

Equalization Report
2017
St. Clair County, Michigan



Prepared by:

St. Clair County Equalization Department

Kenneth G. Hill, Director

2017 ST. CLAIR COUNTY BOARD OF COMMISSIONERS

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District 3 Howard Heidemann

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Karry A. Hepting

This report created by
DEPARTMENT OF EQUALIZATION

Updated 3-17

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Marysville
Memphis
Richmond
St Clair
Port Huron
Yale

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SCC Equalization
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Brockway
Burtchville
Casco
China
Clay
Clyde
Columbus
Cottrellville
East China
Emmett
Fort Gratiot
Grant
Greenwood
Ira
Kenockee
Kimball
Lynn
Mussey
Port Huron
Riley
St Clair
Wales

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VILLAGES

Emmett
Capac

PRESIDENT

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Vern Pearl
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COUNTY OF ST. CLAIR



Equalization Department

KENNETH HILL, Director

Jeff Bohm, Chairperson
St. Clair County Board of Commissioners

Dear Chairperson Bohm,

The St. Clair County Equalization Department has completed the annual review of the assessment rolls for the 8 Cities, 2 Villages and 23 Townships within the county.

The 2017 recommendation to the Board of Commissioners from the Equalization Department is submitted for your review and adoption.

Total State Equalized Value for St. Clair County for 2016 was \$6,542,836,985

Total County Value equalized for St. Clair County for 2017 is \$6,915,566,496

For the 2017 year, the value represents a 5.69% increase in value from 2016.

Not included in these totals are properties that are part of any Industrial Facility Tax Abatement or Michigan DNR properties.

Respectfully Submitted,

Kenneth G. Hill
Director, St Clair Co. Equalization Department

Resolution 17-06

APPROVING THE 2017 ST CLAIR COUNTY EQUALIZATION REPORT

WHEREAS, the 2017 proposed starting ratios as required by State statutes were published in the local newspaper on or before the third Monday of February of this year; and

WHEREAS, the final assessment rolls of the various units, finally approved by the local Boards of Review, have been analyzed and reviewed by the Equalization Department; and

WHEREAS, the Director of the St Clair County Equalization Department certifies and recommends the adoption of the Equalized valuation of Real and Personal property found in the enclosed report.

NOW THEREFORE BE IT RESOLVED, that in compliance with MCL 211.34, as amended, the St. Clair County Board of Commissioners does hereby agree to equalize the rolls according to the information found within the 2017 Equalization report.

BE IT FUTHER RESOLVED, the St. Clair County Board of Commissioners does hereby approve the St. Clair County Equalization Report for the year 2017, as on file with the County Clerk.

DATED: April 6, 2017

Reviewed and Approves as to Form by:

**ST. CLAIR COUNTY
BOARD OF COMMISSIONERS**

Gary A. Fletcher
County Corporation Counsel
1411 Third Street Suite F
Port Huron, MI 48060

CERTIFICATION OF RECOMMENDED COUNTY EQUALIZED VALUATIONS BY EQUALIZATION DIRECTOR

This form is issued under the authority of MCL 211.148.
Filing is mandatory.

TO: State Tax Commission

FROM Equalization Director of St Clair County

RE: State Assessor Certification of Preparer of the required Recommended County Equalized Valuations
For the County of : St Clair for the year 2017

The Recommended County Equalization Valuations for the above referenced county and year were prepared under my direct supervision and control in my role as Equalization Director.

I am certified as an assessor at the level required for the county by Michigan Compiled Laws 211.10d and the rules of the State Tax Commission Board.

The State Tax Commission requires a level MAAO 3 State Assessors Certification for this county.

I am certified as a level MMAO 4 State Certified Assessing Officer by the State Tax Commission.

The following are my total Recommended County Equalized Valuations for each separately equalized class of property in St Clair County.

