

CITY OF CLIVE, IOWA
HSB 328 & SSB 1227
Estimated ACGFL Tax Rates & Revenues

ADJUSTED CITY GENERAL FUND LEVY RATES & REVENUES					
Fiscal Year	ACGFL Rate	Revenues from Existing Valuation	Revenues from New Construction	Total Revenues	Revenue Growth %
2025-26	\$6.94031	\$13,645,571	\$0	\$13,645,571	
2026-27	\$3.82962	\$13,918,482	\$532,149	\$14,450,631	5.9%
2027-28	\$3.93717	\$14,739,658	\$547,093	\$15,286,752	5.8%
2028-29	\$3.87242	\$15,592,498	\$538,096	\$16,130,594	5.5%
2029-30	\$3.97781	\$16,453,211	\$552,740	\$17,005,952	5.4%
2030-31	\$3.90847	\$17,346,072	\$543,105	\$17,889,177	5.2%
2031-32	\$4.01229	\$18,246,970	\$557,532	\$18,804,501	5.1%
2032-33	\$3.93937	\$19,180,587	\$547,399	\$19,727,986	4.9%
2033-34	\$4.04177	\$20,122,539	\$561,628	\$20,684,167	4.8%
2034-35	\$3.96578	\$21,097,874	\$551,069	\$21,648,943	4.7%
2035-36	\$4.06689	\$22,081,904	\$565,119	\$22,647,023	4.6%

TOTAL ASSESSED AND TAXABLE VALUATIONS				
Fiscal Year	Total Assessed Valuation (Including Ag)	Non-TIF Taxable Valuation (Excluding Ag)	TIF Taxable Valuation (Excluding Ag)	Total Taxable Valuation (Excluding Ag)
2025-26	\$3,670,394,772	\$1,966,133,604	\$82,121,790	\$2,048,255,394
2026-27	\$3,898,129,024	\$3,773,383,757	\$94,067,213	\$3,867,450,970
2027-28	\$4,008,465,701	\$3,882,675,031	\$95,112,617	\$3,977,787,647
2028-29	\$4,297,046,808	\$4,165,507,372	\$100,861,381	\$4,266,368,754
2029-30	\$4,407,789,485	\$4,275,204,646	\$101,906,785	\$4,377,111,431
2030-31	\$4,715,701,359	\$4,577,028,047	\$107,995,259	\$4,685,023,305
2031-32	\$4,826,444,037	\$4,686,725,321	\$109,040,663	\$4,795,765,983
2032-33	\$5,154,067,737	\$5,007,903,853	\$115,485,829	\$5,123,389,683
2033-34	\$5,264,810,415	\$5,117,601,127	\$116,531,233	\$5,234,132,361
2034-35	\$5,612,965,986	\$5,458,937,004	\$123,350,929	\$5,582,287,932
2035-36	\$5,723,708,664	\$5,568,634,277	\$124,396,333	\$5,693,030,610

TAXABLE VALUATION BY PROPERTY CLASS (%)						
Fiscal Year	Gross Residential	Exemptions	Net Residential	Commercial	Industrial	G&E
2025-26	65.76%	-0.54%	65.23%	32.65%	1.15%	0.60%
2026-27	83.44%	-7.27%	76.18%	22.34%	0.70%	0.32%
2027-28	84.44%	-7.83%	76.61%	21.93%	0.68%	0.31%
2028-29	84.96%	-8.00%	76.96%	21.67%	0.64%	0.29%
2029-30	85.82%	-8.48%	77.34%	21.31%	0.62%	0.28%
2030-31	86.20%	-8.55%	77.65%	21.08%	0.59%	0.26%
2031-32	86.95%	-8.98%	77.98%	20.77%	0.57%	0.25%
2032-33	87.22%	-8.97%	78.25%	20.58%	0.54%	0.24%
2033-34	87.89%	-9.35%	78.54%	20.30%	0.53%	0.23%
2034-35	88.06%	-9.29%	78.77%	20.13%	0.50%	0.22%
2035-36	88.66%	-9.63%	79.03%	19.89%	0.49%	0.21%

NOTE: Total Taxable Valuation will be lower than the Total Assessed valuation because:
1) Ag Land and Ag Building values are excluded, and
2) the Gas and Electric Utility rollback is not affected by the proposed legislation and is less than 100%.

