

CITY OF KINGSLEY, 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	\$7.83691	\$508,988	\$0	\$508,988	
2026-27	\$4.19541	\$519,168	\$5,638	\$524,806	3.1%
2027-28	\$4.24098	\$529,687	\$5,699	\$535,386	2.0%
2028-29	\$4.13615	\$546,094	\$5,559	\$551,652	3.0%
2029-30	\$4.17825	\$556,661	\$5,615	\$562,276	1.9%
2030-31	\$4.07388	\$573,521	\$5,475	\$578,996	3.0%
2031-32	\$4.11277	\$583,926	\$5,527	\$589,454	1.8%
2032-33	\$4.01046	\$601,243	\$5,390	\$606,632	2.9%
2033-34	\$4.04641	\$611,483	\$5,438	\$616,921	1.7%
2034-35	\$3.94614	\$629,259	\$5,303	\$634,562	2.9%
2035-36	\$3.97940	\$639,333	\$5,348	\$644,681	1.6%

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	\$132,351,452	\$64,947,548	\$1,612,877	\$66,560,425
2026-27	\$128,983,424	\$125,090,437	\$1,824,162	\$126,914,599
2027-28	\$130,143,062	\$126,241,205	\$1,833,032	\$128,074,237
2028-29	\$137,375,274	\$133,373,339	\$1,933,110	\$135,306,449
2029-30	\$138,582,912	\$134,572,106	\$1,941,980	\$136,514,087
2030-31	\$146,240,320	\$142,123,990	\$2,047,506	\$144,171,495
2031-32	\$147,447,958	\$143,322,757	\$2,056,376	\$145,379,133
2032-33	\$155,498,955	\$151,262,509	\$2,167,621	\$153,430,130
2033-34	\$156,706,593	\$152,461,277	\$2,176,491	\$154,637,768
2034-35	\$165,168,291	\$160,805,724	\$2,293,742	\$163,099,466
2035-36	\$166,375,929	\$162,004,492	\$2,302,612	\$164,307,104

TAXABLE VALUATION BY PROPERTY CLASS (%)						
Fiscal Year	Gross Residential	Exemptions	Net Residential	Commercial	Industrial	G&E
2025-26	78.66%	-1.30%	77.35%	21.97%	0.00%	0.68%
2026-27	95.31%	-14.30%	81.01%	18.48%	0.00%	0.36%
2027-28	94.96%	-14.33%	80.63%	18.86%	0.00%	0.35%
2028-29	93.96%	-13.70%	80.26%	19.26%	0.00%	0.34%
2029-30	93.61%	-13.68%	79.93%	19.61%	0.00%	0.33%
2030-31	92.63%	-13.05%	79.58%	19.98%	0.00%	0.31%
2031-32	92.31%	-13.04%	79.27%	20.29%	0.00%	0.31%
2032-33	91.39%	-12.45%	78.95%	20.65%	0.00%	0.30%
2033-34	91.10%	-12.44%	78.66%	20.94%	0.00%	0.29%
2034-35	90.23%	-11.88%	78.35%	21.27%	0.00%	0.28%
2035-36	89.97%	-11.88%	78.08%	21.54%	0.00%	0.28%

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 KINGSLEY, 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	\$64,947,548	\$7.83691	\$508,988
2026-27	\$125,090,437	\$4.19541	\$524,806
2027-28	\$126,241,205	\$4.24098	\$535,386
2028-29	\$133,373,339	\$4.13615	\$551,652
2029-30	\$134,572,106	\$4.17825	\$562,276
2030-31	\$142,123,990	\$4.07388	\$578,996
2031-32	\$143,322,757	\$4.11277	\$589,454
2032-33	\$151,262,509	\$4.01046	\$606,632
2033-34	\$152,461,277	\$4.04641	\$616,921
2034-35	\$160,805,724	\$3.94614	\$634,562
2035-36	\$162,004,492	\$3.97940	\$644,681

CITY OF KINGSLEY, 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	\$64,947,548	\$7.83691	\$508,988
2026-27	\$67,165,503	\$7.75932	\$521,159
2027-28	\$69,075,885	\$7.68249	\$530,675
2028-29	\$72,253,457	\$7.68249	\$555,087
2029-30	\$74,248,136	\$7.68249	\$570,411
2030-31	\$77,619,635	\$7.68249	\$596,312
2031-32	\$79,693,521	\$7.68249	\$612,245
2032-33	\$83,268,894	\$7.68249	\$639,713
2033-34	\$85,426,369	\$7.68249	\$656,288
2034-35	\$89,216,223	\$7.68249	\$685,403
2035-36	\$91,461,474	\$7.68249	\$702,652

