

CITY OF COLO, 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	\$8.22699	\$224,637	\$0	\$224,637	
2026-27	\$4.29256	\$229,130	\$1,946	\$231,076	2.9%
2027-28	\$4.32903	\$232,398	\$1,963	\$234,361	1.4%
2028-29	\$4.22580	\$239,049	\$1,916	\$240,965	2.8%
2029-30	\$4.25967	\$242,372	\$1,931	\$244,304	1.4%
2030-31	\$4.15681	\$249,189	\$1,885	\$251,074	2.8%
2031-32	\$4.18825	\$252,458	\$1,899	\$254,357	1.3%
2032-33	\$4.08773	\$259,444	\$1,853	\$261,298	2.7%
2033-34	\$4.11693	\$262,658	\$1,867	\$264,524	1.2%
2034-35	\$4.01871	\$269,815	\$1,822	\$271,637	2.7%
2035-36	\$4.04617	\$272,996	\$1,835	\$274,830	1.2%

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	\$67,006,246	\$27,304,887	\$5,285,967	\$32,590,854
2026-27	\$62,467,951	\$53,831,709	\$6,147,451	\$59,979,160
2027-28	\$62,886,951	\$54,137,125	\$6,261,035	\$60,398,160
2028-29	\$66,193,052	\$57,022,269	\$6,681,992	\$63,704,261
2029-30	\$66,637,052	\$57,352,685	\$6,795,576	\$64,148,261
2030-31	\$70,132,750	\$60,400,700	\$7,243,259	\$67,643,959
2031-32	\$70,576,750	\$60,731,116	\$7,356,843	\$68,087,959
2032-33	\$74,243,817	\$63,922,435	\$7,832,590	\$71,755,026
2033-34	\$74,687,817	\$64,252,851	\$7,946,174	\$72,199,026
2034-35	\$78,533,303	\$67,593,125	\$8,451,388	\$76,044,512
2035-36	\$78,977,303	\$67,923,541	\$8,564,972	\$76,488,512

TAXABLE VALUATION BY PROPERTY CLASS (%)						
Fiscal Year	Gross Residential	Exemptions	Net Residential	Commercial	Industrial	G&E
2025-26	83.27%	-1.80%	81.46%	13.75%	0.00%	1.02%
2026-27	104.90%	-19.50%	85.40%	11.59%	0.00%	0.56%
2027-28	105.09%	-19.61%	85.47%	11.53%	0.00%	0.55%
2028-29	104.49%	-18.82%	85.67%	11.50%	0.00%	0.52%
2029-30	104.63%	-18.88%	85.75%	11.44%	0.00%	0.52%
2030-31	104.01%	-18.08%	85.93%	11.42%	0.00%	0.49%
2031-32	104.14%	-18.14%	86.00%	11.36%	0.00%	0.49%
2032-33	103.54%	-17.38%	86.16%	11.34%	0.00%	0.46%
2033-34	103.67%	-17.45%	86.23%	11.29%	0.00%	0.46%
2034-35	103.10%	-16.72%	86.38%	11.27%	0.00%	0.44%
2035-36	103.22%	-16.78%	86.44%	11.22%	0.00%	0.44%

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 COLO, 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	\$27,304,887	\$8.22699	\$224,637
2026-27	\$53,831,709	\$4.29256	\$231,076
2027-28	\$54,137,125	\$4.32903	\$234,361
2028-29	\$57,022,269	\$4.22580	\$240,965
2029-30	\$57,352,685	\$4.25967	\$244,304
2030-31	\$60,400,700	\$4.15681	\$251,074
2031-32	\$60,731,116	\$4.18825	\$254,357
2032-33	\$63,922,435	\$4.08773	\$261,298
2033-34	\$64,252,851	\$4.11693	\$264,524
2034-35	\$67,593,125	\$4.01871	\$271,637
2035-36	\$67,923,541	\$4.04617	\$274,830

CITY OF COLO, 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	\$27,304,887	\$8.22699	\$224,637
2026-27	\$27,283,096	\$8.22699	\$224,458
2027-28	\$27,901,533	\$8.22699	\$229,546
2028-29	\$28,829,976	\$8.10000	\$233,523
2029-30	\$29,606,488	\$8.10000	\$239,813
2030-31	\$30,583,703	\$8.10000	\$247,728
2031-32	\$31,406,951	\$8.10000	\$254,396
2032-33	\$32,435,547	\$8.10000	\$262,728
2033-34	\$33,308,102	\$8.10000	\$269,796
2034-35	\$34,390,904	\$8.10000	\$278,566
2035-36	\$35,315,253	\$8.10000	\$286,054

