

Albert Lea Area Schools
Proposed Property Tax Levy
 Introduced to Finance Committee on September 29, 2025
 To Be Approved (Preliminary) on September 29 2025
 To Be Heard at a Public Hearing on December 1, 2025
 To Be Approved (Final) on December 1, 2025
 To Be Collected on May 15, 2026 and October 15, 2026
 To Be Recognized as Revenue in FY 2026-27

	24 Pay 25	25 Pay 26	Difference	Notes
1 Adjusted Pupil Units	3,459.80	3,437.00	(22.80)	Estimated - submitted to MDE.
2 Local Optional Revenue (LOR) per Pupil Unit	\$ 724.00	\$ 724.00	\$ -	
3 Voter Approved Levy per Pupil Unit	\$ 629.56	\$ 647.82	\$ 18.26	1.0237 inflation factor (2.37%) estimated by MDE staff (185)
4 Board Approved Levy per Pupil Unit	\$ -	\$ -	\$ -	
5 Total	\$ 1,353.56	\$ 1,371.82	\$ 18.26	

Levies Distributed on Referendum Market Value			Difference	Notes
Referendum Market Value adds up all properties with value and divides the taxes in a prorated manner amongst them. This means a homeowner and a business are taxed at the same percentage. Seasonal recreational (cabins) and agricultural (farms) are excluded from these school taxes. The District's Referendum Market Value is \$2,110,604,893 for taxes payable in 2026 compared to \$1,965,734,085 for 2025, an increase of 7.37%.				
6 Local Optional	\$ 1,660,399	\$ 1,765,160	\$ 104,761	State aid adds \$723228.46 of funding to this number
7 Local Optional Adjustment	\$ (68,101)	\$ 112,498	\$ 180,599	
8 Voter Approved Referendum	\$ 1,931,947	\$ 2,118,119	\$ 186,172	State equalization aid adds \$108438.40 to this number
9 Voter Approved Referendum Adjustment	\$ (9,591)	\$ 118,171	\$ 127,762	
11 Equity	\$ 447,845	\$ 476,755	\$ 28,910	State aid adds \$0 of funding to this number
12 Equity Adjustment	\$ 25,181	\$ 28,534	\$ 3,353	
13 Location Equity Adjustment			\$ -	
14 Transition	\$ 152,720	\$ 161,436	\$ 8,716	State aid adds \$0 of funding to this number
15 Transition Adjustment	\$ 8,013	\$ 10,633	\$ 2,620	
16 RMV Subtotal (all Gen Fund)	\$ 4,148,413	\$ 4,791,305	\$ 642,892	