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	\$57,924,934	(\$3.56391)	\$3,648
2027-28	\$57,165,320	(\$3.44151)	\$4,711
2028-29	\$61,119,882	(\$3.54634)	-\$3,435
2029-30	\$60,323,971	(\$3.50424)	-\$8,135
2030-31	\$64,504,355	(\$3.60861)	-\$17,316
2031-32	\$63,629,236	(\$3.56972)	-\$22,791
2032-33	\$67,993,615	(\$3.67203)	-\$33,081
2033-34	\$67,034,908	(\$3.63608)	-\$39,367
2034-35	\$71,589,501	(\$3.73635)	-\$50,841
2035-36	\$70,543,018	(\$3.70309)	-\$57,972

CITY OF KINGSLEY, 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	\$186	\$252	\$50,000	\$51,515	\$186	\$210	\$50,000	\$58,947	\$168	\$36	\$144	\$36	\$186	\$240
\$100,000	\$123,480	\$372	\$503	\$100,000	\$103,030	\$372	\$420	\$100,000	\$117,894	\$354	\$277	\$330	\$277	\$372	\$480
\$150,000	\$185,220	\$558	\$755	\$150,000	\$154,545	\$558	\$630	\$150,000	\$176,842	\$540	\$517	\$515	\$517	\$558	\$720
\$200,000	\$246,960	\$910	\$1,006	\$200,000	\$206,060	\$910	\$839	\$200,000	\$235,789	\$725	\$757	\$701	\$757	\$743	\$961
\$250,000	\$308,700	\$1,263	\$1,258	\$250,000	\$257,575	\$1,263	\$1,049	\$250,000	\$294,736	\$911	\$997	\$887	\$997	\$929	\$1,201
\$300,000	\$370,440	\$1,616	\$1,509	\$300,000	\$309,090	\$1,616	\$1,259	\$300,000	\$353,683	\$1,097	\$1,237	\$1,073	\$1,237	\$1,115	\$1,441
\$400,000	\$493,920	\$2,321	\$2,012	\$400,000	\$412,120	\$2,321	\$1,679	\$400,000	\$471,578	\$1,469	\$1,717	\$1,445	\$1,717	\$1,487	\$1,921
\$500,000	\$617,400	\$3,026	\$2,515	\$500,000	\$515,151	\$3,026	\$2,099	\$500,000	\$589,472	\$1,841	\$2,198	\$1,816	\$2,198	\$1,859	\$2,401
\$600,000	\$740,880	\$3,732	\$3,018	\$600,000	\$618,181	\$3,732	\$2,518	\$600,000	\$707,366	\$2,212	\$2,678	\$2,188	\$2,678	\$2,230	\$2,882
\$700,000	\$864,360	\$4,437	\$3,521	\$700,000	\$721,211	\$4,437	\$2,938	\$700,000	\$825,261	\$2,584	\$3,158	\$2,560	\$3,158	\$2,602	\$3,362
\$800,000	\$987,840	\$5,142	\$4,024	\$800,000	\$824,241	\$5,142	\$3,358	\$800,000	\$943,155	\$2,956	\$3,639	\$2,932	\$3,639	\$2,974	\$3,842
\$900,000	\$1,111,320	\$5,847	\$4,527	\$900,000	\$927,271	\$5,847	\$3,778	\$900,000	\$1,061,050	\$3,327	\$4,119	\$3,303	\$4,119	\$3,345	\$4,323
\$1,000,000	\$1,234,800	\$6,553	\$5,030	\$1,000,000	\$1,030,301	\$6,553	\$4,197	\$1,000,000	\$1,178,944	\$3,699	\$4,599	\$3,675	\$4,599	\$3,717	\$4,803
\$2,000,000	\$2,469,600	\$13,606	\$10,061	\$2,000,000	\$2,060,602	\$13,606	\$8,395	\$2,000,000	\$2,357,888	\$7,416	\$9,402	\$7,392	\$9,402	\$7,434	\$9,606
\$3,000,000	\$3,704,400	\$20,659	\$15,091	\$3,000,000	\$3,090,903	\$20,659	\$12,592	\$3,000,000	\$3,536,832	\$11,133	\$14,205	\$11,109	\$14,205	\$11,152	\$14,409