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	\$26,548,613	(\$3.93443)	\$6,618
2027-28	\$26,235,592	(\$3.89796)	\$4,816
2028-29	\$28,192,294	(\$3.87420)	\$7,442
2029-30	\$27,746,198	(\$3.84033)	\$4,491
2030-31	\$29,816,996	(\$3.94319)	\$3,346
2031-32	\$29,324,165	(\$3.91175)	-\$39
2032-33	\$31,486,889	(\$4.01227)	-\$1,430
2033-34	\$30,944,749	(\$3.98307)	-\$5,271
2034-35	\$33,202,221	(\$4.08129)	-\$6,929
2035-36	\$32,608,288	(\$4.05383)	-\$11,223

CITY OF COLO, 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	\$195	\$257	\$50,000	\$51,515	\$195	\$214	\$50,000	\$58,947	\$176	\$37	\$151	\$37	\$195	\$245
\$100,000	\$123,480	\$390	\$513	\$100,000	\$103,030	\$390	\$428	\$100,000	\$117,894	\$371	\$282	\$346	\$282	\$390	\$490
\$150,000	\$185,220	\$585	\$770	\$150,000	\$154,545	\$585	\$642	\$150,000	\$176,842	\$566	\$527	\$541	\$527	\$585	\$735
\$200,000	\$246,960	\$956	\$1,027	\$200,000	\$206,060	\$956	\$857	\$200,000	\$235,789	\$762	\$772	\$736	\$772	\$780	\$980
\$250,000	\$308,700	\$1,326	\$1,283	\$250,000	\$257,575	\$1,326	\$1,071	\$250,000	\$294,736	\$957	\$1,017	\$931	\$1,017	\$976	\$1,225
\$300,000	\$370,440	\$1,696	\$1,540	\$300,000	\$309,090	\$1,696	\$1,285	\$300,000	\$353,683	\$1,152	\$1,262	\$1,126	\$1,262	\$1,171	\$1,470
\$400,000	\$493,920	\$2,436	\$2,053	\$400,000	\$412,120	\$2,436	\$1,713	\$400,000	\$471,578	\$1,542	\$1,752	\$1,517	\$1,752	\$1,561	\$1,960
\$500,000	\$617,400	\$3,177	\$2,566	\$500,000	\$515,151	\$3,177	\$2,141	\$500,000	\$589,472	\$1,932	\$2,242	\$1,907	\$2,242	\$1,951	\$2,450
\$600,000	\$740,880	\$3,917	\$3,080	\$600,000	\$618,181	\$3,917	\$2,570	\$600,000	\$707,366	\$2,322	\$2,733	\$2,297	\$2,733	\$2,341	\$2,940
\$700,000	\$864,360	\$4,658	\$3,593	\$700,000	\$721,211	\$4,658	\$2,998	\$700,000	\$825,261	\$2,713	\$3,223	\$2,687	\$3,223	\$2,732	\$3,430
\$800,000	\$987,840	\$5,398	\$4,106	\$800,000	\$824,241	\$5,398	\$3,426	\$800,000	\$943,155	\$3,103	\$3,713	\$3,077	\$3,713	\$3,122	\$3,921
\$900,000	\$1,111,320	\$6,139	\$4,620	\$900,000	\$927,271	\$6,139	\$3,854	\$900,000	\$1,061,050	\$3,493	\$4,203	\$3,468	\$4,203	\$3,512	\$4,411
\$1,000,000	\$1,234,800	\$6,879	\$5,133	\$1,000,000	\$1,030,301	\$6,879	\$4,283	\$1,000,000	\$1,178,944	\$3,883	\$4,693	\$3,858	\$4,693	\$3,902	\$4,901
\$2,000,000	\$2,469,600	\$14,283	\$10,266	\$2,000,000	\$2,060,602	\$14,283	\$8,566	\$2,000,000	\$2,357,888	\$7,785	\$9,593	\$7,760	\$9,593	\$7,804	\$9,801
\$3,000,000	\$3,704,400	\$21,688	\$15,398	\$3,000,000	\$3,090,903	\$21,688	\$12,848	\$3,000,000	\$3,536,832	\$11,688	\$14,494	\$11,662	\$14,494	\$11,707	\$14,702
