

	NOTICE OF PUBLIC HEARING -PROPOSED PROPERTY TAX LEVY Proposed WEST DELAWARE CO Property Tax Levy Fiscal Year July 1, 2026 - June 30, 2027	
Location of Public Hearing: West Delaware County Community School Superintendent's Office 701 New Street Manchester, IA 52057	Date of Public Hearing: 3/23/2026	Time of Public Hearing: 08:00 AM
Location of Notice on School Website: https://w-delaware.k12.ia.us/finance-information/		

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 2026	Budget Year Effective Property Tax Dollar Levy (No change in Property Tax Dollars Levied) FY 2027	Budget Year Proposed Property Tax Dollar Levy FY 2027
General Fund Levy	1	6,763,896	6,763,896	7,135,328
Instructional Support Levy	2	176,129	176,129	124,993
Management	3	823,556	823,556	918,930
Amana Library	4	0	0	0
Voted Physical Plant and Equipment	5	500,346	500,346	527,031
Regular Physical Plant and Equipment	6	246,439	246,439	259,583
Reorganization Equalization	7	0	0	0
Public Education/Recreation (Playground)	8	0	0	0
Debt Service	9	1,472,086	1,472,086	1,316,721
Grand Total	10	9,982,452	9,982,452	10,282,586
		Current Year Final Property Tax Rate FY 2026	Budget Year Effective Property Tax Rate (No change in Property Tax Dollars Levied) FY 2027	Budget Year Proposed Property Tax Rate FY 2027
Grand Total Levy Rate		13.67659	12.96966	13.36839
Property Tax Comparison		Current Year Property Taxes	Proposed Property Taxes	Percent Change
Residential property with an Actual/Assessed Value of \$100,000/\$110,000		649	655	0.92
Commercial property with an Actual/Assessed Value of \$300,000/\$330,000		2,819	3,059	8.51

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:

Although this shows an increase in funds, once the state removes the budget guarantee the legislators approved to cover too late to be reflected on this form, our rate will actually go down by \$0.6933 and our total tax dollar increases by only \$53 district wide.