



**CITY COUNCIL (SPECIAL) MEETING  
MONDAY, APRIL 7, 2025 - 6:30 P.M.  
CITY COUNCIL CHAMBERS  
110 N. POPLAR ST., WEST BRANCH, IOWA**

<https://zoom.us/j/5814699699>

*or dial in phone number 1-312-626-6799 with Meeting ID 581 469 9699.*

1. Call to order
2. Pledge of Allegiance
3. Roll call
4. Welcome
5. Approve Agenda. /Move to action.
6. Presentations/Communications/Open Forum
7. Public Hearing/Non-Consent Agenda
  - a. **Public Hearing** –Setting the Maximum Property Tax Levy for Fiscal Year 2026.
8. Comments from Mayor and Council Members
9. Motion to adjourn.

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**Mayor:** Roger Laughlin • **Council Members:** Colton Miller, Jodee Stoolman, Tom Dean, Jerry Sexton, Mike Horihan  
**City Administrator** Adam Kofoed • **City Clerk** Leslie Brick • **Finance Officer** Heidi Van Auken • **Fire Chief** Kevin Stoolman  
• **Police Chief** Greg Hall • **Public Works Director** Matt Goodale • **Library Director** Jessica Schafer  
**Parks & Recreation Director** Erin Laughlin

The City Council will conduct a public hearing on the proposed Fiscal Year City property tax levy as follows:

Meeting Date: 4/7/2025 Meeting Time: 06:30 PM Meeting Location: City Council Chambers 110 N. Poplar St. West Branch, IA 52358

At the public hearing any resident or taxpayer may present objections to, or arguments in favor of the proposed tax levy. After the hearing of the proposed tax levy, the City Council will publish notice and hold a hearing on the proposed city budget.

City Website (if available)  
<https://westbranchiowa.org/>

City Telephone Number  
(319) 643-5888

Iowa Department of Management	Current Year Certified Property Tax 2024 - 2025	Budget Year Effective Property Tax 2025 - 2026	Budget Year Proposed Property Tax 2025 - 2026
Taxable Valuations for Non-Debt Service	185,278,586	200,138,403	200,138,403
Consolidated General Fund	1,529,897	1,529,897	1,604,466
Operation & Maintenance of Public Transit	0	0	0
Aviation Authority	0	0	0
Liability, Property & Self Insurance	74,526	74,526	118,910
Support of Local Emergency Mgmt. Comm.	12,466	12,466	13,097
Unified Law Enforcement	0	0	0
Police & Fire Retirement	0	0	0
FICA & IPERS (If at General Fund Limit)	200,723	200,723	211,770
Other Employee Benefits	213,641	213,641	188,905
Capital Projects (Capital Improv. Reserve)	99,369	99,369	135,093
Taxable Value for Debt Service	209,464,833	222,508,006	222,508,006
Debt Service	355,122	355,122	327,194
CITY REGULAR TOTAL PROPERTY TAX	2,485,744	2,485,744	2,599,435
CITY REGULAR TAX RATE	13.19494	11.74524	12.82383
Taxable Value for City Ag Land	501,287	535,274	535,274
Ag Land	0	0	1,608
CITY AG LAND TAX RATE	0.00000	0.00000	3.00375
<b>Tax Rate Comparison-Current VS. Proposed</b>			
Residential property with an Actual/Assessed Valuation of \$100,000/\$110,000	<b>Current Year Certified 2024/2025</b>	<b>Budget Year Proposed 2025/2026</b>	<b>Percent Change</b>
City Regular Residential	611	669	9.49
Commercial property with an Actual/Assessed Valuation of \$300,000/\$330,000	<b>Current Year Certified 2024/2025</b>	<b>Budget Year Proposed 2025/2026</b>	<b>Percent Change</b>
City Regular Commercial	2,699	2,990	10.78

Note: Actual/Assessed Valuation is multiplied by a Rollback Percentage to get to the Taxable Valuation to calculate Property Taxes. Residential and commercial properties have the same rollback percentage through \$150,000 of actual/assessed valuation.

**Reasons for tax increase if proposed exceeds the current:**

The tax rate comparison is not accurate, showing a 9.49 % increase. Assessments did not increase this year and our rate decreased from \$13.19 to \$12.69. A \$0.50 reduction equates to a \$24 decrease in taxes per \$100,000 assessed value. Please contact the city office for more information.