

2027 Budget Valuation & Mill Levy Scenarios

Assessed Valuation Estimate

County Clerk's Budget Information for the 2027 Budget

City of Baldwin City

1. Valuation Information as of June 1, 2026:

	Estimated Assessed Valuation	Territory Added	Property with changed use
Real Estate	58,764,929	0	57,618
Personal Property excludes penalties	206,724	0	
State Assessed	706,756	0	
Total	59,678,409	0	
New Improvements	721,673		

2. Personal Property excluding oil, gas, mobile homes & penalties

160,389

3. **Revenue Neutral Rate**

37.477

Current Yr Estimated Assessed Value used for RNR Calc
59,678,409

Prior Yr Ad Valorem Tax used for RNR Calc
2,236,537.96

*Only Base Value is Included in Real Estate #1 Above
Reinvestment Housing Incentive

District (RHID) for USD:	ALL RHID Projects
RHID Total Assessed Valuation for Area	<u>1,652,468</u>
RHID Base Year Assessed Valuation for Area	<u>114,067</u>
RHID Difference in Valuation (Increment)	<u>1,538,401</u>

Assessed Valuation Estimate

4. Actual Tax Rates Levied for the 2026 Budget:

Fund	Rate
General	29.155
Library	4.025
Bond & Interest	6.500
Cemetery	1.404
Total	41.084

5. Final Assessed Valuation from the November 01, 2025 abstract	<u>57,144,890</u>
6. Personal Property excluding oil, gas, mobile homes & penalties for 2025	<u>241,919</u>
7. Neighborhood Revitalization District: Valuation Subject to Rebates	<u>2,547,142</u>

Assessed Valuation Growth 2025-2026

	2025	2026	% Change
Real Estate	56,152,287	58,764,929	4.65%
Personal Property excludes penalties	241,919	206,724	-14.55%
State Assessed	750,684	706,756	-5.85%
Total	57,144,890	59,678,409	4.43%
New Improvements	217,621	721,673	231.62%
Personal Property excluding oil, gas, mobile homes & penalties	244,447	160,389	-34.39%
[Real] Property with Changed Use	72,158	57,618	

	2025	2026	Difference
Prior Year Ad Valorem (Property Tax) Tax used for RNR Calculation	2,247,427	2,236,537.96	(10,888.66)
Value of 1 Mill	57,144.89	59,678.41	2,533.52

RNR Mill Levy Scenario - General Fund Mill Levy 25.077

	2025 ACTUAL	2026 BUDGET	2026 ESTIMATE	2027 FORECAST
BEGINNING FUND BALANCE	129,512.15	306,985.78	306,985.78	206,713.05
REVENUE				
Property Tax	1,596,483.54	1,632,072.00	1,632,072.00	1,704,372.79
Franchise	56,113.97	78,200.00	70,200.00	75,400.00
Use of Money Property	203,028.79	156,000.00	207,185.00	201,000.00
Charges for Services	305,655.65	122,215.50	129,100.00	124,720.00
Intergovernmental	9,114.58	-	325,000.00	-
Other Taxes	158,791.74	156,800.00	157,955.00	172,300.00
Sales Taxes	1,158,793.85	1,143,247.08	1,163,093.85	1,192,171.20
Other Revenues	58,415.98	43,111.50	43,130.00	44,611.50
Transfer In	950,348.64	1,013,943.61	1,102,454.12	1,132,459.69
TOTAL REVENUE	4,496,746.74	4,345,589.68	4,830,189.97	4,647,035.17
EXPENSES				
Personnel	(2,616,928.20)	(2,605,825.25)	(3,085,058.70)	(3,199,735.97)
Contractual Services	(977,496.26)	(1,063,097.89)	(1,055,370.00)	(1,108,138.50)
Commodities	(245,740.39)	(347,098.94)	(270,450.00)	(283,972.50)
Capital Outlay	(389,847.21)	(323,750.00)	(485,150.00)	(168,157.50)
Transfers Out.	(89,261.05)	(34,434.00)	(34,434.00)	(36,155.70)
TOTAL EXPENSES	(4,319,273.11)	(4,374,206.08)	(4,930,462.70)	(4,796,160.17)
ENDING FUND BALANCE	306,985.78	278,369.38	206,713.05	57,588.05