\$4,000,000	\$4,939,200	\$27,712	\$20,122	\$4,000,000	\$4,121,204	\$27,712	\$16,789	\$4,000,000	\$4,715,776	\$14,851	\$19,008	\$14,827	\$19,008	\$14,869	\$19,212
\$5,000,000	\$6,174,000	\$34,766	\$25,152	\$5,000,000	\$5,151,505	\$34,766	\$20,987	\$5,000,000	\$5,894,720	\$18,568	\$23,811	\$18,544	\$23,811	\$18,586	\$24,014
\$6,000,000	\$7,408,800	\$41,819	\$30,183	\$6,000,000	\$6,181,806	\$41,819	\$25,184	\$6,000,000	\$7,073,664	\$22,285	\$28,614	\$22,261	\$28,614	\$22,303	\$28,817
\$7,000,000	\$8,643,600	\$48,872	\$35,213	\$7,000,000	\$7,212,107	\$48,872	\$29,381	\$7,000,000	\$8,252,608	\$26,002	\$33,416	\$25,978	\$33,416	\$26,020	\$33,620
\$8,000,000	\$9,878,400	\$55,925	\$40,243	\$8,000,000	\$8,242,408	\$55,925	\$33,579	\$8,000,000	\$9,431,552	\$29,719	\$38,219	\$29,695	\$38,219	\$29,737	\$38,423
\$9,000,000	\$11,113,200	\$62,979	\$45,274	\$9,000,000	\$9,272,709	\$62,979	\$37,776	\$9,000,000	\$10,610,496	\$33,437	\$43,022	\$33,412	\$43,022	\$33,455	\$43,226
\$10,000,000	\$12,348,000	\$70,032	\$50,304	\$10,000,000	\$10,303,010	\$70,032	\$41,973	\$10,000,000	\$11,789,440	\$37,154	\$47,825	\$37,130	\$47,825	\$37,172	\$48,029
\$15,000,000	\$18,522,000	\$105,298	\$75,456	\$15,000,000	\$15,454,515	\$105,298	\$62,960	\$15,000,000	\$17,684,160	\$55,740	\$71,839	\$55,715	\$71,839	\$55,758	\$72,043
\$20,000,000	\$24,696,000	\$140,564	\$100,609	\$20,000,000	\$20,606,020	\$140,564	\$83,946	\$20,000,000	\$23,578,880	\$74,325	\$95,854	\$74,301	\$95,854	\$74,343	\$96,058
\$25,000,000	\$30,870,000	\$175,830	\$125,761	\$25,000,000	\$25,757,525	\$175,830	\$104,933	\$25,000,000	\$29,473,600	\$92,911	\$119,868	\$92,887	\$119,868	\$92,929	\$120,072
\$30,000,000	\$37,044,000	\$211,096	\$150,913	\$30,000,000	\$30,909,030	\$211,096	\$125,920	\$30,000,000	\$35,368,320	\$111,497	\$143,883	\$111,473	\$143,883	\$111,515	\$144,086
\$35,000,000	\$43,218,000	\$246,362	\$176,065	\$35,000,000	\$36,060,535	\$246,362	\$146,906	\$35,000,000	\$41,263,040	\$130,083	\$167,897	\$130,059	\$167,897	\$130,101	\$168,101
\$40,000,000	\$49,392,000	\$281,628	\$201,217	\$40,000,000	\$41,212,040	\$281,628	\$167,893	\$40,000,000	\$47,157,760	\$148,669	\$191,911	\$148,645	\$191,911	\$148,687	\$192,115
\$45,000,000	\$55,566,000	\$316,895	\$226,369	\$45,000,000	\$46,363,545	\$316,895	\$188,880	\$45,000,000	\$53,052,480	\$167,255	\$215,926	\$167,231	\$215,926	\$167,273	\$216,129
\$50,000,000	\$61,740,000	\$352,161	\$251,521	\$50,000,000	\$51,515,050	\$352,161	\$209,866	\$50,000,000	\$58,947,200	\$185,841	\$239,940	\$185,816	\$239,940	\$185,859	\$240,144

