

CITY OF EAGLE GROVE, 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	\$8.20588	\$804,071	\$0	\$804,071	
2026-27	\$5.01561	\$820,152	\$10,924	\$831,077	3.4%
2027-28	\$5.08242	\$840,216	\$11,070	\$851,286	2.4%
2028-29	\$4.99222	\$868,312	\$10,873	\$879,186	3.3%
2029-30	\$5.05474	\$888,822	\$11,010	\$899,831	2.3%
2030-31	\$4.96345	\$917,828	\$10,811	\$928,639	3.2%
2031-32	\$5.02191	\$938,211	\$10,938	\$949,149	2.2%
2032-33	\$4.93265	\$968,131	\$10,744	\$978,875	3.1%
2033-34	\$4.98739	\$988,382	\$10,863	\$999,245	2.1%
2034-35	\$4.90003	\$1,019,230	\$10,673	\$1,029,903	3.1%
2035-36	\$4.95134	\$1,039,341	\$10,784	\$1,050,125	2.0%

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	\$215,449,648	\$97,987,134	\$23,416,060	\$121,403,194
2026-27	\$202,132,180	\$165,697,879	\$28,860,351	\$194,558,230
2027-28	\$205,247,694	\$167,496,211	\$30,177,533	\$197,673,744
2028-29	\$216,622,814	\$176,111,131	\$32,937,733	\$209,048,864
2029-30	\$219,846,178	\$178,017,313	\$34,254,915	\$212,272,228
2030-31	\$231,888,327	\$187,095,394	\$37,218,983	\$224,314,377
2031-32	\$235,111,691	\$189,001,576	\$38,536,165	\$227,537,741
2032-33	\$247,736,365	\$198,448,119	\$41,714,297	\$240,162,415
2033-34	\$250,959,729	\$200,354,301	\$43,031,479	\$243,385,779
2034-35	\$264,191,293	\$210,182,968	\$46,434,375	\$256,617,343
2035-36	\$267,414,657	\$212,089,150	\$47,751,557	\$259,840,707

TAXABLE VALUATION BY PROPERTY CLASS (%)						
Fiscal Year	Gross Residential	Exemptions	Net Residential	Commercial	Industrial	G&E
2025-26	54.24%	-1.45%	52.79%	17.01%	23.70%	1.60%
2026-27	78.41%	-18.28%	60.13%	17.51%	17.63%	1.00%
2027-28	77.79%	-18.18%	59.61%	17.73%	18.00%	0.98%
2028-29	77.09%	-17.36%	59.72%	18.08%	17.81%	0.93%
2029-30	76.49%	-17.23%	59.27%	18.27%	18.15%	0.92%
2030-31	75.83%	-16.41%	59.42%	18.59%	17.92%	0.87%
2031-32	75.29%	-16.29%	59.00%	18.76%	18.23%	0.85%
2032-33	74.69%	-15.54%	59.15%	19.07%	17.98%	0.81%
2033-34	74.21%	-15.44%	58.76%	19.22%	18.28%	0.80%
2034-35	73.67%	-14.74%	58.93%	19.52%	18.01%	0.76%
2035-36	73.23%	-14.67%	58.57%	19.66%	18.28%	0.75%

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 EAGLE GROVE, 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	\$97,987,134	\$8.20588	\$804,071
2026-27	\$165,697,879	\$5.01561	\$831,077
2027-28	\$167,496,211	\$5.08242	\$851,286
2028-29	\$176,111,131	\$4.99222	\$879,186
2029-30	\$178,017,313	\$5.05474	\$899,831
2030-31	\$187,095,394	\$4.96345	\$928,639
2031-32	\$189,001,576	\$5.02191	\$949,149
2032-33	\$198,448,119	\$4.93265	\$978,875
2033-34	\$200,354,301	\$4.98739	\$999,245
2034-35	\$210,182,968	\$4.90003	\$1,029,903
2035-36	\$212,089,150	\$4.95134	\$1,050,125

CITY OF EAGLE GROVE, 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	\$97,987,134	\$8.20588	\$804,071
2026-27	\$98,843,316	\$8.20588	\$811,097
2027-28	\$100,004,346	\$8.20588	\$820,624
2028-29	\$103,187,350	\$8.10000	\$835,818
2029-30	\$105,770,522	\$8.10000	\$856,741
2030-31	\$109,051,682	\$8.10000	\$883,319
2031-32	\$111,745,101	\$8.10000	\$905,135
2032-33	\$115,128,678	\$8.10000	\$932,542
2033-34	\$117,938,420	\$8.10000	\$955,301
2034-35	\$121,429,091	\$8.10000	\$983,576
2035-36	\$124,361,010	\$8.10000	\$1,007,324