Agricultural:	448,666,310	Timber-cutover	
Commercial	594,112,810	Developmental	
Industrial	749,080,816	Total Real Property	6,200,161,429
Residential	4,408,301,523	Total Personal Property	715,405,067
		Total Real and Personal Property	6,915,566,496

Please mail this form to the address below within fifteen days of submission of the Recommended County Equalized Valuations to the County of Commissioners.

Assessment and Certification Division
Local Assessment Review
P.O. Box 30470
Lansing, Michigan 48909-7971

Signature of Equalization Director 	Date April 6, 2017
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Assessment Unit	Assessed Real	Ratio	Equalized Real	Factor	Assessed Personal	Ratio	Equalized Personal	Assessed Total	Equalized Total	% County Total
-- 01 CITY OF ALGONAC --										
Agricultural	0	50.00	0	1.000000						
Commercial	12,091,200	49.97	12,091,200	1.000000						
Industrial	48,700	49.82	48,700	1.000000						
Residential	102,292,100	49.77	102,292,100	1.000000						
Timber-Cutover	0	50.00	0	1.000000						
Developmental	0	50.00	0	1.000000						
Totals	114,432,000		114,432,000		3,220,200	50.00	3,220,200	117,652,200	117,652,200	1.70
-- 02 CITY OF MARINE CITY --										
Agricultural	0	50.00	0	1.000000						
Commercial	19,948,500	49.62	19,948,500	1.000000						
Industrial	9,092,200	49.93	9,092,200	1.000000						
Residential	80,645,200	49.65	80,645,200	1.000000						
Timber-Cutover	0	50.00	0	1.000000						
Developmental	0	50.00	0	1.000000						
Totals	109,685,900		109,685,900		5,405,400	50.00	5,405,400	115,091,300	115,091,300	1.66
-- 03 CITY OF MARYSVILLE --										
Agricultural	0	50.00	0	1.000000						
Commercial	42,789,900	49.95	42,789,900	1.000000						
Industrial	34,030,200	49.57	34,030,200	1.000000						
Residential	246,934,600	49.81	246,934,600	1.000000						
Timber-Cutover	0	50.00	0	1.000000						
Developmental	0	50.00	0	1.000000						
Totals	323,754,700		323,754,700		85,975,700	50.00	85,975,700	409,730,400	409,730,400	5.92
-- 04 CITY OF MEMPHIS --										
Agricultural	0	50.00	0	1.000000						
Commercial	1,046,400	49.95	1,046,400	1.000000						
Industrial	410,600	49.84	410,600	1.000000						
Residential	6,432,200	49.96	6,432,200	1.000000						
Timber-Cutover	0	50.00	0	1.000000						
Developmental	0	50.00	0	1.000000						
Totals	7,889,200		7,889,200		145,100	50.00	145,100	8,034,300	8,034,300	0.12

Assessment Unit	Assessed Real	Ratio	Equalized Real	Factor	Assessed Personal	Ratio	Equalized Personal	Assessed Total	Equalized Total	% County Total
-- 05 CITY OF RICHMOND --										
Agricultural	0	50.00	0	1.000000						
Commercial	274,300	49.35	274,300	1.000000						
Industrial	152,600	49.55	152,600	1.000000						
Residential	0	50.00	0	1.000000						
Timber-Cutover	0	50.00	0	1.000000						
Developmental	0	50.00	0	1.000000						
Totals	426,900		426,900		52,700	50.00	52,700	479,600	479,600	0.01
-- 06 CITY OF PORT HURON --										
Agricultural	0	50.00	0	1.000000						
Commercial	149,716,400	49.68	149,716,400	1.000000						
Industrial	34,737,000	49.01	34,737,000	1.000000						
Residential	406,846,100	49.81	406,846,100	1.000000						
Timber-Cutover	0	50.00	0	1.000000						
Developmental	0	50.00	0	1.000000						
Totals	591,299,500		591,299,500		58,240,500	50.00	58,240,500	649,540,000	649,540,000	9.39
-- 07 CITY OF ST. CLAIR --										
Agricultural	0	50.00	0	1.000000						
Commercial	23,213,900	49.92	23,213,900	1.000000						
Industrial	10,531,700	49.39	10,531,700	1.000000						
Residential	160,056,800	49.29	160,056,800	1.000000						
Timber-Cutover	0	50.00	0	1.000000						
Developmental	0	50.00	0	1.000000						
Totals	193,802,400		193,802,400		26,239,800	50.00	26,239,800	220,042,200	220,042,200	3.18
-- 08 CITY OF YALE --										
Agricultural	171,800	49.98	171,800	1.000000						
Commercial	9,065,200	49.50	9,065,200	1.000000						
Industrial	1,335,200	49.94	1,335,200	1.000000						
Residential	23,816,200	49.54	23,816,200	1.000000						
Timber-Cutover	0	50.00	0	1.000000						
Developmental	0	50.00	0	1.000000						
Totals	34,388,400		34,388,400		2,821,267	50.00	2,821,267	37,209,667	37,209,667	0.54

