

# Wilbraham Major Projects ( Revised November 2, 2006 ) Homeowners Estimated Future Tax Scenario

Prepared by Concerned Citizens of Wilbraham

		Tax Year 2005	Tax Year 2006	Tax Year 2007	Tax Year 2008	Tax Year 2009	Tax Year 2010	Tax Year 2011	Tax Year 2012	Tax Year 2013	Tax Year 2014
<b>Base Tax - Average Home Value @ \$236,000 times tax rate of \$16.40 (tax rate yr 2004) (reflects the addition of the prior years override starting in 2006)</b>		3,870	3,967	4,066	4,168	4,272	4,379	\$ 4,488	\$ 4,601	\$ 4,716	\$ 4,834
<b>2 1/2 % override increase each year</b>		\$ 97	\$ 99	\$ 102	\$ 104	\$ 107	\$ 109	\$ 112	\$ 115	\$ 118	\$ 121
<b>Estimated Bond Amount</b>											
Sewer Extension 2006	\$2,000,000			\$ 39	\$ 39	\$ 38	\$ 37	\$ 36	\$ 35	\$ 34	\$ 33
Fire & Police Repairs 2007	\$300,000		\$ 10	\$ 10	\$ 10	\$ 10	\$ 10	\$ 10	\$ 10	\$ 10	\$ 10
Memorial School	\$2,000,000			\$ 39	\$ 39	\$ 38	\$ 37	\$ 36	\$ 36	\$ 35	\$ 35
MRHS School repairs	\$1,500,000				\$ 30	\$ 29	\$ 28	\$ 27	\$ 27	\$ 26	\$ 26
Fire Department Addition	\$1,500,000					\$ 30	\$ 29	\$ 28	\$ 27	\$ 26	\$ 26
High School Repair/Replace	\$27,000,000	Wilbraham's share of 2 towns total of \$36 million				125	125	\$ 456	\$ 446	\$ 437	\$ 427
Community Preservation Act	N/A	\$ 33	35	37	40	42	46	\$ 47	\$ 54	\$ 56	\$ 57
		Tax Year 2005	Tax Year 2006	Tax Year 2007	Tax Year 2008	Tax Year 2009	Tax Year 2010	Tax Year 2011	Tax Year 2012	Tax Year 2013	Tax Year 2014
<b>Total Annual Tax</b>		<b>\$ 4,000</b>	<b>\$ 4,112</b>	<b>\$ 4,293</b>	<b>\$ 4,430</b>	<b>\$ 4,691</b>	<b>\$ 4,800</b>	<b>\$ 5,241</b>	<b>\$ 5,351</b>	<b>\$ 5,457</b>	<b>\$ 5,569</b>
<b>Annual Percent Increase vs. Prior Year</b>		3.35%	2.79%	4.41%	3.19%	5.89%	2.33%	9.18%	2.09%	1.99%	2.04%
<b>Total Percent Increase vs. First Year</b>		3.35%	6.24%	10.92%	14.46%	21.20%	24.02%	35.41%	38.25%	41.00%	43.88%

**\*\*\* The above figures are meant only to provide insight into what the next few years could bring in taxes.  
They include conservative estimates of projects that are currently under consideration.**