

WATCHUNG HILLS REGIONAL HIGH SCHOOL

2024/25

TAX ANALYSIS & COMPARISON WATCHUNG BOROUGH

1) Tax Levy	Calendar Year 2023	Calendar Year 2024	Increase (Decrease)	% Increase
Assessed Ratable Values	\$ 2,012,143,800	\$ 2,157,727,700	\$ 145,583,900	7.24%
Average Assessed Home	\$ 802,735	\$ 856,784	\$ 54,049	6.73%
General Fund Tax Levy	\$ 7,299,348	\$ 7,272,609	\$ (26,739)	-0.37%
Debt Service Tax Levy	\$ 639,046	\$ 641,114	\$ 2,068	0.32%
Total Tax Levy	\$ 7,938,394	\$ 7,913,723	\$ (24,671)	-0.31%
2) Tax Rate Increase				
Avg. Assessed Value Tax Rate				
General Fund	\$ 0.3628	\$ 0.3370	\$ (0.0257)	-7.09%
Debt Service	\$ 0.0318	\$ 0.0297	\$ (0.0020)	-6.45%
Total Tax Rate	\$ 0.3945	\$ 0.3668	\$ (0.0278)	-7.04%
Total Tax Increase - Average Home				
Avg. Assessed Value Tax Levy				
General Fund	\$ 2,912.04	\$ 2,887.79	\$ (24.25)	-0.83%
Debt Service	\$ 254.94	\$ 254.57	\$ (0.37)	-0.15%
Total Tax Levy	\$ 3,166.98	\$ 3,142.36	\$ (24.63)	-0.78%

To determine your own tax impact for 2024 you need to do the following:

- Step 1. Determine your 2024 property assessment.
- Step 2. Divide the assessment by 100.
- Step 3. Multiply your answer from step 2 by \$0.3668. This is your school tax for 2024.
- Step 4. Determine your new 2023 assessment.
- Step 5. Divide the assessment by 100.
- Step 6. Multiply your answer from step 5 by \$0.3945. This is your school tax for 2023.
- Step 7. To determine your increase or decrease subtract your answer in step 3 by your answer in step 6.