

**CITY NAME:** INDEPENDENCE      **NOTICE OF PUBLIC HEARING - CITY OF INDEPENDENCE - PROPOSED PROPERTY TAX LEVY**      **CITY #:** 10-076  
**Fiscal Year** July 1, 2025 - June 30, 2026

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

**Meeting Date:** 3/24/2025    **Meeting Time:** 04:45 PM    **Meeting Location:** City Hall, 331 1st Street East, Independence, IA 50644

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://www.independenceia.org/>

City Telephone Number  
 (319) 334-2780

| Iowa Department of Management   | Current Year Certified<br>Property Tax 2024 - 2025 | Budget Year Effective<br>Property Tax 2025 - 2026 | Budget Year Proposed<br>Property Tax 2025 - 2026 |
|---|--|---|--|
| Taxable Valuations for Non-Debt Service                                       | 233,660,863  | 243,685,080                                       | 243,685,080                                      |
| Consolidated General Fund   | 1,948,318  | 1,948,318   | 1,992,062  |
| Operation & Maintenance of Public Transit                                     | 0  | 0   | 0  |
| Aviation Authority  | 0  | 0   | 0  |
| Liability, Property & Self Insurance  | 213,302  | 213,302   | 379,998  |
| Support of Local Emergency Mgmt. Comm.  | 0  | 0   | 0  |
| Unified Law Enforcement   | 0  | 0   | 0  |
| Police & Fire Retirement  | 0  | 0   | 0  |
| FICA & IPERS (If at General Fund Limit)                                       | 464,518  | 464,518   | 533,105  |
| Other Employee Benefits   | 859,393  | 859,393   | 934,208  |
| Capital Projects (Capital Improv. Reserve)                                    | 0  | 0   | 0  |
| Taxable Value for Debt Service  | 269,001,584  | 274,823,292                                       | 274,823,292                                      |
| Debt Service  | 1,242,637  | 1,242,637   | 1,343,548  |
| CITY REGULAR TOTAL PROPERTY TAX   | 4,728,168  | 4,728,168   | 5,182,921  |
| CITY REGULAR TAX RATE   | 19.53649   | 18.82501  | 20.64424   |
| Taxable Value for City Ag Land  | 1,806,117  | 1,851,369   | 1,851,369  |
| Ag Land   | 5,425  | 5,425   | 5,562  |
| CITY AG LAND TAX RATE   | 3.00375  | 2.93026   | 3.00375  |
| <b>Tax Rate Comparison-Current VS. Proposed</b>                               |  |   |  |
| Residential property with an Actual/Assessed Valuation of \$100,000/\$110,000 | Current Year Certified<br>2024/2025                | Budget Year Proposed<br>2025/2026                 | Percent Change                                   |
| City Regular Residential  | 905  | 1,077   | 19.01  |
| Commercial property with an Actual/Assessed Valuation of \$300,000/\$330,000  | Current Year Certified<br>2024/2025                | Budget Year Proposed<br>2025/2026                 | Percent Change                                   |
| City Regular Commercial   | 3,995  | 4,813   | 20.48  |

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 \$100,000 Actual/Assessed Valuation.

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

Anticipated a 55% increase for liability, property, and self insurance. FICA/IPERS and Other Employee Benefits increase due to salary increases and rising benefits costs. Debt Service increased due to potential bond being issued in the spring of 2025.