

CITY OF ELDRIDGE, 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	\$6.83575	\$3,323,634	\$0	\$3,323,634	
2026-27	\$3.68289	\$3,390,106	\$89,750	\$3,479,856	4.7%
2027-28	\$3.77096	\$3,549,453	\$91,896	\$3,641,350	4.6%
2028-29	\$3.69605	\$3,714,181	\$90,071	\$3,804,252	4.5%
2029-30	\$3.78213	\$3,880,336	\$92,168	\$3,972,504	4.4%
2030-31	\$3.70458	\$4,051,959	\$90,279	\$4,142,238	4.3%
2031-32	\$3.78712	\$4,221,996	\$92,290	\$4,314,286	4.2%
2032-33	\$3.70837	\$4,400,570	\$90,371	\$4,490,941	4.1%
2033-34	\$3.78453	\$4,570,648	\$92,227	\$4,662,875	3.8%
2034-35	\$3.70489	\$4,756,132	\$90,286	\$4,846,418	3.9%
2035-36	\$3.77522	\$4,925,924	\$92,000	\$5,017,924	3.5%

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	\$994,400,513	\$486,213,101	\$46,373,274	\$532,586,375
2026-27	\$1,012,630,560	\$944,870,262	\$53,803,543	\$998,673,805
2027-28	\$1,034,322,382	\$965,629,347	\$54,736,281	\$1,020,365,627
2028-29	\$1,101,590,993	\$1,029,275,042	\$58,359,196	\$1,087,634,238
2029-30	\$1,123,583,815	\$1,050,335,126	\$59,291,934	\$1,109,627,060
2030-31	\$1,195,239,111	\$1,118,139,724	\$63,142,632	\$1,181,282,356
2031-32	\$1,217,231,933	\$1,139,199,808	\$64,075,370	\$1,203,275,178
2032-33	\$1,293,150,251	\$1,211,028,257	\$68,165,239	\$1,279,193,496
2033-34	\$1,315,143,073	\$1,232,088,341	\$69,097,977	\$1,301,186,318
2034-35	\$1,395,509,560	\$1,308,113,828	\$73,438,977	\$1,381,552,805
2035-36	\$1,417,502,383	\$1,329,173,912	\$74,371,715	\$1,403,545,628

TAXABLE VALUATION BY PROPERTY CLASS (%)						
Fiscal Year	Gross Residential	Exemptions	Net Residential	Commercial	Industrial	G&E
2025-26	70.95%	-0.94%	70.01%	23.33%	5.21%	0.29%
2026-27	88.44%	-10.47%	77.97%	17.68%	3.32%	0.15%
2027-28	88.02%	-10.61%	77.41%	18.26%	3.31%	0.15%
2028-29	87.25%	-10.28%	76.97%	18.88%	3.20%	0.14%
2029-30	86.86%	-10.37%	76.49%	19.38%	3.19%	0.14%
2030-31	86.12%	-10.02%	76.10%	19.94%	3.09%	0.13%
2031-32	85.78%	-10.11%	75.67%	20.39%	3.09%	0.13%
2032-33	85.08%	-9.76%	75.32%	20.90%	2.98%	0.12%
2033-34	84.79%	-9.85%	74.93%	21.30%	2.98%	0.12%
2034-35	84.13%	-9.51%	74.61%	21.77%	2.89%	0.11%
2035-36	83.87%	-9.60%	74.27%	22.12%	2.89%	0.11%

**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 ELDRIDGE, 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	\$486,213,101	\$6.83575	\$3,323,634
2026-27	\$944,870,262	\$3.68289	\$3,479,856
2027-28	\$965,629,347	\$3.77096	\$3,641,350
2028-29	\$1,029,275,042	\$3.69605	\$3,804,252
2029-30	\$1,050,335,126	\$3.78213	\$3,972,504
2030-31	\$1,118,139,724	\$3.70458	\$4,142,238
2031-32	\$1,139,199,808	\$3.78712	\$4,314,286
2032-33	\$1,211,028,257	\$3.70837	\$4,490,941
2033-34	\$1,232,088,341	\$3.78453	\$4,662,875
2034-35	\$1,308,113,828	\$3.70489	\$4,846,418
2035-36	\$1,329,173,912	\$3.77522	\$5,017,924