CITY OF CLIVE, IOWA

Estimated ACGFL Tax Rates & Revenues

Under Proposed HSB 328/SSB 1227

ACGFL RATES & REVENUES - Proposed HSB 328/SSB 1227			
Taxable Non-TIF			
Fiscal Year	Valuation	ACGFL Rate	Total Revenues
2025-26	\$1,966,133,604	\$6.94031	\$13,645,571
2026-27	\$3,773,383,757	\$3.82962	\$14,450,631
2027-28	\$3,882,675,031	\$3.93717	\$15,286,752
2028-29	\$4,165,507,372	\$3.87242	\$16,130,594
2029-30	\$4,275,204,646	\$3.97781	\$17,005,952
2030-31	\$4,577,028,047	\$3.90847	\$17,889,177
2031-32	\$4,686,725,321	\$4.01229	\$18,804,501
2032-33	\$5,007,903,853	\$3.93937	\$19,727,986
2033-34	\$5,117,601,127	\$4.04177	\$20,684,167
2034-35	\$5,458,937,004	\$3.96578	\$21,648,943
2035-36	\$5,568,634,277	\$4.06689	\$22,647,023

CITY OF CLIVE, IOWA

Estimated ACGFL Tax Rates & Revenues

Under Current HF 718/SF 2442

ACGFL RATES & REVENUES - Existing HF 718/SF 2442			
Taxable Non-TIF			
Fiscal Year	Valuation	ACGFL Rate	Total Revenues
2025-26	\$1,966,133,604	\$6.94031	\$13,645,571
2026-27	\$2,097,049,805	\$6.73816	\$14,130,261
2027-28	\$2,190,932,912	\$6.60604	\$14,473,393
2028-29	\$2,333,420,072	\$6.60604	\$15,414,669
2029-30	\$2,433,170,866	\$6.60604	\$16,073,627
2030-31	\$2,584,522,769	\$6.60604	\$17,073,464
2031-32	\$2,689,344,953	\$6.60604	\$17,765,924
2032-33	\$2,850,031,950	\$6.60604	\$18,827,429
2033-34	\$2,960,199,778	\$6.60604	\$19,555,202
2034-35	\$3,130,721,590	\$6.60604	\$20,681,676
2035-36	\$3,246,510,608	\$6.60604	\$21,446,583

IMPACT OF PROPOSED HSB 328/SSB 1227 vs. CURRENT HF 718/SF 2442			
Taxable Non-TIF			
Fiscal Year	Valuation	ACGFL Rate	Total Revenues
2025-26	\$0	\$0.00000	\$0
2026-27	\$1,676,333,952	(\$2.90854)	\$320,369
2027-28	\$1,691,742,119	(\$2.66887)	\$813,358
2028-29	\$1,832,087,300	(\$2.73362)	\$715,925
2029-30	\$1,842,033,780	(\$2.62823)	\$932,325
2030-31	\$1,992,505,278	(\$2.69757)	\$815,713
2031-32	\$1,997,380,368	(\$2.59375)	\$1,038,577
2032-33	\$2,157,871,904	(\$2.66667)	\$900,558
2033-34	\$2,157,401,349	(\$2.56427)	\$1,128,965
2034-35	\$2,328,215,414	(\$2.64026)	\$967,267
2035-36	\$2,322,123,670	(\$2.53915)	\$1,200,440

CITY OF CLIVE, IOWA
Estimated Tax Bill - **ACFGL Portion ONLY**
Change between FY 2026 and FY 2031

