

	NOTICE OF PUBLIC HEARING - PROPOSED PROPERTY TAX LEVY Proposed VAN BUREN COUNTY Property Tax Levy Fiscal Year July 1, 2025 - June 30, 2026	
Location of Public Hearing: Van Buren County CSD Middle School/High School Commons 405 4th Street, Keosauqua, IA 52565	Date of Public Hearing: 3/20/2025	Time of Public Hearing: 05:00 PM
Location of Notice on School Website: https://www.vbcwarriors.org/vnews/display.v/SEC/DISTRICT%20OFFICE%7CSchool%20Finance		

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

		Current Year Final Property Tax Dollar Levy FY 2025	Budget Year Effective Property Tax Dollar Levy (No change in Property Tax Dollars Levied) FY 2026	Budget Year Proposed Property Tax Dollar Levy FY 2026
General Fund Levy	1	3,837,952	3,837,952	3,979,487
Instructional Support Levy	2	62,738	62,738	125,037
Management	3	296,747	296,747	366,046
Amana Library	4	0	0	0
Voted Physical Plant and Equipment	5	342,357	342,357	351,862
Regular Physical Plant and Equipment	6	168,623	168,623	173,305
Reorganization Equalization	7	0	0	0
Public Education/Recreation (Playground)	8	0	0	0
Debt Service	9	0	0	0
Grand Total	10	4,708,417	4,708,417	4,995,737
		Current Year Final Property Tax Rate FY 2025	Budget Year Effective Property Tax Rate (No change in Property Tax Dollars Levied) FY 2026	Budget Year Proposed Property Tax Rate FY 2026
Grand Total Levy Rate		9.21448	8.96556	9.51267
Property Tax Comparison		Current Year Property Taxes	Proposed Property Taxes	Percent Change
Residential property with an Actual/Assessed Value of \$100,000/\$110,000		427	496	16.16
Commercial property with an Actual/Assessed Value of \$300,000/\$330,000		1,885	2,218	17.67

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 at \$150,000 Actual/Assessed Valuation. The Proposed Property taxes assume a 10% increase in property values for the year as a comparison to the current year.

Reasons for tax increase if proposed exceeds the current:

There will be an increase in tax dollars generated for Van Buren County CSD due to an increase in expenses of the management fund and valuation growth generating additional tax revenues of mandated Uniform Levy (General Fund)/existing rate limit (PPEL).