



Wilton-Lyndeborough Cooperative School District
School Administrative Unit #63

192 Forest Road Lyndeborough, NH 03082
 603-732-9227

Peter Weaver
 Superintendent of Schools

Ned Pratt
 Director of Student Support Services

Kristie LaPlante
 Business Administrator

Estimated Tax Rate Explanation

The Tax Rate calculation involves two key components – HOW District costs are allocated per community and OVER what tax base (property values).

HOW costs are allocated

Per the Article 5 of the District’s Articles of Agreement, capital expenses and the operating expenses of the District payable in each fiscal year shall be apportioned as follows:

- a. Fifty percent on the average daily membership (“ADM”) of the students residing in each town within the District during the preceding fiscal year as determined by the NH Department of Education. For this Budget, we look to ADM for the 2022-2023 School Year.
 - o Lyndeborough - ADM in 2022-2023 School Year – 145.91 students (25.87% of student population)
 - o Wilton - ADM in 2022-2023 School Year – 418.16 students (74.13% of student population)
- b. Fifty percent on the equalized valuations of the District as most currently available as determined by the State of NH Department of Revenue. The most current values available as determined by the NH Department of Revenue are the 2022 equalized values.
 - o Lyndeborough - 2022 Equalized property values - \$287,671,274 (30.49% of total district value)
 - o Wilton – 2022 Equalized property values - \$655,790,909 (69.51% of total district value)

Apportionment Calculation per Articles of Agreement						
<i>Calculation to be used for 2024 Tax Rates</i>		22-23 SY	2022			
	ADM	ADM %	EQ Val	Eval %	Comb %	
Lyndeborough	145.91	0.2586736	\$ 287,671,274	0.30491	0.281792	
Wilton	418.16	0.7413264	\$ 655,790,909	0.69509	0.718208	
Total	564.07	1.000000	\$ 943,462,183	1.000000	1.000000	
			50% ADMR & 50% Equal Val			

When the two factors are applied (ADM and Equalized property value) we then know how the District’s costs are split between our two communities. **LYNDEBOROUGH** is responsible for 28.18% of net costs; **WILTON** is responsible for 71.82% of net costs.

OVER what tax base

In NH, the cost to operate Towns and Schools (and other units of government) is paid through property taxation; property taxes are assessed based upon the assessed value of property. The standard “unit of measure” when discussing property values is the term “per \$1,000 of assessed value”.

In short, the estimated tax rate is determined by dividing the net Appropriations (Operating Budget and Warrant Articles) by the most recent assessed property values as certified by each Board of Selectmen. At this moment in time (budget development process), the most recently assessed property values are the 2023 values.

Because our costs are covered by property taxation, we must look to the assessed property value of each community to estimate the impact our budget has per \$1,000 of assessed property value.

Lyndeborough 2023 Local Assessed Property value = \$220,994,598

- $\$220,994,598 / \$1,000 = \$220,995$
 - For every \$220,995 of expenditures, it will cost Lyndeborough property owners \$1.00.

Wilton 2023 Local Assessed Property value = \$565,548,022

- $\$565,548,022 / \$1,000 = \$565,548$
 - For every \$565,548 of expenditures, it will cost Wilton property owners \$1.00.

Apportionment Calculation per Articles of Agreement

Calculation to be used for 2024 Tax Rates	FY25 Budget Process		2022		
	<u>ADM</u>	<u>ADM %</u>	<u>EQ Val</u>	<u>Eval %</u>	<u>Comb %</u>
Lyndeborough	145.91	0.2586736	\$ 287,671,274	0.30491	0.281792
Wilton	<u>418.16</u>	<u>0.7413264</u>	<u>\$ 655,790,909</u>	<u>0.69509</u>	<u>0.718208</u>
Total	564.07	1.000000	\$ 943,462,183	1.000000	1.000000
			50% ADMR & 50% Equal Val		

PROPERTY ASSESSMENT INFORMATION

2023 Local Assessed Prop Value (Valuation with Utilities) - From MS-1 (not equalized)			
Lyndeborough	\$	220,994,598	0.2809696
Wilton	\$	565,548,022	0.7190304
Estimate of the amount of money that represents \$1.00 on the tax rate (divide by 1,000)			
Lyndeborough	\$	220,995	
Wilton	\$	565,548	
Lyndeborough Average Home Value	\$	307,500	
Wilton Average Home Value	\$	364,500	

OPERATING BUDGET

FY25 Proposed Budget Increase from FY24	\$	328,163	
% of this increase applicable to Lyndeborough	\$	92,474	28.1792%
% of this increase applicable to Wilton	\$	235,689	<u>71.8208%</u>
<u>Lyndeborough</u>			
Effect on Tax Rate	\$	0.4184	
Estimate of Tax Increase	\$	128.67	
<u>Wilton</u>			
Effect on Tax Rate	\$	0.4167	
Estimate of Tax Increase	\$	151.90	

