

**DANIEL T. MURPHY  
OAKLAND COUNTY EXECUTIVE**

**1992 EQUALIZATION  
OAKLAND COUNTY, MICHIGAN**

*Prepared By*  
**DEPARTMENT OF MANAGEMENT AND BUDGET**  
Russell D. Martin, Director

**EQUALIZATION DIVISION**  
Don L. Bailey, Manager

*under the direction of the Finance Committee of the Board of Commissioners*

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TABLE OF CONTENTS

RECOMMENDATION AS TO EQUALIZED VALUE FROM DIRECTOR OF DEPARTMENT OF MANAGEMENT AND BUDGET . . . . . i

OAKLAND COUNTY BOARD OF COMMISSIONERS . . . . . ii

BOARD OF COMMISSIONERS RESOLUTION . . . . . iii

ANALYSIS OF EQUALIZED VALUATION COUNTY SUMMARY . . . . . 1-3

1992 DISTRIBUTION OF ASSESSED AND EQUALIZED VALUE BY TOWNSHIPS . . . . . 4

1992 DISTRIBUTION OF ASSESSED AND EQUALIZED VALUE BY CITIES . . . . . 5

1992 ANALYSIS BY CLASS OF REAL PROPERTY VALUATIONS BY TOWNSHIPS . . . . . 6-9

1992 ANALYSIS BY CLASS OF REAL PROPERTY VALUATIONS BY CITIES . . . . . 10-14

1992 ANALYSIS BY CLASS OF PERSONAL PROPERTY VALUATIONS BY TOWNSHIPS . . . . . 15-18

1992 ANALYSIS BY CLASS OF PERSONAL PROPERTY VALUATIONS BY CITIES . . . . . 19-23

1992 EQUALIZATION FACTORS ANALYSIS BY CLASS BY TOWNSHIPS . . . . . 24

1992 EQUALIZATION FACTORS ANALYSIS BY CLASS BY CITIES . . . . . 25

1992 DISTRIBUTION OF INDUSTRIAL FACILITIES TAX . . . . . 26

1992 DISTRIBUTION OF COMMERCIAL FACILITIES TAX . . . . . 26

1992 DISTRIBUTION OF TECHNOLOGY PARK DEVELOPMENT TAX . . . . . 26



C O U N T Y M I C H I G A N  
D E P A R T M E N T O F M A N A G E M E N T & B U D G E T

Daniel T. Murphy, Oakland County Executive  
Russell D. Martin, Director

May 7, 1992

TO THE OAKLAND COUNTY BOARD OF COMMISSIONERS - FINANCE COMMITTEE

RE: Recommendation as to Equalized Value

The total recommended equalized value for 1992 in Oakland County, Michigan is

\$28,140,758,763

According to Section 211.34 of the General Property Tax Laws of the State of Michigan, the primary function of the Equalization Division is to assist the Board of Commissioners in equalizing the assessed value for Oakland County. This is accomplished by adding to or deducting from the assessed value of each class of property in all 50 assessing jurisdictions, in order to bring each unit to a common level of valuation. As a result, the equalization process has allowed Oakland County individual assessments to remain the same as the state equalized value.

Due to P.A. 135 of 1991, the 1992 equalization study will reflect 1991 state equalized value, with the exception of actual new and loss to value of real property. The Equalization Division conducted sample studies by class of personal property to determine the relationships between assessed value and current cash value for each assessing district. Oakland County has a total of 400,000 parcels and conducted approximately 3,300 personal property audits.

The attached reports are the findings and recommendations of the Manager of the Equalization Division, and is an analysis of assessed and equalized values by class of property for all assessing districts in Oakland County. This summary was prepared by the staff of the Equalization Division and is within the guidelines as established by the State Tax Commission.

Pursuant to the requirements of the General Property Tax Laws and the State Tax Commission rules and procedures, hearings have been held with the local assessing officials and available data reviewed.

If you have any questions or desire more information, please do not hesitate to call.

Respectfully submitted,



Russell D. Martin, Director  
Department of Management & Budget

OAKLAND COUNTY BOARD OF COMMISSIONERS

Dennis M. Aaron  
\*Donald E. Bishop  
\*G. William Caddell  
Larry Crake  
\*James D. Ferrens  
\*Marilynn E. Gosling  
Donna R. Huntoon  
\*Donald W. Jensen  
Ruth A. Johnson

Teresa Krause  
Thomas A. Law  
Nancy McConnell  
\*John P. McCulloch  
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Frank H. Millard  
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\*John G. Pappageorge  
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Kay Schmid  
Rudy Serra  
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Donn L. Wolf

\*Finance

April 30, 1992

BY: THE FINANCE COMMITTEE, DR. G. WILLIAM CADDELL, CHAIRPERSON

IN RE: MANAGEMENT AND BUDGET DEPARTMENT - 1992 EQUALIZATION

TO THE OAKLAND COUNTY BOARD OF COMMISSIONERS

Mr. Chairperson, Ladies and Gentlemen:

WHEREAS, the staff of the Equalization Division of the Department of Management and Budget has examined the assessment rolls of the several townships and cities within Oakland County to ascertain whether the real and personal property in the respective townships and cities has been equally and uniformly assessed at true cash value; and

WHEREAS, based on its findings, the manager of the Equalization Division has presented to the Finance Committee the recommended 1992 Equalization values which adds to or deducts from the valuation of the taxable property in the several townships and cities an amount as, in its judgement, will produce a sum which represents the true cash value thereof; and

WHEREAS, the Finance Committee in accordance with Rule XA8 of the Board of Commissioners adopted January 2, 1992, has reviewed the findings and recommendations of the employees of the Equalization Division and conducted hearings to provide for local intervention into the equalization process; and

WHEREAS, the Equalization Factors listed on the attached report are the result of the foregoing process and are for information purposes only.

NOW THEREFORE BE IT RESOLVED, that the Oakland County Board of Commissioners adopts the 1992 Equalization and authorizes its certification by the Chairperson of the Board and further that it be entered on the County records and delivered to the appropriate official of the proper township or city.

Mr. Chairperson, on behalf of the Finance Committee, I move the adoption of the foregoing resolution.