Commerical Valuation		Commercial Tax Bill		Industrial Valuation		Industrial Tax Bill		Residential Valuation		Residential Homestead - Non Senio		Residential Homestead - Senior		Residential Non-Homestead	
FY 2026	FY 2031	FY 2026	FY 2031	FY 2026	FY 2031	FY 2026	FY 2031	FY 2026	FY 2031	FY 2026	FY 2031	FY 2026	FY 2031	FY 2026	FY 2031
\$50,000	\$61,740	\$165	\$241	\$50,000	\$51,515	\$165	\$201	\$50,000	\$58,947	\$149	\$35	\$127	\$35	\$165	\$230
\$100,000	\$123,480	\$329	\$483	\$100,000	\$103,030	\$329	\$403	\$100,000	\$117,894	\$313	\$265	\$292	\$265	\$329	\$461
\$150,000	\$185,220	\$494	\$724	\$150,000	\$154,545	\$494	\$604	\$150,000	\$176,842	\$478	\$496	\$456	\$496	\$494	\$691
\$200,000	\$246,960	\$806	\$965	\$200,000	\$206,060	\$806	\$805	\$200,000	\$235,789	\$642	\$726	\$621	\$726	\$658	\$922
\$250,000	\$308,700	\$1,118	\$1,207	\$250,000	\$257,575	\$1,118	\$1,007	\$250,000	\$294,736	\$807	\$957	\$786	\$957	\$823	\$1,152
\$300,000	\$370,440	\$1,431	\$1,448	\$300,000	\$309,090	\$1,431	\$1,208	\$300,000	\$353,683	\$972	\$1,187	\$950	\$1,187	\$988	\$1,382
\$400,000	\$493,920	\$2,055	\$1,930	\$400,000	\$412,120	\$2,055	\$1,611	\$400,000	\$471,578	\$1,301	\$1,648	\$1,279	\$1,648	\$1,317	\$1,843
\$500,000	\$617,400	\$2,680	\$2,413	\$500,000	\$515,151	\$2,680	\$2,013	\$500,000	\$589,472	\$1,630	\$2,109	\$1,609	\$2,109	\$1,646	\$2,304
\$600,000	\$740,880	\$3,305	\$2,896	\$600,000	\$618,181	\$3,305	\$2,416	\$600,000	\$707,366	\$1,959	\$2,569	\$1,938	\$2,569	\$1,975	\$2,765
\$700,000	\$864,360	\$3,929	\$3,378	\$700,000	\$721,211	\$3,929	\$2,819	\$700,000	\$825,261	\$2,288	\$3,030	\$2,267	\$3,030	\$2,304	\$3,226
\$800,000	\$987,840	\$4,554	\$3,861	\$800,000	\$824,241	\$4,554	\$3,222	\$800,000	\$943,155	\$2,618	\$3,491	\$2,596	\$3,491	\$2,634	\$3,686
\$900,000	\$1,111,320	\$5,178	\$4,344	\$900,000	\$927,271	\$5,178	\$3,624	\$900,000	\$1,061,050	\$2,947	\$3,952	\$2,925	\$3,952	\$2,963	\$4,147
\$1,000,000	\$1,234,800	\$5,803	\$4,826	\$1,000,000	\$1,030,301	\$5,803	\$4,027	\$1,000,000	\$1,178,944	\$3,276	\$4,412	\$3,255	\$4,412	\$3,292	\$4,608
\$2,000,000	\$2,469,600	\$12,049	\$9,652	\$2,000,000	\$2,060,602	\$12,049	\$8,054	\$2,000,000	\$2,357,888	\$6,568	\$9,020	\$6,546	\$9,020	\$6,584	\$9,216
\$3,000,000	\$3,704,400	\$18,296	\$14,479	\$3,000,000	\$3,090,903	\$18,296	\$12,081	\$3,000,000	\$3,536,832	\$9,860	\$13,628	\$9,838	\$13,628	\$9,876	\$13,824
\$4,000,000	\$4,939,200	\$24,542	\$19,305	\$4,000,000	\$4,121,204	\$24,542	\$16,108	\$4,000,000	\$4,715,776	\$13,152	\$18,236	\$13,130	\$18,236	\$13,168	\$18,431
