Preliminary Worksheet 10.29.2026

TAXING DISTRICT **City of Medina** 2026 Levy for 2027 Taxes IPD: 1.03876

A. Highest regular tax which could have been lawfully levied beginning with the 1985 levy (refund levy not included).

Year		Highest Lawful Levy Since 1985		Limit Factor/Max Increase 101%		
2026		5,523,077	x	1.01000	=	5,578,308

B. Current year's assessed value of new construction, improvements, and wind turbines, solar, biomass, and geothermal facilities in original districts before annexation occurred times last year's levy rate (if an error occurred or an error correction was made in the previous year, use the rate that would have been levied had no error occurred).

A.V.		Last Year's Levy Rate				
88,090,707	*	0.58700	÷	1,000	=	51,709

C. Tax Increment finance area increment AV increase (RCW 84.55.010(1)€) (value included in B & D cannot be included in C)

A.V.		Last Year's Levy Rate				
0	*	0.58700	÷	1,000	=	0

D. Current year's state assessed property value less last year's state assessed property value. The remainder is to be multiplied by last year's regular levy rate (or the rate that should have been levied).

Current Year's A.V.		Previous Year's A.V.				
11,174,752	-	11,174,752	=	0		

Remainder from Line D		Last Year's Levy Rate				
0	*	0.58700	÷	1,000	=	0

E. 1st Year Lid Lift & Limit Factor>1%

F. Regular property tax limit: A+B+C+D+E = 5,630,017

Parts G through I are used in calculating the additional levy limit due to annexation.

G. To find the rate to be used in H, take the levy limit as shown in Line F above and divide it by the current assessed value of the district, excluding the annexed area.

Total in Line F		Assessed Value Less Annexed AV				
5,630,017	÷	7,851,411,600	*	1,000	=	0.71707

H. Annexed area's current assessed value including new construction and improvements, times the rate in Line G.

Annexed Area's A.V.		Annexation Rate				
0	*	0.71707	÷	1,000	=	0

I. Regular property tax limit including annexation F+H = 5,630,017

J. **Statutory maximum calculation**

Only enter fire/RFA rate, library rate, & firefighter pension fund rate for cities annexed to a fire/RFA or library or has a firefighter pension fund.

District base levy rate		Fire Rate		Library Rate		Firefighter Pension Fund		Statutory Rate Limit
3.60000	-		-	0.24822	+	0.00000	=	3.35178

Regular Levy AV		Reg Statutory Rate Limit				Reg Statutory Amount
7,851,411,600	*	0.43864	÷	1,000	=	**3,443,943**

Excess Levy AV		Excess Statutory Rate Limit				Excess Statutory Amount
7,839,675,120	*	2.91314	÷	1,000	=	**22,838,071**

26,282,014 Statutory Amount

K. **Highest Lawful Levy For This Tax Year** (Lesser of I and J) = **5,630,017**

L. **New highest lawful levy since 1985** (Lesser of I minus C and J, unless A (before limit factor increase) is greater, then A **5,630,017**

M.	Lesser of J and K	5,630,017
N.	Refunds	0
O.	**Total: M+N** (unless stat max)	**5,630,017**
P.	**Levy Corrections** Year of Error: ____ Did the district cause the error?	
	1. Minus amount over levied (if applicable)	0
	2. Plus amount under levied (if applicable)	0
Q.	**Total Allowable Levy**	**5,630,017**

R.	**Tax Base For Regular Levy**		
	1. Total district taxable value (including state-assessed property, and excluding boats, timber assessed value, and the senior citizen exemption for the regular levy)		7,851,411,600
S.	**Tax Base for Excess, Voted Bond Levies and Sr Exempt Lid Lifts**		
	2. Excess AV		7,839,675,120
	3. Plus Timber Assessed Value (TAV)		0
	4. Tax base for excess and voted bond levies	(2+3)	7,839,675,120

T.	**Increase Information**	
	1. Levy rate based on allowable levy	0.71707
	2. Last year's ACTUAL regular levy	4,741,396
	3. Dollar Increase over last year other than New Construction (-) Annexation	836,912
	4. Percent Increase over last year other than New Construction (-) Annexation	17.65117%