

City of Benton



The Benefits of Annexation

Annexation ensures that each resident or business pays their fair share of the cost of providing services and that no one group subsidizes another. Annexation also gives you a voice in how services are developed and funded. That can only happen when you can vote for the City Council that sets the standards, fees and budget.

List of Potential Benefits

- A stronger voice in Local, State and Federal Government
- The protection of our permitting processes (zoning, building, demolition, etc.)
- The provision of city services without the out-of-city surcharges on water or police and fire calls
- Police protection
- Fire Department
- Reduced fire insurance rates (depending on your provider)
- Weekly trash removal
- Free recycling bin
- Fire hydrants
- Abandoned Vehicle Program
- Animal Control

Financial

Let's be honest about it; Your taxes may go up by approximately 10-percent. But often, the benefits of annexation can't be given a dollar amount. Quite a few benefits are designed to improve that "quality of life" and protect your property value.

- The cost for a property owner located in Benton Township or the City of Benton are often very similar, with the exceptions that you are now supporting the parks, the maintenance of the streets on which you drive, the Fire and Police Departments, with your fair share of tax support.
- The financial impact of annexation to a property owner depends on what services are being received and where the property is located.
- The difference in your direct costs can be calculated when your property is being considered for annexation.

➤ OVER

For an owner-occupied home with a fair market value \$60K, real estate taxes inside city limits would be \$1,432 versus \$1,258 outside the city limits, which is a difference of \$174 more. Factor in the average consumption of 6,000 gallons of water per month per household, the water bill inside city limits would be \$134 a year less than outside the city limits. Your net cost for city police and fire protection after deduction of water saving would be \$40, which is less than 11-cents per day. Annexation may save you more money on your homeowner rates depending on your insurance carrier because out of city fire protection rates are usually higher than in city rates for insurance premium calculations. Call your insurance agent to obtain a quote on insurance before making your final decision to request annexation into the city.

Political

- Annexation increases a city's size and population, and in some instances, raises its level of political influence, prestige, ability to attract desirable commercial and industrial development and employment opportunities.
- Annexation often increases a city's ability to attract grant funding.

We all need an economically sustainable Benton. We need you to be a part of that sustainable solution. Development and population growth often occurs just beyond that Benton city limits because of the limited amount of desired lot size for development within the City. This growth affects water quality and demand, sewage flows, traffic flow issues, conflicting land use and the need for adequate police and fire protection. These issues cross jurisdictional lines (city and township), where different standards and levels of service are often required, in which case, it can produce a complex system of government by multiple jurisdictions that can lead to administrative confusion, inefficiency, duplication and excessive costs. Annexation provides a consistent level of standards and city services and can help preserve the area as a unified and healthy whole.

For more information on annexation, please visit us at City Hall (1403 South Main Street) or give us a call at 618-439-6131, and let us help with your decision.