Assessment Unit	Assessed Real	Ratio	Equalized Real	Factor	Assessed Personal	Ratio	Equalized Personal	Assessed Total	Equalized Total	% County Total
-- 09 BERLIN TOWNSHIP --										
Agricultural	27,492,000	49.76	27,492,000	1.000000						
Commercial	970,800	49.94	970,800	1.000000						
Industrial	43,400	49.97	43,400	1.000000						
Residential	117,095,400	49.72	117,095,400	1.000000						
Timber-Cutover	0	50.00	0	1.000000						
Developmental	0	50.00	0	1.000000						
Totals	145,601,600		145,601,600		4,044,000	50.00	4,044,000	149,645,600	149,645,600	2.16
-- 10 BROCKWAY TOWNSHIP --										
Agricultural	29,033,100	49.39	29,033,100	1.000000						
Commercial	3,237,300	49.11	3,237,300	1.000000						
Industrial	467,100	49.45	467,100	1.000000						
Residential	43,680,400	49.41	43,680,400	1.000000						
Timber-Cutover	0	50.00	0	1.000000						
Developmental	0	50.00	0	1.000000						
Totals	76,417,900		76,417,900		2,763,700	50.00	2,763,700	79,181,600	79,181,600	1.14
-- 11 BURTCVILLE TOWNSHIP --										
Agricultural	7,401,200	49.62	7,401,200	1.000000						
Commercial	5,477,400	49.73	5,477,400	1.000000						
Industrial	178,100	49.27	178,100	1.000000						
Residential	146,974,100	49.50	146,974,100	1.000000						
Timber-Cutover	0	50.00	0	1.000000						
Developmental	0	50.00	0	1.000000						
Totals	160,030,800		160,030,800		3,038,400	50.00	3,038,400	163,069,200	163,069,200	2.36
-- 12 CASCO TOWNSHIP --										
Agricultural	22,658,500	49.38	22,658,500	1.000000						
Commercial	12,033,000	49.13	12,033,000	1.000000						
Industrial	7,277,800	49.23	7,277,800	1.000000						
Residential	127,639,300	49.68	127,639,300	1.000000						
Timber-Cutover	0	50.00	0	1.000000						
Developmental	0	50.00	0	1.000000						
Totals	169,608,600		169,608,600		15,598,700	50.00	15,598,700	185,207,300	185,207,300	2.68

