

CITY OF ROCKFORD, 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	\$8.60292	\$183,096	\$0	\$183,096	
2026-27	\$5.33420	\$186,758	\$5,971	\$192,729	5.3%
2027-28	\$5.45288	\$196,583	\$6,103	\$202,687	5.2%
2028-29	\$5.28507	\$206,740	\$5,916	\$212,656	4.9%
2029-30	\$5.39661	\$216,909	\$6,040	\$222,950	4.8%
2030-31	\$5.22906	\$227,409	\$5,853	\$233,262	4.6%
2031-32	\$5.33885	\$237,927	\$5,976	\$243,903	4.6%
2032-33	\$5.17614	\$248,781	\$5,794	\$254,575	4.4%
2033-34	\$5.28434	\$259,666	\$5,915	\$265,581	4.3%
2034-35	\$5.12588	\$270,892	\$5,737	\$276,630	4.2%
2035-36	\$5.23262	\$282,162	\$5,857	\$288,019	4.1%

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	\$42,773,195	\$21,283,036	\$0	\$21,283,036
2026-27	\$36,698,741	\$36,130,802	\$0	\$36,130,802
2027-28	\$37,738,525	\$37,170,586	\$0	\$37,170,586
2028-29	\$40,805,081	\$40,237,142	\$0	\$40,237,142
2029-30	\$41,880,864	\$41,312,925	\$0	\$41,312,925
2030-31	\$45,176,630	\$44,608,691	\$0	\$44,608,691
2031-32	\$46,252,413	\$45,684,474	\$0	\$45,684,474
2032-33	\$49,750,246	\$49,182,307	\$0	\$49,182,307
2033-34	\$50,826,029	\$50,258,090	\$0	\$50,258,090
2034-35	\$54,535,199	\$53,967,260	\$0	\$53,967,260
2035-36	\$55,610,982	\$55,043,043	\$0	\$55,043,043

TAXABLE VALUATION BY PROPERTY CLASS (%)						
Fiscal Year	Gross Residential	Exemptions	Net Residential	Commercial	Industrial	G&E
2025-26	81.68%	-2.63%	79.05%	19.34%	0.04%	0.20%
2026-27	111.11%	-33.53%	77.58%	20.31%	0.05%	0.12%
2027-28	108.53%	-32.78%	75.74%	22.22%	0.05%	0.12%
2028-29	104.75%	-30.42%	74.33%	23.85%	0.05%	0.11%
2029-30	102.50%	-29.71%	72.79%	25.46%	0.04%	0.10%
2030-31	99.16%	-27.56%	71.60%	26.83%	0.04%	0.10%
2031-32	97.25%	-26.99%	70.26%	28.22%	0.04%	0.09%
2032-33	94.35%	-25.12%	69.23%	29.40%	0.04%	0.09%
2033-34	92.72%	-24.66%	68.06%	30.61%	0.04%	0.09%
2034-35	90.16%	-23.01%	67.16%	31.64%	0.03%	0.08%
2035-36	88.76%	-22.63%	66.13%	32.70%	0.03%	0.08%

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 ROCKFORD, 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	\$21,283,036	\$8.60292	\$183,096
2026-27	\$36,130,802	\$5.33420	\$192,729
2027-28	\$37,170,586	\$5.45288	\$202,687
2028-29	\$40,237,142	\$5.28507	\$212,656
2029-30	\$41,312,925	\$5.39661	\$222,950
2030-31	\$44,608,691	\$5.22906	\$233,262
2031-32	\$45,684,474	\$5.33885	\$243,903
2032-33	\$49,182,307	\$5.17614	\$254,575
2033-34	\$50,258,090	\$5.28434	\$265,581
2034-35	\$53,967,260	\$5.12588	\$276,630
2035-36	\$55,043,043	\$5.23262	\$288,019

CITY OF ROCKFORD, 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	\$21,283,036	\$8.60292	\$183,096
2026-27	\$22,488,495	\$8.43424	\$189,673
2027-28	\$23,615,696	\$8.26886	\$195,275
2028-29	\$25,199,043	\$8.10000	\$204,112
2029-30	\$26,350,762	\$8.10000	\$213,441
2030-31	\$28,049,668	\$8.10000	\$227,202
2031-32	\$29,227,133	\$8.10000	\$236,740
2032-33	\$31,047,455	\$8.10000	\$251,484
2033-34	\$32,252,092	\$8.10000	\$261,242
2034-35	\$34,200,035	\$8.10000	\$277,020
2035-36	\$35,433,203	\$8.10000	\$287,009