CITY OF ELDRIDGE, 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	\$486,213,101	\$6.83575	\$3,323,634
2026-27	\$509,200,956	\$6.70172	\$3,412,522
2027-28	\$530,933,781	\$6.57031	\$3,488,402
2028-29	\$562,571,968	\$6.57031	\$3,696,275
2029-30	\$586,037,291	\$6.57031	\$3,850,449
2030-31	\$619,767,176	\$6.57031	\$4,072,065
2031-32	\$644,073,000	\$6.57031	\$4,231,762
2032-33	\$680,002,240	\$6.57031	\$4,467,828
2033-34	\$705,194,499	\$6.57031	\$4,633,349
2034-35	\$743,437,457	\$6.57031	\$4,884,618
2035-36	\$769,561,246	\$6.57031	\$5,056,259

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	\$435,669,307	(\$3.01883)	\$67,334
2027-28	\$434,695,565	(\$2.79935)	\$152,948
2028-29	\$466,703,074	(\$2.87426)	\$107,977
2029-30	\$464,297,835	(\$2.78818)	\$122,055
2030-31	\$498,372,548	(\$2.86573)	\$70,173
2031-32	\$495,126,808	(\$2.78319)	\$82,524
2032-33	\$531,026,017	(\$2.86194)	\$23,112
2033-34	\$526,893,842	(\$2.78578)	\$29,526
2034-35	\$564,676,371	(\$2.86542)	-\$38,200
2035-36	\$559,612,666	(\$2.79509)	-\$38,335