Assessment Unit	Assessed Real	Ratio	Equalized Real	Factor	Assessed Personal	Ratio	Equalized Personal	Assessed Total	Equalized Total	% County Total
-- 13 CHINA TOWNSHIP --										
Agricultural	30,645,600	49.38	30,645,600	1.000000						
Commercial	4,743,100	49.91	4,743,100	1.000000						
Industrial	266,938,400	49.47	266,938,400	1.000000						
Residential	123,902,100	49.36	123,902,100	1.000000						
Timber-Cutover	0	50.00	0	1.000000						
Developmental	0	50.00	0	1.000000						
Totals	426,229,200		426,229,200		85,254,200	50.00	85,254,200	511,483,400	511,483,400	7.40
-- 14 CLAY TOWNSHIP --										
Agricultural	3,098,100	49.85	3,098,100	1.000000						
Commercial	25,083,900	49.87	25,083,900	1.000000						
Industrial	2,681,200	49.79	2,681,200	1.000000						
Residential	520,049,100	49.71	520,049,100	1.000000						
Timber-Cutover	0	50.00	0	1.000000						
Developmental	0	50.00	0	1.000000						
Totals	550,912,300		550,912,300		10,001,200	50.00	10,001,200	560,913,500	560,913,500	8.11
-- 15 CLYDE TOWNSHIP --										
Agricultural	12,521,100	49.58	12,521,100	1.000000						
Commercial	3,052,000	49.92	3,052,000	1.000000						
Industrial	254,800	49.51	254,800	1.000000						
Residential	171,633,400	49.32	171,633,400	1.000000						
Timber-Cutover	0	50.00	0	1.000000						
Developmental	0	50.00	0	1.000000						
Totals	187,461,300		187,461,300		5,636,200	50.00	5,636,200	193,097,500	193,097,500	2.79
-- 16 COLUMBUS TOWNSHIP --										
Agricultural	27,787,800	49.94	27,787,800	1.000000						
Commercial	5,304,500	49.61	5,304,500	1.000000						
Industrial	3,805,100	49.51	3,805,100	1.000000						
Residential	128,324,900	49.43	128,324,900	1.000000						
Timber-Cutover	0	50.00	0	1.000000						
Developmental	0	50.00	0	1.000000						
Totals	165,222,300		165,222,300		73,258,400	50.00	73,258,400	238,480,700	238,480,700	3.45

Assessment Unit	Assessed Real	Ratio	Equalized Real	Factor	Assessed Personal	Ratio	Equalized Personal	Assessed Total	Equalized Total	% County Total
-- 17 COTTRELLVILLE TOWNSHIP --										
Agricultural	14,527,500	49.72	14,527,500	1.000000						
Commercial	2,904,900	49.81	2,904,900	1.000000						
Industrial	2,074,000	49.70	2,074,000	1.000000						
Residential	124,044,000	49.81	124,044,000	1.000000						
Timber-Cutover	0	50.00	0	1.000000						
Developmental	0	50.00	0	1.000000						
Totals	143,550,400		143,550,400		5,177,600	50.00	5,177,600	148,728,000	148,728,000	2.15
-- 18 EAST CHINA TOWNSHIP --										
Agricultural	802,300	49.88	802,300	1.000000						
Commercial	9,858,300	49.98	9,858,300	1.000000						
Industrial	274,033,900	50.00	274,033,900	1.000000						
Residential	146,741,900	49.52	146,741,900	1.000000						
Timber-Cutover	0	50.00	0	1.000000						
Developmental	0	50.00	0	1.000000						
Totals	431,436,400		431,436,400		38,316,800	50.00	38,316,800	469,753,200	469,753,200	6.79
-- 19 EMMETT TOWNSHIP --										
Agricultural	27,887,900	49.91	27,887,900	1.000000						
Commercial	2,905,500	49.74	2,905,500	1.000000						
Industrial	32,700	49.69	32,700	1.000000						
Residential	70,963,300	49.95	70,963,300	1.000000						
Timber-Cutover	0	50.00	0	1.000000						
Developmental	0	50.00	0	1.000000						
Totals	101,789,400		101,789,400		2,525,000	50.00	2,525,000	104,314,400	104,314,400	1.51
-- 20 FORT GRATIOT TOWNSHIP --										
Agricultural	5,461,700	49.80	5,461,700	1.000000						
Commercial	119,457,600	49.72	119,457,600	1.000000						
Industrial	0	50.00	0	1.000000						
Residential	337,751,500	49.71	337,751,500	1.000000						
Timber-Cutover	0	50.00	0	1.000000						
Developmental	0	50.00	0	1.000000						
Totals	462,670,800		462,670,800		26,354,900	50.00	26,354,900	489,025,700	489,025,700	7.07

