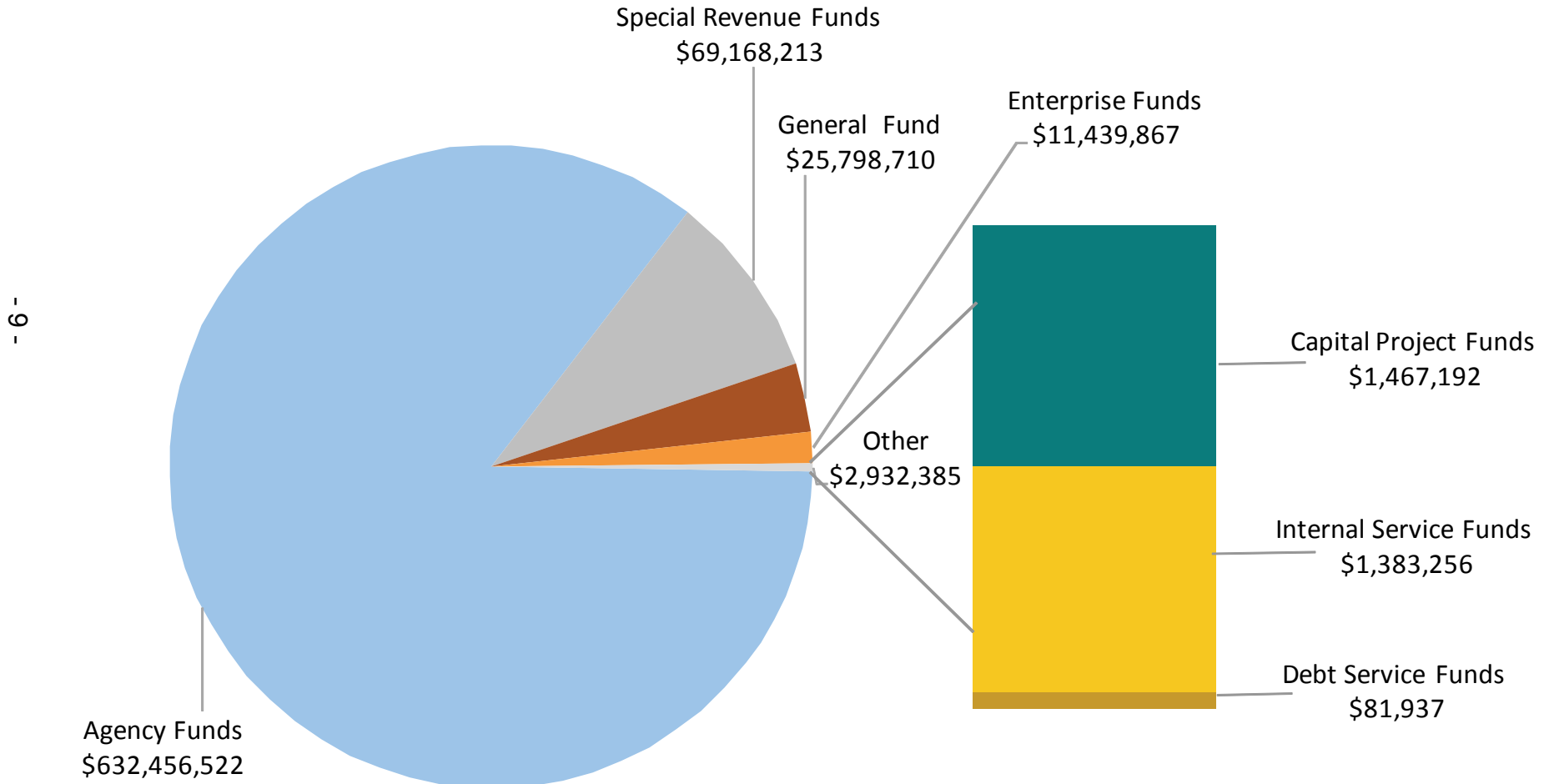


Yakima County Treasurer's Office

Summary of General Deposits (Excluding Property Taxes and Assessments)

	<u>2012</u>	<u>2011</u>
General Fund	\$ 25,798,710	\$ 25,006,207
Special Revenue Funds	69,168,213	78,884,721
Debt Service Funds	81,937	97,494
Capital Project Funds	1,467,192	2,103,515
Enterprise Funds	11,439,867	11,787,402
Internal Service Funds	1,383,256	1,589,577
Agency Funds	632,456,522	548,224,282
Total	<u>\$ 741,795,697</u>	<u>\$ 667,693,198</u>

***Yakima County Treasurer's Office
Summary of 2012 General Deposits***



Yakima County Treasurer's Office

Summary of General Deposits, All County Funds **(Excluding Property Taxes and Assessments)**

	2012	2011
General Fund	\$ 25,798,710	\$ 25,006,207
Special Revenue Funds		
911	1,961,338	1,355,687
Aging & Long Term Care	11,088,951	12,842,571
Assessment & Referral	2,467,774	3,132,118
County Road	15,386,619	10,077,797
Criminal Justice Sales Tax	5,247,104	4,961,407
Department of Corrections	7,378,359	13,759,205
Department of Human Services	14,182,759	23,381,511
District Court Dispute Resolution	78,495	86,839
District Court Probation	1,523,070	1,564,170
Family Court	219,258	225,211
Flood Control	477,451	451,798
Food Services	0	49,520
Grants Management/Community Development	2,650,633	1,583,332
Horticulture Pest & Disease Board	9,916	1,060
Hotel/Motel Tax	550,492	532,586
Naches Rail Branch	5,371	18,961
Narcotics Investigation - State	18,287	18,384
Noxious Weed Board	20,129	19,394
Parks & Recreation	162	2,903
PILT Title III Funds	127,468	185,597
Records Services	218,930	212,636
Special Operations	404,804	652,313
Supporting Investments in Econ. Diversification	4,790,335	3,473,119
Toppenish-Simcoe West Railroad	10,541	12,870
Treasurer's Funds	1,250	1,364
WSU Extension	18,374	15,793
Yakima County EMS	62,211	66,931
Yakima County Stormwater	264,793	195,900
Veteran's Assistance	3,339	3,743
Debt Service Funds	81,937	97,494
Capital Project Funds	1,467,192	2,103,515
Enterprise Funds		
Building and Fire Safety	1,559,615	1,526,240
Public Works Utility Division - Water & Sewer	1,206,719	1,446,191
Solid Waste	8,673,533	8,814,971
Internal Service Funds	1,383,256	1,589,577
Agency Funds	632,456,522	548,224,283
Total	\$ 741,795,697	\$ 667,693,198

Yakima County Treasurer's Office

Summary of General Deposits, County General Fund **(Excluding Property Taxes and Assessments)**

