

**THE WOODLANDS®**  
**2020 COMMUNITY TAX COMPARISON (PER \$100 VALUATION)**

VILLAGE/COMMUNITY	MUD NUMBER	MUD RATE	COUNTY RATE	SCHOOL DISTRICT RATE	TAX RATE	TOWNSHIP RATE	TOTAL TAX RATE
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**THE WOODLANDS:**

CREEKSIDE PARK® <sup>1</sup>	386	.49	.759207	1.29	2.539207	.224	2.76
EAST SHORE (Section 1) <sup>2</sup>	6	.08	.6142	1.23	1.9242	.224	2.15
GROGAN'S CREST <sup>3</sup>	36	.035	.6142	1.23	1.8792	.224	2.10
LAKESIDE COVE <sup>4</sup>	6	.08	.6142	1.23	1.9242	.224	2.15
MAY VALLEY <sup>5</sup>	386 or 46	.49 or .20974	.6142	1.3095	2.4137 or 2.13344	.224	2.64 or 2.36
THE WOODLANDS RESERVE <sup>6</sup>	7 or 60	.125 or .165	.6142	1.23	1.9692 or 2.0092	.224	2.19 or 2.23

**OTHER COMMUNITIES:**

						HOA FEE
ARTAVIA <sup>7</sup>	111	1.35	.7142	1.23	3.29	\$970/year
BOULEVARD GREEN AT VISION PARK <sup>8</sup>	-	-	.7081 + city .1799	1.23	2.12	\$1,920/year
DEL WEBB THE WOODLANDS <sup>9</sup>	-	-	.7142	1.3095	2.02	\$1,848/year
FALLS AT IMPERIAL OAKS <sup>10</sup>	115 or 127	1.30 or 1.35	.7142	1.23	3.24 or 3.29	\$650-\$850/year
GRAND CENTRAL PARK <sup>11</sup>	148	0.90	.6142 + city .4375	1.23	3.18	\$975/year
GRAYSTONE HILLS <sup>12</sup>	107	0.65	.6142 + city .4375	1.23	2.93	\$785/year
HARMONY <sup>13</sup>	119	1.24	.7142	1.23	3.18	\$1,472-\$1,672/year
HARPER'S PRESERVE <sup>14</sup>	95 or 15	1.22 or 0.82	.7081	1.23	3.16 or 2.76	\$1,823.50/year HOA + mowing
LAKES AT CREEKSIDE <sup>15</sup>	1	0.745	0.858597	1.29 or 1.36	2.89 or 2.96	\$975-\$1,375/year
MEADOWS AT IMPERIAL OAKS <sup>16</sup>	99	1.04	1.1542	1.23	3.42	\$600-\$1,000/year
NORTHGROVE <sup>17</sup>	137	1.35	.7142	1.3095	3.37	\$1,250/year
ROYAL BROOK AT KINGWOOD <sup>18</sup>	-	-	.7245 + city .56792	1.41835 or 1.5684	2.71 or 2.86	\$1,200/year
SIENNA <sup>19</sup>	4 or 6 + LID	1.50	.444	1.27	3.21	\$1,229/year
SPRINGWOODS VILLAGE <sup>20</sup>	HCID 18	0.735	0.858597	1.43	3.02	\$1,200/year
STILLWATER <sup>21</sup>	138	0.88	.6142 + city .4375	1.23	3.16	\$980/year
WOODFOREST <sup>22</sup>	113	0.88	.7142 or .6064	1.23 or 1.3075	2.82 or 2.79	\$1,150/year
WOODSON'S RESERVE <sup>23</sup>	105	1.35	.7142	1.23	3.29	\$1,250/year
WRIGHT'S LANDING <sup>24</sup>	88	1.38	.7142	1.23	3.32	\$520/year

**THE WOODLANDS® 2020 Community Tax Comparison (Per \$100 Valuation)**  
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Total Annual Tax/Fees Per Home Valued at...		
\$300,000	\$500,000	\$800,000

**THE WOODLANDS®:**

	\$300,000	\$500,000	\$800,000
CREEKSIDE PARK®	\$8,280	\$13,800	\$22,080
EAST SHORE (Section 1)	\$6,450	\$10,750	\$17,200
GROGAN'S CREST	\$6,300	\$10,500	-
LAKESIDE COVE	-	-	\$17,200
MAY VALLEY	\$7,920 or \$7,080	\$13,200 or \$11,800	\$21,120 or \$18,880
THE WOODLANDS RESERVE – fees per new home valued at \$1,000,000	-	-	\$21,900 or \$22,300