\$4,000,000	\$4,939,200	\$29,092	\$20,531	\$4,000,000	\$4,121,204	\$29,092	\$17,131	\$4,000,000	\$4,715,776	\$15,590	\$19,395	\$15,564	\$19,395	\$15,609	\$19,603
\$5,000,000	\$6,174,000	\$36,496	\$25,664	\$5,000,000	\$5,151,505	\$36,496	\$21,414	\$5,000,000	\$5,894,720	\$19,492	\$24,295	\$19,467	\$24,295	\$19,511	\$24,503
\$6,000,000	\$7,408,800	\$43,900	\$30,797	\$6,000,000	\$6,181,806	\$43,900	\$25,697	\$6,000,000	\$7,073,664	\$23,394	\$29,196	\$23,369	\$29,196	\$23,413	\$29,404
\$7,000,000	\$8,643,600	\$51,305	\$35,930	\$7,000,000	\$7,212,107	\$51,305	\$29,979	\$7,000,000	\$8,252,608	\$27,296	\$34,097	\$27,271	\$34,097	\$27,315	\$34,305
\$8,000,000	\$9,878,400	\$58,709	\$41,063	\$8,000,000	\$8,242,408	\$58,709	\$34,262	\$8,000,000	\$9,431,552	\$31,199	\$38,997	\$31,173	\$38,997	\$31,218	\$39,205
\$9,000,000	\$11,113,200	\$66,113	\$46,195	\$9,000,000	\$9,272,709	\$66,113	\$38,545	\$9,000,000	\$10,610,496	\$35,101	\$43,898	\$35,075	\$43,898	\$35,120	\$44,106
\$10,000,000	\$12,348,000	\$73,518	\$51,328	\$10,000,000	\$10,303,010	\$73,518	\$42,828	\$10,000,000	\$11,789,440	\$39,003	\$48,799	\$38,978	\$48,799	\$39,022	\$49,006
\$15,000,000	\$18,522,000	\$110,539	\$76,992	\$15,000,000	\$15,454,515	\$110,539	\$64,241	\$15,000,000	\$17,684,160	\$58,514	\$73,302	\$58,489	\$73,302	\$58,533	\$73,510
\$20,000,000	\$24,696,000	\$147,561	\$102,657	\$20,000,000	\$20,606,020	\$147,561	\$85,655	\$20,000,000	\$23,578,880	\$78,025	\$97,805	\$78,000	\$97,805	\$78,044	\$98,013
\$25,000,000	\$30,870,000	\$184,582	\$128,321	\$25,000,000	\$25,757,525	\$184,582	\$107,069	\$25,000,000	\$29,473,600	\$97,536	\$122,308	\$97,511	\$122,308	\$97,555	\$122,516
\$30,000,000	\$37,044,000	\$221,603	\$153,985	\$30,000,000	\$30,909,030	\$221,603	\$128,483	\$30,000,000	\$35,368,320	\$117,047	\$146,812	\$117,021	\$146,812	\$117,066	\$147,019
\$35,000,000	\$43,218,000	\$258,625	\$179,649	\$35,000,000	\$36,060,535	\$258,625	\$149,897	\$35,000,000	\$41,263,040	\$136,558	\$171,315	\$136,532	\$171,315	\$136,577	\$171,523
\$40,000,000	\$49,392,000	\$295,646	\$205,313	\$40,000,000	\$41,212,040	\$295,646	\$171,311	\$40,000,000	\$47,157,760	\$156,069	\$195,818	\$156,043	\$195,818	\$156,088	\$196,026
\$45,000,000	\$55,566,000	\$332,668	\$230,977	\$45,000,000	\$46,363,545	\$332,668	\$192,724	\$45,000,000	\$53,052,480	\$175,580	\$220,321	\$175,554	\$220,321	\$175,599	\$220,529
\$50,000,000	\$61,740,000	\$369,689	\$256,641	\$50,000,000	\$51,515,050	\$369,689	\$214,138	\$50,000,000	\$58,947,200	\$195,091	\$244,824	\$195,065	\$244,824	\$195,110	\$245,032

