

**CITY OF NIAGARA FALLS
NEW YORK**

DATE: May 20, 2020

TO: The City Council

FROM: Mayor Robert M. Restaino
Chief Executive Officer

James R. Bird
City Assessor

SUBJ: AGENDA ITEM – Certification of Base Percentages, Current Percentages and Current Base Proportions for Homestead & Non-Homestead Assessment Roll

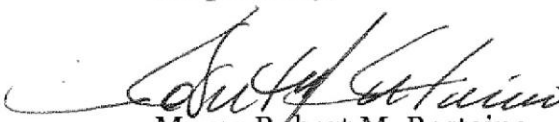
In accordance with Section 1903 of the Real Property Tax Law, the City Council must certify the attached referenced percentages and proportions.


Assessing units using Article 19 Homestead option must certify percentages and proportions when final class equalization rates are established by the Office of Real Property Services.

The certification is now due and the attached represents the necessary certifications.

Will Council certify the attached percentages and proportions?

Respectfully,


Mayor Robert M. Restaino
Chief Executive Officer


James R. Bird
City Assessor

Kennedy _____ Spanbauer _____ Tompkins _____ Touma _____ Voccio _____

NEW YORK STATE OFFICE OF REAL PROPERTY SERVICES
16 SHERIDAN AVENUE, ALBANY, NY 12210-2714

CERTIFICATE OF BASE PERCENTAGES, CURRENT PERCENTAGES AND
CURRENT BASE PROPORTIONS PURSUANT TO ARTICLE 19, RPTL, FOR THE
LEVY OF TAXES ON THE 2020 ASSESSMENT ROLL

CERTIFICATION

Approved Assessing Unit City of Niagara Falls, 291100
Name of Portion City of Niagara Falls, 291100

DETERMINATION OF BASE PERCENTAGES

Section I	(A) 1989 Taxable Assessed Value	(B) 1989 Class Equalization Rate	(C) Estimated Market Value A/(B/100)	(D) Base Percentages (C/sum of C)
Homestead	527,758,662	89.89	587,116,100	57.88167
Nonhomestead	379,459,055	89.82	427,222,534	42.11833
Total	907,217,717		1,014,338,634	100.00000

DETERMINATION OF CURRENT PERCENTAGES

Section II	(E) Prior Year Taxable Assessed Value Including Special Franchise	(F) Prior Year Class Equalization Rate	(G) Estimated Market Value E/(F/100)	(H) Current Percentages (G/sum of G)
Homestead	882,434,879	73.00	1,208,814,629	65.33807
Nonhomestead	396,381,717	62.12	641,277,716	34.66193
Total	1,280,796,396		1,850,092,344	100.00000

I, the clerk of the legislative body of the approved assessing unit identified above, hereby certify that the legislative body determined on _____ base percentages, current percentages, and current base proportions as set forth herein for the assessment roll and portion as identified above.

DETERMINATION OF CURRENT BASE PROPORTIONS

Section III	(I) Local Base Proportion for the 1990 Assessment Roll	(J) Updated Local Base Proportion	(K) Prospective Current Base Proportion Part (J) Prorated to 100.00	(L) Adjusted Base Proportion used for Prior Tax Levy	(M) % difference between prior Adjusted Base Proportion and Prospective Current	(N) Maximum Current Base Proportion	(O) Current Base Proportions
Homestead	40.12162	45.29015	47.89163	52.22544	-8.30		49.83671
Nonhomestead	59.87838	49.27783	52.10837	47.77456	9.07	50.16329	50.16329
Total	100.00000	94.56798	100.00000	100.00000		100.00000	100.00000

signature

title

date