

CONSTANT YIELD TAX RATE 2017

This is a summary of the constant yield tax rate certification (CYTR) sheets that were mailed to local governments on Tuesday, February 14, 2017. The constant yield tax rate is the tax rate that a jurisdiction would have to impose in order to obtain the same amount of property tax revenue in fiscal year 2018 as it received in fiscal year 2017. If a jurisdiction plans to set a tax rate higher than the constant yield rate, the jurisdiction must advertise the tax increase and hold a public hearing before setting the tax rate for fiscal 2018. Municipalities are exempt from these requirements if maintaining the same tax rate would raise less than \$25,000 more revenue in fiscal 2018 than in fiscal 2017. In some parts of some counties, there may be additional taxes levied for special purposes. These tax levies are not included in these tax rates.

FY2018

JURISDICTION	7/1/2016 NET ASSESSABLE REAL PROPERTY BASE		7/1/2016 TAX RATE		7/1/2016 POTENTIAL REVENUE		7/1/2017 NET ASSESSABLE REAL PROPERTY BASE		7/1/2017 CYTR	
Allegany County Excluding towns	2,187,439,965	x	0.977	=	21,371,288	+	2,178,659,498	=	0.9809	County
Allegany County in Barton	11,898,100	x	0.8935	=	106,310	+	11,835,795	=	0.8982	County
Allegany County in Cumberland	867,002,446	x	0.8452	=	7,327,905	+	866,363,432	=	0.8458	County
Allegany County in Frostburg	341,259,277	x	0.853	=	2,910,942	+	339,479,552	=	0.8575	County
Allegany County in Lonaconing	25,855,982	x	0.8696	=	224,844	+	25,753,933	=	0.8730	County
Allegany County in Luke	32,547,100	x	0.867	=	282,183	+	32,532,100	=	0.8674	County
Allegany County in Midland	11,974,666	x	0.8935	=	106,994	+	11,917,615	=	0.8978	County
Allegany County in Westernport	53,476,684	x	0.8935	=	477,814	+	53,331,644	=	0.8959	County
Barton in Allegany County	11,898,100	x	0.1727	=	20,548	+	11,835,795	=	0.1736	Town
Cumberland in Allegany County	865,374,579	x	0.9654	=	8,354,326	+	864,731,132	=	0.9661	Town
Frostburg in Allegany County	341,216,702	x	0.64	=	2,183,787	+	339,641,516	=	0.6430	Town
Lonaconing in Allegany County	25,855,982	x	0.3498	=	90,444	+	25,753,933	=	0.3512	Town
Luke in Allegany County	32,547,100	x	1.0599	=	344,967	+	32,532,100	=	1.0604	Town
Midland in Allegany County	11,974,666	x	0.28	=	33,529	+	11,917,615	=	0.2813	Town
Westernport in Allegany County	53,476,684	x	0.6	=	320,860	+	53,331,644	=	0.6016	Town
Anne Arundel County EX Annapolis & Highland Beach	61,240,012,416	x	0.915	=	560,346,114	+	62,630,530,101	=	0.8947	County
Anne Arundel County in Annapolis	5,717,372,819	x	0.548	=	31,331,203	+	5,896,321,148	=	0.5314	County
Annapolis in Anne Arundel County	6,258,107,061	x	0.649	=	40,615,115	+	6,478,005,607	=	0.6270	Town
Highland Beach in Anne Arundel County	30,361,620	x	0.4061	=	123,299	+	30,297,571	=	0.4078	Town
Baltimore City City	35,081,482,710	x	2.248	=	788,631,731	+	35,347,762,338	=	2.2311	County
Baltimore County	77,382,377,301	x	1.1	=	851,206,150	+	78,994,732,999	=	1.0775	County
Calvert County Excluding Towns	10,490,633,989	x	0.952	=	99,870,836	+	10,564,610,215	=	0.9453	County
Calvert County in Towns	994,744,899	x	0.616	=	6,127,629	+	1,005,554,117	=	0.6094	County
Calvert County in Chesapeake Beach	754,470,132	x	0.616	=	4,647,536	+	765,443,232	=	0.6072	County
Calvert County in North Beach	240,274,767	x	0.616	=	1,480,093	+	240,110,885	=	0.6164	County
Chesapeake Beach in Calvert County	754,470,132	x	0.35	=	2,640,645	+	765,443,232	=	0.3450	Town
North Beach in Calvert County	240,274,767	x	0.6325	=	1,519,738	+	240,110,885	=	0.6329	Town
Caroline County Excluding Towns	1,674,209,843	x	0.98	=	16,407,256	+	1,669,662,288	=	0.9827	County
Caroline County in Denton	353,828,069	x	0.92	=	3,255,218	+	341,101,605	=	0.9543	County
Caroline County in Federalsburg	153,295,545	x	0.89	=	1,364,330	+	154,287,354	=	0.8843	County
Caroline County in Greensboro	91,862,266	x	0.91	=	835,947	+	91,978,823	=	0.9088	County

CONSTANT YIELD TAX RATE 2025

This is a summary of the constant yield tax rate (CYTR) certification sheets that were mailed to local governments on Friday, February 14, 2025. The constant yield tax rate is the tax rate that a jurisdiction would have to impose in order to obtain the same amount of property tax revenue in fiscal year 2026 as it received in fiscal year 2025. If a jurisdiction plans to set a tax rate higher than the current fiscal year's tax rate, the jurisdiction must advertise the tax increase and hold a public hearing before setting the tax rate for fiscal 2026. In some parts of some counties, there may be additional taxes levied for special purposes. These tax levies are not included in these tax rates.