CITY OF COLO, 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	\$62	31.54%	\$19	9.75%	(\$139)	(78.89%)	(\$114)	(75.34%)	\$50	25.59%
\$100,000	\$123	31.54%	\$38	9.75%	(\$89)	(23.99%)	(\$64)	(18.42%)	\$100	25.59%
\$150,000	\$185	31.54%	\$57	9.75%	(\$39)	(6.91%)	(\$14)	(2.55%)	\$150	25.59%
\$200,000	\$71	7.43%	(\$99)	(10.36%)	\$11	1.42%	\$36	4.91%	\$200	25.59%
\$250,000	(\$43)	(3.21%)	(\$255)	(19.24%)	\$61	6.35%	\$86	9.24%	\$250	25.59%
\$300,000	(\$156)	(9.21%)	(\$411)	(24.24%)	\$111	9.60%	\$136	12.07%	\$300	25.59%
\$400,000	(\$383)	(15.73%)	(\$723)	(29.69%)	\$210	13.65%	\$236	15.55%	\$399	25.59%
\$500,000	(\$610)	(19.21%)	(\$1,035)	(32.59%)	\$310	16.06%	\$336	17.60%	\$499	25.59%
\$600,000	(\$838)	(21.38%)	(\$1,348)	(34.40%)	\$410	17.66%	\$436	18.96%	\$599	25.59%
\$700,000	(\$1,065)	(22.86%)	(\$1,660)	(35.63%)	\$510	18.80%	\$535	19.92%	\$699	25.59%
\$800,000	(\$1,292)	(23.93%)	(\$1,972)	(36.53%)	\$610	19.65%	\$635	20.64%	\$799	25.59%
\$900,000	(\$1,519)	(24.75%)	(\$2,284)	(37.21%)	\$710	20.32%	\$735	21.20%	\$899	25.59%
\$1,000,000	(\$1,746)	(25.38%)	(\$2,596)	(37.74%)	\$810	20.85%	\$835	21.64%	\$998	25.59%
\$2,000,000	(\$4,018)	(28.13%)	(\$5,718)	(40.03%)	\$1,808	23.22%	\$1,833	23.63%	\$1,997	25.59%
\$3,000,000	(\$6,289)	(29.00%)	(\$8,839)	(40.76%)	\$2,806	24.01%	\$2,832	24.28%	\$2,995	25.59%
\$4,000,000	(\$8,561)	(29.43%)	(\$11,961)	(41.11%)	\$3,805	24.41%	\$3,830	24.61%	\$3,994	25.59%
\$5,000,000	(\$10,832)	(29.68%)	(\$15,082)	(41.33%)	\$4,803	24.64%	\$4,829	24.81%	\$4,992	25.59%
\$6,000,000	(\$13,103)	(29.85%)	(\$18,204)	(41.47%)	\$5,802	24.80%	\$5,827	24.94%	\$5,991	25.59%
\$7,000,000	(\$15,375)	(29.97%)	(\$21,325)	(41.57%)	\$6,800	24.91%	\$6,826	25.03%	\$6,989	25.59%
\$8,000,000	(\$17,646)	(30.06%)	(\$24,447)	(41.64%)	\$7,799	25.00%	\$7,824	25.10%	\$7,988	25.59%
\$9,000,000	(\$19,918)	(30.13%)	(\$27,568)	(41.70%)	\$8,797	25.06%	\$8,823	25.15%	\$8,986	25.59%
\$10,000,000	(\$22,189)	(30.18%)	(\$30,690)	(41.75%)	\$9,796	25.12%	\$9,821	25.20%	\$9,985	25.59%
\$15,000,000	(\$33,547)	(30.35%)	(\$46,298)	(41.88%)	\$14,788	25.27%	\$14,813	25.33%	\$14,977	25.59%
\$20,000,000	(\$44,904)	(30.43%)	(\$61,905)	(41.95%)	\$19,780	25.35%	\$19,806	25.39%	\$19,969	25.59%
\$25,000,000	(\$56,261)	(30.48%)	(\$77,513)	(41.99%)	\$24,772	25.40%	\$24,798	25.43%	\$24,961	25.59%
\$30,000,000	(\$67,619)	(30.51%)	(\$93,120)	(42.02%)	\$29,765	25.43%	\$29,790	25.46%	\$29,954	25.59%
\$35,000,000	(\$78,976)	(30.54%)	(\$108,728)	(42.04%)	\$34,757	25.45%	\$34,782	25.48%	\$34,946	25.59%
\$40,000,000	(\$90,333)	(30.55%)	(\$124,336)	(42.06%)	\$39,749	25.47%	\$39,775	25.49%	\$39,938	25.59%
\$45,000,000	(\$101,690)	(30.57%)	(\$139,943)	(42.07%)	\$44,741	25.48%	\$44,767	25.50%	\$44,930	25.59%
\$50,000,000	(\$113,048)	(30.58%)	(\$155,551)	(42.08%)	\$49,734	25.49%	\$49,759	25.51%	\$49,923	25.59%