CITY OF ELDRIDGE, 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	\$162	\$229	\$50,000	\$51,515	\$162	\$191	\$50,000	\$58,947	\$146	\$33	\$125	\$33	\$162	\$218
\$100,000	\$123,480	\$324	\$457	\$100,000	\$103,030	\$324	\$382	\$100,000	\$117,894	\$309	\$252	\$287	\$252	\$324	\$437
\$150,000	\$185,220	\$486	\$686	\$150,000	\$154,545	\$486	\$573	\$150,000	\$176,842	\$471	\$470	\$450	\$470	\$486	\$655
\$200,000	\$246,960	\$794	\$915	\$200,000	\$206,060	\$794	\$763	\$200,000	\$235,789	\$633	\$688	\$612	\$688	\$648	\$873
\$250,000	\$308,700	\$1,102	\$1,144	\$250,000	\$257,575	\$1,102	\$954	\$250,000	\$294,736	\$795	\$907	\$774	\$907	\$811	\$1,092
\$300,000	\$370,440	\$1,409	\$1,372	\$300,000	\$309,090	\$1,409	\$1,145	\$300,000	\$353,683	\$957	\$1,125	\$936	\$1,125	\$973	\$1,310
\$400,000	\$493,920	\$2,024	\$1,830	\$400,000	\$412,120	\$2,024	\$1,527	\$400,000	\$471,578	\$1,281	\$1,562	\$1,260	\$1,562	\$1,297	\$1,747
\$500,000	\$617,400	\$2,640	\$2,287	\$500,000	\$515,151	\$2,640	\$1,908	\$500,000	\$589,472	\$1,605	\$1,999	\$1,584	\$1,999	\$1,621	\$2,184
\$600,000	\$740,880	\$3,255	\$2,745	\$600,000	\$618,181	\$3,255	\$2,290	\$600,000	\$707,366	\$1,930	\$2,435	\$1,909	\$2,435	\$1,945	\$2,620
\$700,000	\$864,360	\$3,870	\$3,202	\$700,000	\$721,211	\$3,870	\$2,672	\$700,000	\$825,261	\$2,254	\$2,872	\$2,233	\$2,872	\$2,270	\$3,057
\$800,000	\$987,840	\$4,485	\$3,660	\$800,000	\$824,241	\$4,485	\$3,053	\$800,000	\$943,155	\$2,578	\$3,309	\$2,557	\$3,309	\$2,594	\$3,494
\$900,000	\$1,111,320	\$5,100	\$4,117	\$900,000	\$927,271	\$5,100	\$3,435	\$900,000	\$1,061,050	\$2,902	\$3,746	\$2,881	\$3,746	\$2,918	\$3,931
\$1,000,000	\$1,234,800	\$5,716	\$4,574	\$1,000,000	\$1,030,301	\$5,716	\$3,817	\$1,000,000	\$1,178,944	\$3,227	\$4,182	\$3,206	\$4,182	\$3,242	\$4,367
\$2,000,000	\$2,469,600	\$11,868	\$9,149	\$2,000,000	\$2,060,602	\$11,868	\$7,634	\$2,000,000	\$2,357,888	\$6,469	\$8,550	\$6,448	\$8,550	\$6,485	\$8,735
\$3,000,000	\$3,704,400	\$18,020	\$13,723	\$3,000,000	\$3,090,903	\$18,020	\$11,450	\$3,000,000	\$3,536,832	\$9,711	\$12,917	\$9,690	\$12,917	\$9,727	\$13,102
\$4,000,000	\$4,939,200	\$24,172	\$18,298	\$4,000,000	\$4,121,204	\$24,172	\$15,267	\$4,000,000	\$4,715,776	\$12,954	\$17,285	\$12,932	\$17,285	\$12,969	\$17,470
\$5,000,000	\$6,174,000	\$30,324	\$22,872	\$5,000,000	\$5,151,505	\$30,324	\$19,084	\$5,000,000	\$5,894,720	\$16,196	\$21,652	\$16,175	\$21,652	\$16,212	\$21,837
\$6,000,000	\$7,408,800	\$36,477	\$27,446	\$6,000,000	\$6,181,806	\$36,477	\$22,901	\$6,000,000	\$7,073,664	\$19,438	\$26,020	\$19,417	\$26,020	\$19,454	\$26,205
\$7,000,000	\$8,643,600	\$42,629	\$32,021	\$7,000,000	\$7,212,107	\$42,629	\$26,718	\$7,000,000	\$8,252,608	\$22,680	\$30,387	\$22,659	\$30,387	\$22,696	\$30,572
\$8,000,000	\$9,878,400	\$48,781	\$36,595	\$8,000,000	\$8,242,408	\$48,781	\$30,535	\$8,000,000	\$9,431,552	\$25,923	\$34,755	\$25,902	\$34,755	\$25,938	\$34,940
\$9,000,000	\$11,113,200	\$54,933	\$41,170	\$9,000,000	\$9,272,709	\$54,933	\$34,351	\$9,000,000	\$10,610,496	\$29,165	\$39,122	\$29,144	\$39,122	\$29,181	\$39,307
\$10,000,000	\$12,348,000	\$61,085	\$45,744	\$10,000,000	\$10,303,010	\$61,085	\$38,168	\$10,000,000	\$11,789,440	\$32,407	\$43,490	\$32,386	\$43,490	\$32,423	\$43,675
\$15,000,000	\$18,522,000	\$91,846	\$68,616	\$15,000,000	\$15,454,515	\$91,846	\$57,252	\$15,000,000	\$17,684,160	\$48,619	\$65,327	\$48,598	\$65,327	\$48,635	\$65,512
\$20,000,000	\$24,696,000	\$122,607	\$91,488	\$20,000,000	\$20,606,020	\$122,607	\$76,337	\$20,000,000	\$23,578,880	\$64,830	\$87,165	\$64,809	\$87,165	\$64,846	\$87,350
\$25,000,000	\$30,870,000	\$153,368	\$114,360	\$25,000,000	\$25,757,525	\$153,368	\$95,421	\$25,000,000	\$29,473,600	\$81,042	\$109,002	\$81,021	\$109,002	\$81,058	\$109,187
\$30,000,000	\$37,044,000	\$184,129	\$137,232	\$30,000,000	\$30,909,030	\$184,129	\$114,505	\$30,000,000	\$35,368,320	\$97,254	\$130,840	\$97,232	\$130,840	\$97,269	\$131,025
\$35,000,000	\$43,218,000	\$214,890	\$160,105	\$35,000,000	\$36,060,535	\$214,890	\$133,589	\$35,000,000	\$41,263,040	\$113,465	\$152,677	\$113,444	\$152,677	\$113,481	\$152,862
\$40,000,000	\$49,392,000	\$245,651	\$182,977	\$40,000,000	\$41,212,040	\$245,651	\$152,673	\$40,000,000	\$47,157,760	\$129,677	\$174,514	\$129,656	\$174,514	\$129,692	\$174,700
\$45,000,000	\$55,566,000	\$276,412	\$205,849	\$45,000,000	\$46,363,545	\$276,412	\$171,757	\$45,000,000	\$53,052,480	\$145,888	\$196,352	\$145,867	\$196,352	\$145,904	\$196,537
\$50,000,000	\$61,740,000	\$307,172	\$228,721	\$50,000,000	\$51,515,050	\$307,172	\$190,842	\$50,000,000	\$58,947,200	\$162,100	\$218,189	\$162,079	\$218,189	\$162,115	\$218,375