FINANCE COMMITTEE

Dr. G. William Caddell, Chairperson

STATE TAX COMMISSION  
OAKLAND COUNTY

ANALYSIS FOR EQUALIZED VALUATION  
COUNTY SUMMARY

	R E A L PROPERTY	ASSESSED VALUE	TRUE CASH VALUE
100			
101	AGRICULTURAL	164,434,000	328,868,000
102	LOSS	7,592,210	15,184,420
103		156,841,790	313,683,580
104	ADJUSTMENT		
105		156,841,790	313,683,580
106	NEW	4,215,650	8,431,300
107			
108	TOTAL AGRICULTURAL	161,057,440	322,114,880
200			
201	COMMERCIAL	5,485,533,160	10,971,066,320
202	LOSS	49,183,570	98,367,140
203		5,436,349,590	10,872,699,180
204	ADJUSTMENT		
205		5,436,349,590	10,872,699,180
206	NEW	106,601,410	213,202,820
207			
208	TOTAL COMMERCIAL	5,542,951,000	11,085,902,000
300			
301	INDUSTRIAL	1,846,615,990	3,693,231,980
302	LOSS	116,614,370	233,228,740
303		1,730,001,620	3,460,003,240
304	ADJUSTMENT		
305		1,730,001,620	3,460,003,240
306	NEW	68,431,915	136,863,830
307			
308	TOTAL INDUSTRIAL	1,798,433,535	3,596,867,070
400			
401	RESIDENTIAL	17,506,945,584	35,013,891,168
402	LOSS	232,422,406	464,844,812
403		17,274,523,178	34,549,046,356
404	ADJUSTMENT		
405		17,274,523,178	34,549,046,356
406	NEW	616,932,360	1,233,864,720
407			
408	TOTAL RESIDENTIAL	17,891,455,538	35,782,911,076
500			
501	TIMBER-C.O.		
502	LOSS		
503			
504	ADJUSTMENT		
505			
506	NEW		
507			
508	TOTAL TIMBER-C.O.		
600			
601	DEVELOPMNTL	81,454,000	162,908,000
602	LOSS	5,143,100	10,286,200
603		76,310,900	152,621,800
604	ADJUSTMENT		
605		76,310,900	152,621,800
606	NEW	2,453,150	4,906,300
607			
608	TOTAL DEVELOPMNTL	78,764,050	157,528,100
800	TOTAL REAL	25,472,661,563	50,945,323,126

STATE TAX COMMISSION  
OAKLAND COUNTY

ANALYSIS FOR EQUALIZED VALUATION  
COUNTY SUMMARY

S.T.C. L - 4023  
YEAR 1992 PAGE 2

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	PERSONAL PROPERTY	ASSESSED VALUE	TRUE CASH VALUE
150			
151	AGRICULTURAL		
152	LOSS		
153			
154	ADJUSTMENT		
155			
156	NEW		
157			
158	TOTAL AGRICULTURAL		
250			
251	COMMERCIAL	1,481,150,610	3,035,141,779
252	LOSS	306,955,040	626,456,226
253		1,174,195,570	2,408,685,553
254	ADJUSTMENT	30,147,730	
255		1,204,343,300	2,408,685,553
256	NEW	289,783,490	579,566,601
257			
258	TOTAL COMMERCIAL	1,494,126,790	2,988,252,154
350			
351	INDUSTRIAL	638,015,850	1,316,434,386
352	LOSS	88,626,790	183,429,665
353		549,389,060	1,133,004,721
354	ADJUSTMENT	17,113,290	
355		566,502,350	1,133,004,721
356	NEW	145,310,690	290,621,423
357			
358	TOTAL INDUSTRIAL	711,813,040	1,423,626,144
450			
451	RESIDENTIAL	2,544,200	5,088,400
452	LOSS	2,900	5,800
453		2,541,300	5,082,600
454	ADJUSTMENT		
455		2,541,300	5,082,600
456	NEW	9,000	18,000
457			
458	TOTAL RESIDENTIAL	2,550,300	5,100,600
550			
551	UTILITY	433,248,130	866,497,364
552	LOSS	309,400	618,799
553		432,938,730	865,878,565
554	ADJUSTMENT	550	
555		432,939,280	865,878,565
556	NEW	26,667,790	53,335,578
557			
558	TOTAL UTILITY	459,607,070	919,214,143
850	TOTAL PERSONAL	2,668,097,200	5,336,193,041

STATE TAX COMMISSION  
OAKLAND COUNTY

ANALYSIS FOR EQUALIZED VALUATION  
COUNTY SUMMARY

	R E A L	PROPERTY	NUMB. PARCELS	ASSESSED VALUE	TRUE CASH VALUE	EQUALIZED VALUE	ROUNDED EQ. VALUE	DIFFERENCE
108	TOTAL	AGRICULTURAL	2250	161,057,440	322,114,880	161,057,440	161,057,440	
208	TOTAL	COMMERCIAL	19479	5,542,951,000	11,085,902,000	5,542,951,000	5,542,951,000	
308	TOTAL	INDUSTRIAL	6580	1,798,433,535	3,596,867,070	1,798,433,535	1,798,433,535	
408	TOTAL	RESIDENTIAL	373867	17,891,455,538	35,782,911,076	17,891,455,538	17,891,455,538	
508	TOTAL	TIMBER-C.O.	N O N E					
608	TOTAL	DEVELOPMNTL	939	78,764,050	157,528,100	78,764,050	78,764,050	
800	TOTAL	REAL	403115	25,472,661,563	50,945,323,126	25,472,661,563	25,472,661,563	
PERSONAL PROPERTY								
158	TOTAL	AGRICULTURAL						
258	TOTAL	COMMERCIAL	43445	1,494,126,790	2,988,252,154			
358	TOTAL	INDUSTRIAL	3351	711,813,040	1,423,626,144			
458	TOTAL	RESIDENTIAL	55	2,550,300	5,100,600			
558	TOTAL	UTILITY	374	459,607,070	919,214,143			
850	TOTAL	PERSONAL	47225	2,668,097,200	5,336,193,041	2,668,096,533	2,668,097,200	667-
900	GRAND	TOTAL	450340	28,140,758,763	56,281,516,167	28,140,758,096	28,140,758,763	667-



