

CITY OF OTTUMWA, 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	\$8.51942	\$6,112,454	\$0	\$6,112,454	
2026-27	\$5.47605	\$6,234,703	\$61,434	\$6,296,137	3.0%
2027-28	\$5.53001	\$6,344,853	\$62,039	\$6,406,892	1.8%
2028-29	\$5.37415	\$6,535,028	\$60,291	\$6,595,318	2.9%
2029-30	\$5.42373	\$6,647,352	\$60,847	\$6,708,199	1.7%
2030-31	\$5.26915	\$6,842,361	\$59,113	\$6,901,473	2.9%
2031-32	\$5.31467	\$6,952,460	\$59,623	\$7,012,083	1.6%
2032-33	\$5.16488	\$7,152,322	\$57,943	\$7,210,265	2.8%
2033-34	\$5.20672	\$7,260,215	\$58,412	\$7,318,627	1.5%
2034-35	\$5.06150	\$7,464,993	\$56,783	\$7,521,776	2.8%
2035-36	\$5.10000	\$7,570,704	\$57,215	\$7,627,919	1.4%

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	\$1,432,984,764	\$717,473,014	\$30,527,288	\$748,000,302
2026-27	\$1,289,598,629	\$1,149,758,650	\$43,322,927	\$1,193,081,577
2027-28	\$1,302,974,104	\$1,158,567,944	\$47,889,109	\$1,206,457,052
2028-29	\$1,378,368,528	\$1,227,230,039	\$54,621,437	\$1,281,851,476
2029-30	\$1,392,528,644	\$1,236,823,973	\$59,187,619	\$1,296,011,592
2030-31	\$1,472,790,659	\$1,309,788,734	\$66,484,873	\$1,376,273,607
2031-32	\$1,486,950,774	\$1,319,382,668	\$71,051,055	\$1,390,433,722
2032-33	\$1,571,476,380	\$1,396,017,847	\$78,941,480	\$1,474,959,328
2033-34	\$1,585,636,495	\$1,405,611,781	\$83,507,662	\$1,489,119,443
2034-35	\$1,674,614,426	\$1,486,076,456	\$92,020,918	\$1,578,097,374
2035-36	\$1,688,774,542	\$1,495,670,389	\$96,587,100	\$1,592,257,490

TAXABLE VALUATION BY PROPERTY CLASS (%)						
Fiscal Year	Gross Residential	Exemptions	Net Residential	Commercial	Industrial	G&E
2025-26	62.93%	-1.60%	61.33%	32.30%	3.38%	2.28%
2026-27	91.28%	-25.25%	66.03%	29.25%	2.46%	1.43%
2027-28	90.87%	-25.17%	65.71%	29.63%	2.43%	1.41%
2028-29	89.52%	-23.86%	65.66%	29.94%	2.31%	1.33%
2029-30	89.11%	-23.72%	65.38%	30.27%	2.28%	1.31%
2030-31	87.80%	-22.44%	65.35%	30.54%	2.17%	1.24%
2031-32	87.43%	-22.33%	65.10%	30.84%	2.15%	1.22%
2032-33	86.21%	-21.15%	65.06%	31.10%	2.05%	1.15%
2033-34	85.88%	-21.05%	64.83%	31.38%	2.03%	1.14%
2034-35	84.74%	-19.96%	64.79%	31.62%	1.93%	1.08%
2035-36	84.45%	-19.88%	64.57%	31.87%	1.91%	1.07%

**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 OTTUMWA, 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	\$717,473,014	\$8.51942	\$6,112,454
2026-27	\$1,149,758,650	\$5.47605	\$6,296,137
2027-28	\$1,158,567,944	\$5.53001	\$6,406,892
2028-29	\$1,227,230,039	\$5.37415	\$6,595,318
2029-30	\$1,236,823,973	\$5.42373	\$6,708,199
2030-31	\$1,309,788,734	\$5.26915	\$6,901,473
2031-32	\$1,319,382,668	\$5.31467	\$7,012,083
2032-33	\$1,396,017,847	\$5.16488	\$7,210,265
2033-34	\$1,405,611,781	\$5.20672	\$7,318,627
2034-35	\$1,486,076,456	\$5.06150	\$7,521,776
2035-36	\$1,495,670,389	\$5.10000	\$7,627,919

