

CITY OF MAHARISHI VEDIC CITY, 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	\$3.89066	\$52,655	\$0	\$52,655	
2026-27	\$1.98770	\$53,708	\$2	\$53,710	2.0%
2027-28	\$1.99823	\$53,979	\$2	\$53,981	0.5%
2028-29	\$1.95129	\$55,061	\$2	\$55,063	2.0%
2029-30	\$1.96147	\$55,339	\$2	\$55,341	0.5%
2030-31	\$1.91554	\$56,448	\$2	\$56,450	2.0%
2031-32	\$1.92552	\$56,732	\$2	\$56,735	0.5%
2032-33	\$1.88071	\$57,869	\$2	\$57,871	2.0%
2033-34	\$1.89049	\$58,161	\$2	\$58,163	0.5%
2034-35	\$1.84676	\$59,326	\$2	\$59,329	2.0%
2035-36	\$1.85635	\$59,625	\$2	\$59,628	0.5%

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	\$30,337,752	\$13,533,683	\$885,007	\$14,418,690
2026-27	\$30,373,072	\$27,021,450	\$1,046,208	\$28,067,658
2027-28	\$30,393,661	\$27,014,539	\$1,073,708	\$28,088,247
2028-29	\$31,677,858	\$28,218,925	\$1,153,518	\$29,372,444
2029-30	\$31,700,446	\$28,214,014	\$1,181,018	\$29,395,032
2030-31	\$33,041,070	\$29,469,462	\$1,266,194	\$30,735,656
2031-32	\$33,063,659	\$29,464,551	\$1,293,694	\$30,758,245
2032-33	\$34,460,971	\$30,771,054	\$1,384,504	\$32,155,557
2033-34	\$34,483,560	\$30,766,142	\$1,412,004	\$32,178,146
2034-35	\$35,939,919	\$32,125,776	\$1,508,729	\$33,634,505
2035-36	\$35,962,508	\$32,120,865	\$1,536,229	\$33,657,094

TAXABLE VALUATION BY PROPERTY CLASS (%)						
Fiscal Year	Gross Residential	Exemptions	Net Residential	Commercial	Industrial	G&E
2025-26	81.90%	-1.54%	80.36%	18.44%	1.10%	0.10%
2026-27	96.78%	-10.10%	86.69%	12.36%	0.89%	0.05%
2027-28	96.81%	-10.12%	86.69%	12.35%	0.90%	0.05%
2028-29	96.37%	-9.70%	86.67%	12.40%	0.87%	0.05%
2029-30	96.39%	-9.72%	86.68%	12.39%	0.87%	0.05%
2030-31	95.97%	-9.31%	86.66%	12.44%	0.85%	0.05%
2031-32	95.99%	-9.32%	86.66%	12.43%	0.85%	0.05%
2032-33	95.57%	-8.94%	86.64%	12.48%	0.83%	0.05%
2033-34	95.59%	-8.95%	86.64%	12.48%	0.83%	0.05%
2034-35	95.19%	-8.58%	86.61%	12.53%	0.80%	0.04%
2035-36	95.21%	-8.59%	86.62%	12.52%	0.81%	0.04%

**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 MAHARISHI VEDIC CITY, 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	\$13,533,683	\$3.89066	\$52,655
2026-27	\$27,021,450	\$1.98770	\$53,710
2027-28	\$27,014,539	\$1.99823	\$53,981
2028-29	\$28,218,925	\$1.95129	\$55,063
2029-30	\$28,214,014	\$1.96147	\$55,341
2030-31	\$29,469,462	\$1.91554	\$56,450
2031-32	\$29,464,551	\$1.92552	\$56,735
2032-33	\$30,771,054	\$1.88071	\$57,871
2033-34	\$30,766,142	\$1.89049	\$58,163
2034-35	\$32,125,776	\$1.84676	\$59,329
2035-36	\$32,120,865	\$1.85635	\$59,628

CITY OF MAHARISHI VEDIC CITY, 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	\$13,533,683	\$3.89066	\$52,655
2026-27	\$13,706,039	\$3.89066	\$53,326
2027-28	\$13,918,893	\$3.89066	\$54,154
2028-29	\$14,364,262	\$3.89066	\$55,886
2029-30	\$14,618,623	\$3.89066	\$56,876
2030-31	\$15,085,903	\$3.89066	\$58,694
2031-32	\$15,354,967	\$3.89066	\$59,741
2032-33	\$15,845,286	\$3.89066	\$61,649
2033-34	\$16,129,872	\$3.89066	\$62,756
2034-35	\$16,644,452	\$3.89066	\$64,758
2035-36	\$16,945,329	\$3.89066	\$65,929

