

Proposed Property Taxes - Tax Capacity Based Only
 (Holds County & Anoka Henn School Levies constant with 2020 levels)

9/8/2020

2021 Proposed Levy of \$13,133,676 -4.99% Increase

2020 House Market Value	2020 House Tax Value After Mkt Value Excl	2020 Taxes 39.59% (Tax Capacity Based Only)	2021 City Portion of Taxes (B)	2021 House Market Value	2021 House Tax Value After Mkt Value Excl	2021 Taxes 39.57% (Tax Capacity Based Only)	2021 City Portion of Taxes (B)	City Portion Increase Over 2020	% Increase City Portion Only	House Market Value Increase	Total Tax % Increase
\$ 150,900	\$ 127,241	\$ 1,201	\$ 504	\$ 146,700	\$ 122,663	\$ 1,158	\$ 486	\$ (18)	-3.59%	-2.78%	-3.56%
\$ 183,500	\$ 162,775	\$ 1,537	\$ 645	\$ 202,600	\$ 183,594	\$ 1,733	\$ 727	\$ 82	12.72%	10.41%	12.75%
\$ 192,000	\$ 172,040	\$ 1,623	\$ 681	\$ 218,200	\$ 200,598	\$ 1,893	\$ 794	\$ 113	16.57%	13.65%	16.60%
\$ 215,900	\$ 198,091	\$ 1,870	\$ 784	\$ 229,700	\$ 213,133	\$ 2,011	\$ 843	\$ 59	7.51%	6.39%	7.55%
\$ 234,100	\$ 217,929	\$ 2,057	\$ 863	\$ 247,200	\$ 232,208	\$ 2,191	\$ 919	\$ 56	6.51%	5.60%	6.54%
\$ 236,500	\$ 220,545	\$ 2,081	\$ 873	\$ 235,700	\$ 219,673	\$ 2,073	\$ 869	\$ (4)	-0.42%	-0.34%	-0.38%
\$ 239,400	\$ 223,706	\$ 2,111	\$ 886	\$ 242,200	\$ 226,758	\$ 2,140	\$ 897	\$ 12	1.33%	1.17%	1.36%
\$ 247,800	\$ 232,862	\$ 2,198	\$ 922	\$ 252,600	\$ 238,094	\$ 2,247	\$ 942	\$ 20	2.18%	1.94%	2.21%
\$ 269,300	\$ 256,297	\$ 2,419	\$ 1,015	\$ 271,300	\$ 258,477	\$ 2,439	\$ 1,023	\$ 8	0.80%	0.74%	0.84%
\$ 283,200	\$ 271,448	\$ 2,562	\$ 1,075	\$ 290,100	\$ 278,969	\$ 2,633	\$ 1,104	\$ 30	2.75%	2.44%	2.78%
\$ 320,200	\$ 311,778	\$ 2,943	\$ 1,234	\$ 305,300	\$ 295,537	\$ 2,788	\$ 1,169	\$ (65)	-5.28%	-4.65%	-5.25%
\$ 317,100	\$ 308,399	\$ 2,911	\$ 1,221	\$ 317,200	\$ 308,508	\$ 2,911	\$ 1,221	\$ (0)	-0.02%	0.03%	0.01%
\$ 354,300	\$ 348,947	\$ 3,293	\$ 1,381	\$ 369,800	\$ 365,842	\$ 3,452	\$ 1,448	\$ 66	4.79%	4.37%	4.82%
\$ 395,000	\$ 393,310	\$ 3,712	\$ 1,557	\$ 397,600	\$ 396,144	\$ 3,738	\$ 1,567	\$ 10	0.66%	0.66%	0.69%
\$ 426,600	\$ 426,600	\$ 4,026	\$ 1,689	\$ 416,800	\$ 416,800	\$ 3,933	\$ 1,649	\$ (40)	-2.35%	-2.30%	-2.32%
\$ 450,600	\$ 450,600	\$ 4,253	\$ 1,784	\$ 441,800	\$ 441,800	\$ 4,169	\$ 1,748	\$ (36)	-2.01%	-1.95%	-1.97%
\$ 561,500	\$ 561,500	\$ 5,445	\$ 2,284	\$ 579,000	\$ 579,000	\$ 5,650	\$ 2,370	\$ 85	3.74%	3.12%	3.77%

House Values Noted in black are from actual tax statements

(A) City Portion of taxes for 2020 calculates to 41.948%

(B) City Portion of taxes for 2021 calculates to 41.935%