Assessment Unit	Assessed Real	Ratio	Equalized Real	Factor	Assessed Personal	Ratio	Equalized Personal	Assessed Total	Equalized Total	% County Total
-- 21 GRANT TOWNSHIP --										
Agricultural	22,781,800	50.00	22,781,800	1.000000						
Commercial	1,505,800	49.68	1,505,800	1.000000						
Industrial	729,800	49.70	729,800	1.000000						
Residential	50,677,300	49.26	50,677,300	1.000000						
Timber-Cutover	0	50.00	0	1.000000						
Developmental	0	50.00	0	1.000000						
Totals	75,694,700		75,694,700		4,887,300	50.00	4,887,300	80,582,000	80,582,000	1.17
-- 22 GREENWOOD TOWNSHIP --										
Agricultural	30,080,600	49.61	30,080,600	1.000000						
Commercial	65,800	49.87	65,800	1.000000						
Industrial	68,318,416	49.97	68,318,416	1.000000						
Residential	36,074,944	49.48	36,074,944	1.000000						
Timber-Cutover	0	50.00	0	1.000000						
Developmental	0	50.00	0	1.000000						
Totals	134,539,760		134,539,760		34,796,100	50.00	34,796,100	169,335,860	169,335,860	2.45
-- 23 IRA TOWNSHIP --										
Agricultural	10,897,700	49.92	10,897,700	1.000000						
Commercial	18,911,000	49.98	18,911,000	1.000000						
Industrial	11,646,600	49.93	11,646,600	1.000000						
Residential	160,140,229	49.89	160,140,229	1.000000						
Timber-Cutover	0	50.00	0	1.000000						
Developmental	0	50.00	0	1.000000						
Totals	201,595,529		201,595,529		63,057,400	50.00	63,057,400	264,652,929	264,652,929	3.83
-- 24 KENOCKEE TOWNSHIP --										
Agricultural	29,856,500	49.94	29,856,500	1.000000						
Commercial	847,900	49.89	847,900	1.000000						
Industrial	887,500	49.31	887,500	1.000000						
Residential	66,035,378	49.52	66,035,378	1.000000						
Timber-Cutover	0	50.00	0	1.000000						
Developmental	0	50.00	0	1.000000						
Totals	97,627,278		97,627,278		13,954,200	50.00	13,954,200	111,581,478	111,581,478	1.61

Assessment Unit	Assessed Real	Ratio	Equalized Real	Factor	Assessed Personal	Ratio	Equalized Personal	Assessed Total	Equalized Total	% County Total
-- 25 KIMBALL TOWNSHIP --										
Agricultural	9,143,000	49.89	9,143,000	1.000000						
Commercial	36,093,010	49.51	36,093,010	1.000000						
Industrial	5,138,200	49.79	5,138,200	1.000000						
Residential	220,536,910	49.88	220,536,910	1.000000						
Timber-Cutover	0	50.00	0	1.000000						
Developmental	0	50.00	0	1.000000						
Totals	270,911,120		270,911,120		22,093,900	50.00	22,093,900	293,005,020	293,005,020	4.24
-- 26 LYNN TOWNSHIP --										
Agricultural	29,625,300	49.79	29,625,300	1.000000						
Commercial	173,200	49.93	173,200	1.000000						
Industrial	473,300	49.96	473,300	1.000000						
Residential	30,399,600	49.47	30,399,600	1.000000						
Timber-Cutover	0	50.00	0	1.000000						
Developmental	0	50.00	0	1.000000						
Totals	60,671,400		60,671,400		4,251,200	50.00	4,251,200	64,922,600	64,922,600	0.94
-- 27 MUSSEY TOWNSHIP --										
Agricultural	27,700,500	49.68	27,700,500	1.000000						
Commercial	9,573,100	49.68	9,573,100	1.000000						
Industrial	2,019,000	49.52	2,019,000	1.000000						
Residential	89,763,800	49.64	89,763,800	1.000000						
Timber-Cutover	0	50.00	0	1.000000						
Developmental	0	50.00	0	1.000000						
Totals	129,056,400		129,056,400		10,653,300	50.00	10,653,300	139,709,700	139,709,700	2.02
-- 28 PORT HURON TOWNSHIP --										
Agricultural	0	50.00	0	1.000000						
Commercial	55,419,200	49.17	55,419,200	1.000000						
Industrial	7,538,600	49.65	7,538,600	1.000000						
Residential	190,404,600	49.36	190,404,600	1.000000						
Timber-Cutover	0	50.00	0	1.000000						
Developmental	0	50.00	0	1.000000						
Totals	253,362,400		253,362,400		20,203,800	50.00	20,203,800	273,566,200	273,566,200	3.96

