

CITY OF TRURO, 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	\$7.70991	\$116,789	\$0	\$116,789	
2026-27	\$4.02067	\$119,124	\$1,798	\$120,922	3.5%
2027-28	\$4.08136	\$122,281	\$1,825	\$124,106	2.6%
2028-29	\$3.98993	\$126,588	\$1,784	\$128,372	3.4%
2029-30	\$4.04617	\$129,780	\$1,809	\$131,589	2.5%
2030-31	\$3.95351	\$134,221	\$1,768	\$135,989	3.3%
2031-32	\$4.00559	\$137,382	\$1,791	\$139,174	2.3%
2032-33	\$3.91384	\$141,957	\$1,750	\$143,707	3.3%
2033-34	\$3.96210	\$145,086	\$1,772	\$146,857	2.2%
2034-35	\$3.87136	\$149,794	\$1,731	\$151,526	3.2%
2035-36	\$3.91610	\$152,888	\$1,751	\$154,639	2.1%

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	\$33,358,739	\$15,147,857	\$0	\$15,147,857
2026-27	\$31,783,201	\$30,075,182	\$0	\$30,075,182
2027-28	\$32,116,023	\$30,408,004	\$0	\$30,408,004
2028-29	\$33,882,129	\$32,174,110	\$0	\$32,174,110
2029-30	\$34,229,951	\$32,521,932	\$0	\$32,521,932
2030-31	\$36,105,038	\$34,397,019	\$0	\$34,397,019
2031-32	\$36,452,860	\$34,744,841	\$0	\$34,744,841
2032-33	\$38,425,732	\$36,717,713	\$0	\$36,717,713
2033-34	\$38,773,554	\$37,065,535	\$0	\$37,065,535
2034-35	\$40,848,169	\$39,140,150	\$0	\$39,140,150
2035-36	\$41,195,991	\$39,487,972	\$0	\$39,487,972

TAXABLE VALUATION BY PROPERTY CLASS (%)						
Fiscal Year	Gross Residential	Exemptions	Net Residential	Commercial	Industrial	G&E
2025-26	94.08%	-0.87%	93.22%	5.64%	0.00%	1.15%
2026-27	110.38%	-17.03%	93.35%	5.82%	0.00%	0.58%
2027-28	110.65%	-17.22%	93.42%	5.75%	0.00%	0.57%
2028-29	110.15%	-16.63%	93.52%	5.71%	0.00%	0.54%
2029-30	110.34%	-16.75%	93.59%	5.65%	0.00%	0.53%
2030-31	109.80%	-16.12%	93.68%	5.61%	0.00%	0.50%
2031-32	109.99%	-16.25%	93.74%	5.55%	0.00%	0.50%
2032-33	109.46%	-15.64%	93.82%	5.52%	0.00%	0.47%
2033-34	109.64%	-15.76%	93.88%	5.46%	0.00%	0.47%
2034-35	109.12%	-15.17%	93.95%	5.43%	0.00%	0.44%
2035-36	109.30%	-15.29%	94.00%	5.38%	0.00%	0.44%

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 TRURO, 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	\$15,147,857	\$7.70991	\$116,789
2026-27	\$30,075,182	\$4.02067	\$120,922
2027-28	\$30,408,004	\$4.08136	\$124,106
2028-29	\$32,174,110	\$3.98993	\$128,372
2029-30	\$32,521,932	\$4.04617	\$131,589
2030-31	\$34,397,019	\$3.95351	\$135,989
2031-32	\$34,744,841	\$4.00559	\$139,174
2032-33	\$36,717,713	\$3.91384	\$143,707
2033-34	\$37,065,535	\$3.96210	\$146,857
2034-35	\$39,140,150	\$3.87136	\$151,526
2035-36	\$39,487,972	\$3.91610	\$154,639

CITY OF TRURO, 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	\$15,147,857	\$7.70991	\$116,789
2026-27	\$15,411,506	\$7.70991	\$118,821
2027-28	\$15,921,350	\$7.63358	\$121,537
2028-29	\$16,613,291	\$7.63358	\$126,819
2029-30	\$17,150,427	\$7.63358	\$130,919
2030-31	\$17,882,523	\$7.63358	\$136,508
2031-32	\$18,448,336	\$7.63358	\$140,827
2032-33	\$19,222,711	\$7.63358	\$146,738
2033-34	\$19,818,774	\$7.63358	\$151,288
2034-35	\$20,637,706	\$7.63358	\$157,540
2035-36	\$21,265,551	\$7.63358	\$162,332