CITY OF OTTUMWA, 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	\$717,473,014	\$8.51942	\$6,112,454
2026-27	\$747,387,800	\$8.35237	\$6,242,461
2027-28	\$758,450,892	\$8.35237	\$6,334,864
2028-29	\$790,711,297	\$8.10000	\$6,404,762
2029-30	\$807,054,855	\$8.10000	\$6,537,144
2030-31	\$841,133,928	\$8.10000	\$6,813,185
2031-32	\$858,227,665	\$8.10000	\$6,951,644
2032-33	\$894,218,743	\$8.10000	\$7,243,172
2033-34	\$912,104,071	\$8.10000	\$7,388,043
2034-35	\$950,106,653	\$8.10000	\$7,695,864
2035-36	\$968,823,329	\$8.10000	\$7,847,469

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	\$402,370,850	(\$2.87632)	\$53,676
2027-28	\$400,117,052	(\$2.82236)	\$72,028
2028-29	\$436,518,743	(\$2.72585)	\$190,557
2029-30	\$429,769,118	(\$2.67627)	\$171,055
2030-31	\$468,654,807	(\$2.83085)	\$88,288
2031-32	\$461,155,003	(\$2.78533)	\$60,439
2032-33	\$501,799,104	(\$2.93512)	-\$32,907
2033-34	\$493,507,710	(\$2.89328)	-\$69,416
2034-35	\$535,969,803	(\$3.03850)	-\$174,088
2035-36	\$526,847,061	(\$3.00000)	-\$219,550