FY2026

JURISDICTION	7/1/2024 NET ASSESSABLE REAL PROPERTY BASE		7/1/2024 TAX RATE		7/1/2024 POTENTIAL REVENUE		7/1/2025 NET ASSESSABLE REAL PROPERTY BASE		7/1/2025 CYTR	
Allegany County Excluding towns	2,556,701,939	x	0.9750	=	24,927,844	+	2,692,274,043	=	0.9259	County
Allegany County in Barton	14,758,377	x	0.9118	=	134,567	+	16,008,321	=	0.8406	County
Allegany County in Cumberland	1,026,466,247	x	0.8248	=	8,466,294	+	1,093,432,014	=	0.7743	County
Allegany County in Frostburg	414,681,968	x	0.8681	=	3,599,854	+	435,063,311	=	0.8274	County
Allegany County in Lonaconing	33,759,957	x	0.8809	=	297,391	+	35,954,244	=	0.8271	County
Allegany County in Luke	10,031,688	x	0.8787	=	88,148	+	10,190,743	=	0.8650	County
Allegany County in Midland	14,709,777	x	0.9118	=	134,124	+	15,842,613	=	0.8466	County
Allegany County in Westernport	63,414,361	x	0.9118	=	578,212	+	68,007,487	=	0.8502	County
Barton in Allegany County	14,758,377	x	0.2400	=	35,420	+	16,008,321	=	0.2213	Town
Cumberland in Allegany County	1,026,466,247	x	1.0595	=	10,875,410	+	1,093,432,014	=	0.9946	Town
Frostburg in Allegany County	419,520,598	x	0.7000	=	2,936,644	+	442,356,218	=	0.6639	Town
Lonaconing in Allegany County	33,759,957	x	0.2886	=	97,431	+	35,954,244	=	0.2710	Town
Luke Noncommercial Real Property	1,745,021	x	1.5000	=	26,175	+	1,895,943	=	1.3806	Town
Luke Commercial Real Property	8,286,667	x	6.2900	=	521,231	+	8,294,800	=	6.2838	Town
Midland in Allegany County	14,709,777	x	0.2800	=	41,187	+	15,842,613	=	0.2600	Town
Westernport in Allegany County	63,414,361	x	0.6000	=	380,486	+	68,007,487	=	0.5595	Town
Anne Arundel County EX Annapolis & Highland Beach	83,880,012,927	x	0.9830	=	824,540,527	+	86,325,037,173	=	0.9552	County
Anne Arundel County in Annapolis	7,410,905,834	x	0.5870	=	43,502,017	+	7,748,961,327	=	0.5614	County
Annapolis in Anne Arundel County	8,199,941,720	x	0.7380	=	60,515,570	+	8,711,919,909	=	0.6946	Town
Highland Beach in Anne Arundel County	36,489,834	x	0.4000	=	145,959	+	38,261,749	=	0.3815	Town
Baltimore City	46,233,890,434	x	2.2480	=	1,039,337,857	+	47,950,272,125	=	2.1675	County
Baltimore County	100,997,085,043	x	1.1000	=	1,110,967,935	+	105,369,298,353	=	1.0544	County
Calvert County Excluding Towns	13,185,122,123	x	0.9670	=	127,500,131	+	13,584,369,049	=	0.9386	County
Calvert County in Towns	1,316,472,109	x	0.6310	=	8,306,939	+	1,382,682,736	=	0.6008	County
Calvert County in Chesapeake Beach	999,534,618	x	0.6310	=	6,307,063	+	1,049,550,423	=	0.6009	County
Calvert County in North Beach	316,937,491	x	0.6310	=	1,999,876	+	333,132,313	=	0.6003	County
Chesapeake Beach in Calvert County	999,534,618	x	0.2977	=	2,975,615	+	1,049,550,423	=	0.2835	Town
North Beach in Calvert County	316,937,491	x	0.5272	=	1,670,894	+	333,132,313	=	0.5016	Town
Caroline County Excluding Towns	2,172,735,125	x	0.9800	=	21,292,804	+	2,301,357,142	=	0.9252	County
Caroline County in Denton	474,924,311	x	0.9200	=	4,369,304	+	502,218,561	=	0.8700	County
Caroline County in Federalsburg	184,901,367	x	0.9000	=	1,664,112	+	197,570,533	=	0.8423	County
Caroline County in Greensboro	132,411,153	x	0.9200	=	1,218,183	+	139,976,979	=	0.8703	County