**OAKLAND COUNTY  
1992 DISTRIBUTION OF ASSESSED AND EQUALIZED VALUES  
BY TOWNSHIPS**

ASSESSING DISTRICT	NUMBER OF ACRES	REAL PROPERTY		PERSONAL PROPERTY		TOTAL PROPERTY REAL / PERSONAL	
		ASSESSED VALUE	EQUALIZED VALUE	ASSESSED VALUE	EQUALIZED VALUE	ASSESSED VALUE	EQUALIZED VALUE
ADDISON TWP	19,957.13	112,534,050	112,534,050	6,638,500	6,638,500	119,172,550	119,172,550
BLOOMFIELD TWP	13,370.36	1,929,802,710	1,929,802,710	56,985,700	56,985,700	1,986,788,410	1,986,788,410
BRANDON TWP	20,421.40	180,409,400	180,409,400	6,101,750	6,101,750	186,511,150	186,511,150
COMMERCE TWP	14,951.56	622,334,277	622,334,277	62,046,100	62,046,100	684,380,377	684,380,377
GROVELAND TWP	19,349.76	93,156,040	93,156,040	6,257,900	6,257,900	99,413,940	99,413,940
HIGHLAND TWP	20,201.69	277,800,250	277,800,250	13,269,350	13,269,350	291,069,600	291,069,600
HOLLY TWP	20,389.03	109,864,850	109,864,850	7,932,050	7,932,050	117,796,900	117,796,900
INDEPENDENCE TWP	18,989.98	557,319,600	557,319,600	24,142,100	24,142,100	581,461,700	581,461,700
LYON TWP	18,232.12	179,921,200	179,921,200	25,538,250	25,538,250	205,459,450	205,459,450
MILFORD TWP	17,934.68	279,372,300	279,372,300	48,982,150	48,982,150	328,354,450	328,354,450
NOVI TWP	59.84	3,620,939	3,620,939	75,700	75,700	3,696,639	3,696,639
OAKLAND TWP	20,227.14	276,746,300	276,746,300	10,498,500	10,498,500	287,244,800	287,244,800
ORION TWP	18,641.08	497,871,200	497,871,200	65,064,050	65,064,050	562,935,250	562,935,250
OXFORD TWP	19,283.26	204,740,050	204,740,050	19,579,150	19,579,150	224,319,200	224,319,200
ROSE TWP	19,798.44	84,572,600	84,572,600	3,759,600	3,759,600	88,332,200	88,332,200
ROYAL OAK TWP	320.41	40,217,500	40,217,500	8,096,200	8,096,200	48,313,700	48,313,700
SOUTHFIELD TWP	4,046.98	555,139,450	555,139,450	25,285,850	25,285,850	580,425,300	580,425,300
SPRINGFIELD TWP	18,340.28	190,810,125	190,810,125	14,315,900	14,315,900	205,126,025	205,126,025
WATERFORD TWP	14,980.80	1,129,869,900	1,129,869,900	87,772,900	87,772,900	1,217,642,800	1,217,642,800
WEST BLMFLD TWP	15,619.53	1,776,901,067	1,776,901,067	43,790,350	43,790,350	1,820,691,417	1,820,691,417
WHITE LAKE TWP	19,984.18	396,104,600	396,104,600	14,477,400	14,477,400	410,582,000	410,582,000
<b>TOTAL TOWNSHIPS</b>	<b>335,099.65</b>	<b>9,499,108,408</b>	<b>9,499,108,408</b>	<b>550,609,450</b>	<b>550,609,450</b>	<b>10,049,717,858</b>	<b>10,049,717,858</b>

**OAKLAND COUNTY  
1992 DISTRIBUTION OF ASSESSED AND EQUALIZED VALUES  
BY CITIES**

ASSESSING DISTRICT	NUMBER OF ACRES	REAL PROPERTY		PERSONAL PROPERTY		TOTAL PROPERTY REAL / PERSONAL	
		ASSESSED VALUE	EQUALIZED VALUE	ASSESSED VALUE	EQUALIZED VALUE	ASSESSED VALUE	EQUALIZED VALUE
AUBURN HILLS CITY	10,649.60	336,558,160	336,558,160	108,781,300	108,781,300	445,339,460	445,339,460
BERKLEY CITY	1,213.93	236,987,900	236,987,900	10,165,450	10,165,450	247,153,350	247,153,350
BIRMINGHAM CITY	2,217.97	874,835,700	874,835,700	40,809,050	40,809,050	915,644,750	915,644,750
BLMFLD HILLS CITY	2,365.32	454,458,900	454,458,900	28,873,750	28,873,750	483,332,650	483,332,650
CLAWSON CITY	1,067.54	215,203,500	215,203,500	13,437,150	13,437,150	228,640,650	228,640,650
FARMINGTON CITY	1,250.14	245,684,450	245,684,450	14,904,750	14,904,750	260,589,200	260,589,200
FARM HILLS CITY	16,476.19	2,230,351,000	2,230,351,000	190,521,700	190,521,700	2,420,872,700	2,420,872,700
FERNDALE CITY	1,884.72	251,959,000	251,959,000	35,047,900	35,047,900	287,006,900	287,006,900
HAZEL PARK CITY	1,351.79	154,890,500	154,890,500	15,393,400	15,393,400	170,283,900	170,283,900
HUNTINGTON WDS CITY	576.33	148,654,800	148,654,800	2,169,200	2,169,200	150,824,000	150,824,000
KEEGO HARBOR CITY	285.31	41,337,700	41,337,700	2,489,200	2,489,200	43,826,900	43,826,900
LAKE ANGELUS CITY	1,049.60	26,971,000	26,971,000	123,280	123,280	27,094,280	27,094,280
LATHRUP VLG CITY	761.99	96,557,250	96,557,250	4,719,000	4,719,000	101,276,250	101,276,250
MADISON HGTS CITY	3,204.27	602,034,000	602,034,000	141,895,450	141,895,450	743,929,450	743,929,450
NORTHVILLE CITY	472.38	96,005,550	96,005,550	1,197,200	1,197,200	97,202,750	97,202,750
NOVI CITY	16,447.86	1,051,033,750	1,051,033,750	111,645,550	111,645,550	1,162,679,300	1,162,679,300
OAK PARK CITY	2,384.73	321,160,960	321,160,960	42,949,000	42,949,000	364,109,960	364,109,960
ORCHARD LAKE CITY	2,079.03	156,163,800	156,163,800	2,175,750	2,175,750	158,339,550	158,339,550
PLEASANT RDG CITY	285.59	54,420,610	54,420,610	3,325,850	3,325,850	57,746,460	57,746,460
PONTIAC CITY	8,031.63	527,530,300	527,530,300	186,011,700	186,011,700	713,542,000	713,542,000
ROCHESTER CITY	1,593.95	178,227,350	178,227,350	29,957,650	29,957,650	208,185,000	208,185,000
ROCH HILLS CITY	15,280.38	1,580,093,700	1,580,093,700	116,775,900	116,775,900	1,696,869,600	1,696,869,600
ROYAL OAK CITY	5,599.72	1,083,595,950	1,083,595,950	82,327,400	82,327,400	1,165,923,350	1,165,923,350
SOUTHFIELD CITY	13,492.16	1,868,404,425	1,868,404,425	394,782,250	394,782,250	2,263,186,675	2,263,186,675
SOUTH LYON CITY	1,105.81	93,750,600	93,750,600	8,380,900	8,380,900	102,131,500	102,131,500
SYLVAN LAKE CITY	402.83	47,022,900	47,022,900	2,080,450	2,080,450	49,103,350	49,103,350
TROY CITY	15,987.26	2,692,220,800	2,692,220,800	449,792,220	449,792,220	3,142,013,020	3,142,013,020
WALLED LAKE CITY	1,204.00	95,654,400	95,654,400	9,049,550	9,049,550	104,703,950	104,703,950
WIXOM CITY	4,765.38	211,784,200	211,784,200	67,705,800	67,705,800	279,490,000	279,490,000
<b>TOTAL CITIES</b>	<b>133,487.41</b>	<b>15,973,553,155</b>	<b>15,973,553,155</b>	<b>2,117,487,750</b>	<b>2,117,487,750</b>	<b>18,091,040,905</b>	<b>18,091,040,905</b>
<b>TOTAL TOWNSHIPS</b>	<b>335,099.65</b>	<b>9,499,108,408</b>	<b>9,499,108,408</b>	<b>550,609,450</b>	<b>550,609,450</b>	<b>10,049,717,858</b>	<b>10,049,717,858</b>
<b>TOTAL COUNTY</b>	<b>468,587.06</b>	<b>25,472,661,563</b>	<b>25,472,661,563</b>	<b>2,668,097,200</b>	<b>2,668,097,200</b>	<b>28,140,758,763</b>	<b>28,140,758,763</b>

