

ORDINANCE NO. 2021-1173

AN ORDINANCE ESTABLISHING THE AMOUNT OF TAXES TO BE LEVIED UPON REAL AND PERSONAL PROPERTY WITH THE CITY OF MABTON, WASHINGTON, ALSO FIXING THE TAX LEVY RATE FOR THE 2022 CALENDAR YEAR.

BE IT ORDAINED BY THE CITY COUNCIL FOR THE CITY OF MABTON, WASHINGTON AS FOLLOWS:

Section 1. Statement of Purpose: The City Council of the City of Mabton, Washington has conducted a Public Hearing to determine the tax levy rate to be established within the City of Mabton, Washington, for the 2022 calendar year. After considering the testimony and statements of interested individuals, and having heard the City Staff members with regard to the budget needs for the City during the 2022 calendar year, the City Council does hereby adopt the following ordinance:

Section 2. Tax Levy and Rate Increases: A levy of the amount of taxes to be assessed in 2021 against real and personal property situated within the corporate limits of the City of Mabton, Washington, shall be as follows:

REGULAR LEVY - \$183,467.26

The regular levy is established pursuant to RCW 84.55.010 et. Seq. as adjusted for additions of new construction and improvements to property and increases in the value of the assessed property which is an increase of 1 percent. The regular levy is an increase of \$1803.19 over the 2021 regular levy.

Section 3. Severability: If any provision of this ordinance or its applicability to any person or circumstance is held invalid, the remainder of this ordinance or the application of the provisions to other persons or circumstances shall not be effected.

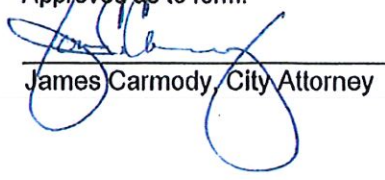
Section 4. Effect: This ordinance shall be in full force and effect immediately after its passage, approval and publication as provided by law.

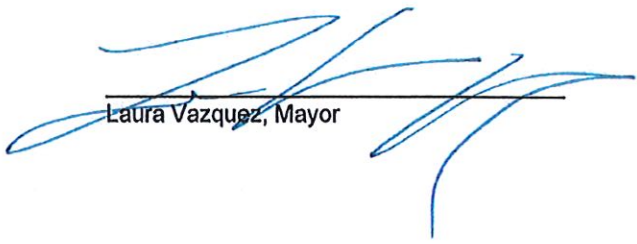
PASSED BY THE CITY COUNCIL FOR THE CITY OF MABTON, WASHINGTON, this 9th day of November 2021

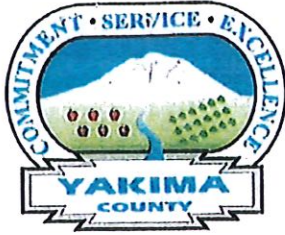
Attest:


Sylvia Sanchez, City Clerk

Approved as to form:


James Carmody, City Attorney


Laura Vazquez, Mayor



Sylvia Sanchez
City of Mabton
PO Box 655
Mabton, WA 98935

September 22nd, 2020

The attached Levy calculation forms include information needed for your 2022 property tax levy certification. Because certain elements of value are not provided to the County Assessor until later in the year the calculations include certain estimates. In addition, exemptions and changes to property can change the total assessed value which can adjust the final maximum levy in some cases.

The forms go into more detail, but the most important numbers are as follows:

2021 Maximum Allowed (estimate)	\$175,474.96
2021 1% Amount	\$1,803.19
2021 Maximum %	1.0000%
2021 Maximum \$ Increase	\$1,803.19

If you are choosing some amount other than the 1% increase, please check with me to go over what your request should be. It is always a good idea to add to the Maximum Allowed in your levy requests to account for growth. Forms from the Department of Revenue have been included and originals can be found at <https://dor.wa.gov/get-form-or-publication/forms-subject/property-tax-forms#Levy>.

If you have any questions, you may contact me at (509) 574-1112 or by e-mail at jacob.tate@co.yakima.wa.us.

Sincerely,

Jacob Tate
Property Database Manager
Yakima County Assessors Office

District Name Mabton City

Levy Calculations have changed in the last few years. To get to what you may request and how you should word your request we are supplying the below information.

Current Tax Base* **\$77,600,545**

**This includes estimated state assessed and personal property amounts.*

Current Levy Max Amount Calculations

2020 Max Lawful \$172,405.95

Times 1.01 (If you certify a resolution adopting an increase) = **\$174,130.01**

Additional Request Monies For NC = NC amount * last years certified Rate.

\$515,900 Times 2.60699269= **\$1,344.95**

To calculate additional funds for annexations you take the above two numbers summed and multiply by what the current rate would be using the above estimated tax base minus the annexation amount.

Multiplied by Rate of: 2.2613 = **\$0.00**

Final Before State Rate Limit: **\$175,474.96**

Maximum Levy Request is lesser of above or Maximum Statutory Rate * Tax base.

Maximum State Limit **\$261,901.84**

Max Current Request Allowed **\$175,474.96**

The Resolutions/Ordinances must reference a % increase over last years levy, and a \$ amount increase over last years levy. You must also certify a total budget request amount. The % increase over last year *does not* include added funds for New construction, State Assessed or Annexations. The budget request must include those as it certifies the total amount you request. You are still limited to the above Maximum Current Request Allowed.

Previous Amount Levied \$180,319.12

Funds for New Construction \$1,344.95

Funds for Annexations \$0.00

Starting Point \$181,664.07

Plus 1% of Previous Amount (\$ increase) \$1,803.19

Plus 1% of Previous Amount (total) \$183,467.26

\$ increase over previous year if you take maximum: (\$6,189.11)

% increase over previous if you take maximum: -3.4323%

If you have any questions please call Jacob Tate at (509) 574-1112.