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	\$13,315,411	(\$1.90296)	\$385
2027-28	\$13,095,646	(\$1.89243)	-\$172
2028-29	\$13,854,664	(\$1.93937)	-\$823
2029-30	\$13,595,391	(\$1.92919)	-\$1,535
2030-31	\$14,383,559	(\$1.97512)	-\$2,244
2031-32	\$14,109,584	(\$1.96514)	-\$3,006
2032-33	\$14,925,767	(\$2.00995)	-\$3,777
2033-34	\$14,636,271	(\$2.00017)	-\$4,593
2034-35	\$15,481,324	(\$2.04390)	-\$5,429
2035-36	\$15,175,536	(\$2.03431)	-\$6,301

CITY OF MAHARISHI VEDIC CITY, 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	\$92	\$118	\$50,000	\$51,515	\$92	\$99	\$50,000	\$58,947	\$83	\$17	\$71	\$17	\$92	\$113
\$100,000	\$123,480	\$185	\$237	\$100,000	\$103,030	\$185	\$197	\$100,000	\$117,894	\$176	\$130	\$164	\$130	\$185	\$226
\$150,000	\$185,220	\$277	\$355	\$150,000	\$154,545	\$277	\$296	\$150,000	\$176,842	\$268	\$243	\$256	\$243	\$277	\$339
\$200,000	\$246,960	\$452	\$473	\$200,000	\$206,060	\$452	\$395	\$200,000	\$235,789	\$360	\$356	\$348	\$356	\$369	\$452
\$250,000	\$308,700	\$627	\$591	\$250,000	\$257,575	\$627	\$493	\$250,000	\$294,736	\$452	\$469	\$440	\$469	\$461	\$565
\$300,000	\$370,440	\$802	\$710	\$300,000	\$309,090	\$802	\$592	\$300,000	\$353,683	\$545	\$582	\$533	\$582	\$554	\$677
\$400,000	\$493,920	\$1,152	\$946	\$400,000	\$412,120	\$1,152	\$789	\$400,000	\$471,578	\$729	\$808	\$717	\$808	\$738	\$903
\$500,000	\$617,400	\$1,502	\$1,183	\$500,000	\$515,151	\$1,502	\$987	\$500,000	\$589,472	\$914	\$1,033	\$902	\$1,033	\$923	\$1,129
\$600,000	\$740,880	\$1,853	\$1,419	\$600,000	\$618,181	\$1,853	\$1,184	\$600,000	\$707,366	\$1,098	\$1,259	\$1,086	\$1,259	\$1,107	\$1,355
\$700,000	\$864,360	\$2,203	\$1,656	\$700,000	\$721,211	\$2,203	\$1,382	\$700,000	\$825,261	\$1,283	\$1,485	\$1,271	\$1,485	\$1,292	\$1,581
\$800,000	\$987,840	\$2,553	\$1,892	\$800,000	\$824,241	\$2,553	\$1,579	\$800,000	\$943,155	\$1,467	\$1,711	\$1,455	\$1,711	\$1,476	\$1,807
\$900,000	\$1,111,320	\$2,903	\$2,129	\$900,000	\$927,271	\$2,903	\$1,776	\$900,000	\$1,061,050	\$1,652	\$1,937	\$1,640	\$1,937	\$1,661	\$2,032
\$1,000,000	\$1,234,800	\$3,253	\$2,365	\$1,000,000	\$1,030,301	\$3,253	\$1,974	\$1,000,000	\$1,178,944	\$1,836	\$2,163	\$1,824	\$2,163	\$1,845	\$2,258
\$2,000,000	\$2,469,600	\$6,755	\$4,731	\$2,000,000	\$2,060,602	\$6,755	\$3,947	\$2,000,000	\$2,357,888	\$3,682	\$4,421	\$3,670	\$4,421	\$3,691	\$4,517
\$3,000,000	\$3,704,400	\$10,256	\$7,096	\$3,000,000	\$3,090,903	\$10,256	\$5,921	\$3,000,000	\$3,536,832	\$5,527	\$6,679	\$5,515	\$6,679	\$5,536	\$6,775