Assessment Unit	Assessed Real	Ratio	Equalized Real	Factor	Assessed Personal	Ratio	Equalized Personal	Assessed Total	Equalized Total	% County Total
-- 29 RILEY TOWNSHIP --										
Agricultural	27,901,400	47.99	29,070,180	1.041890						
Commercial	3,273,000	49.80	3,273,000	1.000000						
Industrial	561,800	49.79	561,800	1.000000						
Residential	105,426,600	49.83	105,426,600	1.000000						
Timber-Cutover	0	50.00	0	1.000000						
Developmental	0	50.00	0	1.000000						
Totals	137,162,800		138,331,580		3,650,000	50.00	3,650,000	140,812,800	141,981,580	2.05
-- 30 ST. CLAIR TOWNSHIP --										
Agricultural	24,788,800	49.78	24,788,800	1.000000						
Commercial	11,697,900	49.53	11,697,900	1.000000						
Industrial	3,001,200	49.83	3,001,200	1.000000						
Residential	277,299,762	49.77	277,299,762	1.000000						
Timber-Cutover	0	50.00	0	1.000000						
Developmental	0	50.00	0	1.000000						
Totals	316,787,662		316,787,662		59,492,600	50.00	59,492,600	376,280,262	376,280,262	5.44
-- 31 WALES TOWNSHIP --										
Agricultural	25,233,300	49.93	25,233,300	1.000000						
Commercial	3,378,800	49.92	3,378,800	1.000000						
Industrial	641,700	49.83	641,700	1.000000						
Residential	95,719,800	49.80	95,719,800	1.000000						
Timber-Cutover	0	50.00	0	1.000000						
Developmental	0	50.00	0	1.000000						
Totals	124,973,600		124,973,600		24,295,500	50.00	24,295,500	149,269,100	149,269,100	2.16

Grand Totals	Assessed Real	Equalized Real	% Real Total	Assessed Personal	Equalized Personal	Assessed % County	Equalized % County	Assessed Total	Equalized Total
Agricultural	447,497,500	448,666,280	7.24			6.47	6.49		
Commercial	594,112,810	594,112,810	9.58			8.59	8.59		
Industrial	749,080,816	749,080,816	12.08			10.83	10.83		
Residential	4,408,301,523	4,408,301,523	71.10			63.76	63.74		
Timber-Cutover	0	0	0.00			0.00	0.00		
Developmental	0	0	0.00			0.00	0.00		
Personal				715,405,067	715,405,067	10.35	10.34		
	6,198,992,649	6,200,161,429	100.00	715,405,067	715,405,067	100.00	100.00	6,914,397,716	6,915,566,496

ST. CLAIR COUNTY
Percent Change - 2016 to 2017
Includes New, Loss and Adjustment
By Local Unit