OAKLAND COUNTY

1992 ANALYSIS BY CLASS OF REAL PROPERTY VALUATIONS  
BY TOWNSHIPS

(1) ASSESSED VALUES BY CLASS (2) AMOUNT ADDED OR DEDUCTED  
(3) EQUALIZED VALUES BY CLASS (4) EQUALIZATION FACTOR

ASSESSING DISTRICT		AGRICULTURAL REAL	COMMERCIAL REAL	INDUSTRIAL REAL	RESIDENTIAL REAL	TIMBER CUT OVER	DEVELOPMENTAL REAL	TOTAL REAL PROPERTY
ADDISON TWP	(1)	5,168,700	3,665,200	1,194,000	84,342,250	NONE	18,163,900	112,534,050
	(2)	+0	+0	+0	+0		+0	+0
	(3)	5,168,700	3,665,200	1,194,000	84,342,250		18,163,900	112,534,050
	(4)	1.0000	1.0000	1.0000	1.0000		1.0000	
BLOOMFIELD TWP	(1)	0	161,477,000	15,692,500	1,747,602,810	NONE	5,030,400	1,929,802,710
	(2)	+0	+0	+0	+0		+0	+0
	(3)	0	161,477,000	15,692,500	1,747,602,810		5,030,400	1,929,802,710
	(4)	.0000	1.0000	1.0000	1.0000		1.0000	
BRANDON TWP	(1)	4,215,000	15,288,200	773,200	160,133,000	NONE	0	180,409,400
	(2)	+0	+0	+0	+0		+0	+0
	(3)	4,215,000	15,288,200	773,200	160,133,000		0	180,409,400
	(4)	1.0000	1.0000	1.0000	1.0000		.0000	
COMMERCE TWP	(1)	12,762,300	52,940,800	59,141,800	497,137,077	NONE	352,300	622,334,277
	(2)	+0	+0	+0	+0		+0	+0
	(3)	12,762,300	52,940,800	59,141,800	497,137,077		352,300	622,334,277
	(4)	1.0000	1.0000	1.0000	1.0000		1.0000	
GROVELAND TWP	(1)	15,844,390	6,246,400	2,161,900	68,903,350	NONE	0	93,156,040
	(2)	+0	+0	+0	+0		+0	+0
	(3)	15,844,390	6,246,400	2,161,900	68,903,350		0	93,156,040
	(4)	1.0000	1.0000	1.0000	1.0000		.0000	
HIGHLAND TWP	(1)	13,300,000	23,712,900	4,948,900	235,082,550	NONE	755,900	277,800,250
	(2)	+0	+0	+0	+0		+0	+0
	(3)	13,300,000	23,712,900	4,948,900	235,082,550		755,900	277,800,250
	(4)	1.0000	1.0000	1.0000	1.0000		1.0000	

OAKLAND COUNTY

1992 ANALYSIS BY CLASS OF REAL PROPERTY VALUATIONS  
BY TOWNSHIPS

(1) ASSESSED VALUES BY CLASS (2) AMOUNT ADDED OR DEDUCTED  
(3) EQUALIZED VALUES BY CLASS (4) EQUALIZATION FACTOR

ASSESSING DISTRICT		AGRICULTURAL REAL	COMMERCIAL REAL	INDUSTRIAL REAL	RESIDENTIAL REAL	TIMBER CUT OVER	DEVELOPMENTAL REAL	TOTAL REAL PROPERTY
HOLLY TWP	(1)	8,788,900	13,860,500	3,102,400	77,982,050	NONE	6,131,000	109,864,850
	(2)	+0	+0	+0	+0		+0	+0
	(3)	8,788,900	13,860,500	3,102,400	77,982,050		6,131,000	109,864,850
	(4)	1.0000	1.0000	1.0000	1.0000		1.0000	
INDEPENDENCE TWP	(1)	0	72,138,900	3,369,900	472,644,400	NONE	9,166,400	557,319,600
	(2)	+0	+0	+0	+0		+0	+0
	(3)	0	72,138,900	3,369,900	472,644,400		9,166,400	557,319,600
	(4)	.0000	1.0000	1.0000	1.0000		1.0000	
LYON TWP	(1)	15,682,600	22,797,500	17,981,100	123,186,100	NONE	273,900	179,921,200
	(2)	+0	+0	+0	+0		+0	+0
	(3)	15,682,600	22,797,500	17,981,100	123,186,100		273,900	179,921,200
	(4)	1.0000	1.0000	1.0000	1.0000		1.0000	
MILFORD TWP	(1)	8,880,100	25,460,600	29,540,400	215,491,200	NONE	0	279,372,300
	(2)	+0	+0	+0	+0		+0	+0
	(3)	8,880,100	25,460,600	29,540,400	215,491,200		0	279,372,300
	(4)	1.0000	1.0000	1.0000	1.0000		.0000	
NOVI TWP	(1)	0	0	0	3,620,939	NONE	0	3,620,939
	(2)	+0	+0	+0	+0		+0	+0
	(3)	0	0	0	3,620,939		0	3,620,939
	(4)	.0000	.0000	.0000	1.0000		.0000	
OAKLAND TWP	(1)	3,116,600	6,829,800	4,295,000	237,459,400	NONE	25,045,500	276,746,300
	(2)	+0	+0	+0	+0		+0	+0
	(3)	3,116,600	6,829,800	4,295,000	237,459,400		25,045,500	276,746,300
	(4)	1.0000	1.0000	1.0000	1.0000		1.0000	