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	\$14,663,676	(\$3.68924)	\$2,101
2027-28	\$14,486,654	(\$3.55222)	\$2,569
2028-29	\$15,560,819	(\$3.64365)	\$1,554
2029-30	\$15,371,504	(\$3.58741)	\$670
2030-31	\$16,514,496	(\$3.68007)	-\$519
2031-32	\$16,296,505	(\$3.62799)	-\$1,653
2032-33	\$17,495,002	(\$3.71974)	-\$3,031
2033-34	\$17,246,762	(\$3.67148)	-\$4,431
2034-35	\$18,502,443	(\$3.76222)	-\$6,014
2035-36	\$18,222,421	(\$3.71748)	-\$7,693

CITY OF TRURO, 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	\$183	\$244	\$50,000	\$51,515	\$183	\$204	\$50,000	\$58,947	\$165	\$35	\$141	\$35	\$183	\$233
\$100,000	\$123,480	\$366	\$488	\$100,000	\$103,030	\$366	\$407	\$100,000	\$117,894	\$348	\$268	\$324	\$268	\$366	\$466
\$150,000	\$185,220	\$549	\$732	\$150,000	\$154,545	\$549	\$611	\$150,000	\$176,842	\$531	\$501	\$507	\$501	\$549	\$699
\$200,000	\$246,960	\$895	\$976	\$200,000	\$206,060	\$895	\$815	\$200,000	\$235,789	\$714	\$735	\$690	\$735	\$731	\$932
\$250,000	\$308,700	\$1,242	\$1,220	\$250,000	\$257,575	\$1,242	\$1,018	\$250,000	\$294,736	\$896	\$968	\$873	\$968	\$914	\$1,165
\$300,000	\$370,440	\$1,589	\$1,465	\$300,000	\$309,090	\$1,589	\$1,222	\$300,000	\$353,683	\$1,079	\$1,201	\$1,056	\$1,201	\$1,097	\$1,398
\$400,000	\$493,920	\$2,283	\$1,953	\$400,000	\$412,120	\$2,283	\$1,629	\$400,000	\$471,578	\$1,445	\$1,667	\$1,421	\$1,667	\$1,463	\$1,864
\$500,000	\$617,400	\$2,977	\$2,441	\$500,000	\$515,151	\$2,977	\$2,037	\$500,000	\$589,472	\$1,811	\$2,133	\$1,787	\$2,133	\$1,828	\$2,330
\$600,000	\$740,880	\$3,671	\$2,929	\$600,000	\$618,181	\$3,671	\$2,444	\$600,000	\$707,366	\$2,176	\$2,599	\$2,153	\$2,599	\$2,194	\$2,797
\$700,000	\$864,360	\$4,365	\$3,417	\$700,000	\$721,211	\$4,365	\$2,851	\$700,000	\$825,261	\$2,542	\$3,065	\$2,518	\$3,065	\$2,560	\$3,263
\$800,000	\$987,840	\$5,059	\$3,905	\$800,000	\$824,241	\$5,059	\$3,259	\$800,000	\$943,155	\$2,908	\$3,531	\$2,884	\$3,531	\$2,926	\$3,729
\$900,000	\$1,111,320	\$5,753	\$4,394	\$900,000	\$927,271	\$5,753	\$3,666	\$900,000	\$1,061,050	\$3,274	\$3,997	\$3,250	\$3,997	\$3,291	\$4,195
\$1,000,000	\$1,234,800	\$6,447	\$4,882	\$1,000,000	\$1,030,301	\$6,447	\$4,073	\$1,000,000	\$1,178,944	\$3,639	\$4,463	\$3,615	\$4,463	\$3,657	\$4,661
\$2,000,000	\$2,469,600	\$13,386	\$9,764	\$2,000,000	\$2,060,602	\$13,386	\$8,147	\$2,000,000	\$2,357,888	\$7,296	\$9,124	\$7,272	\$9,124	\$7,314	\$9,322
\$3,000,000	\$3,704,400	\$20,324	\$14,645	\$3,000,000	\$3,090,903	\$20,324	\$12,220	\$3,000,000	\$3,536,832	\$10,953	\$13,785	\$10,929	\$13,785	\$10,971	\$13,983
