



**ASSESSING
DEPARTMENT**
TOWN *of* FRANKLIN

The Board of Assessors is pleased to announce that the Department of Revenue (DOR) approved Franklin's FY2026 tax rate of \$11.42 per \$1,000 of assessed value. This is a decrease of \$0.20 per thousand over the FY2025 tax rate of \$11.62. The DOR also approved the FY2026 assessed value of the real and personal property in Franklin of \$8,919,928,309 , a 6% increase over the FY2025 assessed value of \$8,411,261,912. The increase includes new growth and changes in the assessed value of existing property.

The FY2026 tax rate is based on the amount raised through the property tax levy to fund the FY2026 budget and other financial expenditures approved by the Town Council.

The FY2026 tax rate of \$11.42 also includes three previously approved debt exclusions. The exclusions account for \$.52, or 4.55%, of the \$11.42 tax rate.

Debt Exclusion		Matures
Franklin High School #1	\$0.32	2039
Franklin High School #2	\$0.02	2043
Horace Mann Refunding	\$0.03	2026
Tri-County Regional School	\$0.15	2055

CPA Tax rate is 2% of the taxes on the assessed value of the property. If it is a residential property, the first \$100,000 of the assessed value is exempt. It is in addition to the 11.42 tax rate and not a component like the debt exclusions

If you add the totals from the [tax calculator](#) you will see your total annual payment for taxes, debt exclusions and the community preservation act (CPA). You are billed quarterly based on this annual amount. Note, the bills are based on the town's fiscal year (July through June) and not the calendar year. This is why the July and October bills are shown as preliminary taxes. In January, the actual tax rate and valuations are adjusted which is reflected in the January and April bills..

If you have any questions about the tax rate, property assessment, abatements, or exemptions, contact the Assessors: by phone at 508-520-4920.