OAKLAND COUNTY

1992 ANALYSIS BY CLASS OF REAL PROPERTY VALUATIONS  
BY TOWNSHIPS

(1) ASSESSED VALUES BY CLASS (2) AMOUNT ADDED OR DEDUCTED  
(3) EQUALIZED VALUES BY CLASS (4) EQUALIZATION FACTOR

ASSESSING DISTRICT		AGRICULTURAL REAL	COMMERCIAL REAL	INDUSTRIAL REAL	RESIDENTIAL REAL	TIMBER CUT OVER	DEVELOPMENTAL REAL	TOTAL REAL PROPERTY
ORION TWP	(1)	5,449,200	65,239,500	32,534,700	388,640,400	NONE	6,007,400	497,871,200
	(2)	+0	+0	+0	+0		+0	+0
	(3)	5,449,200	65,239,500	32,534,700	388,640,400		6,007,400	497,871,200
	(4)	1.0000	1.0000	1.0000	1.0000		1.0000	
OXFORD TWP	(1)	10,701,500	23,520,600	22,705,600	147,812,350	NONE	0	204,740,050
	(2)	+0	+0	+0	+0		+0	+0
	(3)	10,701,500	23,520,600	22,705,600	147,812,350		0	204,740,050
	(4)	1.0000	1.0000	1.0000	1.0000		.0000	
ROSE TWP	(1)	7,621,500	283,500	517,400	76,150,200	NONE	0	84,572,600
	(2)	+0	+0	+0	+0		+0	+0
	(3)	7,621,500	283,500	517,400	76,150,200		0	84,572,600
	(4)	1.0000	1.0000	1.0000	1.0000		.0000	
ROYAL OAK TWP	(1)	0	28,683,100	4,597,200	6,937,200	NONE	0	40,217,500
	(2)	+0	+0	+0	+0		+0	+0
	(3)	0	28,683,100	4,597,200	6,937,200		0	40,217,500
	(4)	.0000	1.0000	1.0000	1.0000		.0000	
SOUTHFIELD TWP	(1)	0	71,477,400	148,100	483,513,950	NONE	0	555,139,450
	(2)	+0	+0	+0	+0		+0	+0
	(3)	0	71,477,400	148,100	483,513,950		0	555,139,450
	(4)	.0000	1.0000	1.0000	1.0000		.0000	
SPRINGFIELD TWP	(1)	11,839,700	13,237,800	7,793,650	154,355,325	NONE	3,583,650	190,810,125
	(2)	+0	+0	+0	+0		+0	+0
	(3)	11,839,700	13,237,800	7,793,650	154,355,325		3,583,650	190,810,125
	(4)	1.0000	1.0000	1.0000	1.0000		1.0000	

OAKLAND COUNTY

1992 ANALYSIS BY CLASS OF REAL PROPERTY VALUATIONS  
BY TOWNSHIPS

(1) ASSESSED VALUES BY CLASS (2) AMOUNT ADDED OR DEDUCTED  
(3) EQUALIZED VALUES BY CLASS (4) EQUALIZATION FACTOR

ASSESSING DISTRICT		AGRICULTURAL REAL	COMMERCIAL REAL	INDUSTRIAL REAL	RESIDENTIAL REAL	TIMBER CUT OVER	DEVELOPMENTAL REAL	TOTAL REAL PROPERTY
WATERFORD TWP	(1)	1,611,000	272,163,500	22,353,700	833,741,700	NONE	0	1,129,869,900
	(2)	+0	+0	+0	+0		+0	+0
	(3)	1,611,000	272,163,500	22,353,700	833,741,700		0	1,129,869,900
	(4)	1.0000	1.0000	1.0000	1.0000		.0000	
WEST BLMFLD TWP	(1)	0	162,777,700	4,509,750	1,609,613,617	NONE	0	1,776,901,067
	(2)	+0	+0	+0	+0		+0	+0
	(3)	0	162,777,700	4,509,750	1,609,613,617		0	1,776,901,067
	(4)	.0000	1.0000	1.0000	1.0000		.0000	
WHITE LAKE TWP	(1)	12,598,900	28,218,600	3,087,200	351,852,300	NONE	347,600	396,104,600
	(2)	+0	+0	+0	+0		+0	+0
	(3)	12,598,900	28,218,600	3,087,200	351,852,300		347,600	396,104,600
	(4)	1.0000	1.0000	1.0000	1.0000		1.0000	
TOTAL TOWNSHIPS	(1)	137,580,390	1,070,019,500	240,448,400	7,976,202,168	NONE	74,857,950	9,499,108,408
	(2)	+0	+0	+0	+0		+0	+0
	(3)	137,580,390	1,070,019,500	240,448,400	7,976,202,168		74,857,950	9,499,108,408

OAKLAND COUNTY

1992 ANALYSIS BY CLASS OF REAL PROPERTY VALUATIONS

BY CITIES

(1) ASSESSED VALUES BY CLASS (2) AMOUNT ADDED OR DEDUCTED  
 (3) EQUALIZED VALUES BY CLASS (4) EQUALIZATION FACTOR

ASSESSING DISTRICT	AGRICULTURAL REAL	COMMERCIAL REAL	INDUSTRIAL REAL	RESIDENTIAL REAL	TIMBER CUT OVER	DEVELOPMENTAL REAL	TOTAL REAL PROPERTY
AUBURN HILLS CITY(1)	0	130,198,600	109,759,375	96,600,185	NONE	0	336,558,160
(2)	+0	+0	+0	+0		+0	+0
(3)	0	130,198,600	109,759,375	96,600,185		0	336,558,160
(4)	.0000	1.0000	1.0000	1.0000		.0000	
BERKLEY CITY (1)	0	28,307,200	2,040,800	206,639,900	NONE	0	236,987,900
(2)	+0	+0	+0	+0		+0	+0
(3)	0	28,307,200	2,040,800	206,639,900		0	236,987,900
(4)	.0000	1.0000	1.0000	1.0000		.0000	
BIRMINGHAM CITY (1)	0	207,709,200	8,845,000	658,281,500	NONE	0	874,835,700
(2)	+0	+0	+0	+0		+0	+0
(3)	0	207,709,200	8,845,000	658,281,500		0	874,835,700
(4)	.0000	1.0000	1.0000	1.0000		.0000	
BLMFLD HILLS CITY(1)	0	97,165,400	0	357,293,500	NONE	0	454,458,900
(2)	+0	+0	+0	+0		+0	+0
(3)	0	97,165,400	0	357,293,500		0	454,458,900
(4)	.0000	1.0000	.0000	1.0000		.0000	
CLAWSON CITY (1)	0	44,257,600	12,825,000	158,120,900	NONE	0	215,203,500
(2)	+0	+0	+0	+0		+0	+0
(3)	0	44,257,600	12,825,000	158,120,900		0	215,203,500
(4)	.0000	1.0000	1.0000	1.0000		.0000	
FARMINGTON CITY (1)	0	68,903,000	9,832,800	166,948,650	NONE	0	245,684,450
(2)	+0	+0	+0	+0		+0	+0
(3)	0	68,903,000	9,832,800	166,948,650		0	245,684,450
(4)	.0000	1.0000	1.0000	1.0000		.0000	
FARM HILLS CITY (1)	0	586,175,000	177,844,400	1,466,331,600	NONE	0	2,230,351,000
(2)	+0	+0	+0	+0		+0	+0
(3)	0	586,175,000	177,844,400	1,466,331,600		0	2,230,351,000
(4)	.0000	1.0000	1.0000	1.0000		.0000	
FERNDALE CITY (1)	0	47,505,500	31,523,000	172,930,500	NONE	0	251,959,000
(2)	+0	+0	+0	+0		+0	+0
(3)	0	47,505,500	31,523,000	172,930,500		0	251,959,000
(4)	.0000	1.0000	1.0000	1.0000		.0000	