\$4,000,000	\$4,939,200	\$27,263	\$19,527	\$4,000,000	\$4,121,204	\$27,263	\$16,293	\$4,000,000	\$4,715,776	\$14,610	\$18,446	\$14,586	\$18,446	\$14,628	\$18,644
\$5,000,000	\$6,174,000	\$34,202	\$24,409	\$5,000,000	\$5,151,505	\$34,202	\$20,367	\$5,000,000	\$5,894,720	\$18,267	\$23,107	\$18,243	\$23,107	\$18,285	\$23,305
\$6,000,000	\$7,408,800	\$41,141	\$29,291	\$6,000,000	\$6,181,806	\$41,141	\$24,440	\$6,000,000	\$7,073,664	\$21,924	\$27,768	\$21,900	\$27,768	\$21,942	\$27,966
\$7,000,000	\$8,643,600	\$48,080	\$34,173	\$7,000,000	\$7,212,107	\$48,080	\$28,513	\$7,000,000	\$8,252,608	\$25,581	\$32,429	\$25,557	\$32,429	\$25,599	\$32,627
\$8,000,000	\$9,878,400	\$55,019	\$39,054	\$8,000,000	\$8,242,408	\$55,019	\$32,586	\$8,000,000	\$9,431,552	\$29,238	\$37,090	\$29,214	\$37,090	\$29,255	\$37,288
\$9,000,000	\$11,113,200	\$61,958	\$43,936	\$9,000,000	\$9,272,709	\$61,958	\$36,660	\$9,000,000	\$10,610,496	\$32,895	\$41,751	\$32,871	\$41,751	\$32,912	\$41,949
\$10,000,000	\$12,348,000	\$68,897	\$48,818	\$10,000,000	\$10,303,010	\$68,897	\$40,733	\$10,000,000	\$11,789,440	\$36,552	\$46,412	\$36,528	\$46,412	\$36,569	\$46,610
\$15,000,000	\$18,522,000	\$103,592	\$73,227	\$15,000,000	\$15,454,515	\$103,592	\$61,100	\$15,000,000	\$17,684,160	\$54,836	\$69,717	\$54,813	\$69,717	\$54,854	\$69,915
\$20,000,000	\$24,696,000	\$138,286	\$97,636	\$20,000,000	\$20,606,020	\$138,286	\$81,466	\$20,000,000	\$23,578,880	\$73,121	\$93,022	\$73,097	\$93,022	\$73,139	\$93,219
\$25,000,000	\$30,870,000	\$172,981	\$122,045	\$25,000,000	\$25,757,525	\$172,981	\$101,833	\$25,000,000	\$29,473,600	\$91,406	\$116,326	\$91,382	\$116,326	\$91,423	\$116,524
\$30,000,000	\$37,044,000	\$207,675	\$146,454	\$30,000,000	\$30,909,030	\$207,675	\$122,199	\$30,000,000	\$35,368,320	\$109,690	\$139,631	\$109,667	\$139,631	\$109,708	\$139,829
\$35,000,000	\$43,218,000	\$242,370	\$170,863	\$35,000,000	\$36,060,535	\$242,370	\$142,566	\$35,000,000	\$41,263,040	\$127,975	\$162,936	\$127,951	\$162,936	\$127,993	\$163,134
\$40,000,000	\$49,392,000	\$277,065	\$195,272	\$40,000,000	\$41,212,040	\$277,065	\$162,932	\$40,000,000	\$47,157,760	\$146,260	\$186,241	\$146,236	\$186,241	\$146,277	\$186,439
\$45,000,000	\$55,566,000	\$311,759	\$219,681	\$45,000,000	\$46,363,545	\$311,759	\$183,299	\$45,000,000	\$53,052,480	\$164,544	\$209,546	\$164,521	\$209,546	\$164,562	\$209,744
\$50,000,000	\$61,740,000	\$346,454	\$244,090	\$50,000,000	\$51,515,050	\$346,454	\$203,665	\$50,000,000	\$58,947,200	\$182,829	\$232,851	\$182,805	\$232,851	\$182,847	\$233,048