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	\$66,854,563	(\$3.19027)	\$19,980
2027-28	\$67,491,865	(\$3.12346)	\$30,662
2028-29	\$72,923,781	(\$3.10778)	\$43,368
2029-30	\$72,246,791	(\$3.04526)	\$43,090
2030-31	\$78,043,712	(\$3.13655)	\$45,320
2031-32	\$77,256,475	(\$3.07809)	\$44,014
2032-33	\$83,319,440	(\$3.16735)	\$46,333
2033-34	\$82,415,881	(\$3.11261)	\$43,944
2034-35	\$88,753,876	(\$3.19997)	\$46,327
2035-36	\$87,728,140	(\$3.14866)	\$42,801

CITY OF EAGLE GROVE, 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	\$306	\$50,000	\$51,515	\$195	\$256	\$50,000	\$58,947	\$176	\$44	\$150	\$44	\$195	\$293
\$100,000	\$123,480	\$389	\$613	\$100,000	\$103,030	\$389	\$511	\$100,000	\$117,894	\$370	\$337	\$345	\$337	\$389	\$585
\$150,000	\$185,220	\$584	\$919	\$150,000	\$154,545	\$584	\$767	\$150,000	\$176,842	\$565	\$630	\$540	\$630	\$584	\$878
\$200,000	\$246,960	\$953	\$1,226	\$200,000	\$206,060	\$953	\$1,023	\$200,000	\$235,789	\$760	\$922	\$734	\$922	\$778	\$1,170
\$250,000	\$308,700	\$1,322	\$1,532	\$250,000	\$257,575	\$1,322	\$1,278	\$250,000	\$294,736	\$954	\$1,215	\$929	\$1,215	\$973	\$1,463
\$300,000	\$370,440	\$1,692	\$1,839	\$300,000	\$309,090	\$1,692	\$1,534	\$300,000	\$353,683	\$1,149	\$1,507	\$1,123	\$1,507	\$1,168	\$1,755
\$400,000	\$493,920	\$2,430	\$2,452	\$400,000	\$412,120	\$2,430	\$2,046	\$400,000	\$471,578	\$1,538	\$2,092	\$1,513	\$2,092	\$1,557	\$2,341
\$500,000	\$617,400	\$3,169	\$3,064	\$500,000	\$515,151	\$3,169	\$2,557	\$500,000	\$589,472	\$1,927	\$2,678	\$1,902	\$2,678	\$1,946	\$2,926
\$600,000	\$740,880	\$3,907	\$3,677	\$600,000	\$618,181	\$3,907	\$3,068	\$600,000	\$707,366	\$2,316	\$3,263	\$2,291	\$3,263	\$2,335	\$3,511
\$700,000	\$864,360	\$4,646	\$4,290	\$700,000	\$721,211	\$4,646	\$3,580	\$700,000	\$825,261	\$2,706	\$3,848	\$2,680	\$3,848	\$2,725	\$4,096
\$800,000	\$987,840	\$5,384	\$4,903	\$800,000	\$824,241	\$5,384	\$4,091	\$800,000	\$943,155	\$3,095	\$4,433	\$3,070	\$4,433	\$3,114	\$4,681
\$900,000	\$1,111,320	\$6,123	\$5,516	\$900,000	\$927,271	\$6,123	\$4,602	\$900,000	\$1,061,050	\$3,484	\$5,018	\$3,459	\$5,018	\$3,503	\$5,266
\$1,000,000	\$1,234,800	\$6,861	\$6,129	\$1,000,000	\$1,030,301	\$6,861	\$5,114	\$1,000,000	\$1,178,944	\$3,873	\$5,603	\$3,848	\$5,603	\$3,892	\$5,852
\$2,000,000	\$2,469,600	\$14,247	\$12,258	\$2,000,000	\$2,060,602	\$14,247	\$10,228	\$2,000,000	\$2,357,888	\$7,765	\$11,455	\$7,740	\$11,455	\$7,784	\$11,703
\$3,000,000	\$3,704,400	\$21,632	\$18,387	\$3,000,000	\$3,090,903	\$21,632	\$15,342	\$3,000,000	\$3,536,832	\$11,658	\$17,307	\$11,632	\$17,307	\$11,677	\$17,555