CITY OF KINGSLEY, 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	\$66	35.33%	\$24	12.92%	(\$131)	(78.28%)	(\$107)	(74.63%)	\$54	29.21%
\$100,000	\$131	35.33%	\$48	12.92%	(\$77)	(21.80%)	(\$53)	(16.06%)	\$109	29.21%
\$150,000	\$197	35.33%	\$72	12.92%	(\$23)	(4.23%)	\$1	0.26%	\$163	29.21%
\$200,000	\$96	10.53%	(\$71)	(7.78%)	\$31	4.34%	\$56	7.93%	\$217	29.21%
\$250,000	(\$5)	(0.42%)	(\$214)	(16.91%)	\$86	9.41%	\$110	12.39%	\$271	29.21%
\$300,000	(\$106)	(6.59%)	(\$356)	(22.06%)	\$140	12.76%	\$164	15.30%	\$326	29.21%
\$400,000	(\$309)	(13.30%)	(\$642)	(27.66%)	\$249	16.93%	\$273	18.88%	\$434	29.21%
\$500,000	(\$511)	(16.89%)	(\$928)	(30.65%)	\$357	19.41%	\$381	20.99%	\$543	29.21%
\$600,000	(\$713)	(19.11%)	(\$1,213)	(32.51%)	\$466	21.05%	\$490	22.39%	\$651	29.21%
\$700,000	(\$916)	(20.64%)	(\$1,499)	(33.78%)	\$574	22.23%	\$598	23.38%	\$760	29.21%
\$800,000	(\$1,118)	(21.74%)	(\$1,784)	(34.70%)	\$683	23.10%	\$707	24.12%	\$869	29.21%
\$900,000	(\$1,320)	(22.58%)	(\$2,070)	(35.40%)	\$791	23.79%	\$816	24.69%	\$977	29.21%
\$1,000,000	(\$1,522)	(23.23%)	(\$2,355)	(35.95%)	\$900	24.33%	\$924	25.15%	\$1,086	29.21%
\$2,000,000	(\$3,545)	(26.06%)	(\$5,211)	(38.30%)	\$1,986	26.78%	\$2,010	27.19%	\$2,171	29.21%
\$3,000,000	(\$5,568)	(26.95%)	(\$8,067)	(39.05%)	\$3,071	27.59%	\$3,096	27.86%	\$3,257	29.21%
\$4,000,000	(\$7,591)	(27.39%)	(\$10,923)	(39.42%)	\$4,157	27.99%	\$4,181	28.20%	\$4,343	29.21%
\$5,000,000	(\$9,614)	(27.65%)	(\$13,779)	(39.63%)	\$5,243	28.24%	\$5,267	28.40%	\$5,429	29.21%
\$6,000,000	(\$11,636)	(27.83%)	(\$16,635)	(39.78%)	\$6,329	28.40%	\$6,353	28.54%	\$6,514	29.21%
\$7,000,000	(\$13,659)	(27.95%)	(\$19,491)	(39.88%)	\$7,414	28.51%	\$7,438	28.63%	\$7,600	29.21%
\$8,000,000	(\$15,682)	(28.04%)	(\$22,347)	(39.96%)	\$8,500	28.60%	\$8,524	28.71%	\$8,686	29.21%
\$9,000,000	(\$17,705)	(28.11%)	(\$25,203)	(40.02%)	\$9,586	28.67%	\$9,610	28.76%	\$9,771	29.21%
\$10,000,000	(\$19,728)	(28.17%)	(\$28,059)	(40.07%)	\$10,671	28.72%	\$10,696	28.81%	\$10,857	29.21%
\$15,000,000	(\$29,841)	(28.34%)	(\$42,338)	(40.21%)	\$16,100	28.88%	\$16,124	28.94%	\$16,286	29.21%
\$20,000,000	(\$39,955)	(28.43%)	(\$56,618)	(40.28%)	\$21,528	28.97%	\$21,553	29.01%	\$21,714	29.21%
\$25,000,000	(\$50,069)	(28.48%)	(\$70,897)	(40.32%)	\$26,957	29.01%	\$26,981	29.05%	\$27,143	29.21%
\$30,000,000	(\$60,183)	(28.51%)	(\$85,177)	(40.35%)	\$32,385	29.05%	\$32,410	29.07%	\$32,571	29.21%
\$35,000,000	(\$70,297)	(28.53%)	(\$99,456)	(40.37%)	\$37,814	29.07%	\$37,838	29.09%	\$38,000	29.21%
\$40,000,000	(\$80,411)	(28.55%)	(\$113,736)	(40.38%)	\$43,242	29.09%	\$43,267	29.11%	\$43,428	29.21%
\$45,000,000	(\$90,525)	(28.57%)	(\$128,015)	(40.40%)	\$48,671	29.10%	\$48,695	29.12%	\$48,857	29.21%
\$50,000,000	(\$100,639)	(28.58%)	(\$142,294)	(40.41%)	\$54,100	29.11%	\$54,124	29.13%	\$54,285	29.21%