CITY OF TRURO, 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	\$61	33.49%	\$21	11.39%	(\$130)	(78.58%)	(\$106)	(74.97%)	\$50	27.46%
\$100,000	\$122	33.49%	\$42	11.39%	(\$80)	(22.86%)	(\$56)	(17.20%)	\$100	27.46%
\$150,000	\$184	33.49%	\$62	11.39%	(\$29)	(5.53%)	(\$6)	(1.10%)	\$151	27.46%
\$200,000	\$81	9.03%	(\$81)	(9.03%)	\$21	2.92%	\$45	6.47%	\$201	27.46%
\$250,000	(\$22)	(1.77%)	(\$224)	(18.04%)	\$71	7.93%	\$95	10.87%	\$251	27.46%
\$300,000	(\$125)	(7.85%)	(\$367)	(23.12%)	\$121	11.24%	\$145	13.74%	\$301	27.46%
\$400,000	(\$331)	(14.48%)	(\$654)	(28.64%)	\$222	15.34%	\$245	17.27%	\$402	27.46%
\$500,000	(\$536)	(18.01%)	(\$941)	(31.59%)	\$322	17.79%	\$346	19.35%	\$502	27.46%
\$600,000	(\$742)	(20.21%)	(\$1,227)	(33.43%)	\$422	19.41%	\$446	20.73%	\$602	27.46%
\$700,000	(\$948)	(21.71%)	(\$1,514)	(34.68%)	\$523	20.57%	\$547	21.71%	\$703	27.46%
\$800,000	(\$1,153)	(22.80%)	(\$1,800)	(35.59%)	\$623	21.43%	\$647	22.44%	\$803	27.46%
\$900,000	(\$1,359)	(23.63%)	(\$2,087)	(36.27%)	\$724	22.11%	\$747	23.00%	\$904	27.46%
\$1,000,000	(\$1,565)	(24.27%)	(\$2,373)	(36.81%)	\$824	22.64%	\$848	23.45%	\$1,004	27.46%
\$2,000,000	(\$3,622)	(27.06%)	(\$5,239)	(39.14%)	\$1,828	25.06%	\$1,852	25.46%	\$2,008	27.46%
\$3,000,000	(\$5,679)	(27.94%)	(\$8,105)	(39.88%)	\$2,832	25.86%	\$2,856	26.13%	\$3,012	27.46%
\$4,000,000	(\$7,736)	(28.38%)	(\$10,970)	(40.24%)	\$3,836	26.26%	\$3,860	26.46%	\$4,016	27.46%
\$5,000,000	(\$9,793)	(28.63%)	(\$13,836)	(40.45%)	\$4,840	26.50%	\$4,864	26.66%	\$5,020	27.46%
\$6,000,000	(\$11,850)	(28.80%)	(\$16,701)	(40.60%)	\$5,844	26.66%	\$5,868	26.79%	\$6,024	27.46%
\$7,000,000	(\$13,908)	(28.93%)	(\$19,567)	(40.70%)	\$6,848	26.77%	\$6,872	26.89%	\$7,028	27.46%
\$8,000,000	(\$15,965)	(29.02%)	(\$22,433)	(40.77%)	\$7,852	26.86%	\$7,876	26.96%	\$8,032	27.46%
\$9,000,000	(\$18,022)	(29.09%)	(\$25,298)	(40.83%)	\$8,856	26.92%	\$8,880	27.02%	\$9,036	27.46%
\$10,000,000	(\$20,079)	(29.14%)	(\$28,164)	(40.88%)	\$9,860	26.98%	\$9,884	27.06%	\$10,040	27.46%
\$15,000,000	(\$30,365)	(29.31%)	(\$42,492)	(41.02%)	\$14,881	27.14%	\$14,904	27.19%	\$15,060	27.46%
\$20,000,000	(\$40,650)	(29.40%)	(\$56,820)	(41.09%)	\$19,901	27.22%	\$19,924	27.26%	\$20,081	27.46%
\$25,000,000	(\$50,936)	(29.45%)	(\$71,148)	(41.13%)	\$24,921	27.26%	\$24,945	27.30%	\$25,101	27.46%
\$30,000,000	(\$61,221)	(29.48%)	(\$85,476)	(41.16%)	\$29,941	27.30%	\$29,965	27.32%	\$30,121	27.46%
\$35,000,000	(\$71,507)	(29.50%)	(\$99,804)	(41.18%)	\$34,961	27.32%	\$34,985	27.34%	\$35,141	27.46%
\$40,000,000	(\$81,793)	(29.52%)	(\$114,132)	(41.19%)	\$39,981	27.34%	\$40,005	27.36%	\$40,161	27.46%
\$45,000,000	(\$92,078)	(29.54%)	(\$128,460)	(41.21%)	\$45,002	27.35%	\$45,025	27.37%	\$45,181	27.46%
\$50,000,000	(\$102,364)	(29.55%)	(\$142,788)	(41.21%)	\$50,022	27.36%	\$50,045	27.38%	\$50,202	27.46%