CITY OF OTTUMWA, 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	\$202	\$325	\$50,000	\$51,515	\$202	\$271	\$50,000	\$58,947	\$182	\$47	\$156	\$47	\$202	\$311
\$100,000	\$123,480	\$404	\$651	\$100,000	\$103,030	\$404	\$543	\$100,000	\$117,894	\$384	\$358	\$358	\$358	\$404	\$621
\$150,000	\$185,220	\$606	\$976	\$150,000	\$154,545	\$606	\$814	\$150,000	\$176,842	\$587	\$668	\$560	\$668	\$606	\$932
\$200,000	\$246,960	\$990	\$1,301	\$200,000	\$206,060	\$990	\$1,086	\$200,000	\$235,789	\$789	\$979	\$762	\$979	\$808	\$1,242
\$250,000	\$308,700	\$1,373	\$1,627	\$250,000	\$257,575	\$1,373	\$1,357	\$250,000	\$294,736	\$991	\$1,290	\$964	\$1,290	\$1,010	\$1,553
\$300,000	\$370,440	\$1,756	\$1,952	\$300,000	\$309,090	\$1,756	\$1,629	\$300,000	\$353,683	\$1,193	\$1,600	\$1,166	\$1,600	\$1,212	\$1,864
\$400,000	\$493,920	\$2,523	\$2,603	\$400,000	\$412,120	\$2,523	\$2,172	\$400,000	\$471,578	\$1,597	\$2,221	\$1,570	\$2,221	\$1,616	\$2,485
\$500,000	\$617,400	\$3,290	\$3,253	\$500,000	\$515,151	\$3,290	\$2,714	\$500,000	\$589,472	\$2,001	\$2,843	\$1,975	\$2,843	\$2,020	\$3,106
\$600,000	\$740,880	\$4,056	\$3,904	\$600,000	\$618,181	\$4,056	\$3,257	\$600,000	\$707,366	\$2,405	\$3,464	\$2,379	\$3,464	\$2,425	\$3,727
\$700,000	\$864,360	\$4,823	\$4,554	\$700,000	\$721,211	\$4,823	\$3,800	\$700,000	\$825,261	\$2,809	\$4,085	\$2,783	\$4,085	\$2,829	\$4,348
\$800,000	\$987,840	\$5,590	\$5,205	\$800,000	\$824,241	\$5,590	\$4,343	\$800,000	\$943,155	\$3,213	\$4,706	\$3,187	\$4,706	\$3,233	\$4,970
\$900,000	\$1,111,320	\$6,357	\$5,856	\$900,000	\$927,271	\$6,357	\$4,886	\$900,000	\$1,061,050	\$3,617	\$5,327	\$3,591	\$5,327	\$3,637	\$5,591
\$1,000,000	\$1,234,800	\$7,123	\$6,506	\$1,000,000	\$1,030,301	\$7,123	\$5,429	\$1,000,000	\$1,178,944	\$4,021	\$5,949	\$3,995	\$5,949	\$4,041	\$6,212
\$2,000,000	\$2,469,600	\$14,791	\$13,013	\$2,000,000	\$2,060,602	\$14,791	\$10,858	\$2,000,000	\$2,357,888	\$8,062	\$12,161	\$8,036	\$12,161	\$8,082	\$12,424
\$3,000,000	\$3,704,400	\$22,458	\$19,519	\$3,000,000	\$3,090,903	\$22,458	\$16,286	\$3,000,000	\$3,536,832	\$12,103	\$18,373	\$12,077	\$18,373	\$12,123	\$18,636
\$4,000,000	\$4,939,200	\$30,126	\$26,025	\$4,000,000	\$4,121,204	\$30,126	\$21,715	\$4,000,000	\$4,715,776	\$16,144	\$24,585	\$16,118	\$24,585	\$16,164	\$24,848
\$5,000,000	\$6,174,000	\$37,793	\$32,532	\$5,000,000	\$5,151,505	\$37,793	\$27,144	\$5,000,000	\$5,894,720	\$20,185	\$30,797	\$20,159	\$30,797	\$20,204	\$31,060
\$6,000,000	\$7,408,800	\$45,461	\$39,038	\$6,000,000	\$6,181,806	\$45,461	\$32,573	\$6,000,000	\$7,073,664	\$24,226	\$37,009	\$24,200	\$37,009	\$24,245	\$37,272
\$7,000,000	\$8,643,600	\$53,128	\$45,544	\$7,000,000	\$7,212,107	\$53,128	\$38,002	\$7,000,000	\$8,252,608	\$28,267	\$43,221	\$28,240	\$43,221	\$28,286	\$43,484
\$8,000,000	\$9,878,400	\$60,796	\$52,051	\$8,000,000	\$8,242,408	\$60,796	\$43,430	\$8,000,000	\$9,431,552	\$32,308	\$49,433	\$32,281	\$49,433	\$32,327	\$49,696
\$9,000,000	\$11,113,200	\$68,463	\$58,557	\$9,000,000	\$9,272,709	\$68,463	\$48,859	\$9,000,000	\$10,610,496	\$36,348	\$55,645	\$36,322	\$55,645	\$36,368	\$55,908
\$10,000,000	\$12,348,000	\$76,131	\$65,063	\$10,000,000	\$10,303,010	\$76,131	\$54,288	\$10,000,000	\$11,789,440	\$40,389	\$61,857	\$40,363	\$61,857	\$40,409	\$62,120
\$15,000,000	\$18,522,000	\$114,468	\$97,595	\$15,000,000	\$15,454,515	\$114,468	\$81,432	\$15,000,000	\$17,684,160	\$60,594	\$92,917	\$60,568	\$92,917	\$60,613	\$93,180
\$20,000,000	\$24,696,000	\$152,806	\$130,127	\$20,000,000	\$20,606,020	\$152,806	\$108,576	\$20,000,000	\$23,578,880	\$80,798	\$123,977	\$80,772	\$123,977	\$80,818	\$124,241
\$25,000,000	\$30,870,000	\$191,143	\$162,659	\$25,000,000	\$25,757,525	\$191,143	\$135,720	\$25,000,000	\$29,473,600	\$101,003	\$155,037	\$100,977	\$155,037	\$101,022	\$155,301
\$30,000,000	\$37,044,000	\$229,480	\$195,190	\$30,000,000	\$30,909,030	\$229,480	\$162,864	\$30,000,000	\$35,368,320	\$121,207	\$186,098	\$121,181	\$186,098	\$121,227	\$186,361
\$35,000,000	\$43,218,000	\$267,818	\$227,722	\$35,000,000	\$36,060,535	\$267,818	\$190,008	\$35,000,000	\$41,263,040	\$141,412	\$217,158	\$141,386	\$217,158	\$141,431	\$217,421
\$40,000,000	\$49,392,000	\$306,155	\$260,254	\$40,000,000	\$41,212,040	\$306,155	\$217,152	\$40,000,000	\$47,157,760	\$161,616	\$248,218	\$161,590	\$248,218	\$161,636	\$248,481
\$45,000,000	\$55,566,000	\$344,493	\$292,786	\$45,000,000	\$46,363,545	\$344,493	\$244,296	\$45,000,000	\$53,052,480	\$181,821	\$279,278	\$181,795	\$279,278	\$181,840	\$279,541
\$50,000,000	\$61,740,000	\$382,830	\$325,317	\$50,000,000	\$51,515,050	\$382,830	\$271,441	\$50,000,000	\$58,947,200	\$202,025	\$310,338	\$201,999	\$310,338	\$202,045	\$310,602