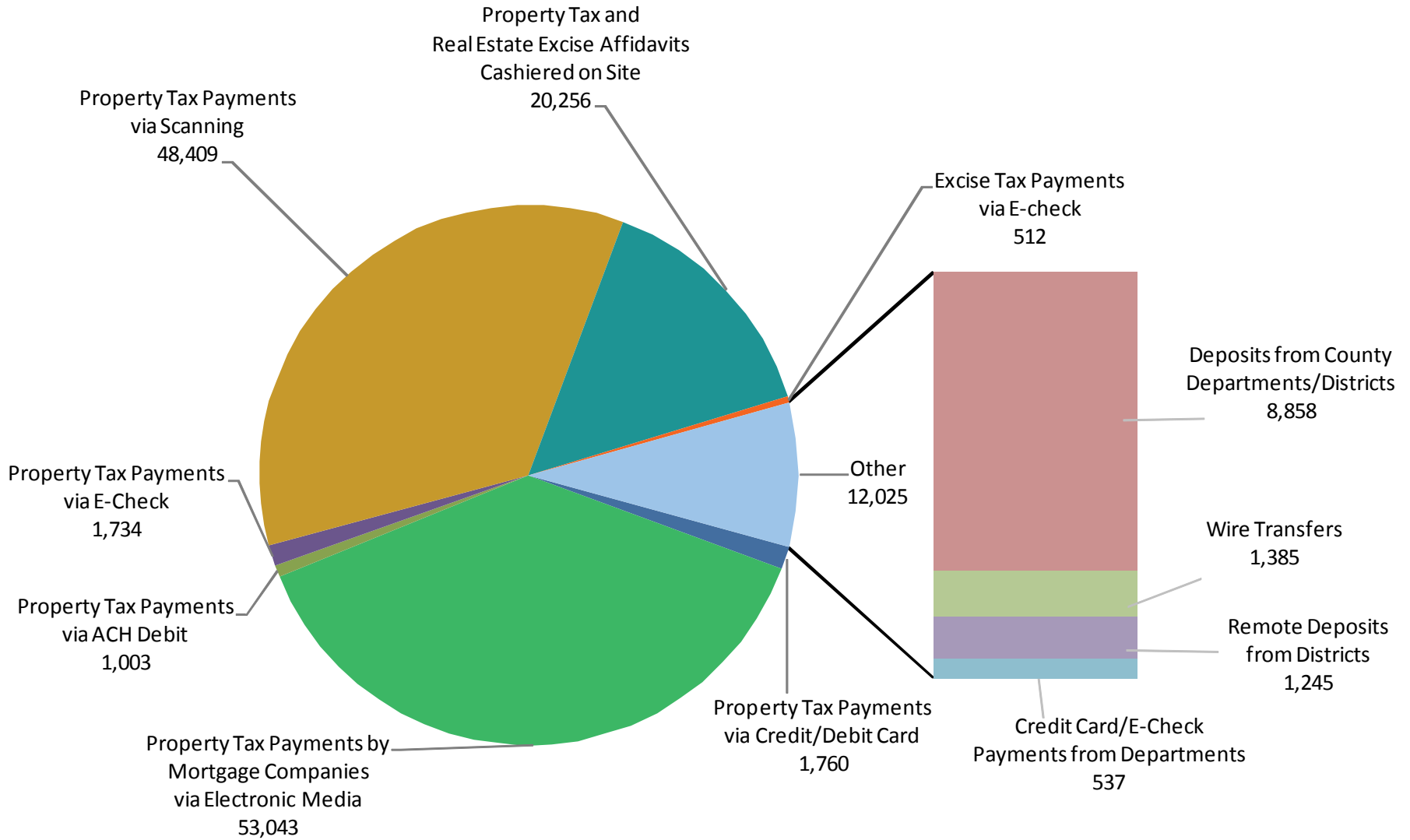
	2012	2011
A/P Reimbursement	\$ 8,255	\$ 10,194
Department of Assessment	3,594	8,473
Assigned Counsel	794,292	528,151
Assigned Counsel—Expert Services	243,778	280,656
Attorney	2,556,546	2,835,821
Auditor	1,612,648	1,532,117
Cash-In-Transit	162,921	303,890
Clerk	1,391,140	1,028,917
Commissioners	12,519,157	11,450,573
Cooperative Extension	27,464	27,498
Coroner	43,228	41,915
District Court	2,274,304	2,178,879
Dog Control	56,602	50,572
Elections	538,282	271,547
Human Resources	400	872
Consolidated Juvenile Services	1,636,805	2,432,617
Non-Departmental	9,242	14,046
Planning	3	0
Sheriff	1,152,464	1,421,287
Superior Court	497,855	334,930
Treasurer	104,549	109,133
Youth Service Center	165,181	144,119
Total	\$ 25,798,710	\$ 25,006,207

Yakima County Treasurer's Office

Summary of Receipts Processed

	<u>2012</u>	<u>2011</u>
Payments Processed by Cashier:		
Property Tax and Real Estate Excise Affidavits	20,256	17,917
Deposits from County Departments/Districts	8,858	9,443
Remote Deposits from Districts	1,245	881
Credit Card/E-Check Payments from Departments	537	389
Excise Tax Payments via Electronic Check	512	301
Property Tax Payments via Electronic Check	1,734	1,745
Property Tax Payments via Credit Card/Debit Card	1,760	1,351
Property Tax Payments via ACH Debit	1,003	1,016
Property Tax Payments by Mortgage Companies via Electronic Media	53,043	53,489
Property Tax Payments via Scanning	48,409	51,235
Wire Transfers	1,385	1,241
Total	<u>138,742</u>	<u>139,008</u>

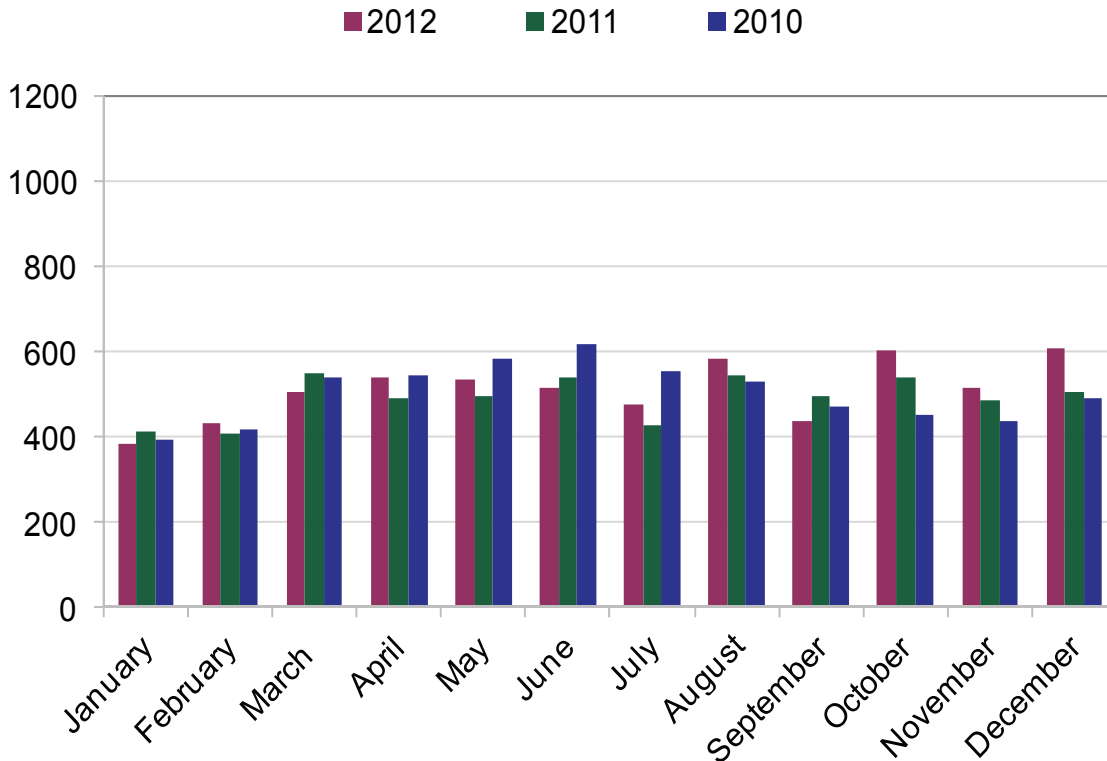
Yakima County Treasurer's Office Summary of 2012 Receipts Processed



Yakima County Treasurer's Office

Real Estate Excise Tax Affidavits Processed

	<u>2012</u>	<u>2011</u>	<u>2010</u>
January	386	415	395
February	432	407	417
March	505	551	541
April	538	489	547
May	535	494	583
June	517	539	620
July	478	427	554
August	583	544	529
September	437	496	472
October	603	542	453
November	516	484	436
December	610	505	492
Total	<u><u>6,140</u></u>	<u><u>5,893</u></u>	<u><u>6,039</u></u>

