

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

Meeting Date: 4/6/2026 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 2025 - 2026	Budget Year Effective Property Tax 2026 - 2027	Budget Year Proposed Property Tax 2026 - 2027
Taxable Valuations for Non-Debt Service	200,138,403	213,627,297	213,627,297
Consolidated General Fund	1,604,466	1,604,466	1,662,721
Operation & Maintenance of Public Transit	0	0	0
Aviation Authority	0	0	0
Liability, Property & Self Insurance	118,910	118,910	139,221
Support of Local Emergency Mgmt. Comm.	13,097	13,097	16,219
Unified Law Enforcement	0	0	0
Police & Fire Retirement	0	0	0
FICA & IPERS (If at General Fund Limit)	211,770	211,770	188,943
Other Employee Benefits	188,905	188,905	0
Capital Projects (Capital Improv. Reserve)	135,093	135,093	144,198
Taxable Value for Debt Service	222,508,006	229,196,968	229,196,968
Debt Service	327,194	327,194	357,307
CITY REGULAR TOTAL PROPERTY TAX	2,599,435	2,599,435	2,508,609
CITY REGULAR TAX RATE	12.82383	11.43166	11.62930
Taxable Value for City Ag Land	535,274	485,855	485,855
Ag Land	1,608	1,608	1,460
CITY AG LAND TAX RATE	3.00375	3.30963	3.00375
Tax Rate Comparison-Current VS. Proposed			
Residential property with an Actual/Assessed Valuation of \$100,000/\$110,000	Current Year Certified 2025/2026	Budget Year Proposed 2026/2027	Percent Change
City Regular Residential	608	570	-6.25
Commercial property with an Actual/Assessed Valuation of \$300,000/\$330,000	Current Year Certified 2025/2026	Budget Year Proposed 2026/2027	Percent Change
City Regular Commercial	2,644	2,661	0.64

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:

For the entire levy, the overall rate will decrease. Although taxable valuations have increased due to new growth, there will be no net increase in total property taxes for existing individual properties this year.