\$4,000,000	\$4,939,200	\$13,758	\$9,461	\$4,000,000	\$4,121,204	\$13,758	\$7,894	\$4,000,000	\$4,715,776	\$7,373	\$8,937	\$7,361	\$8,937	\$7,382	\$9,033
\$5,000,000	\$6,174,000	\$17,260	\$11,827	\$5,000,000	\$5,151,505	\$17,260	\$9,868	\$5,000,000	\$5,894,720	\$9,218	\$11,196	\$9,206	\$11,196	\$9,227	\$11,292
\$6,000,000	\$7,408,800	\$20,761	\$14,192	\$6,000,000	\$6,181,806	\$20,761	\$11,841	\$6,000,000	\$7,073,664	\$11,063	\$13,454	\$11,051	\$13,454	\$11,072	\$13,550
\$7,000,000	\$8,643,600	\$24,263	\$16,557	\$7,000,000	\$7,212,107	\$24,263	\$13,815	\$7,000,000	\$8,252,608	\$12,909	\$15,712	\$12,897	\$15,712	\$12,918	\$15,808
\$8,000,000	\$9,878,400	\$27,764	\$18,922	\$8,000,000	\$8,242,408	\$27,764	\$15,789	\$8,000,000	\$9,431,552	\$14,754	\$17,971	\$14,742	\$17,971	\$14,763	\$18,067
\$9,000,000	\$11,113,200	\$31,266	\$21,288	\$9,000,000	\$9,272,709	\$31,266	\$17,762	\$9,000,000	\$10,610,496	\$16,600	\$20,229	\$16,588	\$20,229	\$16,609	\$20,325
\$10,000,000	\$12,348,000	\$34,768	\$23,653	\$10,000,000	\$10,303,010	\$34,768	\$19,736	\$10,000,000	\$11,789,440	\$18,445	\$22,487	\$18,433	\$22,487	\$18,454	\$22,583
\$15,000,000	\$18,522,000	\$52,275	\$35,480	\$15,000,000	\$15,454,515	\$52,275	\$29,604	\$15,000,000	\$17,684,160	\$27,672	\$33,779	\$27,660	\$33,779	\$27,681	\$33,875
\$20,000,000	\$24,696,000	\$69,783	\$47,306	\$20,000,000	\$20,606,020	\$69,783	\$39,472	\$20,000,000	\$23,578,880	\$36,899	\$45,071	\$36,887	\$45,071	\$36,908	\$45,166
\$25,000,000	\$30,870,000	\$87,291	\$59,133	\$25,000,000	\$25,757,525	\$87,291	\$49,340	\$25,000,000	\$29,473,600	\$46,126	\$56,362	\$46,114	\$56,362	\$46,135	\$56,458
\$30,000,000	\$37,044,000	\$104,799	\$70,959	\$30,000,000	\$30,909,030	\$104,799	\$59,207	\$30,000,000	\$35,368,320	\$55,353	\$67,654	\$55,341	\$67,654	\$55,362	\$67,749
\$35,000,000	\$43,218,000	\$122,307	\$82,786	\$35,000,000	\$36,060,535	\$122,307	\$69,075	\$35,000,000	\$41,263,040	\$64,580	\$78,945	\$64,568	\$78,945	\$64,589	\$79,041
\$40,000,000	\$49,392,000	\$139,815	\$94,612	\$40,000,000	\$41,212,040	\$139,815	\$78,943	\$40,000,000	\$47,157,760	\$73,807	\$90,237	\$73,795	\$90,237	\$73,816	\$90,333
\$45,000,000	\$55,566,000	\$157,323	\$106,439	\$45,000,000	\$46,363,545	\$157,323	\$88,811	\$45,000,000	\$53,052,480	\$83,034	\$101,528	\$83,022	\$101,528	\$83,043	\$101,624
\$50,000,000	\$61,740,000	\$174,831	\$118,265	\$50,000,000	\$51,515,050	\$174,831	\$98,679	\$50,000,000	\$58,947,200	\$92,261	\$112,820	\$92,249	\$112,820	\$92,270	\$112,916