\$5,000,000	\$6,174,000	\$30,788	\$24,131	\$5,000,000	\$5,151,505	\$30,788	\$20,135	\$5,000,000	\$5,894,720	\$16,444	\$22,844	\$16,422	\$22,844	\$16,459	\$23,039
\$6,000,000	\$7,408,800	\$37,035	\$28,957	\$6,000,000	\$6,181,806	\$37,035	\$24,161	\$6,000,000	\$7,073,664	\$19,735	\$27,452	\$19,714	\$27,452	\$19,751	\$27,647
\$7,000,000	\$8,643,600	\$43,281	\$33,783	\$7,000,000	\$7,212,107	\$43,281	\$28,188	\$7,000,000	\$8,252,608	\$23,027	\$32,060	\$23,006	\$32,060	\$23,043	\$32,255
\$8,000,000	\$9,878,400	\$49,527	\$38,609	\$8,000,000	\$8,242,408	\$49,527	\$32,215	\$8,000,000	\$9,431,552	\$26,319	\$36,668	\$26,298	\$36,668	\$26,335	\$36,863
\$9,000,000	\$11,113,200	\$55,773	\$43,436	\$9,000,000	\$9,272,709	\$55,773	\$36,242	\$9,000,000	\$10,610,496	\$29,611	\$41,275	\$29,590	\$41,275	\$29,627	\$41,471
\$10,000,000	\$12,348,000	\$62,020	\$48,262	\$10,000,000	\$10,303,010	\$62,020	\$40,269	\$10,000,000	\$11,789,440	\$32,903	\$45,883	\$32,882	\$45,883	\$32,919	\$46,079
\$15,000,000	\$18,522,000	\$93,251	\$72,393	\$15,000,000	\$15,454,515	\$93,251	\$60,404	\$15,000,000	\$17,684,160	\$49,363	\$68,923	\$49,341	\$68,923	\$49,378	\$69,118
\$20,000,000	\$24,696,000	\$124,482	\$96,524	\$20,000,000	\$20,606,020	\$124,482	\$80,538	\$20,000,000	\$23,578,880	\$65,822	\$91,962	\$65,801	\$91,962	\$65,838	\$92,157
\$25,000,000	\$30,870,000	\$155,714	\$120,654	\$25,000,000	\$25,757,525	\$155,714	\$100,673	\$25,000,000	\$29,473,600	\$82,281	\$115,001	\$82,260	\$115,001	\$82,297	\$115,197
\$30,000,000	\$37,044,000	\$186,945	\$144,785	\$30,000,000	\$30,909,030	\$186,945	\$120,807	\$30,000,000	\$35,368,320	\$98,741	\$138,041	\$98,720	\$138,041	\$98,757	\$138,236
\$35,000,000	\$43,218,000	\$218,177	\$168,916	\$35,000,000	\$36,060,535	\$218,177	\$140,942	\$35,000,000	\$41,263,040	\$115,200	\$161,080	\$115,179	\$161,080	\$115,216	\$161,275
\$40,000,000	\$49,392,000	\$249,408	\$193,047	\$40,000,000	\$41,212,040	\$249,408	\$161,076	\$40,000,000	\$47,157,760	\$131,660	\$184,119	\$131,639	\$184,119	\$131,676	\$184,315
\$45,000,000	\$55,566,000	\$280,639	\$217,178	\$45,000,000	\$46,363,545	\$280,639	\$181,211	\$45,000,000	\$53,052,480	\$148,119	\$207,159	\$148,098	\$207,159	\$148,135	\$207,354
\$50,000,000	\$61,740,000	\$311,871	\$241,309	\$50,000,000	\$51,515,050	\$311,871	\$201,345	\$50,000,000	\$58,947,200	\$164,579	\$230,198	\$164,558	\$230,198	\$164,595	\$230,393