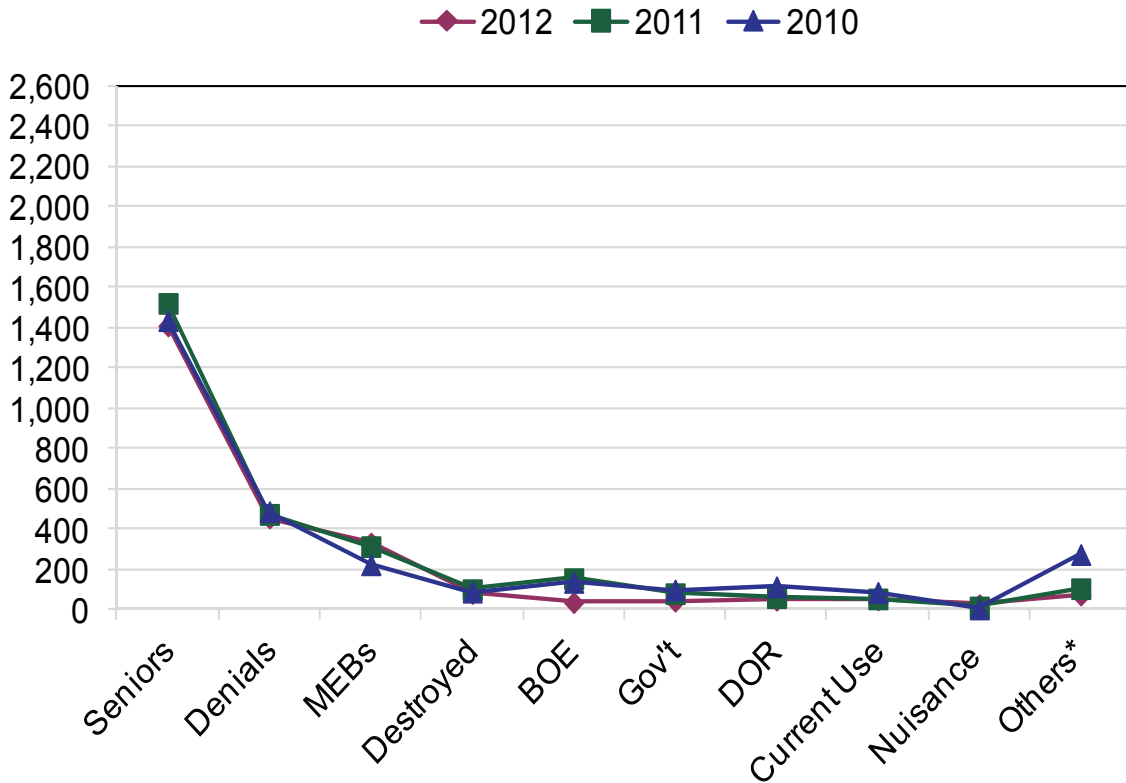


Yakima County Treasurer's Office

Property Tax Record Adjustments

Tax Record Adjustments represent changes to the property taxes that are certified by the County Assessor each year by January 15th.

	2012	2011	2010
Senior/Disabled Person Exemption	1,410	1,522	1,436
Denials - Senior/Disabled Person Exemption	456	474	487
Manifest Error Board	331	314	223
Destroyed Property	81	100	87
Board of Equalization	36	155	136
Government Exemption	43	80	98
Department of Revenue Exemption	48	60	114
Current Use/Open Space	49	54	86
Nuisance Abatements	25	14	4
Others*	73	105	274
Total	2,552	2,878	2,945



*Mobile Home Dealer Inventory; Native American Exemption; Head of Household Exemption; Home Improvement Exemption; Personal Property Late Filing Fee; Advance Taxes and Paid In Error.

Yakima County Treasurer's Office

Collections for Taxing Districts

Districts	2012
Yakima County	
County General Fund	\$ 22,122,380
County Veteran's Assistance Fund	140,965
County Human Services	313,257
County Road	13,045,124
County Flood Control	1,314,035
County Emergency Management Services	378,870
Juvenile Justice Bond Redemption	684,629
Total Tax Collections for Yakima County	\$ 37,999,260
Washington State	
State School Levy	\$ 34,975,911
Total Tax Collections for Washington State	\$ 34,975,911
School Districts	
Bickleton School District	\$ 7,135
East Valley School District	7,305,488
Grandview School District	2,749,754
Granger School District	912,284
Highland School District	2,033,219
Mabton School District	356,063
Mt. Adams School District	115,208
Naches School District	3,740,101
Selah School District	6,741,480
Sunnyside School District	1,435,580
Toppenish School District	1,643,979
Union Gap School District	1,748,256
Wapato School District	1,833,335
West Valley School District	11,128,365
Yakima School District	20,130,299
Zillah School District	1,449,412
Total Tax Collections for School Districts	\$ 63,329,958
Park Districts	
Naches Parks & Recreation	\$ 171,541
Total Tax Collections for Park Districts	\$ 171,541
Port Districts	
Port of Grandview	\$ 283,136
Port of Sunnyside	538,752
Total Tax Collections for Port Districts	\$ 821,888

Yakima County Treasurer's Office

Collections for Taxing Districts

Districts	2012
Fire Protection Districts	
Fire Protection District # 1	\$ 283,996
Fire Protection District # 2	851,559
Fire Protection District # 3	133,561
Fire Protection District # 4	1,624,909
Fire Protection District # 5	3,145,178
Fire Protection District # 6	279,762
Fire Protection District # 7	14,444
Fire Protection District # 9	108,700
Fire Protection District # 10	61,501
Fire Protection District # 11	46,781
Fire Protection District # 12	1,548,461
Fire Protection District # 14	130,719
Fire Protection District # 15	45,608
Total Tax Collections for Fire Protection Districts	\$ 8,275,179
Cities & Towns	
City of Grandview	\$ 1,566,767
City of Granger	224,109
Town of Harrah	47,527
City of Mabton	134,853
City of Moxee	356,253
Town of Naches	127,368
City of Selah	1,467,422
City of Sunnyside	2,421,646
City of Tieton	177,607
City of Toppenish	838,008
City of Union Gap	1,575,136
City of Wapato	490,551
City of Yakima	18,169,481
City of Zillah	416,912
Total Tax Collections for Cities & Towns	\$ 28,013,640
Miscellaneous	
Yakima Valley Libraries	\$ 6,381,357
Total Tax Collections for Miscellaneous	\$ 6,381,357
Total Collections for Taxing Districts	<u>\$ 179,968,734</u>

Yakima County Treasurer's Office

Collections For Special Assessment & Miscellaneous Districts

Districts	2012
Diking Districts	
Diking District # 1	\$ 17,408
Total Collections for Diking Districts	\$ 17,408
Drainage Districts	
Drainage Improvement District # 7	\$ 7,889
Drainage Improvement District # 11	70,603
Drainage Improvement District # 12	168
Drainage Improvement District # 16	2,900
Drainage Improvement District # 24	3,422
Drainage Improvement District # 28	5,378
Drainage Improvement District # 29	137
Drainage Improvement District # 38	45,926
Drainage Improvement District # 41	109
Drainage Improvement District # 43	122
Drainage Improvement District # 48	39
Total Collections for Drainage Districts	\$ 136,693
County Road and Local Improvement Districts	
Consolidated Local Improvement District # 2008-1	\$ 18,314
Local Improvement District # 4	578
Road Improvement District # 98 and # 100	5,051
Road Improvement District # 99	11,841
General Fund	2,047
Total Collections for County Road and LID's	\$ 37,831
County Miscellaneous	
Horticulture Pest & Disease Board	\$ 180,074
Noxious Weed Board	373,209
Nuisance Abatement	13,326
Total Collections for County Miscellaneous	\$ 566,609
Conservation Districts	
North Yakima	\$ 90,189
South Yakima	79,607
Total Collections for Conservation Districts	\$ 169,796

Yakima County Treasurer's Office

Collections For Special Assessment & Miscellaneous Districts

Districts	2012
Irrigation Districts	
Ahtanum Irrigation District	\$ 79,986
Buena Irrigation District	39,339
Grandview Irrigation District	105,479
Naches/Selah Irrigation District	1,185,219
Naches Union Irrigation District	39,759
Selah/Moxee Irrigation District	653,415
South Naches Irrigation District	50,066
Terrace Heights Irrigation District	103,523
Union Gap Irrigation District	289,336
Wenas Irrigation District	72,626
Yakima Reservation Irrigation District	117,992
Zillah Irrigation District	25,133
Total Collections for Irrigation Districts	\$ 2,761,873
Mosquito Districts	
Benton County	\$ 164,321
Yakima County	194,033
Total Collections for Mosquito Districts	\$ 358,354
Stormwater Districts	
City of Yakima	\$ 2,123,198
Yakima County	422,422
Total Collections for Stormwater Districts	\$ 2,545,620
Washington State	
State Forest Patrol District	\$ 60,730
Total Collections for Washington State	\$ 60,730
Total Collections for Special Assessments & Miscellaneous Districts	<u>\$ 6,654,914</u>

Yakima County Treasurer's Office

Property Tax Levies

	<u>2012</u>	<u>2011</u>	<u>2010</u>
State School	\$ 35,071,913	\$ 33,158,974	\$ 30,213,928
Local School	63,513,155	60,922,528	59,127,437
Yakima County	23,257,240	22,909,674	22,429,326
County Road	13,021,298	12,796,335	12,533,931
County Flood	1,313,692	1,286,860	1,264,337
Fire Districts	7,241,185	7,082,541	6,950,092
Cities & Towns	26,117,359	25,791,999	25,078,523
EMS	3,292,085	3,234,428	3,161,362
Other Districts*	7,360,141	7,240,834	7,079,785
Special Assessments**	7,049,123	6,898,209	6,384,871
Total	<u>\$ 187,237,191</u>	<u>\$ 181,322,382</u>	<u>\$ 174,223,592</u>