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	\$13,642,307	(\$3.10004)	\$3,056
2027-28	\$13,554,890	(\$2.81598)	\$7,412
2028-29	\$15,038,099	(\$2.81493)	\$8,544
2029-30	\$14,962,163	(\$2.70339)	\$9,509
2030-31	\$16,559,023	(\$2.87094)	\$6,059
2031-32	\$16,457,341	(\$2.76115)	\$7,163
2032-33	\$18,134,851	(\$2.92386)	\$3,090
2033-34	\$18,005,998	(\$2.81566)	\$4,339
2034-35	\$19,767,225	(\$2.97412)	-\$391
2035-36	\$19,609,840	(\$2.86738)	\$1,010

CITY OF ROCKFORD, 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	\$204	\$323	\$50,000	\$51,515	\$204	\$269	\$50,000	\$58,947	\$184	\$47	\$158	\$47	\$204	\$308
\$100,000	\$123,480	\$408	\$646	\$100,000	\$103,030	\$408	\$539	\$100,000	\$117,894	\$388	\$355	\$362	\$355	\$408	\$616
\$150,000	\$185,220	\$612	\$969	\$150,000	\$154,545	\$612	\$808	\$150,000	\$176,842	\$592	\$663	\$566	\$663	\$612	\$925
\$200,000	\$246,960	\$999	\$1,291	\$200,000	\$206,060	\$999	\$1,078	\$200,000	\$235,789	\$796	\$972	\$770	\$972	\$816	\$1,233
\$250,000	\$308,700	\$1,386	\$1,614	\$250,000	\$257,575	\$1,386	\$1,347	\$250,000	\$294,736	\$1,000	\$1,280	\$974	\$1,280	\$1,020	\$1,541
\$300,000	\$370,440	\$1,773	\$1,937	\$300,000	\$309,090	\$1,773	\$1,616	\$300,000	\$353,683	\$1,204	\$1,588	\$1,178	\$1,588	\$1,224	\$1,849
\$400,000	\$493,920	\$2,548	\$2,583	\$400,000	\$412,120	\$2,548	\$2,155	\$400,000	\$471,578	\$1,612	\$2,204	\$1,586	\$2,204	\$1,632	\$2,466
\$500,000	\$617,400	\$3,322	\$3,228	\$500,000	\$515,151	\$3,322	\$2,694	\$500,000	\$589,472	\$2,020	\$2,821	\$1,994	\$2,821	\$2,040	\$3,082
\$600,000	\$740,880	\$4,096	\$3,874	\$600,000	\$618,181	\$4,096	\$3,233	\$600,000	\$707,366	\$2,429	\$3,437	\$2,402	\$3,437	\$2,448	\$3,699
\$700,000	\$864,360	\$4,871	\$4,520	\$700,000	\$721,211	\$4,871	\$3,771	\$700,000	\$825,261	\$2,837	\$4,054	\$2,810	\$4,054	\$2,856	\$4,315
\$800,000	\$987,840	\$5,645	\$5,165	\$800,000	\$824,241	\$5,645	\$4,310	\$800,000	\$943,155	\$3,245	\$4,670	\$3,218	\$4,670	\$3,264	\$4,932
\$900,000	\$1,111,320	\$6,419	\$5,811	\$900,000	\$927,271	\$6,419	\$4,849	\$900,000	\$1,061,050	\$3,653	\$5,287	\$3,626	\$5,287	\$3,672	\$5,548
\$1,000,000	\$1,234,800	\$7,193	\$6,457	\$1,000,000	\$1,030,301	\$7,193	\$5,388	\$1,000,000	\$1,178,944	\$4,061	\$5,903	\$4,034	\$5,903	\$4,081	\$6,165
\$2,000,000	\$2,469,600	\$14,936	\$12,914	\$2,000,000	\$2,060,602	\$14,936	\$10,775	\$2,000,000	\$2,357,888	\$8,141	\$12,068	\$8,115	\$12,068	\$8,161	\$12,330
\$3,000,000	\$3,704,400	\$22,679	\$19,371	\$3,000,000	\$3,090,903	\$22,679	\$16,163	\$3,000,000	\$3,536,832	\$12,222	\$18,233	\$12,195	\$18,233	\$12,242	\$18,494