CITY OF CLIVE, IOWA
Estimated Tax Bill - ACFGL Portion ONLY
Change between FY 2026 and FY 2031

	Commercial		Industrial		Residential Homestead - Non Senior		Residential Homestead - Senior		Residential Non-Homestead	
FY 2026 Valuation	FY26/31 Change \$	FY26/31 Change %	FY26/31 Change \$	FY26/31 Change %	FY26/31 Change \$	FY26/31 Change %	FY26/31 Change \$	FY26/31 Change %	FY26/31 Change \$	FY26/31 Change %
\$50,000	\$77	46.61%	\$37	22.33%	(\$114)	(76.47%)	(\$92)	(72.51%)	\$66	39.98%
\$100,000	\$153	46.61%	\$74	22.33%	(\$48)	(15.28%)	(\$26)	(9.07%)	\$132	39.98%
\$150,000	\$230	46.61%	\$110	22.33%	\$18	3.75%	\$39	8.62%	\$197	39.98%
\$200,000	\$159	19.74%	(\$1)	(0.09%)	\$84	13.03%	\$105	16.93%	\$263	39.98%
\$250,000	\$88	7.88%	(\$112)	(9.99%)	\$150	18.53%	\$171	21.76%	\$329	39.98%
\$300,000	\$17	1.20%	(\$223)	(15.56%)	\$215	22.16%	\$237	24.91%	\$395	39.98%
\$400,000	(\$125)	(6.08%)	(\$445)	(21.63%)	\$347	26.67%	\$368	28.79%	\$526	39.98%
\$500,000	(\$267)	(9.96%)	(\$667)	(24.87%)	\$479	29.36%	\$500	31.08%	\$658	39.98%
\$600,000	(\$409)	(12.37%)	(\$888)	(26.89%)	\$610	31.14%	\$632	32.59%	\$790	39.98%
\$700,000	(\$551)	(14.02%)	(\$1,110)	(28.26%)	\$742	32.41%	\$763	33.66%	\$921	39.98%
\$800,000	(\$693)	(15.22%)	(\$1,332)	(29.26%)	\$873	33.36%	\$895	34.46%	\$1,053	39.98%
\$900,000	(\$835)	(16.12%)	(\$1,554)	(30.01%)	\$1,005	34.10%	\$1,026	35.08%	\$1,184	39.98%
\$1,000,000	(\$977)	(16.83%)	(\$1,776)	(30.61%)	\$1,137	34.69%	\$1,158	35.58%	\$1,316	39.98%
\$2,000,000	(\$2,397)	(19.89%)	(\$3,996)	(33.16%)	\$2,452	37.34%	\$2,474	37.79%	\$2,632	39.98%
\$3,000,000	(\$3,817)	(20.86%)	(\$6,215)	(33.97%)	\$3,768	38.22%	\$3,790	38.52%	\$3,948	39.98%
\$4,000,000	(\$5,237)	(21.34%)	(\$8,434)	(34.37%)	\$5,084	38.66%	\$5,106	38.89%	\$5,264	39.98%
\$5,000,000	(\$6,657)	(21.62%)	(\$10,654)	(34.60%)	\$6,400	38.92%	\$6,422	39.10%	\$6,580	39.98%
\$6,000,000	(\$8,077)	(21.81%)	(\$12,873)	(34.76%)	\$7,716	39.10%	\$7,738	39.25%	\$7,896	39.98%
\$7,000,000	(\$9,498)	(21.94%)	(\$15,092)	(34.87%)	\$9,032	39.22%	\$9,054	39.35%	\$9,212	39.98%
\$8,000,000	(\$10,918)	(22.04%)	(\$17,312)	(34.95%)	\$10,348	39.32%	\$10,370	39.43%	\$10,528	39.98%
\$9,000,000	(\$12,338)	(22.12%)	(\$19,531)	(35.02%)	\$11,664	39.39%	\$11,686	39.49%	\$11,844	39.98%
\$10,000,000	(\$13,758)	(22.18%)	(\$21,751)	(35.07%)	\$12,980	39.45%	\$13,002	39.54%	\$13,160	39.98%
\$15,000,000	(\$20,858)	(22.37%)	(\$32,847)	(35.22%)	\$19,560	39.63%	\$19,581	39.69%	\$19,740	39.98%
\$20,000,000	(\$27,959)	(22.46%)	(\$43,944)	(35.30%)	\$26,140	39.71%	\$26,161	39.76%	\$26,319	39.98%
\$25,000,000	(\$35,059)	(22.52%)	(\$55,041)	(35.35%)	\$32,720	39.77%	\$32,741	39.80%	\$32,899	39.98%
\$30,000,000	(\$42,160)	(22.55%)	(\$66,138)	(35.38%)	\$39,300	39.80%	\$39,321	39.83%	\$39,479	39.98%
\$35,000,000	(\$49,260)	(22.58%)	(\$77,235)	(35.40%)	\$45,879	39.83%	\$45,901	39.85%	\$46,059	39.98%
\$40,000,000	(\$56,361)	(22.60%)	(\$88,332)	(35.42%)	\$52,459	39.84%	\$52,481	39.87%	\$52,639	39.98%
\$45,000,000	(\$63,461)	(22.61%)	(\$99,429)	(35.43%)	\$59,039	39.86%	\$59,061	39.88%	\$59,219	39.98%
\$50,000,000	(\$70,562)	(22.63%)	(\$110,526)	(35.44%)	\$65,619	39.87%	\$65,640	39.89%	\$65,798	39.98%