*Includes Library, Port and Park Districts

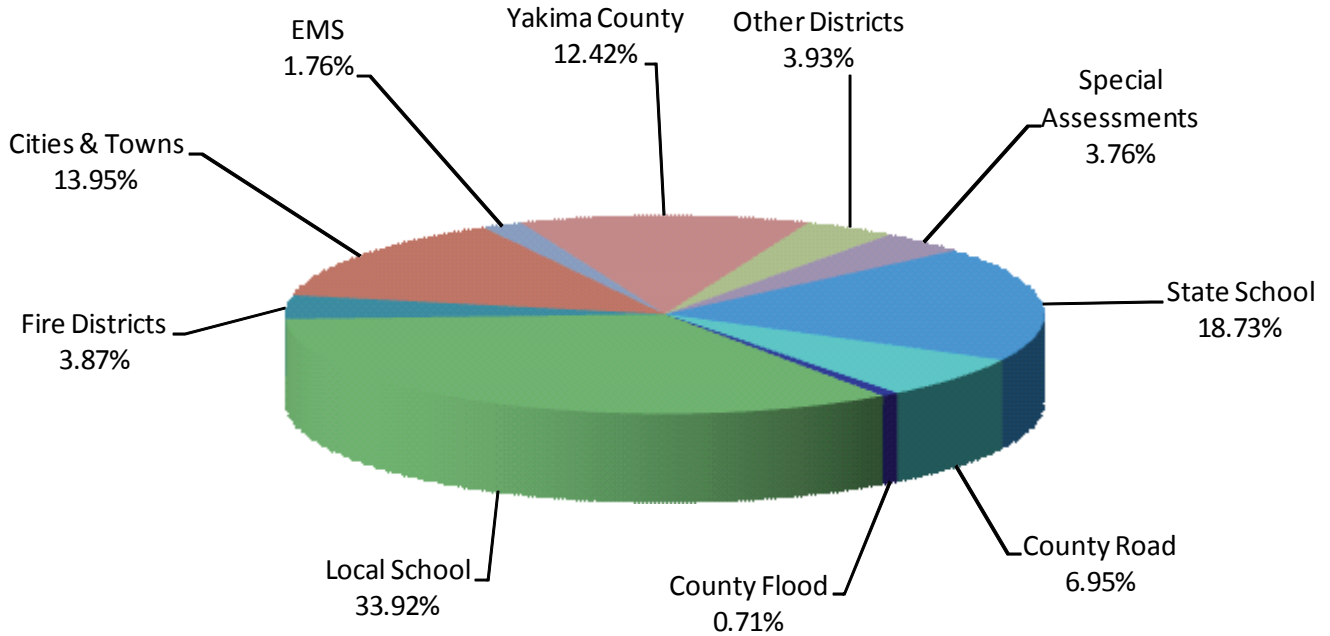
**Includes Irrigation, Conservation, Mosquito, Diking, Drainage, Weed, Stormwater, Horticulture, State Game and State Forest Patrol Assessments.

Taxable Value Trends

Assessed Value / Tax Year	Total Taxable Value in Dollars	% of Increase or Decrease
2011 / 2012	14,669,103,262	(2.57%)
2010 / 2011	15,056,805,667	3.89%
2009 / 2010	14,492,460,315	(0.28%)
2008 / 2009	14,532,869,569	6.26%
2007 / 2008	13,676,652,623	8.55%
2006 / 2007	12,599,607,728	6.22%
2005 / 2006	11,861,793,103	7.23%
2004 / 2005	11,062,056,969	4.20%
2003 / 2004	10,615,866,074	4.10%
2002 / 2003	10,197,814,475	3.57%
2001 / 2002	9,846,504,348	2.08%
2000 / 2001	9,646,266,480	4.54%
1999 / 2000	9,227,653,300	6.38%
1998 / 1999	8,674,291,903	3.17%

Yakima County Treasurer's Office

2012 Property Tax Distribution



Taxes & Assessments:

State School	\$ 35,071,913	18.73%
Local School	63,513,155	33.92%
Yakima County	23,257,240	12.42%
County Road	13,021,298	6.95%
County Flood	1,313,692	0.71%
Fire Districts	7,241,185	3.87%
Cities & Towns	26,117,359	13.95%
EMS	3,292,085	1.76%
Other Districts:	7,360,141	3.93%
Library, Port and Park Districts		
Special Assessments	<u>7,049,123</u>	<u>3.76%</u>
Irrigation, Conservation, Mosquito, Diking, Drainage, Weed, Stormwater, Horticulture, State Game and State Forest Patrol Assessments		
Total Billed for 2012	<u><u>\$ 187,237,191</u></u>	<u><u>100.00%</u></u>

Yakima County Treasurer's Office

Property Tax Information for Taxpayers

Payment Instructions: Please make checks payable to "Yakima County Treasurer." Statements or parcel numbers must accompany payments for correct application. Without these, payments will be returned. The Federal Postmark (Federal Post Office cancellation) is used to determine the payment date for mailed payments (RCW 1.12.070). Taxes are payable in U.S. currency and/or check, money order, cashier's check, electronic check, credit card, or debit card. Two party checks will not be accepted.

Payment Information: Property taxes and assessments become due and payable upon certification of the tax roll with the first-half due by April 30 and second-half due by October 31, if applicable. All real property and mobile homes where current year's taxes are more than \$50 may be paid in half with any applicable interest and penalty only through October 30; on October 31, those taxes are due in full (RCW 84.56.020).

Alternative Payment Options: The County Treasurer has alternative payment options to the standard payment by mail or in-office visit. Taxpayers can pay property taxes by: (1) E-check via our website through Official Payments Corporation, (2) Credit card via our website or by touch-tone telephone through Official Payments Corporation, (3) Credit/debit card in our Office through Official Payments Corporation, or (4) taxpayer authorization to debit his/her bank account.

Bank-Returned Checks and Voided Payments: A \$30 service fee is charged on all payments which must be voided as a result of a bank-returned check or payment voided for an authorized alternative payment. Each parcel record is then subject to applicable interest, penalty and costs as required by State law. Repayment for the parcel(s) is required by certified funds (cashier's or bank-certified check, money order or cash). All other forms of payment will be returned.

Payment Under Protest: To preserve your right to seek a court-ordered refund, payments under protest must be in writing and included with the property tax payment (RCW 84.68.020 and WAC 458-18-215).

Voter-Approved Taxes: Voter-approved taxes are the result of an authorization by the voters during an election process to levy taxes for a taxing district to finance maintenance & operation expenses and/or to finance debt repayment for the applicable tax year.

Property Tax Information for Taxpayers

Delinquent Accounts: Property taxes become delinquent May 1st for first-half and November 1st for second-half.

- Interest accrues on delinquencies at 1% per month for the full amount of taxes and/or assessments outstanding.
- Penalty is assessed against current year's delinquencies at 3% on June 1st and 8% on December 1st.
- All real property and mobile homes where current year's taxes are more than \$50 may be paid in half with any applicable interest and penalty only through October 30th; on October 31st, those taxes are due in full. All other personal property taxes must have first-half paid by April 30th to avoid Distraint and associated costs.
- Real property foreclosure begins May 1st for real property taxes and assessments delinquent 3 or more years. Collection fees will be assessed during this process.

Note: Personal property includes:

- Mobile homes taxed separately from land;
- Summer homes/cabins on leased land,
- Leases (structures, land, crop, etc.);
- State assessed properties;
- Farm/business and leased equipment.

Advance tax collection may be applicable in certain cases upon sale, dissipation or liquidation (RCW 84.56.090). Distraint begins May 1st & November 1st (RCW 84.56.070). Collection fees will be assessed during each process.

Name and Address Changes: All taxpayers must make certain that the taxpayer name and mailing address, which is maintained by the County Treasurer's Office, is correct. If you move or your mailing address is changed by the postal service or other agency, you must submit a taxpayer change notice to the office by mail, fax or via the Taxpayer Record Change form located on our website. Your notice must include all parcel numbers for accurate record changes. A signature is required for all taxpayer record changes.

Since 1998, we no longer place a mortgagor name and address on our tax records. This was done primarily to keep our records more up-to-date and has been a very successful procedural change. Subsequently, this practice has been adopted by many of our peers throughout the State.

Property Tax Information for Taxpayers

Senior Citizen and Disabled Person Exemptions: You may qualify for a reduction in property tax if you meet *all* of the following qualifications:

- You are at least 61 years of age OR permanently disabled (unable to pursue an occupation).
- You own AND occupy a house, mobile home or unit of a cooperative housing association.
- You and your spouse or co-tenant(s) have a combined disposable (gross, not taxable) income (including social security benefits) of \$35,000 or less.

The exemption varies depending on your income. If you think you may qualify, please bring verification of your prior year's income into the Department of Assessment and file an application for exemption. If you have questions or are unable to come into the office, please call for information. Failure to re-apply or report a status change may result in denial of the exemption and applicable taxes re-instated.