OAKLAND COUNTY

1992 ANALYSIS BY CLASS OF REAL PROPERTY VALUATIONS  
 BY CITIES  
 (1) ASSESSED VALUES BY CLASS (2) AMOUNT ADDED OR DEDUCTED  
 (3) EQUALIZED VALUES BY CLASS (4) EQUALIZATION FACTOR

ASSESSING DISTRICT	AGRICULTURAL REAL	COMMERCIAL REAL	INDUSTRIAL REAL	RESIDENTIAL REAL	TIMBER CUT OVER	DEVELOPMENTAL REAL	TOTAL REAL PROPERTY
HAZEL PARK CITY (1)	0	29,492,300	9,952,600	115,445,600	NONE	0	154,890,500
(2)	+0	+0	+0	+0		+0	+0
(3)	0	29,492,300	9,952,600	115,445,600		0	154,890,500
(4)	.0000	1.0000	1.0000	1.0000		.0000	
HUNTINGTON WDS CITY(1)	0	3,793,700	0	144,861,100	NONE	0	148,654,800
(2)	+0	+0	+0	+0		+0	+0
(3)	0	3,793,700	0	144,861,100		0	148,654,800
(4)	.0000	1.0000	.0000	1.0000		.0000	
KEEGO HARBOR CITY(1)	0	13,107,400	0	28,230,300	NONE	0	41,337,700
(2)	+0	+0	+0	+0		+0	+0
(3)	0	13,107,400	0	28,230,300		0	41,337,700
(4)	.0000	1.0000	.0000	1.0000		.0000	
LAKE ANGELUS CITY(1)	0	0	0	26,971,000	NONE	0	26,971,000
(2)	+0	+0	+0	+0		+0	+0
(3)	0	0	0	26,971,000		0	26,971,000
(4)	.0000	.0000	.0000	1.0000		.0000	
LATHRUP VLG CITY (1)	0	16,526,200	0	80,031,050	NONE	0	96,557,250
(2)	+0	+0	+0	+0		+0	+0
(3)	0	16,526,200	0	80,031,050		0	96,557,250
(4)	.0000	1.0000	.0000	1.0000		.0000	
MADISON HGTS CITY(1)	0	146,149,400	185,736,600	270,148,000	NONE	0	602,034,000
(2)	+0	+0	+0	+0		+0	+0
(3)	0	146,149,400	185,736,600	270,148,000		0	602,034,000
(4)	.0000	1.0000	1.0000	1.0000		.0000	



OAKLAND COUNTY

1992 ANALYSIS BY CLASS OF REAL PROPERTY VALUATIONS  
BY CITIES

(1) ASSESSED VALUES BY CLASS (2) AMOUNT ADDED OR DEDUCTED  
(3) EQUALIZED VALUES BY CLASS (4) EQUALIZATION FACTOR

ASSESSING DISTRICT		AGRICULTURAL REAL	COMMERCIAL REAL	INDUSTRIAL REAL	RESIDENTIAL REAL	TIMBER CUT OVER	DEVELOPMENTAL REAL	TOTAL REAL PROPERTY
NORTHVILLE CITY	(1)	0	2,492,200	674,500	92,838,850	NONE	0	96,005,550
	(2)	+0	+0	+0	+0		+0	+0
	(3)	0	2,492,200	674,500	92,838,850		0	96,005,550
	(4)	.0000	1.0000	1.0000	1.0000		.0000	
NOVI CITY	(1)	22,432,550	328,860,400	118,724,950	581,015,850	NONE	0	1,051,033,750
	(2)	+0	+0	+0	+0		+0	+0
	(3)	22,432,550	328,860,400	118,724,950	581,015,850		0	1,051,033,750
	(4)	1.0000	1.0000	1.0000	1.0000		.0000	
OAK PARK CITY	(1)	0	58,762,200	38,153,410	224,245,350	NONE	0	321,160,960
	(2)	+0	+0	+0	+0		+0	+0
	(3)	0	58,762,200	38,153,410	224,245,350		0	321,160,960
	(4)	.0000	1.0000	1.0000	1.0000		.0000	
ORCHARD LAKE CITY	(1)	311,000	6,485,900	0	149,047,400	NONE	319,500	156,163,800
	(2)	+0	+0	+0	+0		+0	+0
	(3)	311,000	6,485,900	0	149,047,400		319,500	156,163,800
	(4)	1.0000	1.0000	.0000	1.0000		1.0000	
PLEASANT RDG CITY	(1)	0	2,170,700	971,200	51,278,710	NONE	0	54,420,610
	(2)	+0	+0	+0	+0		+0	+0
	(3)	0	2,170,700	971,200	51,278,710		0	54,420,610
	(4)	.0000	1.0000	1.0000	1.0000		.0000	
PONTIAC CITY	(1)	0	132,538,200	130,565,400	264,426,700	NONE	0	527,530,300
	(2)	+0	+0	+0	+0		+0	+0
	(3)	0	132,538,200	130,565,400	264,426,700		0	527,530,300
	(4)	.0000	1.0000	1.0000	1.0000		.0000	