CITY OF            MAHARISHI VEDIC CITY, 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	\$26	28.17%	\$6	6.95%	(\$66)	(79.43%)	(\$54)	(75.97%)	\$21	22.38%
\$100,000	\$52	28.17%	\$13	6.95%	(\$46)	(25.93%)	(\$34)	(20.50%)	\$41	22.38%
\$150,000	\$78	28.17%	\$19	6.95%	(\$25)	(9.29%)	(\$13)	(5.04%)	\$62	22.38%
\$200,000	\$21	4.69%	(\$57)	(12.65%)	(\$4)	(1.18%)	\$8	2.23%	\$83	22.38%
\$250,000	(\$36)	(5.68%)	(\$134)	(21.30%)	\$16	3.63%	\$28	6.45%	\$103	22.38%
\$300,000	(\$92)	(11.53%)	(\$210)	(26.18%)	\$37	6.80%	\$49	9.21%	\$124	22.38%
\$400,000	(\$206)	(17.89%)	(\$363)	(31.49%)	\$78	10.74%	\$90	12.59%	\$165	22.38%
\$500,000	(\$320)	(21.28%)	(\$516)	(34.32%)	\$120	13.09%	\$132	14.60%	\$206	22.38%
\$600,000	(\$433)	(23.39%)	(\$668)	(36.08%)	\$161	14.65%	\$173	15.92%	\$248	22.38%
\$700,000	(\$547)	(24.83%)	(\$821)	(37.28%)	\$202	15.76%	\$214	16.86%	\$289	22.38%
\$800,000	(\$661)	(25.88%)	(\$974)	(38.15%)	\$244	16.59%	\$255	17.56%	\$330	22.38%
\$900,000	(\$774)	(26.67%)	(\$1,127)	(38.81%)	\$285	17.24%	\$297	18.10%	\$372	22.38%
\$1,000,000	(\$888)	(27.29%)	(\$1,280)	(39.33%)	\$326	17.76%	\$338	18.53%	\$413	22.38%
\$2,000,000	(\$2,024)	(29.97%)	(\$2,808)	(41.56%)	\$739	20.07%	\$751	20.46%	\$826	22.38%
\$3,000,000	(\$3,160)	(30.81%)	(\$4,336)	(42.27%)	\$1,152	20.84%	\$1,164	21.10%	\$1,239	22.38%
\$4,000,000	(\$4,297)	(31.23%)	(\$5,864)	(42.62%)	\$1,565	21.22%	\$1,577	21.42%	\$1,652	22.38%
\$5,000,000	(\$5,433)	(31.48%)	(\$7,392)	(42.83%)	\$1,978	21.45%	\$1,990	21.61%	\$2,065	22.38%
\$6,000,000	(\$6,569)	(31.64%)	(\$8,920)	(42.96%)	\$2,391	21.61%	\$2,403	21.74%	\$2,477	22.38%
\$7,000,000	(\$7,706)	(31.76%)	(\$10,448)	(43.06%)	\$2,804	21.72%	\$2,816	21.83%	\$2,890	22.38%
\$8,000,000	(\$8,842)	(31.85%)	(\$11,976)	(43.13%)	\$3,216	21.80%	\$3,228	21.90%	\$3,303	22.38%
\$9,000,000	(\$9,978)	(31.91%)	(\$13,504)	(43.19%)	\$3,629	21.86%	\$3,641	21.95%	\$3,716	22.38%
\$10,000,000	(\$11,114)	(31.97%)	(\$15,032)	(43.23%)	\$4,042	21.92%	\$4,054	21.99%	\$4,129	22.38%
\$15,000,000	(\$16,796)	(32.13%)	(\$22,672)	(43.37%)	\$6,107	22.07%	\$6,119	22.12%	\$6,194	22.38%
\$20,000,000	(\$22,477)	(32.21%)	(\$30,312)	(43.44%)	\$8,171	22.15%	\$8,183	22.19%	\$8,258	22.38%
\$25,000,000	(\$28,159)	(32.26%)	(\$37,952)	(43.48%)	\$10,236	22.19%	\$10,248	22.22%	\$10,323	22.38%
\$30,000,000	(\$33,840)	(32.29%)	(\$45,592)	(43.50%)	\$12,301	22.22%	\$12,313	22.25%	\$12,387	22.38%
\$35,000,000	(\$39,522)	(32.31%)	(\$53,232)	(43.52%)	\$14,365	22.24%	\$14,377	22.27%	\$14,452	22.38%
\$40,000,000	(\$45,203)	(32.33%)	(\$60,872)	(43.54%)	\$16,430	22.26%	\$16,442	22.28%	\$16,516	22.38%
\$45,000,000	(\$50,884)	(32.34%)	(\$68,512)	(43.55%)	\$18,494	22.27%	\$18,506	22.29%	\$18,581	22.38%
\$50,000,000	(\$56,566)	(32.35%)	(\$76,152)	(43.56%)	\$20,559	22.28%	\$20,571	22.30%	\$20,646	22.38%