CITY OF            ELDRIDGE, 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	\$67	41.09%	\$29	17.72%	(\$113)	(77.36%)	(\$92)	(73.55%)	\$56	34.70%
\$100,000	\$133	41.09%	\$57	17.72%	(\$57)	(18.47%)	(\$36)	(12.49%)	\$113	34.70%
\$150,000	\$200	41.09%	\$86	17.72%	(\$1)	(0.15%)	\$20	4.53%	\$169	34.70%
\$200,000	\$121	15.23%	(\$31)	(3.85%)	\$56	8.78%	\$77	12.52%	\$225	34.70%
\$250,000	\$42	3.82%	(\$147)	(13.38%)	\$112	14.06%	\$133	17.17%	\$281	34.70%
\$300,000	(\$37)	(2.61%)	(\$264)	(18.74%)	\$168	17.56%	\$189	20.21%	\$338	34.70%
\$400,000	(\$195)	(9.61%)	(\$498)	(24.58%)	\$281	21.90%	\$302	23.94%	\$450	34.70%
\$500,000	(\$352)	(13.35%)	(\$731)	(27.70%)	\$393	24.48%	\$414	26.14%	\$563	34.70%
\$600,000	(\$510)	(15.67%)	(\$965)	(29.64%)	\$506	26.20%	\$527	27.60%	\$675	34.70%
\$700,000	(\$668)	(17.26%)	(\$1,198)	(30.96%)	\$618	27.42%	\$639	28.63%	\$788	34.70%
\$800,000	(\$826)	(18.41%)	(\$1,432)	(31.92%)	\$731	28.34%	\$752	29.40%	\$900	34.70%
\$900,000	(\$984)	(19.28%)	(\$1,665)	(32.65%)	\$843	29.05%	\$864	29.99%	\$1,013	34.70%
\$1,000,000	(\$1,141)	(19.97%)	(\$1,899)	(33.22%)	\$956	29.62%	\$977	30.47%	\$1,125	34.70%
\$2,000,000	(\$2,719)	(22.91%)	(\$4,234)	(35.68%)	\$2,081	32.17%	\$2,102	32.60%	\$2,250	34.70%
\$3,000,000	(\$4,297)	(23.84%)	(\$6,570)	(36.46%)	\$3,206	33.01%	\$3,227	33.30%	\$3,376	34.70%
\$4,000,000	(\$5,875)	(24.30%)	(\$8,905)	(36.84%)	\$4,331	33.44%	\$4,352	33.65%	\$4,501	34.70%
\$5,000,000	(\$7,452)	(24.58%)	(\$11,240)	(37.07%)	\$5,456	33.69%	\$5,477	33.86%	\$5,626	34.70%
\$6,000,000	(\$9,030)	(24.76%)	(\$13,576)	(37.22%)	\$6,582	33.86%	\$6,603	34.00%	\$6,751	34.70%
\$7,000,000	(\$10,608)	(24.88%)	(\$15,911)	(37.32%)	\$7,707	33.98%	\$7,728	34.10%	\$7,876	34.70%
\$8,000,000	(\$12,186)	(24.98%)	(\$18,246)	(37.40%)	\$8,832	34.07%	\$8,853	34.18%	\$9,001	34.70%
\$9,000,000	(\$13,763)	(25.05%)	(\$20,582)	(37.47%)	\$9,957	34.14%	\$9,978	34.24%	\$10,127	34.70%
\$10,000,000	(\$15,341)	(25.11%)	(\$22,917)	(37.52%)	\$11,082	34.20%	\$11,103	34.28%	\$11,252	34.70%
\$15,000,000	(\$23,230)	(25.29%)	(\$34,594)	(37.66%)	\$16,708	34.37%	\$16,729	34.42%	\$16,878	34.70%
\$20,000,000	(\$31,119)	(25.38%)	(\$46,270)	(37.74%)	\$22,334	34.45%	\$22,355	34.49%	\$22,504	34.70%
\$25,000,000	(\$39,008)	(25.43%)	(\$57,947)	(37.78%)	\$27,960	34.50%	\$27,981	34.54%	\$28,130	34.70%
\$30,000,000	(\$46,896)	(25.47%)	(\$69,624)	(37.81%)	\$33,586	34.53%	\$33,607	34.56%	\$33,756	34.70%
\$35,000,000	(\$54,785)	(25.49%)	(\$81,301)	(37.83%)	\$39,212	34.56%	\$39,233	34.58%	\$39,381	34.70%
\$40,000,000	(\$62,674)	(25.51%)	(\$92,977)	(37.85%)	\$44,838	34.58%	\$44,859	34.60%	\$45,007	34.70%
\$45,000,000	(\$70,563)	(25.53%)	(\$104,654)	(37.86%)	\$50,464	34.59%	\$50,485	34.61%	\$50,633	34.70%
\$50,000,000	(\$78,452)	(25.54%)	(\$116,331)	(37.87%)	\$56,090	34.60%	\$56,111	34.62%	\$56,259	34.70%