OAKLAND COUNTY

1992 ANALYSIS BY CLASS OF REAL PROPERTY VALUATIONS  
BY CITIES

(1) ASSESSED VALUES BY CLASS (2) AMOUNT ADDED OR DEDUCTED  
(3) EQUALIZED VALUES BY CLASS (4) EQUALIZATION FACTOR

ASSESSING DISTRICT		AGRICULTURAL REAL	COMMERCIAL REAL	INDUSTRIAL REAL	RESIDENTIAL REAL	TIMBER CUT OVER	DEVELOPMENTAL REAL	TOTAL REAL PROPERTY
ROCHESTER CITY	(1)	733,500	54,714,000	18,534,700	104,245,150	NONE	0	178,227,350
	(2)	+0	+0	+0	+0		+0	+0
	(3)	733,500	54,714,000	18,534,700	104,245,150		0	178,227,350
	(4)	1.0000	1.0000	1.0000	1.0000		.0000	
ROCH HILLS CITY	(1)	0	237,169,200	115,151,600	1,227,772,900	NONE	0	1,580,093,700
	(2)	+0	+0	+0	+0		+0	+0
	(3)	0	237,169,200	115,151,600	1,227,772,900		0	1,580,093,700
	(4)	.0000	1.0000	1.0000	1.0000		.0000	
ROYAL OAK CITY	(1)	0	233,130,200	34,229,800	816,235,950	NONE	0	1,083,595,950
	(2)	+0	+0	+0	+0		+0	+0
	(3)	0	233,130,200	34,229,800	816,235,950		0	1,083,595,950
	(4)	.0000	1.0000	1.0000	1.0000		.0000	
SOUTHFIELD CITY	(1)	0	1,073,968,800	40,762,400	753,673,225	NONE	0	1,868,404,425
	(2)	+0	+0	+0	+0		+0	+0
	(3)	0	1,073,968,800	40,762,400	753,673,225		0	1,868,404,425
	(4)	.0000	1.0000	1.0000	1.0000		.0000	
SOUTH LYON CITY	(1)	0	19,947,700	3,033,900	70,466,900	NONE	302,100	93,750,600
	(2)	+0	+0	+0	+0		+0	+0
	(3)	0	19,947,700	3,033,900	70,466,900		302,100	93,750,600
	(4)	.0000	1.0000	1.0000	1.0000		1.0000	
SYLVAN LAKE CITY	(1)	0	5,481,300	1,660,900	39,880,700	NONE	0	47,022,900
	(2)	+0	+0	+0	+0		+0	+0
	(3)	0	5,481,300	1,660,900	39,880,700		0	47,022,900
	(4)	.0000	1.0000	1.0000	1.0000		.0000	

OAKLAND COUNTY

1992 ANALYSIS BY CLASS OF REAL PROPERTY VALUATIONS  
BY CITIES

(1) ASSESSED VALUES BY CLASS (2) AMOUNT ADDED OR DEDUCTED  
(3) EQUALIZED VALUES BY CLASS (4) EQUALIZATION FACTOR

ASSESSING DISTRICT		AGRICULTURAL REAL	COMMERCIAL REAL	INDUSTRIAL REAL	RESIDENTIAL REAL	TIMBER CUT OVER	DEVELOPMENTAL REAL	TOTAL REAL PROPERTY
TROY CITY	(1)	0	836,942,400	411,334,000	1,443,944,400	NONE	0	2,692,220,800
	(2)	+0	+0	+0	+0		+0	+0
	(3)	0	836,942,400	411,334,000	1,443,944,400		0	2,692,220,800
	(4)	.0000	1.0000	1.0000	1.0000		.0000	
WALLED LAKE CITY	(1)	0	20,949,000	7,084,500	67,620,900	NONE	0	95,654,400
	(2)	+0	+0	+0	+0		+0	+0
	(3)	0	20,949,000	7,084,500	67,620,900		0	95,654,400
	(4)	.0000	1.0000	1.0000	1.0000		.0000	
WIXOM CITY	(1)	0	40,028,800	88,744,300	79,726,600	NONE	3,284,500	211,784,200
	(2)	+0	+0	+0	+0		+0	+0
	(3)	0	40,028,800	88,744,300	79,726,600		3,284,500	211,784,200
	(4)	.0000	1.0000	1.0000	1.0000		1.0000	
TOTAL CITIES	(1)	23,477,050	4,472,931,500	1,557,985,135	9,915,253,370	NONE	3,906,100	15,973,553,155
	(2)	+0	+0	+0	+0		+0	+0
	(3)	23,477,050	4,472,931,500	1,557,985,135	9,915,253,370		3,906,100	15,973,553,155
TOTAL TOWNSHIPS	(1)	137,580,390	1,070,019,500	240,448,400	7,976,202,168	NONE	74,857,950	9,499,108,408
	(2)	+0	+0	+0	+0		+0	+0
	(3)	137,580,390	1,070,019,500	240,448,400	7,976,202,168		74,857,950	9,499,108,408
TOTAL COUNTY	(1)	161,057,440	5,542,951,000	1,798,433,535	17,891,455,538	NONE	78,764,050	25,472,661,563
		+0	+0	+0	+0		+0	+0
	(3)	161,057,440	5,542,951,000	1,798,433,535	17,891,455,538		78,764,050	25,472,661,563

OAKLAND COUNTY

1992 ANALYSIS BY CLASS OF PERSONAL PROPERTY VALUATIONS  
BY TOWNSHIPS

(1) ASSESSED VALUES BY CLASS (2) AMOUNT ADDED OR DEDUCTED  
(3) EQUALIZED VALUES BY CLASS (4) EQUALIZATION FACTOR

ASSESSING DISTRICT	AGRICULTURAL PERSONAL	COMMERCIAL PERSONAL	INDUSTRIAL PERSONAL	RESIDENTIAL PERSONAL	UTILITIES PERSONAL	TOTAL PERSONAL PROPERTY
ADDISON TWP	0	1,045,850	452,350	0	5,140,300	(1) 6,638,500
						(2) +0
						(3) 6,638,500
						(4) 1.0000
BLOOMFIELD TWP	0	42,619,750	88,450	0	14,277,500	(1) 56,985,700
						(2) +0
						(3) 56,985,700
						(4) 1.0000
BRANDON TWP	0	1,234,750	0	0	4,867,000	(1) 6,101,750
						(2) +0
						(3) 6,101,750
						(4) 1.0000
COMMERCE TWP	0	16,528,000	25,746,400	0	19,771,700	(1) 62,046,100
						(2) +0
						(3) 62,046,100
						(4) 1.0000
GROVELAND TWP	0	1,421,450	463,400	0	4,373,050	(1) 6,257,900
						(2) +0
						(3) 6,257,900
						(4) 1.0000
HIGHLAND TWP	0	4,341,350	2,192,050	0	6,735,950	(1) 13,269,350
						(2) +0
						(3) 13,269,350
						(4) 1.0000

OAKLAND COUNTY

1992 ANALYSIS BY CLASS OF PERSONAL PROPERTY VALUATIONS  
BY TOWNSHIPS

(1) ASSESSED VALUES BY CLASS (2) AMOUNT ADDED OR DEDUCTED  
(3) EQUALIZED VALUES BY CLASS (4) EQUALIZATION FACTOR

ASSESSING DISTRICT	AGRICULTURAL PERSONAL	COMMERCIAL PERSONAL	INDUSTRIAL PERSONAL	RESIDENTIAL PERSONAL	UTILITIES PERSONAL	TOTAL PERSONAL PROPERTY
HOLLY TWP	0	3,148,000	1,676,850	0	3,107,200	(1) 7,932,050 (2) +0 (3) 7,932,050 (4) 1.0000
INDEPENDENCE TWP	0	11,574,900	1,477,700	0	11,089,500	(1) 24,142,100 (2) +0 (3) 24,142,100 (4) 1.0000
LYON TWP	0	7,572,400	7,906,750	0	10,059,100	(1) 25,538,250 (2) +0 (3) 25,538,250 (4) 1.0000
MILFORD TWP	0	15,483,050	15,095,600	0	18,403,500	(1) 48,982,150 (2) +0 (3) 48,982,150 (4) 1.0000
NOVI TWP	0	0	0	0	75,700	(1) 75,700 (2) +0 (3) 75,700 (4) 1.0000
OAKLAND TWP	0	1,231,300	2,846,850	0	6,420,350	(1) 10,498,500 (2) +0 (3) 10,498,500 (4) 1.0000

