

**City of Fall River FY2022 Tax Classification November 16, 2021**  
**Options Pursuant to Chapter 40, Section 56**

<b>FY2021</b>	<b>FY2021</b>	<b>FY2021</b>
<b>Tax Rates</b>	<b>Single Family</b>	
	<u>Average Value</u>	<u>Average Tax Bill</u>
\$13.83	\$251,600.00	\$3,479.63
	<b>Commercial</b>	
	<u>Average Value</u>	<u>Average Tax Bill</u>
\$29.70	\$647,100.00	\$19,218.87
	<b>Commercial</b>	
	<u>Industrial Value</u>	<u>Average Tax Bill</u>
\$29.70	\$1,277,200.00	\$37,932.84

	<b>FY2022</b>	<b>FY2022</b>	<b>Increase</b>	
	<b>Single Family</b>		<b>Tax Bill</b>	
	<u>Average Value</u>	<u>Average Tax Bill</u>		
Shift 1.69	\$12.85	\$283,900.00	\$3,648.12	\$168.49
	<b>Commercial</b>			
	<u>Average Value</u>	<u>Average Tax Bill</u>		
Shift 1.69	\$26.11	\$688,200.00	\$17,968.90	-\$1,249.97
	<b>Commercial</b>			
	<u>Industrial Value</u>	<u>Average Tax Bill</u>		
Shift 1.69	\$26.11	\$1,614,700.00	\$42,159.82	\$4,226.98
	<b>FY2022</b>	<b>FY2022</b>	<b>Increase</b>	
	<b>Single Family</b>		<b>Tax Bill</b>	
	<u>Average Value</u>	<u>Average Tax Bill</u>		
Shift 1.70	\$12.81	\$283,900.00	\$3,636.76	\$157.13
	<b>Commercial</b>			
	<u>Average Value</u>	<u>Average Tax Bill</u>		
Shift 1.70	\$26.27	\$688,200.00	\$18,079.01	-\$1,139.86
	<b>Commercial</b>			
	<u>Industrial Value</u>	<u>Average Tax Bill</u>		
Shift 1.70	\$26.27	\$1,614,700.00	\$42,418.17	\$4,485.33

		<b>FY2022</b>	<b>FY2022</b>	<b>Increase</b>
		<b>Single Family</b>		<b>Tax Bill</b>
		<u>Average Value</u>	<u>Average Tax Bill</u>	
Shift 1.71	\$12.77	\$283,900.00	\$3,625.40	\$145.78

		<b>Commercial</b>		
		<u>Average Value</u>	<u>Average Tax Bill</u>	
Shift 1.71	\$26.42	\$688,200.00	\$18,182.24	-\$1,036.63

		<b>Commercial</b>		
		<u>Industrial Value</u>	<u>Average Tax Bill</u>	
Shift 1.71	\$26.42	\$1,614,700.00	\$42,660.37	\$4,727.53

		<b>FY2022</b>	<b>FY2022</b>	<b>Increase</b>
		<b>Single Family</b>		<b>Tax Bill</b>
		<u>Average Value</u>	<u>Average Tax Bill</u>	
Shift 1.72	\$12.74	\$283,900.00	\$3,616.89	\$137.26

		<b>Commercial</b>		
		<u>Average Value</u>	<u>Average Tax Bill</u>	
Shift 1.72	\$26.58	\$688,200.00	\$18,292.36	-\$926.51

		<b>Commercial</b>		
		<u>Industrial Value</u>	<u>Average Tax Bill</u>	
Shift 1.72	\$26.58	\$1,614,700.00	\$42,918.73	\$4,985.89

		<b>FY2022</b>	<b>FY2022</b>	<b>Increase</b>
		<b>Single Family</b>		<b>Tax Bill</b>
		<u>Average Value</u>	<u>Average Tax Bill</u>	
Shift 1.73	\$12.70	\$283,900.00	\$3,605.53	\$125.90

		<b>Commercial</b>		
		<u>Average Value</u>	<u>Average Tax Bill</u>	
Shift 1.73	\$26.73	\$688,200.00	\$18,395.59	-\$823.28

		<b>Commercial</b>		
		<u>Industrial Value</u>	<u>Average Tax Bill</u>	
Shift 1.73	\$26.73	\$1,614,700.00	\$43,160.93	\$5,228.09

	FY2022	FY2022	Increase	
	Single Family		Tax Bill	
	<u>Average Value</u>	<u>Average Tax Bill</u>		
Shift 1.74	\$12.66	\$283,900.00	\$3,594.17	\$114.55

	Commercial			
	<u>Average Value</u>	<u>Average Tax Bill</u>		
Shift 1.74	\$26.88	\$688,200.00	\$18,498.82	-\$720.05

	Commercial			
	<u>Industrial Value</u>	<u>Average Tax Bill</u>		
Shift 1.74	\$26.88	\$1,614,700.00	\$43,403.14	\$5,470.30

	FY2022	FY2022	Increase	
	Single Family		Tax Bill	
	<u>Average Value</u>	<u>Average Tax Bill</u>		
Shift 1.75	\$12.62	\$283,900.00	\$3,582.82	\$103.19

	Commercial			
	<u>Average Value</u>	<u>Average Tax Bill</u>		
Shift 1.75	\$27.04	\$688,200.00	\$18,608.93	-\$609.94

	Commercial			
	<u>Industrial Value</u>	<u>Average Tax Bill</u>		
Shift 1.75	\$27.04	\$1,614,700.00	\$43,661.49	\$5,728.65