WARRANT ARTICLES

#5 - Year 1 Teacher's Contract	\$	629,285	
% of this cost applicable to Lyndeborough	\$	177,327	28.1792%
% of this cost applicable to Wilton	\$	451,958	<u>71.8208%</u>
<u>Lyndeborough</u>			
Effect on Tax Rate	\$	0.8024	
Estimated Tax Impact	\$	246.74	
<u>Wilton</u>			
Effect on Tax Rate	\$	0.7991	
Estimated Tax Impact	\$	291.29	
#7 - Building/Roadway & Equip Cap Reserve	\$	275,000	
% of this cost applicable to Lyndeborough	\$	77,493	28.1792%
% of this cost applicable to Wilton	\$	197,507	<u>71.8208%</u>
<u>Lyndeborough</u>			
Effect on Tax Rate	\$	0.3507	
Estimated Tax Impact	\$	107.83	
<u>Wilton</u>			
Effect on Tax Rate	\$	0.3492	
Estimated Tax Impact	\$	127.29	

SUMMARY - IF ALL WARRANTS PASS AS PRESENTED

Operating Budget <i>Increase</i> (Warrant Article 4)	\$	328,163	
Teacher's Association CBA (Warrant Article 5)	\$	629,285	
Maint Cap Reserve <i>Increase</i> (Warrant Article 7)	\$	85,000	
Sped Cap Reserve (no funding requested for FY25)	\$	-	
Total	\$	1,042,448	
% of this increase applicable to Lyndeborough	\$	293,754	28.1792%
% of this increase applicable to Wilton	\$	748,694	<u>71.8208%</u>
<u>Lyndeborough</u>			
Effect on Tax Rate	\$	1.3292	
Estimated Tax Impact	\$	409	
<u>Wilton</u>			
Effect on Tax Rate	\$	1.3238	
Estimated Tax Impact	\$	483	

25 Hall Street, CONCORD NH, 03301
Phone 603-731-6514

VALUATIONS, PROPERTY TAX ASSESSMENTS AND TAX RATES OF SCHOOL DISTRICTS

2022-2023

Loc	DISTRICT	2022	2022	2022	2022	2022	2022	2022 TAX RATES				2022 TAX RATES					
		NET ASSESSED VALUATION FOR LOCAL TAXES (WITH UTILITIES) (1)	NET ASSESSED VALUATION FOR STATE EDUCATION TAXES ONLY (W/O UTILITIES) (2)	EQUALIZED VALUATION OF SCHOOL DISTRICTS FOR LOCAL TAXES (WITH UTILITIES) (3)	EQUALIZED VALUATION FOR STATE EDUCATION TAX ONLY (W/O UTILITIES) (4)	LOCAL EDUCATION TAX ASSESSMENT FOR SCHOOLS (5)	OTHER LOCAL PROPERTY TAX ASSESSMENTS (MUNICIPALITY AND COUNTY) (6)	STATE PROPERTY TAX ASSESSMENT FOR EDUCATION (7)	LOCAL EDUC.	OTHER LOCAL	STATE EDUC.	TOTAL TAX RATE (11)	LOCAL EDUC.	OTHER LOCAL	STATE EDUC.	TOTAL TAX RATE (15)	
	WILTON-LYNDEBORO	778,890,797	768,185,097	943,462,183	930,584,674	9,205,897	6,334,788	852,485	11.82	8.13	1.11	21.06	9.76	6.71	0.92	17.39	
329	LYNDEBOROUGH	217,444,397	214,740,697	287,671,274	284,113,774	2,555,274	1,973,866	272,949	11.75	9.08	1.27	22.10	8.88	6.86	0.96	16.70	
571	WILTON	561,446,400	553,444,400	655,790,909	646,470,900	6,650,623	4,360,922	579,536	11.85	7.76	1.05	20.66	10.14	6.65	0.90	17.69	
													State Average	7.50	5.24	0.88	13.62
													Minimum	(1.80)	0.17	0.63	3.29
													Median	8.65	5.02	0.86	14.61
													Maximum	14.95	13.32	1.40	24.43

PLEASE NOTE: Tax rates shown for Cooperative School Districts are not actual tax rates. They are weighted averages for the towns within that Cooperative.

Other footnotes and explanations are on the next page.

New Hampshire Department of Education
 Division of Education Analytics and Resources
 Bureau of Educational Statistics
 25 Hall Street, Concord, NH 03301

2022 - 2023 Average Daily Membership (ADM) Based Upon Attendance and Residence

		ADM In Attendance (ADM-A)							ADM In Residence (ADM-R)						
		Pre Sch	Kind	Elem	Middle	Total Elem	High	Total	Pre Sch	Kind	Elem	Middle	Total Elem	High	* Total
State Totals		2,074.14	10,698.97	68,139.17	30,579.67	111,491.95	52,186.36	163,678.31	1,597.92	10,577.30	68,575.34	30,538.11	111,288.67	53,373.14	164,661.81
572	Wilton-Lyndeborough Cooperative	5.56	40.98	237.99	124.38	408.90	144.93	553.83	5.56	40.98	244.89	125.38	416.80	147.27	564.07
572	Lyndeborough	--	--	--	--	--	--	--	(1.45	16.00	60.34	36.38	114.17	31.74	145.91
572	Wilton	--	--	--	--	--	--	--	(4.10	24.98	184.55	89.00	302.63	115.53	418.16
							**Low	10.00						**Low	1.00
							**Average	826.86						**Average	920.77
							**Median	374.65						**Median	522.30
							**High	11,816.33						**High	12,839.09

Foot Notes

* State totals include students who are residents of the Norwich, VT portion of Dresden school district.

** Statistics are exclusive of districts that do not operate schools.

Data Source

EOY Submission