\$4,000,000	\$4,939,200	\$30,421	\$25,827	\$4,000,000	\$4,121,204	\$30,421	\$21,550	\$4,000,000	\$4,715,776	\$16,302	\$24,398	\$16,276	\$24,398	\$16,322	\$24,659
\$5,000,000	\$6,174,000	\$38,164	\$32,284	\$5,000,000	\$5,151,505	\$38,164	\$26,938	\$5,000,000	\$5,894,720	\$20,383	\$30,562	\$20,356	\$30,562	\$20,403	\$30,824
\$6,000,000	\$7,408,800	\$45,906	\$38,741	\$6,000,000	\$6,181,806	\$45,906	\$32,325	\$6,000,000	\$7,073,664	\$24,463	\$36,727	\$24,437	\$36,727	\$24,483	\$36,989
\$7,000,000	\$8,643,600	\$53,649	\$45,198	\$7,000,000	\$7,212,107	\$53,649	\$37,713	\$7,000,000	\$8,252,608	\$28,544	\$42,892	\$28,517	\$42,892	\$28,564	\$43,153
\$8,000,000	\$9,878,400	\$61,392	\$51,655	\$8,000,000	\$8,242,408	\$61,392	\$43,100	\$8,000,000	\$9,431,552	\$32,624	\$49,057	\$32,598	\$49,057	\$32,644	\$49,318
\$9,000,000	\$11,113,200	\$69,134	\$58,112	\$9,000,000	\$9,272,709	\$69,134	\$48,488	\$9,000,000	\$10,610,496	\$36,705	\$55,221	\$36,678	\$55,221	\$36,725	\$55,483
\$10,000,000	\$12,348,000	\$76,877	\$64,568	\$10,000,000	\$10,303,010	\$76,877	\$53,875	\$10,000,000	\$11,789,440	\$40,785	\$61,386	\$40,759	\$61,386	\$40,805	\$61,648
\$15,000,000	\$18,522,000	\$115,590	\$96,853	\$15,000,000	\$15,454,515	\$115,590	\$80,813	\$15,000,000	\$17,684,160	\$61,188	\$92,210	\$61,161	\$92,210	\$61,208	\$92,472
\$20,000,000	\$24,696,000	\$154,303	\$129,137	\$20,000,000	\$20,606,020	\$154,303	\$107,750	\$20,000,000	\$23,578,880	\$81,590	\$123,034	\$81,564	\$123,034	\$81,610	\$123,295
\$25,000,000	\$30,870,000	\$193,016	\$161,421	\$25,000,000	\$25,757,525	\$193,016	\$134,688	\$25,000,000	\$29,473,600	\$101,993	\$153,858	\$101,966	\$153,858	\$102,013	\$154,119
\$30,000,000	\$37,044,000	\$231,730	\$193,705	\$30,000,000	\$30,909,030	\$231,730	\$161,625	\$30,000,000	\$35,368,320	\$122,395	\$184,682	\$122,369	\$184,682	\$122,415	\$184,943
\$35,000,000	\$43,218,000	\$270,443	\$225,990	\$35,000,000	\$36,060,535	\$270,443	\$188,563	\$35,000,000	\$41,263,040	\$142,798	\$215,505	\$142,771	\$215,505	\$142,818	\$215,767
\$40,000,000	\$49,392,000	\$309,156	\$258,274	\$40,000,000	\$41,212,040	\$309,156	\$215,500	\$40,000,000	\$47,157,760	\$163,200	\$246,329	\$163,174	\$246,329	\$163,220	\$246,591
\$45,000,000	\$55,566,000	\$347,869	\$290,558	\$45,000,000	\$46,363,545	\$347,869	\$242,438	\$45,000,000	\$53,052,480	\$183,603	\$277,153	\$183,576	\$277,153	\$183,623	\$277,415
\$50,000,000	\$61,740,000	\$386,582	\$322,842	\$50,000,000	\$51,515,050	\$386,582	\$269,375	\$50,000,000	\$58,947,200	\$204,005	\$307,977	\$203,979	\$307,977	\$204,025	\$308,238