\$4,000,000	\$4,939,200	\$29,017	\$24,515	\$4,000,000	\$4,121,204	\$29,017	\$20,455	\$4,000,000	\$4,715,776	\$15,550	\$23,158	\$15,525	\$23,158	\$15,569	\$23,407
\$5,000,000	\$6,174,000	\$36,403	\$30,644	\$5,000,000	\$5,151,505	\$36,403	\$25,569	\$5,000,000	\$5,894,720	\$19,442	\$29,010	\$19,417	\$29,010	\$19,461	\$29,258
\$6,000,000	\$7,408,800	\$43,788	\$36,773	\$6,000,000	\$6,181,806	\$43,788	\$30,683	\$6,000,000	\$7,073,664	\$23,334	\$34,862	\$23,309	\$34,862	\$23,353	\$35,110
\$7,000,000	\$8,643,600	\$51,173	\$42,902	\$7,000,000	\$7,212,107	\$51,173	\$35,797	\$7,000,000	\$8,252,608	\$27,226	\$40,713	\$27,201	\$40,713	\$27,245	\$40,961
\$8,000,000	\$9,878,400	\$58,558	\$49,031	\$8,000,000	\$8,242,408	\$58,558	\$40,911	\$8,000,000	\$9,431,552	\$31,119	\$46,565	\$31,093	\$46,565	\$31,137	\$46,813
\$9,000,000	\$11,113,200	\$65,944	\$55,160	\$9,000,000	\$9,272,709	\$65,944	\$46,025	\$9,000,000	\$10,610,496	\$35,011	\$52,416	\$34,985	\$52,416	\$35,030	\$52,665
\$10,000,000	\$12,348,000	\$73,329	\$61,289	\$10,000,000	\$10,303,010	\$73,329	\$51,138	\$10,000,000	\$11,789,440	\$38,903	\$58,268	\$38,878	\$58,268	\$38,922	\$58,516
\$15,000,000	\$18,522,000	\$110,255	\$91,933	\$15,000,000	\$15,454,515	\$110,255	\$76,708	\$15,000,000	\$17,684,160	\$58,364	\$87,526	\$58,339	\$87,526	\$58,383	\$87,774
\$20,000,000	\$24,696,000	\$147,182	\$122,577	\$20,000,000	\$20,606,020	\$147,182	\$102,277	\$20,000,000	\$23,578,880	\$77,825	\$116,784	\$77,799	\$116,784	\$77,844	\$117,033
\$25,000,000	\$30,870,000	\$184,108	\$153,222	\$25,000,000	\$25,757,525	\$184,108	\$127,846	\$25,000,000	\$29,473,600	\$97,286	\$146,043	\$97,260	\$146,043	\$97,305	\$146,291
\$30,000,000	\$37,044,000	\$221,035	\$183,866	\$30,000,000	\$30,909,030	\$221,035	\$153,415	\$30,000,000	\$35,368,320	\$116,747	\$175,301	\$116,721	\$175,301	\$116,765	\$175,549
\$35,000,000	\$43,218,000	\$257,961	\$214,510	\$35,000,000	\$36,060,535	\$257,961	\$178,985	\$35,000,000	\$41,263,040	\$136,207	\$204,559	\$136,182	\$204,559	\$136,226	\$204,807
\$40,000,000	\$49,392,000	\$294,888	\$245,155	\$40,000,000	\$41,212,040	\$294,888	\$204,554	\$40,000,000	\$47,157,760	\$155,668	\$233,817	\$155,643	\$233,817	\$155,687	\$234,065
\$45,000,000	\$55,566,000	\$331,814	\$275,799	\$45,000,000	\$46,363,545	\$331,814	\$230,123	\$45,000,000	\$53,052,480	\$175,129	\$263,075	\$175,104	\$263,075	\$175,148	\$263,323
\$50,000,000	\$61,740,000	\$368,741	\$306,443	\$50,000,000	\$51,515,050	\$368,741	\$255,692	\$50,000,000	\$58,947,200	\$194,590	\$292,333	\$194,565	\$292,333	\$194,609	\$292,581