Unit	2016 Equalized Value	2017 Equalized Value	C.E.V. % Change	2016 Taxable Value	2017 Taxable Value	Taxable % Change
TOWNSHIPS						
BERLIN TOWNSHIP	140,309,700	149,645,600	6.65%	106,469,257	108,815,311	2.20%
BROCKWAY TOWNSHIP	76,300,550	79,181,600	3.78%	58,922,390	59,261,094	0.57%
BURTCHVILLE TOWNSHIP	148,629,700	163,069,200	9.72%	123,011,794	125,712,683	2.20%
CASCO TOWNSHIP	170,078,200	185,207,300	8.90%	143,906,453	147,956,320	2.81%
CHINA TOWNSHIP	495,485,553	511,483,400	3.23%	470,206,596	486,314,326	3.43%
CLAY TOWNSHIP	518,994,300	560,913,500	8.08%	425,075,583	437,070,477	2.82%
CLYDE TOWNSHIP	179,368,736	193,097,500	7.65%	144,978,852	149,371,513	3.03%
COLUMBUS TOWNSHIP	233,511,300	238,480,700	2.13%	195,530,011	197,499,757	1.01%
COTTRELLVILLE TOWNSHIP	138,617,900	148,728,000	7.29%	120,602,385	123,340,040	2.27%
EAST CHINA TOWNSHIP	450,012,800	469,753,200	4.39%	433,815,362	432,866,233	-0.22%
EMMETT TOWNSHIP	101,707,420	104,314,400	2.56%	71,911,652	73,611,523	2.36%
FORT GRATIOT TOWNSHIP	465,155,600	489,025,700	5.13%	398,688,799	410,369,257	2.93%
GRANT TOWNSHIP	76,875,647	80,582,000	4.82%	59,831,288	61,612,238	2.98%
GREENWOOD TOWNSHIP	162,947,355	169,335,860	3.92%	139,401,683	142,634,670	2.32%
IRA TOWNSHIP	223,857,200	264,652,929	18.22%	189,885,489	220,681,787	16.22%
KENOCKEE TOWNSHIP	105,958,700	111,581,478	5.31%	78,809,453	80,691,067	2.39%
KIMBALL TOWNSHIP	285,774,811	293,005,020	2.53%	243,474,724	244,924,500	0.60%
LYNN TOWNSHIP	60,249,834	64,922,600	7.76%	43,886,202	44,972,685	2.48%
MUSSEY TOWNSHIP	131,492,400	139,709,700	6.25%	103,319,139	105,678,748	2.28%
PORT HURON TOWNSHIP	260,611,900	273,566,200	4.97%	233,146,397	235,660,586	1.08%
RILEY TOWNSHIP	134,897,200	141,981,580	5.25%	109,072,454	110,982,628	1.75%
ST. CLAIR TOWNSHIP	350,272,118	376,280,262	7.43%	307,499,376	321,587,593	4.58%
WALES TOWNSHIP	143,042,500	149,269,100	4.35%	120,680,289	120,087,682	-0.49%
CITIES						
CITY OF ALGONAC	109,647,700	117,652,200	7.30%	94,815,473	97,962,337	3.32%

Unit	2016 Equalized Value	2017 Equalized Value	C.E.V. % Change	2016 Taxable Value	2017 Taxable Value	Taxable % Change
CITIES						
CITY OF MARINE CITY	107,837,300	115,091,300	6.73%	89,996,243	91,065,246	1.19%
CITY OF MARYSVILLE	399,268,000	409,730,400	2.62%	358,480,893	357,912,610	-0.16%
CITY OF MEMPHIS	7,480,730	8,034,300	7.40%	6,504,454	6,619,122	1.76%
CITY OF RICHMOND	488,300	479,600	-1.78%	372,345	365,300	-1.89%
CITY OF PORT HURON	626,304,900	649,540,000	3.71%	575,122,990	581,829,214	1.17%
CITY OF ST. CLAIR	201,423,700	220,042,200	9.24%	182,770,724	191,274,071	4.65%
CITY OF YALE	36,234,931	37,209,667	2.69%	31,325,866	30,946,480	-1.21%
VILLAGES						
VILLAGE OF CAPAC	0	0	0.00%	0	0	0.00%
VILLAGE OF EMMETT	0	0	0.00%	0	0	0.00%

Arranged by Local Unit Equalized Value Change



