

Town of Ossining

REVALUATION ESTIMATED RATES FOR 2015

INSTRUCTIONS		REVALUATION ESTIMATED 2015 TAX RATES																																					
START HERE ↓		(In Dollars per Thousand Assessed Valuation)																																					
<i>Select your Municipality</i> →		Village of Briarcliff Manor (Muni Code 554201)		Village of Ossining (Muni Code 554203)		Unincorporated Town of Ossining (Muni Code 554289)																																	
<i>Select your School District</i> →		Briarcliff Schools	Ossining Schools	Ossining Schools	Ossining Schools	Ossining Schools																																	
<i>For Townwide Sewer Service -- Select Sewer District</i> →					Mystic Pointe Brooke Club ----- Town Sewer Dist County Sewer	Town Sewer Dist County Sewer	No. State Rd Sewer Dist County Sewer	Septic No Town Sewer County Sewer	Septic No Town Sewer No County Sewer																														
<i>These are the INDIVIDUAL tax rates for your property</i>	Village Tax Rate	5.33	5.33	10.44	10.44																																		
	Town/County Tax Rates	4.97	4.97	5.14	5.44	12.35	12.50	12.05	11.32																														
	School Tax Rate	20.70	25.13	25.13	25.13	25.13	25.13	25.13	25.13																														
<i>This is the Total Consolidated Tax Rate</i> →		\$31.01	\$35.43	\$40.71	\$41.00	\$37.47	\$37.63	\$37.18	\$36.44																														
<i>Sewer Unit Charge *</i> →						\$52.00	\$52.00																																
↓		TO CALCULATE FULL TAXES FOR A GIVEN PROPERTY, DIVIDE THE ASSESSMENT BY 1,000 AND MULTIPLY THE RESULT BY THE CONSOLIDATED RATE. EXAMPLE: A property assessed at 25,300 in the Village of Briarcliff Manor with Ossining schools : $450,000 / 1000 \quad \times \quad \$35.43 \quad = \quad \$15,944.19$ * For Unincorporated Town Sewer Districts you must add a \$52 sewer unit charge to the Total Tax Due.																																					
↓		For owner occupied Residential Property: subtract the STAR Exemption that applies <table style="width: 100%; border: none;"> <tr> <td style="width: 15%;"></td> <td style="width: 15%;"></td> <td colspan="4" style="text-align: center;"><u>Briarcliff Manor School District (Code 554202)</u></td> <td colspan="4" style="text-align: center;"><u>Ossining School District (Code 554201)</u></td> </tr> <tr> <td style="text-align: center;">STAR</td> <td style="text-align: center;">→</td> <td style="text-align: center;">Basic</td> <td style="text-align: center;">\$1,990.00</td> <td></td> <td></td> <td style="text-align: center;">Basic</td> <td></td> <td style="text-align: center;">\$2,026.00</td> <td></td> </tr> <tr> <td></td> <td></td> <td style="text-align: center;">Senior</td> <td style="text-align: center;">\$3,992.00</td> <td></td> <td></td> <td style="text-align: center;">Senior</td> <td></td> <td style="text-align: center;">\$4,056.00</td> <td></td> </tr> </table>										<u>Briarcliff Manor School District (Code 554202)</u>				<u>Ossining School District (Code 554201)</u>				STAR	→	Basic	\$1,990.00			Basic		\$2,026.00				Senior	\$3,992.00			Senior		\$4,056.00	
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Tax Rate Years for this chart:

- 2015 REVAL EST. Village of Ossining Rates change for January 1 tax bill each year
- 2015 REVAL EST. Town/County Bill Rates change for April 1 tax bill each year
- 2015/16 REVAL EST. Village of Briarcliff Manor Rates change for June 1 tax bill each year
- 2015/16 REVAL EST. School Rates Rates change for September 1 tax bill each year

THESE ARE ESTIMATED RATES BASED ON THE 2015 BUDGETS ADOPTED BY EACH TAXING AUTHORITY, AND NOT ESTIMATES FOR 2017 BILLS.

Town of Ossining

2015 CONSOLIDATED RATES

INSTRUCTIONS		CONSOLIDATED TAX RATES FOR THE TOWN OF OSSINING													
START HERE ↓		(In Dollars per Thousand Assessed Valuation)													
Select your Municipality →		Village of Briarcliff Manor (Muni Code 554201)		Village of Ossining (Muni Code 554203)		Unincorporated Town of Ossining (Muni Code 554289)									
Select your School District →		Briarcliff Schools	Ossining Schools	Ossining Schools	Ossining Schools	Ossining Schools									
For Townwide Sewer Service -- Select Sewer District →					Mystic Pointe Town Sewer Dist County Sewer	Septic No Town Sewer County Sewer	Septic No Town Sewer No County Sewer	Town Sewer Dist County Sewer	No. State Rd Sewer Dist County Sewer						
These are the INDIVIDUAL tax rates for your property	Village Tax Rate	99.19	99.19	188.91	188.91										
	Town/County Tax Rates	88.86	88.86	94.48	99.83	221.85	208.35	227.21	230.77						
	School Tax Rate	395.24	456.46	456.46	456.46	456.46	456.46	456.46	456.46						
This is the 2015 Total Consolidated Tax Rate →		\$583.30	\$644.51	\$739.84	\$745.20	\$678.31	\$664.80	\$683.66	\$687.22						
Sewer Unit Charge →								\$52.00	\$52.00						
↓		TO CALCULATE FULL TAXES FOR A GIVEN PROPERTY, DIVIDE THE ASSESSMENT BY 1,000 AND MULTIPLY THE RESULT BY THE CONSOLIDATED RATE. EXAMPLE: A property assessed at 25,300 in the Village of Briarcliff Manor with Ossining schools : 25,300 / 1000 X \$644.51 = \$16,306.07 * For Unincorporated Town Sewer Districts you must add a \$52 sewer unit charge to the Total Tax Due.													
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Tax Rate Years for this chart:

2015	Village of Ossining	Rates change for January 1 tax bill each year
2015	Town/County Bill	Rates change for April 1 tax bill each year
2015/16	Village of Briarcliff Manor	Rates change for June 1 tax bill each year
2015/16	School Rates	Rates change for September 1 tax bill each year

Rates are for bills issued in 2015.