CITY OF EAGLE GROVE, 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	\$112	57.47%	\$61	31.39%	(\$131)	(74.73%)	(\$106)	(70.48%)	\$98	50.34%
\$100,000	\$224	57.47%	\$122	31.39%	(\$33)	(9.01%)	(\$8)	(2.33%)	\$196	50.34%
\$150,000	\$336	57.47%	\$183	31.39%	\$65	11.44%	\$90	16.66%	\$294	50.34%
\$200,000	\$273	28.61%	\$70	7.31%	\$163	21.41%	\$188	25.59%	\$392	50.34%
\$250,000	\$210	15.87%	(\$44)	(3.32%)	\$261	27.31%	\$286	30.78%	\$490	50.34%
\$300,000	\$147	8.69%	(\$157)	(9.31%)	\$359	31.21%	\$384	34.17%	\$588	50.34%
\$400,000	\$21	0.88%	(\$385)	(15.83%)	\$554	36.05%	\$580	38.33%	\$784	50.34%
\$500,000	(\$104)	(3.29%)	(\$612)	(19.31%)	\$750	38.94%	\$776	40.79%	\$980	50.34%
\$600,000	(\$230)	(5.88%)	(\$839)	(21.47%)	\$946	40.85%	\$972	42.41%	\$1,176	50.34%
\$700,000	(\$356)	(7.65%)	(\$1,066)	(22.95%)	\$1,142	42.22%	\$1,168	43.56%	\$1,372	50.34%
\$800,000	(\$481)	(8.94%)	(\$1,293)	(24.02%)	\$1,338	43.24%	\$1,364	44.42%	\$1,568	50.34%
\$900,000	(\$607)	(9.91%)	(\$1,520)	(24.83%)	\$1,534	44.03%	\$1,560	45.09%	\$1,764	50.34%
\$1,000,000	(\$732)	(10.68%)	(\$1,747)	(25.47%)	\$1,730	44.67%	\$1,755	45.62%	\$1,959	50.34%
\$2,000,000	(\$1,989)	(13.96%)	(\$4,019)	(28.21%)	\$3,690	47.51%	\$3,715	47.99%	\$3,919	50.34%
\$3,000,000	(\$3,245)	(15.00%)	(\$6,290)	(29.08%)	\$5,649	48.46%	\$5,674	48.78%	\$5,878	50.34%
\$4,000,000	(\$4,502)	(15.51%)	(\$8,562)	(29.51%)	\$7,608	48.93%	\$7,634	49.17%	\$7,838	50.34%
\$5,000,000	(\$5,758)	(15.82%)	(\$10,833)	(29.76%)	\$9,568	49.21%	\$9,593	49.41%	\$9,797	50.34%
\$6,000,000	(\$7,015)	(16.02%)	(\$13,105)	(29.93%)	\$11,527	49.40%	\$11,553	49.56%	\$11,757	50.34%
\$7,000,000	(\$8,271)	(16.16%)	(\$15,376)	(30.05%)	\$13,487	49.54%	\$13,512	49.67%	\$13,716	50.34%
\$8,000,000	(\$9,527)	(16.27%)	(\$17,648)	(30.14%)	\$15,446	49.64%	\$15,472	49.76%	\$15,676	50.34%
\$9,000,000	(\$10,784)	(16.35%)	(\$19,919)	(30.21%)	\$17,406	49.72%	\$17,431	49.82%	\$17,635	50.34%
\$10,000,000	(\$12,040)	(16.42%)	(\$22,190)	(30.26%)	\$19,365	49.78%	\$19,390	49.88%	\$19,594	50.34%
\$15,000,000	(\$18,322)	(16.62%)	(\$33,548)	(30.43%)	\$29,162	49.97%	\$29,188	50.03%	\$29,392	50.34%
\$20,000,000	(\$24,605)	(16.72%)	(\$44,905)	(30.51%)	\$38,960	50.06%	\$38,985	50.11%	\$39,189	50.34%
\$25,000,000	(\$30,887)	(16.78%)	(\$56,262)	(30.56%)	\$48,757	50.12%	\$48,782	50.16%	\$48,986	50.34%
\$30,000,000	(\$37,169)	(16.82%)	(\$67,619)	(30.59%)	\$58,554	50.15%	\$58,579	50.19%	\$58,783	50.34%
\$35,000,000	(\$43,451)	(16.84%)	(\$78,977)	(30.62%)	\$68,351	50.18%	\$68,377	50.21%	\$68,581	50.34%
\$40,000,000	(\$49,733)	(16.87%)	(\$90,334)	(30.63%)	\$78,149	50.20%	\$78,174	50.23%	\$78,378	50.34%
\$45,000,000	(\$56,015)	(16.88%)	(\$101,691)	(30.65%)	\$87,946	50.22%	\$87,971	50.24%	\$88,175	50.34%
\$50,000,000	(\$62,297)	(16.89%)	(\$113,048)	(30.66%)	\$97,743	50.23%	\$97,768	50.25%	\$97,972	50.34%