Senior Citizens and Disabled Persons Deferral or other claims for a change in assessed value: Those who qualify for the Senior Citizens and/or Disabled Persons property tax exemption may also defer property taxes and special assessments on up to 80% of the equity in their home. Contact the Department of Assessment for information regarding exemptions. Phone: 509-574-1100. Internet address: www.yakimacounty.us/assessor

Other Deferral Program: If you are a homeowner with limited income, Washington State has a program that may help you pay your property taxes and/or special assessments. Under this deferral program, the Department of Revenue pays your 2nd half property taxes and/or special assessments on your behalf. The deferred amount, plus interest, becomes a lien in favor of the State until the total amount is repaid. For questions about the laws and rules governing this program, contact the Department of Revenue at (360) 534-1416.

If you believe that you qualify for any other type of change to the assessed value of your property, you must contact the Department of Assessment. Such claims are reviewed by that office; if it is determined that a value adjustment is applicable, a notice will be sent to the taxpayer and the Treasurer's Office. Our staff will make the appropriate tax record adjustment and notify you if there is a pending refund or if your taxes are being increased. Because there has been a dramatic increase of authorized tax record adjustments in recent years, it may take 30-90 days for our staff to process such changes.

Yakima County Treasurer's Office

Principal Taxpayers

Current Year and Nine Years Ago

Taxpayer	Type of Business	2012			2003		
		Taxable Value	Rank	Percent of Total Taxable Value	Taxable Value	Rank	Percent of Total Taxable Value
Pacificorp	Utilities	\$ 152,362,967	1	1.039%	\$ 117,175,856	1	1.149%
Wal-Mart Stores Inc.	General Merchandise	97,130,871	2	0.662%			
Yakima HMA, Inc. (Yakima Regional)	Health Care Services	71,570,465	3	0.488%			
Washington Fruit & Produce Co.	Agriculture	59,584,467	4	0.406%			
Zirkle Fruit Company	Agriculture	55,244,612	5	0.377%	53,618,193	2	0.526%
Evans Fruit Company Inc.	Crop Production	48,739,863	6	0.332%			
Centercal Properties LLC	Retail Development	47,530,400	7	0.324%			
BNSF Railroad Co.	Transportation	41,981,811	8	0.286%			
Borton & Sons Inc.	Wholesale Trade	40,149,499	9	0.274%			
Tree Top Incorporated	Food Manufacturing	38,577,456	10	0.263%	49,744,965	3	0.488%
Snokist Growers Incorporated	Food Manufacturing				46,368,632	4	0.455%
Darigold Incorporated	Food Manufacturing				42,570,086	5	0.417%
Graham Packaging Holdings	Fruit Processing				37,498,365	6	0.368%
Qwest Corporation	Telephone Utility				33,966,767	7	0.333%
Union Gap Properties LLC	Holding Corporation				33,777,237	8	0.331%
Boise Cascade Corporation	Lumber Products				33,279,046	9	0.326%
Shields Bag & Printing Co.	Plastic Bag Manufacturing				32,766,818	10	0.321%
TOTAL		<u>\$652,872,411</u>		<u>4.451%</u>	<u>\$480,765,965</u>		<u>4.714%</u>

Yakima County Total Taxable Value

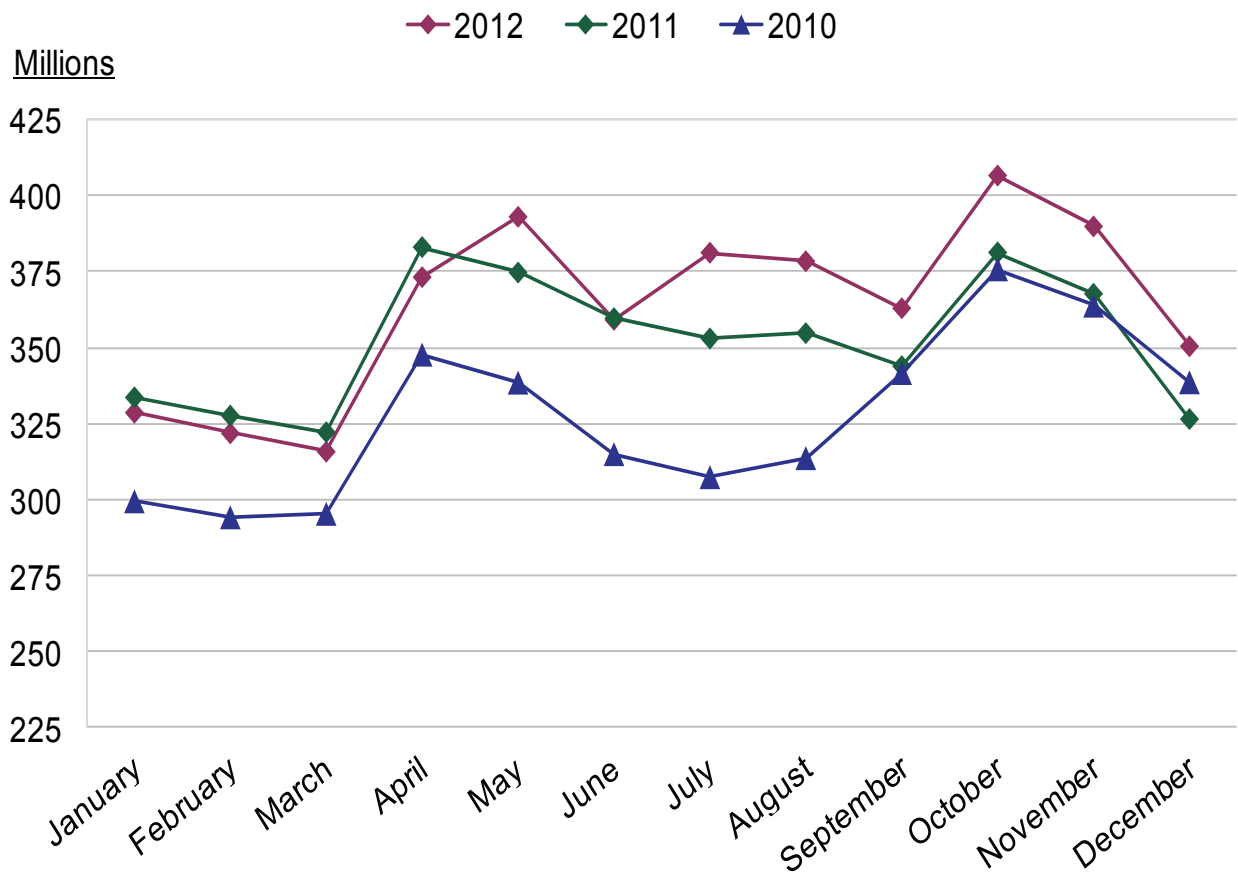
\$14,669,103,262

\$10,197,814,475

Yakima County Treasurer's Office

Treasurer's Investment Pool Portfolio

	<u>2012</u>	<u>2011</u>	<u>2010</u>
January	\$ 328,537,219	\$ 333,579,855	\$ 299,346,110
February	321,787,630	327,577,143	294,112,232
March	315,708,151	322,130,826	295,244,329
April	373,191,798	383,070,466	347,675,559
May	393,055,747	374,714,552	338,478,747
June	359,107,859	359,703,676	314,896,187
July	381,227,494	352,989,277	307,333,293
August	378,401,962	354,736,463	313,611,358
September	362,957,028	343,866,597	341,610,682
October	406,643,083	381,322,726	375,775,946
November	389,898,509	367,705,718	363,810,201
December	350,438,002	326,450,157	338,569,933