Maintain 2026 Actual Mill Levy Scenario - General Fund Mill Levy 29.155

	2025 ACTUAL	2026 BUDGET	2026 ESTIMATE	2027 FORECAST
BEGINNING FUND BALANCE	129,512.15	306,985.78	306,985.78	206,713.05
REVENUE				
Property Tax	1,596,483.54	1,632,072.00	1,632,072.00	1,739,913.00
Franchise	56,113.97	78,200.00	70,200.00	75,400.00
Use of Money Property	203,028.79	156,000.00	207,185.00	201,000.00
Charges for Services	305,655.65	122,215.50	129,100.00	124,720.00
Intergovernmental	9,114.58	-	325,000.00	-
Other Taxes	158,791.74	156,800.00	157,955.00	172,300.00
Sales Taxes	1,158,793.85	1,143,247.08	1,163,093.85	1,192,171.20
Other Revenues	58,415.98	43,111.50	43,130.00	44,611.50
Transfer In	950,348.64	1,013,943.61	1,102,454.12	1,132,459.69
TOTAL REVENUE	4,496,746.74	4,345,589.68	4,830,189.97	4,682,575.38
EXPENSES				
Personnel	(2,616,928.20)	(2,605,825.25)	(3,085,058.70)	(3,199,735.97)
Contractual Services	(977,496.26)	(1,063,097.89)	(1,055,370.00)	(1,108,138.50)
Commodities	(245,740.39)	(347,098.94)	(270,450.00)	(283,972.50)
Capital Outlay	(389,847.21)	(323,750.00)	(485,150.00)	(168,157.50)
Transfers Out.	(89,261.05)	(34,434.00)	(34,434.00)	(36,155.70)
TOTAL EXPENSES	(4,319,273.11)	(4,374,206.08)	(4,930,462.70)	(4,796,160.17)
ENDING FUND BALANCE	306,985.78	278,369.38	206,713.05	93,128.26

2026 Actual plus 0.5 Mills Scenario - General Fund Mill Levy 29.655

	2025 ACTUAL	2026 BUDGET	2026 ESTIMATE	2027 FORECAST
BEGINNING FUND BALANCE	129,512.15	306,985.78	306,985.78	206,713.05
REVENUE				
Property Tax	1,596,483.54	1,632,072.00	1,632,072.00	1,769,752.00
Franchise	56,113.97	78,200.00	70,200.00	75,400.00
Use of Money Property	203,028.79	156,000.00	207,185.00	201,000.00
Charges for Services	305,655.65	122,215.50	129,100.00	124,720.00
Intergovernmental	9,114.58	-	325,000.00	-
Other Taxes	158,791.74	156,800.00	157,955.00	172,300.00
Sales Taxes	1,158,793.85	1,143,247.08	1,163,093.85	1,192,171.20
Other Revenues	58,415.98	43,111.50	43,130.00	44,611.50
Transfer In	950,348.64	1,013,943.61	1,102,454.12	1,132,459.69
TOTAL REVENUE	4,496,746.74	4,345,589.68	4,830,189.97	4,712,414.38
EXPENSES				
Personnel	(2,616,928.20)	(2,605,825.25)	(3,085,058.70)	(3,199,735.97)
Contractual Services	(977,496.26)	(1,063,097.89)	(1,055,370.00)	(1,108,138.50)
Commodities	(245,740.39)	(347,098.94)	(270,450.00)	(283,972.50)
Capital Outlay	(389,847.21)	(323,750.00)	(485,150.00)	(168,157.50)
Transfers Out.	(89,261.05)	(34,434.00)	(34,434.00)	(36,155.70)
TOTAL EXPENSES	(4,319,273.11)	(4,374,206.08)	(4,930,462.70)	(4,796,160.17)
ENDING FUND BALANCE	306,985.78	278,369.38	206,713.05	122,967.26

Minimum Recommended Mill Levy Scenario - General Fund Mill Levy 31.000 (plus 1.845 mills)

	2025	2026	2026	2027
	ACTUAL	BUDGET	ESTIMATE	FORECAST
BEGINNING FUND BALANCE	129,512.15	306,985.78	306,985.78	206,713.05
REVENUE				
Property Tax	1,596,483.54	1,632,072.00	1,632,072.00	1,850,019.00
Franchise	56,113.97	78,200.00	70,200.00	75,400.00
Use of Money Property	203,028.79	156,000.00	207,185.00	201,000.00
Charges for Services	305,655.65	122,215.50	129,100.00	124,720.00
Intergovernmental	9,114.58	-	325,000.00	-
Other Taxes	158,791.74	156,800.00	157,955.00	172,300.00
Sales Taxes	1,158,793.85	1,143,247.08	1,163,093.85	1,192,171.20
Other Revenues	58,415.98	43,111.50	43,130.00	44,611.50
Transfer In	950,348.64	1,013,943.61	1,102,454.12	1,132,459.69
TOTAL REVENUE	4,496,746.74	4,345,589.68	4,830,189.97	4,792,681.38
EXPENSES				
Personnel	(2,616,928.20)	(2,605,825.25)	(3,085,058.70)	(3,199,735.97)
Contractual Services	(977,496.26)	(1,063,097.89)	(1,055,370.00)	(1,108,138.50)
Commodities	(245,740.39)	(347,098.94)	(270,450.00)	(283,972.50)
Capital Outlay	(389,847.21)	(323,750.00)	(485,150.00)	(168,157.50)
Transfers Out.	(89,261.05)	(34,434.00)	(34,434.00)	(36,155.70)
TOTAL EXPENSES	(4,319,273.11)	(4,374,206.08)	(4,930,462.70)	(4,796,160.17)
ENDING FUND BALANCE	306,985.78	278,369.38	206,713.05	203,234.26