

Vermont Education Tax Burdens									
Town	Ave R1 Value	CLA	Adj R1 Value	2019 Res TR	Tax Burden	Net Spending	Res Ed TR	Tax Burden	NR Ed TR
Stowe	\$464,891	0.9445	\$492,209	\$1.601	\$7,442	\$1.540	\$7,161	\$1.688	\$1.594
Charlotte	\$433,495	0.9766	\$443,882	\$1.548	\$6,711	\$1.483	\$6,429	\$1.632	
Norwich	\$430,259	0.9809	\$438,637	<u>\$1.541</u>	\$6,632	<u>\$1.807</u>	\$7,774	\$1.625	
Woodstock	\$410,097	0.9778	\$419,408	\$1.546	\$6,341	\$1.652	\$6,773	\$1.630	
S Burlington	\$333,322	0.9328	\$357,335	<u>\$1.621</u>	\$5,403	<u>\$1.603</u>	\$5,343	\$1.709	
Burlington	\$274,061	0.7765	\$352,944	\$1.947	\$5,337	\$1.937	\$5,308	\$2.053	
Waterbury	\$284,524	0.967	\$294,234	\$1.564	\$4,449	\$1.682	\$4,786	\$1.648	
Underhill	\$280,627	0.9819	\$285,800	\$1.540	\$4,321	\$1.513	\$4,246	\$1.623	
Montpelier	\$230,968	0.8967	\$257,576	\$1.686	\$3,895	\$1.646	\$3,801	\$1.778	
Milton	\$246,283	0.9588	\$256,866	\$1.577	\$3,884	\$1.462	\$3,601	\$1.663	
Fairfax	\$221,301	0.9213	\$240,205	\$1.641	\$3,632	\$1.338	\$2,960	\$1.730	
Duxbury	\$223,300	0.9672	\$230,873	\$1.563	\$3,491	\$1.682	\$3,755	\$1.648	
Rutland Town	\$227,687	1.0117	\$225,054	\$1.495	\$3,403	\$1.463	\$3,330	\$1.576	
Jamaica	\$215,103	1.0149	\$211,945	\$1.490	\$3,205	\$1.824	\$3,922	\$1.571	
Brattleboro	\$203,796	1.0372	\$196,487	\$1.458	\$2,971	\$1.646	\$3,355	\$1.537	
St Albans City	\$170,032	0.9107	\$186,705	\$1.660	\$2,823	\$1.570	\$2,669	\$1.750	
Cabot	\$165,697	0.9984	\$165,963	<u>\$1.514</u>	\$2,509	<u>\$1.731</u>	\$2,867	\$1.597	
Bennington	\$150,373	0.9448	\$159,159	\$1.600	\$2,406	\$1.471	\$2,211	\$1.687	
Montgomery	\$156,899	1.0359	\$151,462	\$1.460	\$2,290	\$1.282	\$2,011	\$1.539	
Bethel	\$157,817	1.0502	\$150,273	<u>\$1.440</u>	\$2,272	<u>\$1.554</u>	\$2,453	\$1.518	
Enosburg	\$153,413	1.0516	\$145,885	<u>\$1.438</u>	\$2,206	<u>\$1.249</u>	\$1,916	\$1.516	
Newport City	\$134,655	0.9729	\$138,406	\$1.554	\$2,093	\$1.399	\$1,884	\$1.638	
Barre City	\$134,623	0.9795	\$137,441	<u>\$1.544</u>	\$2,078	<u>\$1.300</u>	\$1,750	\$1.627	
Rutland City	\$135,540	0.9942	\$136,331	\$1.521	\$2,061	\$1.458	\$1,976	\$1.603	
Walden	\$136,060	1.0316	\$131,892	\$1.466	\$1,994	\$1.414	\$1,924	\$1.545	
Vershire	\$123,341	0.9439	\$130,672	<u>\$1.602</u>	\$1,976	<u>\$1.948</u>	\$2,402	\$1.689	
Sutton	\$144,531	1.1135	\$129,799	\$1.358	\$1,963	\$1.424	\$2,058	\$1.432	
Hardwick	\$119,110	0.9901	\$120,301	<u>\$1.527</u>	\$1,819	<u>\$1.709</u>	\$2,036	\$1.610	
			Ave: \$235,276						
Average R1 value statewide is \$236,379									
Note: This average should really be calculated on the 2 acre housesite value, but info not available.									
If \$50,000 is considered the base for the circuit breaker, at 2%, the taxpayer would pay \$1,000 in Education Tax.									
With the "Cliff", \$90,000 is considered the base & at 2%, the taxpayer would pay \$1,800 for the Education Tax.									
The State has capped the high housesite value at \$450,000 and has limited the maximum reimbursement at \$8,000.									
I would recommend that there be no cap on housesite value, but that the reimbursement be lowered to \$4,000.									
I would further recommend that there be no "Cliff" over \$50,000 but have a sliding scale from \$50,000 to \$100,000.*									
*At one time the State was reimbursing education taxes on incomes up to \$141,000. Income can be manipulated, but property values cannot. Both are a measure of wealth. This year my income was around \$115,000, and I was rewarded with a \$600 tax subsidy. I would much rather have a lower education tax rate which would have been achieved if there had been a sliding scale over \$50,000. The education property tax should not be a welfare subsidy, but be a "circuit breaker" as initially intended.									
We are shortchanging our education system by using the education tax to subsidize the working man.									
Properties are being marketed touting the low taxes if you make less than \$90,000 while higher valued properties are dropping in value due to the high tax burdens.									
I strongly recommend that this Commission give thought to:									
1.) Removing the Resident and Non-Resident education tax rates and have one tax rate for the entire State.									
2.) Extinguish town lines and have school choice an option for every student.									
3.) Have 15 County Superendents accountable to the State Education Commissioner. Greater Burlington area encompassing Burlington, South Burlington, Winooski and Essex Junction would be the 15th county. <u>Or</u> , you may give thought to combining some Counties such as Grand Isle with Franklin, Essex with Caledonia, or Lamoile with Orleans.									
4.) Have County assessing districts.									
Education Equality *									