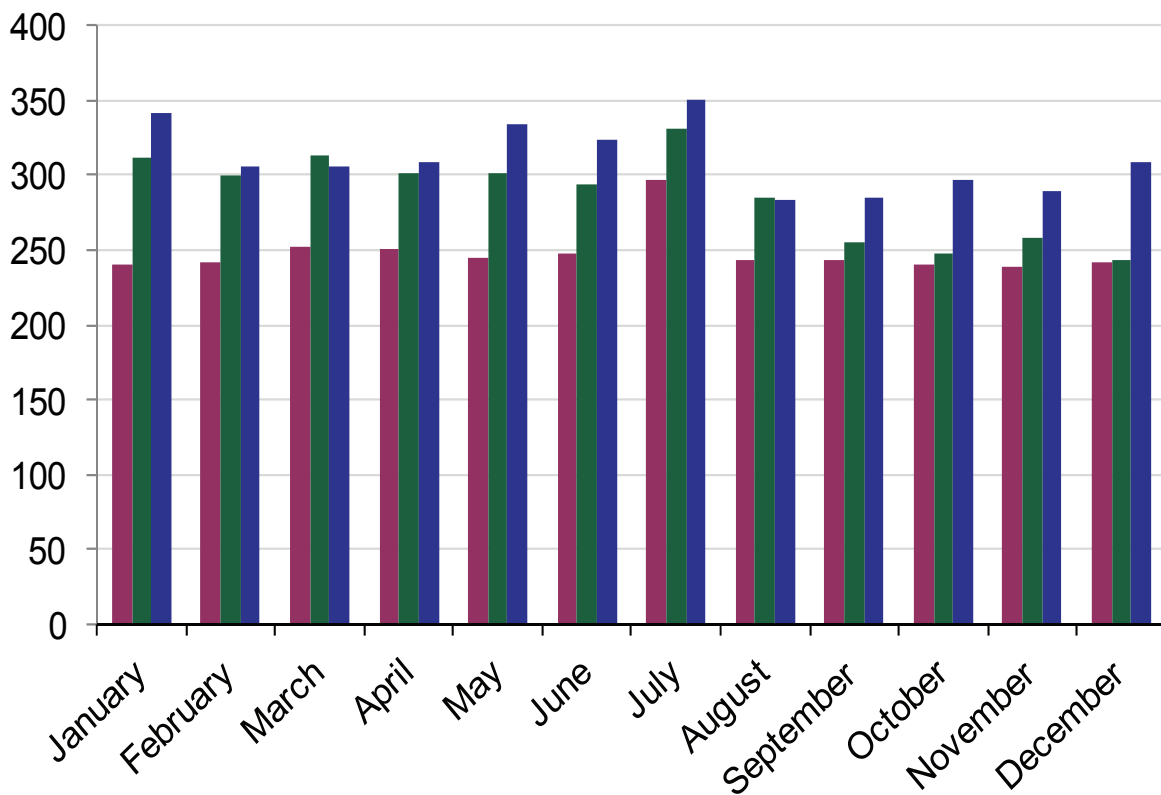
Yakima County Treasurer's Office

Treasurer's Investment Pool Interest Earnings

	<u>2012</u>	<u>2011</u>	<u>2010</u>
January	\$ 240,677	\$ 311,300	\$ 341,972
February	241,427	300,492	305,226
March	252,299	312,879	306,451
April	250,185	301,415	309,539
May	245,543	301,118	334,424
June	248,631	293,729	324,388
July	296,529	331,332	351,359
August	243,466	285,102	283,495
September	243,163	255,750	285,302
October	241,009	248,228	297,542
November	239,590	257,709	289,021
December	241,815	242,795	308,754
Total	<u>\$ 2,984,334</u>	<u>\$ 3,441,849</u>	<u>\$ 3,737,473</u>

Thousands

■ 2012 ■ 2011 ■ 2010



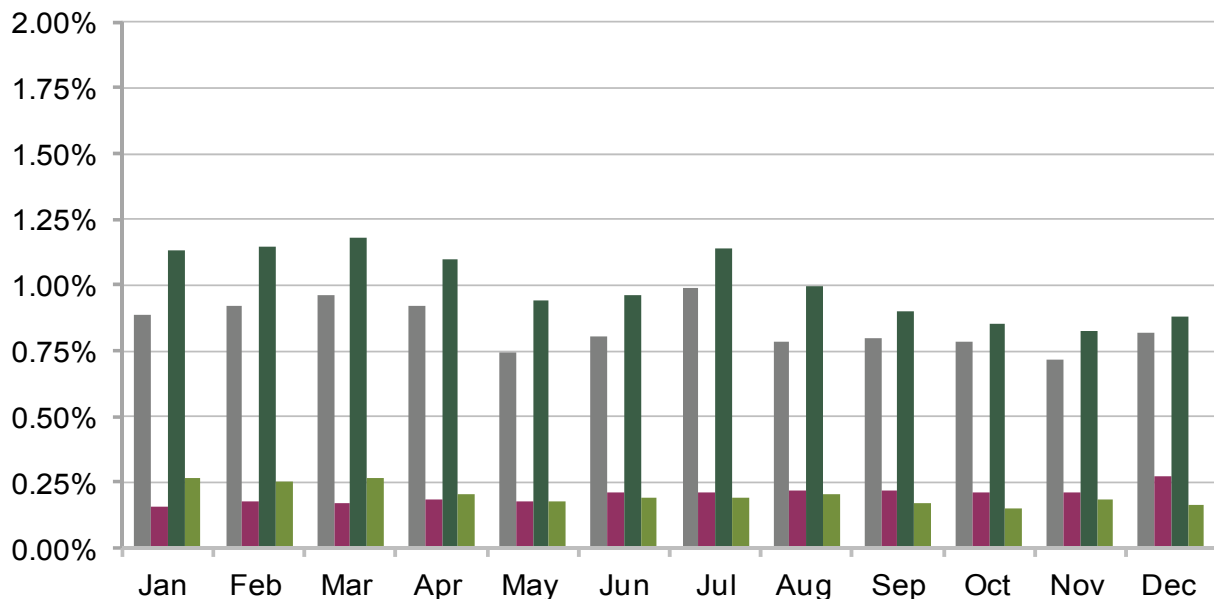
Yakima County Treasurer's Office

Treasurer's Investment Pool Gross Interest Rate Comparison

	2012		2011	
	TIP	LGIP	TIP	LGIP
January	0.89%	0.16%	1.13%	0.27%
February	0.92%	0.17%	1.14%	0.25%
March	0.96%	0.17%	1.18%	0.27%
April	0.92%	0.18%	1.10%	0.21%
May	0.74%	0.18%	0.94%	0.17%
June	0.81%	0.21%	0.96%	0.19%
July	0.99%	0.21%	1.14%	0.19%
August	0.78%	0.22%	1.00%	0.21%
September	0.80%	0.22%	0.90%	0.17%
October	0.79%	0.21%	0.85%	0.15%
November	0.72%	0.21%	0.82%	0.18%
December	0.82%	0.27%	0.88%	0.17%

This is a comparison of the gross interest rates earned by the Yakima County Treasurer's Investment Pool (TIP) and the Washington State Local Government Investment Pool (LGIP)

TIP 12
 LGIP 12
 TIP 11
 LGIP 11

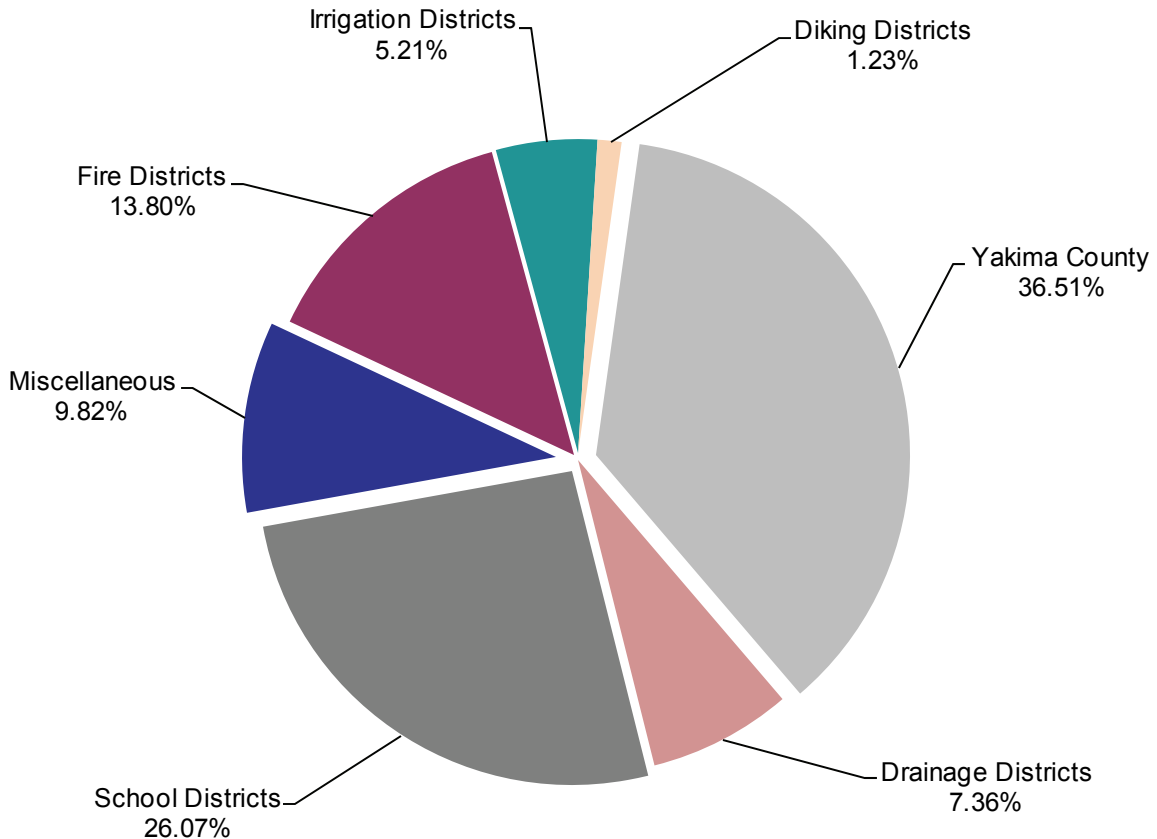


Yakima County Treasurer's Office

Treasurer's Investment Pool Participants

(as of December 31, 2012)

	<u>Number of funds</u>	<u>Percentage</u>
Yakima County	119	36.51%
Drainage Districts	24	7.36%
School Districts	85	26.07%
Miscellaneous	32	9.82%
Fire Districts	45	13.80%
Irrigation Districts	17	5.21%
Diking Districts	4	1.23%
	326	100.00%



Yakima County Treasurer's Office

Summary of Outstanding Debt Service as of December 31, 2012

The County Treasurer is required to manage debt service on behalf of Yakima County and outside taxing and assessment districts, including interlocal loans between Yakima County and its taxing districts. The management of debt must meet both State and Federal regulations and be reported through financial reporting mechanisms to the affected agencies.