Levies Distributed on Net Tax Capacity			Difference	Notes
Net Tax Capacity assigns each property type a value to distribute the taxes disproportionately to different types of properties. A homestead residence under \$500,000 is counted as 1.0% of its value compared to a Commercial Property under \$150,000 which is counted at 1.5% of its value. Farmland under \$1,880,000 is discounted to 0.5% of its value. Ag land over that amount is counted at 1.0%. The District's Net Tax Capacity is \$33,055,450 for taxes payable in 2026 compared to \$28,549,242 for 2025, an increase of 15.78%.				
19 Operating Capital	\$ 317,469	\$ 330,591	\$ 13,122	State aid adds \$475071.39 of funding to this number
20 Operating Capital Adjustment	\$ (656)	\$ (96)	\$ 560	
21 Alt Teacher Compensation (Qcomp)	\$ 299,430	\$ 294,495	\$ (4,935)	State aid adds \$546919.49 of funding to this number
22 Alt Teacher Compensation Adjustment	\$ (14,566)	\$ 3,964	\$ 18,530	
23 Achievement & Integration	\$ 161,641	\$ 167,960	\$ 6,319	State aid adds \$390334.277 of funding to this number
24 Achievement & Integration Adjustment	\$ (13,233)	\$ 1,719	\$ 14,952	
25 Unemployment Insurance	\$ 20,000	\$ 50,000	\$ 30,000	
26 Unemployment Insurance Adjustment	\$ 8,752	\$ (16,365)	\$ (25,117)	
27 Safe Schools	\$ 124,553	\$ 123,732	\$ (821)	
28 Safe Schools Adjustment	\$ (1,270)	\$ (4,158)	\$ (2,888)	
29 Career & Technical Education	\$ 208,598	\$ 208,598	\$ (0)	State aid adds \$0 of funding to this number
30 Career & Technical Education Adjustment	\$ (9,726)	\$ (3,946)	\$ 5,780	
31 Judgments			\$ -	
32 Long Term Facilities Maintenance Pay As You Go	\$ 980,942	\$ 587,755	\$ (393,187)	State aid adds \$391598.41 of funding to this number. This is new - in past all revenue was levy.
33 Long Term Facilities Maintenance Pay As You Go Adjustment	\$ (8,615)	\$ 53,470	\$ 62,085	
34 Leases	\$ 230,811	\$ 230,811	\$ (0)	
35 Leases Adjustment	\$ (6,804)	\$ (768)	\$ 6,036	
36 Economic Development Abatements	\$ -	\$ -	\$ -	
37 Facility Bond Adjustment	\$ (65,890)	\$ (65,774)	\$ 116	
38 Abatement Adjustment	\$ 19,082	\$ 23,207	\$ 4,125	
39 Gen Fund NTC Subtotal	\$ 2,250,518	\$ 1,985,195	\$ (265,323)	
40 Total General Fund (RMV + NTC)	\$ 6,398,931	\$ 6,776,500	\$ 377,569	
41 General Community Ed	\$ 102,992	\$ 101,946	\$ (1,047)	State aid adds \$95613.54 of funding to this number
42 General Community Ed Adjustment	\$ -	\$ -	\$ -	
43 Early Childhood Family Education	\$ 62,428	\$ 57,718	\$ (4,710)	State aid adds \$158489.91 of funding to this number
44 Early Childhood Family Education Adjustment	\$ (104)	\$ (6,187)	\$ (6,083)	
45 Home Visiting	\$ 1,937	\$ 2,012	\$ 75	State aid adds \$1648.07 of funding to this number
46 Home Visiting Adjustment	\$ (20)	\$ 46	\$ 66	
47 Adults with Disabilities	\$ -	\$ -	\$ -	
48 School Age Child Care	\$ -	\$ -	\$ -	
49 Abatement Adjustment	\$ 138	\$ 1,247	\$ 1,109	
50 Advance Abatement	\$ 618	\$ (329)	\$ (947)	
51 Community Education Fund Total	\$ 167,989	\$ 156,454	\$ (11,535)	
52 Alt. Facility Bonds (aid ineligible)	\$ 65,890	\$ 65,774	\$ (116)	
53 Long Term Facilities Maintenance Debt Service	\$ 1,591,720	\$ 304,299	\$ (1,287,421)	State aid adds \$316,146.27 of funding to this number
54 Long Term Facilities Maintenance Debt Service Adjustment	\$ 4,800	\$ (30,189)	\$ (34,989)	
55 General Debt Service	\$ 1,704,804	\$ 3,417,806	\$ 1,713,002	
56 General Debt Service Adjustment	\$ -	\$ -	\$ -	
57 Reduction for Debt Excess	\$ (146,442)	\$ (244,967)	\$ (98,525)	
58 Abatement Adj	\$ 9,762	\$ 15,887	\$ 6,125	
59 General Debt Service Total	\$ 3,230,534	\$ 3,528,610	\$ 298,076	
NTC Subtotal	\$ 5,649,041	\$ 5,670,259	\$ 21,218	

Grand Total	\$ 9,797,454	\$ 10,461,563.71	6.78%
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Increase (Decrease)	\$ 664,110
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