CITY OF ROCKFORD, 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	\$119	58.24%	\$65	32.03%	(\$137)	(74.61%)	(\$111)	(70.33%)	\$104	51.08%
\$100,000	\$238	58.24%	\$131	32.03%	(\$33)	(8.56%)	(\$7)	(1.86%)	\$208	51.08%
\$150,000	\$356	58.24%	\$196	32.03%	\$71	11.98%	\$98	17.23%	\$313	51.08%
\$200,000	\$292	29.24%	\$78	7.84%	\$175	22.00%	\$202	26.20%	\$417	51.08%
\$250,000	\$228	16.44%	(\$39)	(2.85%)	\$279	27.93%	\$306	31.42%	\$521	51.08%
\$300,000	\$164	9.22%	(\$157)	(8.87%)	\$384	31.85%	\$410	34.82%	\$625	51.08%
\$400,000	\$35	1.37%	(\$393)	(15.41%)	\$592	36.72%	\$619	39.00%	\$834	51.08%
\$500,000	(\$94)	(2.82%)	(\$628)	(18.91%)	\$800	39.62%	\$827	41.48%	\$1,042	51.08%
\$600,000	(\$222)	(5.42%)	(\$864)	(21.09%)	\$1,009	41.54%	\$1,035	43.11%	\$1,251	51.08%
\$700,000	(\$351)	(7.20%)	(\$1,099)	(22.57%)	\$1,217	42.92%	\$1,244	44.26%	\$1,459	51.08%
\$800,000	(\$479)	(8.49%)	(\$1,335)	(23.65%)	\$1,426	43.94%	\$1,452	45.13%	\$1,667	51.08%
\$900,000	(\$608)	(9.47%)	(\$1,570)	(24.46%)	\$1,634	44.74%	\$1,661	45.80%	\$1,876	51.08%
\$1,000,000	(\$736)	(10.24%)	(\$1,806)	(25.10%)	\$1,843	45.38%	\$1,869	46.33%	\$2,084	51.08%
\$2,000,000	(\$2,022)	(13.54%)	(\$4,161)	(27.86%)	\$3,927	48.23%	\$3,953	48.72%	\$4,169	51.08%
\$3,000,000	(\$3,308)	(14.59%)	(\$6,516)	(28.73%)	\$6,011	49.18%	\$6,038	49.51%	\$6,253	51.08%
\$4,000,000	(\$4,594)	(15.10%)	(\$8,871)	(29.16%)	\$8,095	49.66%	\$8,122	49.90%	\$8,337	51.08%
\$5,000,000	(\$5,880)	(15.41%)	(\$11,226)	(29.42%)	\$10,180	49.94%	\$10,206	50.14%	\$10,421	51.08%
\$6,000,000	(\$7,165)	(15.61%)	(\$13,581)	(29.58%)	\$12,264	50.13%	\$12,290	50.30%	\$12,506	51.08%
\$7,000,000	(\$8,451)	(15.75%)	(\$15,937)	(29.71%)	\$14,348	50.27%	\$14,375	50.41%	\$14,590	51.08%
\$8,000,000	(\$9,737)	(15.86%)	(\$18,292)	(29.80%)	\$16,432	50.37%	\$16,459	50.49%	\$16,674	51.08%
\$9,000,000	(\$11,023)	(15.94%)	(\$20,647)	(29.86%)	\$18,517	50.45%	\$18,543	50.56%	\$18,758	51.08%
\$10,000,000	(\$12,309)	(16.01%)	(\$23,002)	(29.92%)	\$20,601	50.51%	\$20,628	50.61%	\$20,843	51.08%
\$15,000,000	(\$18,737)	(16.21%)	(\$34,778)	(30.09%)	\$31,022	50.70%	\$31,049	50.77%	\$31,264	51.08%
\$20,000,000	(\$25,166)	(16.31%)	(\$46,553)	(30.17%)	\$41,444	50.79%	\$41,470	50.84%	\$41,685	51.08%
\$25,000,000	(\$31,595)	(16.37%)	(\$58,329)	(30.22%)	\$51,865	50.85%	\$51,891	50.89%	\$52,107	51.08%
\$30,000,000	(\$38,024)	(16.41%)	(\$70,104)	(30.25%)	\$62,286	50.89%	\$62,313	50.92%	\$62,528	51.08%
\$35,000,000	(\$44,453)	(16.44%)	(\$81,880)	(30.28%)	\$72,708	50.92%	\$72,734	50.94%	\$72,949	51.08%
\$40,000,000	(\$50,882)	(16.46%)	(\$93,656)	(30.29%)	\$83,129	50.94%	\$83,155	50.96%	\$83,371	51.08%
\$45,000,000	(\$57,311)	(16.47%)	(\$105,431)	(30.31%)	\$93,550	50.95%	\$93,577	50.97%	\$93,792	51.08%
\$50,000,000	(\$63,740)	(16.49%)	(\$117,207)	(30.32%)	\$103,972	50.97%	\$103,998	50.98%	\$104,213	51.08%