District and Financing Type	Maturity	
Yakima County		
Unlimited Tax General Obligation Bonds		
• Refunding of Juvenile Justice Facility (1992 & 1997) - 2008	2012	Obligation Fulfilled
Limited Tax General Obligation Bonds		
• Correctional Facility/Capital & Technology Improvements - 2002	2013	Obligation Fulfilled
• LOCAL Program - Noxious Weed Facility - 2008	2028	\$ 180,000
• Promotion of Tourism/Refunding of 1999 Restitution Ctr. - 2009	2020	5,955,000
• Refunding of Correctional Facility (2002)/Capital & Technology Improvements - 2010A	2030	28,995,000
• Courthouse Energy Improvements - 2010B	2027	2,430,000
Limited Tax General Obligation Note		
• Refunding of Correctional Facility (2002) - 2012	2013	1,255,000
County Road/Utility Improvement Districts		
• Road Improvement District No. 99 - 2005	2017	23,000
• Consolidated Local Improvement District No. 2008-1	2020	68,000
Washington State Public Works Trust Fund Loans		
• Loan No. 3 for Terrace Heights Water - 1993	2013	106,640
• Loan No. 4 for Terrace Heights Water - 1995	2015	118,013
• Loan No. 5 for Bridge Improvements - 1999	2019	1,686,113
• Loan No. 6 for Gravel Road Improvements - 1999	2019	750,658
• Loan No. 7 for Gravel Road Improvements - 2000	2020	3,052,631
• Loan No. 8 for Gravel Road Improvements - 2001	2021	1,453,846
• Loan No.10 for Roadway Access - 2010	2030	306,311
Revenue Debt (based upon user fees)		
• Terrace Heights Utilities - 1991	User Fees	77,232
Total Yakima County		<u>\$ 46,457,444</u>

Yakima County Treasurer's Office

Summary of Outstanding Debt Service as of December 31, 2012

District and Financing Type	Maturity		
School Districts			
East Valley School District			
<i>Unlimited Tax General Obligation Bonds</i>			
• Construct Elementary School & Capital Improvements Series 1 - 2005	2015	\$	6,110,000
Series 2 - 2006	2015		3,820,000
• Construct Elementary School - 2011	2020		5,900,000
Total East Valley School District		\$	15,830,000
Educational Service District			
<i>Limited General Obligation Bonds</i>			
• Construct Administration Building & Capital improvements-2009	2029	\$	4,395,000
Total Educational Service District		\$	4,395,000
Grandview School District			
<i>Unlimited Tax General Obligation Bonds</i>			
• Refunding of 1997 & 1999 Capital Improvements - 2005	2018	\$	9,315,000
Total Grandview School District		\$	9,315,000
Granger School District			
<i>Unlimited Tax General Obligation Bonds</i>			
• Refunding of 1997 Capital Improvements for Facilities - 2005	2016	\$	885,000
<i>Limited General Obligation Bonds</i>			
• Real Property Acquisition - 2008	2018		463,872
Total Granger School District		\$	1,348,872
Highland School District			
<i>Unlimited Tax General Obligation Bonds</i>			
• Refunding of 1999 High School Construction - 2009	2015	\$	1,930,000
<i>Limited General Obligation Bonds</i>			
• Rehabilitate Elementary School - 2006	2021		800,000
Total Highland School District		\$	2,730,000
Mabton School District			
<i>Unlimited Tax General Obligation Bonds</i>			
• Capital Improvements for Facilities - 1999	2014	\$	280,000
Total Mabton School District		\$	280,000

Yakima County Treasurer's Office

Summary of Outstanding Debt Service as of December 31, 2012

District and Financing Type	Maturity	
Naches Valley School District		
Unlimited Tax General Obligation Bonds		
• Refunding of 1993 Construction & Facilities Bonds - 2003	2013	\$ 445,000
Limited General Obligation Bonds		
• LOCAL Program - Energy Upgrade - 2006	2017	188,754
• Technology Improvements & Energy Efficient Upgrades - 2011	2021	500,000
Total Naches Valley School District		\$ 1,133,754
Selah School District		
Unlimited Tax General Obligation Bonds		
• Refunding of 1998 Capital Improvements for Facilities - 2008	2013	\$ 965,000
• Construct Junior High School & expand High School - 2012	2036	29,670,000
Limited General Obligation Bonds		
• Energy Efficient Upgrades - 2008	2018	652,079
Total Selah School District		\$ 31,287,079
Sunnyside School District		
Unlimited Tax General Obligation Bonds		
• Construct Middle School & Capital Improvements - 2004	2017	\$ 1,320,000
• Capital Improvements for Elementary & High School - 2009	2022	11,350,000
• Refunding a portion of the 2004 Construction of Middle School & Capital Improvement Bonds - 2012	2017	6,280,000
Limited General Obligation Bonds		
• Real Property Acquisition & Capital Improvements - 2001	2014	775,000
Total Sunnyside School District		\$ 19,725,000
Toppenish School District		
Unlimited Tax General Obligation Bonds		
• High School Remodeling Project Series "A" - 2006	2019	\$ 705,000
• High School Remodeling Project Series "B" - 2006	2019	1,000,000
• Refunding of 1999 Real Property Acquisition, Elementary School Construction & Capital Improvements - 2008	2018	4,965,000
• Refunding a portion of 2006 High School Remodel - 2012	2025	9,295,000
Limited General Obligation Bonds		
• Capital Improvements & Equipment Purchase - 2003	2018	650,000
Total Toppenish School District		\$ 16,615,000
Union Gap School District		
Unlimited Tax General Obligation Bonds		
• Construct Elementary/Middle School, Bus Transportation, Capital Improvements - 2006	2023	\$ 6,475,000
Total Union Gap School District		\$ 6,475,000

Yakima County Treasurer's Office

Summary of Outstanding Debt Service as of December 31, 2012

District and Financing Type	Maturity	
Wapato School District		
<i>Unlimited Tax General Obligation Bonds</i>		
• Construction of High School - 2011	2034	\$ 9,295,000
• Construction of High School - 2012	2034	10,000,000
<i>Limited General Obligation Bonds</i>		
• LOCAL Program - Real Property Acquisition - 2000	2016	76,713
• Capital Improvements for Facilities - 2005	2012	Obligation Fulfilled
Total Wapato School District		\$ 19,371,713
West Valley School District		
<i>Unlimited Tax General Obligation Bonds</i>		
• Refunding of 1994 High School Gym. Bonds - 2001	2012	Obligation Fulfilled
• Construct High School & Capital Improvements - 2006	2025	\$ 16,240,000
• Construct High School & Capital Improvements - 2007	2026	22,975,000
• Refunding a portion of 2006 Capital Improvement - 2012	2025	9,205,000
<i>Equipment Lease Purchase</i>		
• Capital Improvements for Facilities - 2007	2017	376,732
Total West Valley School District		\$ 48,796,732
Yakima School District		
<i>Unlimited Tax General Obligation Bonds</i>		
• Construct High School / Capital Improvements & Refunding of 2004 & 2007 Capital improvement Bonds - 2009	2028	\$ 49,670,000
• Capital Improvements for Facilities - 2010	2030	8,000,000
• Qualified School Construction Bonds - Capital Improvements for Facilities - 2010	2025	17,500,000
• Capital Improvements for Facilities - 2012	2032	32,745,000
Total Yakima School District		\$ 107,915,000
Zillah School District		
<i>Unlimited Tax General Obligation Bonds</i>		
• Capital Improvements Elementary/High School - 2003	2013	\$ 190,000
• Construct Multi-Purpose Facility at Middle School, Modernize Elementary & High School - 2005	2015	720,000
• Refunding Portion of 2003 Capital Improvement Bonds - 2011	2023	3,105,000
• Refunding Portion of 2005 Capital Improvement Bonds - 2012	2024	4,035,000
Total Zillah School District		\$ 8,050,000