**OTHER COMMUNITIES:**

	\$300,000	\$500,000	\$800,000
ARTAVIA	\$9,870	\$16,450	-
BOULEVARD GREEN AT VISION PARK	-	\$10,600	\$16,960
DEL WEBB THE WOODLANDS	\$6,060	\$10,100	-
FALLS AT IMPERIAL OAKS	\$9,720 or \$9,870	\$16,200 or \$16,450	\$25,920 or \$26,320
GRAND CENTRAL PARK	\$9,540	\$15,900	\$25,440
GRAYSTONE HILLS	\$8,790	\$14,650	-
HARMONY	\$9,540	\$15,900	\$25,440
HARPER'S PRESERVE	\$9,480 or \$8,280	\$15,800 or \$13,800	-
LAKES AT CREEKSIDE	\$8,670 or \$8,880	\$14,450 or \$14,800	-
MEADOWS AT IMPERIAL OAKS	\$10,260	\$17,100	-
NORTHGROVE	\$10,110	\$16,850	\$26,960
ROYAL BROOK AT KINGWOOD	\$8,130 or \$8,580	\$13,550 or \$14,300	\$21,680 or \$22,880
SIENNA	\$9,630	\$16,050	\$25,680
SPRINGWOODS VILLAGE	\$9,060	\$15,100	\$24,160
STILLWATER	-	\$15,800	\$25,280
WOODFOREST	\$8,460 or \$8,370	\$14,100 or \$13,950	\$22,560 or \$22,320
WOODSON'S RESERVE	\$9,870	\$16,450	\$26,320
WRIGHT'S LANDING	\$9,960	\$16,600	-

**2020 COUNTY TAX BREAKDOWN**

Rates Set Fall 2019 – Payable in 2020

Montgomery County		Harris County	
Base Rate	\$ .4475	Base Rate	\$ .40713
Hospital District	.0589	Hospital District	.16591
College District	_.1078	College District	.1078
		Flood Control	.02792
		Port of Houston Authority	.01074
		Department of Education	.005000
Total Rate Applicable to The Woodlands	\$ .6142	Total Rate Applicable to The Woodlands	\$ .7245

**Figures shown are rates set in 2019 and payable in 2020.**  
**Tax rates are set by governmental entities and are subject to change.**

**THE WOODLANDS® 2020 Community Tax Comparison (Per \$100 Valuation)**  
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**FOOTNOTES:**

- <sup>1</sup>Creeside Park® pays Harris County, ESD 11 (\$0.034707) and Tomball ISD taxes.
- <sup>2</sup>East Shore pays Montgomery County and Conroe ISD taxes. Annual HOA fee varies from \$1,758.00 to \$2,930.00.
- <sup>3</sup>Grogan's Crest pays Montgomery County and Conroe ISD taxes. Monthly HOA fee is \$275.00.
- <sup>4</sup>Lakeside Cove pays Montgomery County and Conroe ISD taxes. Annual HOA fee is \$3,700.00.
- <sup>5</sup>May Valley pays Harris County and Magnolia ISD taxes.
- <sup>6</sup>The Woodlands Reserve pays Montgomery County and Conroe ISD taxes. Annual HOA fee is \$1,200.00.
- <sup>7</sup>Artavia pays Montgomery County, ESD 9 (\$0.10) and Conroe ISD taxes.
- <sup>8</sup>Boulevard Green at Vision Park pays no MUD tax or Township tax but pays Shenandoah city tax (\$0.1799) and ESD 4 (\$0.0939).
- <sup>9</sup>Del Webb The Woodlands pays Montgomery County plus ESD 10 (\$0.10) and Magnolia ISD taxes.
- <sup>10</sup>Falls at Imperial Oaks pays Montgomery County plus ESD 8 (\$0.10) and Conroe ISD taxes.
- <sup>11</sup>Grand Central Park pays Montgomery County plus city of Conroe (\$0.4375) and Conroe ISD taxes.
- <sup>12</sup>Graystone Hills pays Montgomery County plus city of Conroe (\$0.4375) and Conroe ISD taxes.
- <sup>13</sup>Harmony pays Montgomery County plus ESD 8 (\$0.10) and Conroe ISD taxes.
- <sup>14</sup>Harper's Preserve pays Montgomery County and Conroe ISD taxes, plus ESD 4 (\$0.0939).
- <sup>15</sup>Lakes at Creekside pays Harris County, ESD 7 (.09939), ESD 11 (.034707) and Tomball ISD or Klein ISD taxes.
- <sup>16</sup>The Meadows at Imperial Oaks pays Montgomery County, ESD 8 (\$0.10), DD 10 (\$0.44) and Conroe ISD taxes.
- <sup>17</sup>NorthGrove pays Montgomery County, ESD 10 (\$0.10) and Magnolia ISD taxes.
- <sup>18</sup>Royal Brook pays Harris County plus city of Houston (\$0.56792) and Humble ISD or New Caney ISD taxes.
- <sup>19</sup>Sienna pays Fort Bend County and Fort Bend ISD taxes. Taxes based on MUDs in new construction areas.
- <sup>20</sup>Springwoods Village pays Harris County plus HCID 18 (\$.735), ESD 7 (\$0.09939), ESD 11 (\$0.034707) and Spring ISD taxes.
- <sup>21</sup>Stillwater pays Montgomery County plus city of Conroe (\$0.4375) and Conroe ISD taxes.
- <sup>22</sup>Woodforest pays Montgomery County plus ESD 3 (\$0.10) and Conroe ISD or Montgomery ISD taxes, depending on area. The section in Montgomery ISD does not pay the College District tax.
- <sup>23</sup>Woodson's Reserve pays Montgomery County plus ESD 8 (\$0.10) and Conroe ISD taxes.
- <sup>24</sup>Wright's Landing pays Montgomery County plus ESD 8 (\$0.10) and Conroe ISD taxes.

**NOTE:**

**This information has been compiled from several sources. Tax rates are subject to change. For the most current information, contact your local appraisal district.**

**Appraisal Districts – (Montgomery) 936/756-3354, (Harris) 713/957-7800**