CITY OF            OTTUMWA, 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	\$123	61.01%	\$69	34.35%	(\$135)	(74.16%)	(\$109)	(69.81%)	\$109	53.73%
\$100,000	\$247	61.01%	\$139	34.35%	(\$27)	(6.96%)	(\$0)	(0.13%)	\$217	53.73%
\$150,000	\$370	61.01%	\$208	34.35%	\$82	13.95%	\$108	19.29%	\$326	53.73%
\$200,000	\$312	31.51%	\$96	9.73%	\$190	24.14%	\$217	28.42%	\$434	53.73%
\$250,000	\$254	18.48%	(\$16)	(1.14%)	\$299	30.18%	\$325	33.72%	\$543	53.73%
\$300,000	\$196	11.14%	(\$128)	(7.27%)	\$407	34.17%	\$434	37.19%	\$651	53.73%
\$400,000	\$80	3.15%	(\$351)	(13.93%)	\$625	39.12%	\$651	41.44%	\$868	53.73%
\$500,000	(\$37)	(1.11%)	(\$575)	(17.49%)	\$842	42.07%	\$868	43.96%	\$1,086	53.73%
\$600,000	(\$153)	(3.76%)	(\$799)	(19.70%)	\$1,059	44.03%	\$1,085	45.62%	\$1,303	53.73%
\$700,000	(\$269)	(5.57%)	(\$1,023)	(21.21%)	\$1,276	45.42%	\$1,302	46.80%	\$1,520	53.73%
\$800,000	(\$385)	(6.89%)	(\$1,247)	(22.31%)	\$1,493	46.47%	\$1,519	47.67%	\$1,737	53.73%
\$900,000	(\$501)	(7.88%)	(\$1,471)	(23.14%)	\$1,710	47.28%	\$1,736	48.36%	\$1,954	53.73%
\$1,000,000	(\$617)	(8.66%)	(\$1,695)	(23.79%)	\$1,927	47.93%	\$1,954	48.90%	\$2,171	53.73%
\$2,000,000	(\$1,778)	(12.02%)	(\$3,933)	(26.59%)	\$4,098	50.83%	\$4,125	51.33%	\$4,342	53.73%
\$3,000,000	(\$2,939)	(13.09%)	(\$6,172)	(27.48%)	\$6,270	51.80%	\$6,296	52.13%	\$6,513	53.73%
\$4,000,000	(\$4,101)	(13.61%)	(\$8,411)	(27.92%)	\$8,441	52.28%	\$8,467	52.53%	\$8,685	53.73%
\$5,000,000	(\$5,262)	(13.92%)	(\$10,649)	(28.18%)	\$10,612	52.57%	\$10,638	52.77%	\$10,856	53.73%
\$6,000,000	(\$6,423)	(14.13%)	(\$12,888)	(28.35%)	\$12,783	52.77%	\$12,809	52.93%	\$13,027	53.73%
\$7,000,000	(\$7,584)	(14.27%)	(\$15,127)	(28.47%)	\$14,954	52.90%	\$14,980	53.05%	\$15,198	53.73%
\$8,000,000	(\$8,745)	(14.38%)	(\$17,365)	(28.56%)	\$17,125	53.01%	\$17,151	53.13%	\$17,369	53.73%
\$9,000,000	(\$9,906)	(14.47%)	(\$19,604)	(28.63%)	\$19,296	53.09%	\$19,323	53.20%	\$19,540	53.73%
\$10,000,000	(\$11,067)	(14.54%)	(\$21,843)	(28.69%)	\$21,467	53.15%	\$21,494	53.25%	\$21,711	53.73%
\$15,000,000	(\$16,873)	(14.74%)	(\$33,036)	(28.86%)	\$32,323	53.34%	\$32,349	53.41%	\$32,567	53.73%
\$20,000,000	(\$22,679)	(14.84%)	(\$44,229)	(28.94%)	\$43,179	53.44%	\$43,205	53.49%	\$43,423	53.73%
\$25,000,000	(\$28,484)	(14.90%)	(\$55,423)	(29.00%)	\$54,035	53.50%	\$54,061	53.54%	\$54,278	53.73%
\$30,000,000	(\$34,290)	(14.94%)	(\$66,616)	(29.03%)	\$64,890	53.54%	\$64,916	53.57%	\$65,134	53.73%
\$35,000,000	(\$40,096)	(14.97%)	(\$77,809)	(29.05%)	\$75,746	53.56%	\$75,772	53.59%	\$75,990	53.73%
\$40,000,000	(\$45,901)	(14.99%)	(\$89,003)	(29.07%)	\$86,602	53.58%	\$86,628	53.61%	\$86,845	53.73%
\$45,000,000	(\$51,707)	(15.01%)	(\$100,196)	(29.09%)	\$97,457	53.60%	\$97,484	53.62%	\$97,701	53.73%
\$50,000,000	(\$57,513)	(15.02%)	(\$111,389)	(29.10%)	\$108,313	53.61%	\$108,339	53.63%	\$108,557	53.73%