Yakima County Treasurer's Office

Summary of Outstanding Debt Service as of December 31, 2012

District and Financing Type	Maturity	
Fire Districts		
Yakima County Fire Protection District No. 1		
<i>Unlimited Tax General Obligation Bonds</i>		
• Fire, Rescue & Emergency Medical Facilities Acquisition - 2012	2032	\$ 2,134,000
Total Fire District No. 1		\$ 2,134,000
Yakima County Fire Protection District No. 3		
<i>Limited Tax General Obligation Bonds</i>		
• LOCAL Program for Purchase of Brush Truck - 2008	2013	\$ 3,234
Total Fire District No. 3		\$ 3,234
Yakima County Fire Protection District No. 6		
<i>Limited Tax General Obligation Bonds</i>		
• LOCAL Program for Purchase of Super Tanker - 2008	2012	Obligation Fulfilled
• LOCAL Program for Purchase of Ambulance - 2012	2022	\$ 131,093
Total Fire District No. 6		\$ 131,093
Yakima County Fire Protection District No. 12		
<i>Limited Tax General Obligation Bonds</i>		
• Construct Admin. Building & Training Facility - 2005	2019	\$ 915,000
Total Fire District No. 12		\$ 915,000
Yakima County Fire Protection District No. 14		
<i>Unlimited Tax General Obligation Bonds</i>		
• Refunding of 1995 Bond for Fire Station Improvement and Fire Truck Purchase - 2005	2016	\$ 140,000
Total Fire District No. 14		\$ 140,000
Port Districts		
Port of Grandview		
<i>Limited Tax General Obligation Bonds</i>		
• Real Property Acquisition - 1999	2018	\$ 265,000
• Refunding a portion of 1999 Bonds & Real Property Acquisition - 2012	2031	1,015,000
Total Port of Grandview		\$ 1,280,000
Park Districts		
Naches Parks & Recreation		
<i>Unlimited Tax General Obligation Bonds</i>		
• Real Property Acquisition & Future Development - 2000	2020	\$ 430,000
Total Naches Park & Recreation		\$ 430,000

Yakima County Treasurer's Office

Summary of Outstanding Debt Service as of December 31, 2012

District and Financing Type	Maturity		
Irrigation Districts			
Wenas Irrigation District			
<i>Loans</i>			
• Department of Ecology - 1994	2013	\$	35,254
Total Wenas Irrigation District			\$ 35,254
Naches/Selah Irrigation District			
<i>Loans</i>			
• Department of Ecology for Pipe Open Canal Loan - 2001	2015	\$	123,756
• Department of Ecology for Pipeline Project - 2008	2032		2,949,878
<i>Revenue Bonds</i>			
• Refinance 1984 Department of Ecology Loan - 2004	2013		12,742
• Improvements to Water Lines - 2005	2024		500,727
Total Naches/Selah Irrigation District			\$ 3,587,103
Sewer Districts			
Cowiche Sewer District			
<i>Loans</i>			
• Department of Ecology for Wastewater System - 2001	2022	\$	325,239
<i>Revenue Bonds</i>			
• USDA for Wastewater System - 2001	2031		66,598
Total Cowiche Sewer District			\$ 391,837
Terrace Heights Sewer District			
<i>Loans</i>			
• Refund of 1994 Revenue Bond & Sewer Improvements - 2006	2033	\$	5,430,000
Total Terrace Heights Sewer District			\$ 5,430,000
Water Districts			
Crewport Water System			
<i>Revenue Bonds</i>			
• USDA for Water System Improvements, Series A - 2004	2034	\$	83,450
• USDA for Water System Improvements, Series B - 2004	2034		8,418
Total Crewport Water System			\$ 91,868
Library Districts			
Yakima Valley Libraries			
<i>Limited Tax General Obligation Bonds</i>			
• West Valley Capital Building Project - 2010	2016	\$	1,355,000
Total Yakima Valley Libraries			\$ 1,355,000

Yakima County Treasurer's Office

Summary of Outstanding Debt Service as of December 31, 2012

District and Financing Type	Maturity
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Supporting Investments in Economic Diversification (SIED)

The monies raised through these local option sales and use taxes have been used by the Board of County Commissioners to support economic development. The financing mechanisms have been through grants and/or interlocal loan agreements between Yakima County and its taxing districts.

Loan Recipient - Port Districts

Port of Grandview

• Stover Road Interior Roadway - 2006	2020	Obligation Fulfilled
• Olsen Brothers Ranches Inc - 2010	2012	Obligation Fulfilled
Total Port of Grandview		Obligation Fulfilled

Port of Sunnyside

• Midvale Road Industrial Park - 2000	2013	\$29,377.32
• Midvale Road Industrial Park - 2001	2013	5,709.88
• Sequencing Batch Reactor - 2003	2018	99,999.97
• Kennewick Industrial - 2007	2015	44,659.48
• Medical Clinic - 2007	2014	73,641.42
• Blueline Manufacturing - 2008	2014	19,019.94
• Dewatering Facility - 2009	2018	154,929.93
• Bleyhl Bulk Fuel Center - 2009	2019	98,530.31
• Wastewater Facility Upgrades - 2012	2034	500,000.00
Total Port of Sunnyside		\$1,025,868.25

Loan Recipient - Cities

City of Grandview

• Wholesale Grocery Distribution - 2002	2013	\$ 38,640.61
• Downtown Revitalization - 2009	2019	181,364.05
Total City of Grandview		\$ 220,004.66

City of Granger

• Travel Plaza - 2006	2013	\$ 41,899.09
Total City of Granger		\$ 41,899.09

City of Moxee

• Postma Road Improvement - 2003	2013	\$ 11,528.84
• Business Expansion Project - 2005	2016	94,404.86
• Trellis Brewing - 2012	2017	438,800.00
Total City of Moxee		\$ 544,733.70

Town of Naches

• Allan Road Expansion - 2010	2021	\$ 235,138.93
• Allan Road Expansion II - 2010	2021	233,045.53
• Chinook Center - 2012	2012	74,788.00
Total Town of Naches		\$ 542,972.46

Yakima County Treasurer's Office

Summary of Outstanding Debt Service as of December 31, 2012

District and Financing Type	Maturity	
Supporting Investments in Economic Diversification (SIED)		
City of Selah		
• North Park Drive - 2005	2026	Obligation Fulfilled
• South Park Drive - 2008	2019	Obligation Fulfilled
• Matson Fruit - 2011	2022	\$ 201,000.00
Total City of Selah		\$ 201,000.00
City of Sunnyside		
• RV Park & Motel Development - 2005	2015	\$ 95,529.42
• Columbia River Bank - 2008	2015	50,213.17
• Airport Infrastructure - 2012	2018	25,000.00
Total City of Sunnyside		\$ 170,742.59
City of Tieton		
• Water System Improvements - 2007	2023	Obligation Fulfilled
• Tieton Cider - 2012	2023	\$ 325,000.00
Total City of Tieton		\$ 325,000.00
City of Union Gap		
• Valley Mall Boulevard Improvements - 2002	2017	\$ 146,201.09
• Western Recreation Vehicle - 2004	2020	279,873.82
• Western Recreation Vehicle - 2004	2020	110,647.28
• Longfibre Road Phase II - 2007	2017	158,182.12
• Valley Mall Boulevard Phase III - 2008	2024	435,913.21
Total City of Union Gap		\$1,130,817.52
City of Yakima		
• Air Terminal - General/Revenue - 2006	2012	Obligation Fulfilled
• Fiesta Foods - 2006	2012	Obligation Fulfilled
• GE Aerospace - 2007	2012	Obligation Fulfilled
• Italcon - 2008	2013	\$ 45,901.68
• Cascade Mill District Development - 2011	2013	254,787.53
Total City of Yakima		\$ 300,689.21
City of Zillah		
• Vintage Valley - 2005	2015	\$ 95,617.94
• Vintage Valley Medical Center - 2009	2018	101,076.46
• Teapot Dome Visitor Info Center - 2011	2021	91,807.16
Total City of Zillah		\$ 288,501.56
Loan Recipient - Other		
Yakima Air Terminal		
• Airport Master Plan Update - 2011	2013	\$ 250,000.00
Total Yakima Air Terminal		\$ 250,000.00
Total Supporting Investments in Economic Diversification Loans		<u>\$5,042,229.04</u>