OAKLAND COUNTY

1992 ANALYSIS BY CLASS OF PERSONAL PROPERTY VALUATIONS  
BY TOWNSHIPS

(1) ASSESSED VALUES BY CLASS (2) AMOUNT ADDED OR DEDUCTED  
(3) EQUALIZED VALUES BY CLASS (4) EQUALIZATION FACTOR

ASSESSING DISTRICT	AGRICULTURAL PERSONAL	COMMERCIAL PERSONAL	INDUSTRIAL PERSONAL	RESIDENTIAL PERSONAL	UTILITIES PERSONAL	TOTAL PERSONAL PROPERTY
ORION TWP	0	11,225,500	37,579,250	0	16,259,300	(1) 65,064,050 (2) +0 (3) 65,064,050 (4) 1.0000
OXFORD TWP	0	5,002,350	7,782,950	0	6,793,850	(1) 19,579,150 (2) +0 (3) 19,579,150 (4) 1.0000
ROSE TWP	0	109,400	0	0	3,650,200	(1) 3,759,600 (2) +0 (3) 3,759,600 (4) 1.0000
ROYAL OAK TWP	0	5,815,650	1,525,900	0	754,650	(1) 8,096,200 (2) +0 (3) 8,096,200 (4) 1.0000
SOUTHFIELD TWP	0	20,039,600	0	0	5,246,250	(1) 25,285,850 (2) +0 (3) 25,285,850 (4) 1.0000
SPRINGFIELD TWP	0	3,152,600	3,425,500	0	7,737,800	(1) 14,315,900 (2) +0 (3) 14,315,900 (4) 1.0000

OAKLAND COUNTY

1992 ANALYSIS BY CLASS OF PERSONAL PROPERTY VALUATIONS  
BY TOWNSHIPS

(1) ASSESSED VALUES BY CLASS (2) AMOUNT ADDED OR DEDUCTED  
(3) EQUALIZED VALUES BY CLASS (4) EQUALIZATION FACTOR

ASSESSING DISTRICT	AGRICULTURAL PERSONAL	COMMERCIAL PERSONAL	INDUSTRIAL PERSONAL	RESIDENTIAL PERSONAL	UTILITIES PERSONAL	TOTAL PERSONAL PROPERTY
WATERFORD TWP	0	61,553,850	6,678,300	0	19,540,750	(1) 87,772,900 (2) +0 (3) 87,772,900 (4) 1.0000
WEST BLMFLD TWP	0	23,520,950	155,000	0	20,114,400	(1) 43,790,350 (2) +0 (3) 43,790,350 (4) 1.0000
WHITE LAKE TWP	0	4,594,050	991,350	0	8,892,000	(1) 14,477,400 (2) +0 (3) 14,477,400 (4) 1.0000
TOTAL TOWNSHIPS	0	241,214,750	116,084,650	0	193,310,050	(1) 550,609,450 (2) +0 (3) 550,609,450

OAKLAND COUNTY

1992 ANALYSIS BY CLASS OF PERSONAL PROPERTY VALUATIONS

BY CITIES

(1) ASSESSED VALUES BY CLASS (2) AMOUNT ADDED OR DEDUCTED  
 (3) EQUALIZED VALUES BY CLASS (4) EQUALIZATION FACTOR

ASSESSING DISTRICT	AGRICULTURAL PERSONAL	COMMERCIAL PERSONAL	INDUSTRIAL PERSONAL	RESIDENTIAL PERSONAL	UTILITIES PERSONAL	TOTAL PERSONAL PROPERTY
AUBURN HILLS CITY	0	67,556,950	29,423,250	0	11,801,100	(1) 108,781,300 (2) +0 (3) 108,781,300 (4) 1.0000
BERKLEY CITY	0	6,654,600	486,400	0	3,024,450	(1) 10,165,450 (2) +0 (3) 10,165,450 (4) 1.0000
BIRMINGHAM CITY	0	31,445,750	2,005,400	0	7,357,900	(1) 40,809,050 (2) +0 (3) 40,809,050 (4) 1.0000
BLMFLD HILLS CITY	0	26,195,000	0	0	2,678,750	(1) 28,873,750 (2) +0 (3) 28,873,750 (4) 1.0000
CLAWSON CITY	0	9,077,250	2,207,100	0	2,152,800	(1) 13,437,150 (2) +0 (3) 13,437,150 (4) 1.0000
FARMINGTON CITY	0	9,316,050	2,067,100	0	3,521,600	(1) 14,904,750 (2) +0 (3) 14,904,750 (4) 1.0000
FARM HILLS CITY	0	129,300,200	30,827,400	0	30,394,100	(1) 190,521,700 (2) +0 (3) 190,521,700 (4) 1.0000
FERNDAL CITY	0	13,709,900	15,934,000	0	5,404,000	(1) 35,047,900 (2) +0 (3) 35,047,900 (4) 1.0000



OAKLAND COUNTY

1992 ANALYSIS BY CLASS OF PERSONAL PROPERTY VALUATIONS  
BY CITIES

(1) ASSESSED VALUES BY CLASS (2) AMOUNT ADDED OR DEDUCTED  
(3) EQUALIZED VALUES BY CLASS (4) EQUALIZATION FACTOR

ASSESSING DISTRICT	AGRICULTURAL PERSONAL	COMMERCIAL PERSONAL	INDUSTRIAL PERSONAL	RESIDENTIAL PERSONAL	UTILITIES PERSONAL	TOTAL PERSONAL PROPERTY
HAZEL PARK CITY	0	6,809,400	5,285,050	0	3,298,950	(1) 15,393,400 (2) +0 (3) 15,393,400 (4) 1.0000
HUNTINGTON WDS CITY	0	1,172,250	0	0	996,950	(1) 2,169,200 (2) +0 (3) 2,169,200 (4) 1.0000
KEEGO HARBOR CITY	0	1,862,800	0	0	626,400	(1) 2,489,200 (2) +0 (3) 2,489,200 (4) 1.0000
LAKE ANGELUS CITY	0	0	0	0	123,280	(1) 123,280 (2) +0 (3) 123,280 (4) 1.0000
LATHRUP VLG CITY	0	3,456,000	0	0	1,263,000	(1) 4,719,000 (2) +0 (3) 4,719,000 (4) 1.0000
MADISON HGTS CITY	0	59,658,900	69,250,800	0	12,985,750	(1) 141,895,450 (2) +0 (3) 141,895,450 (4) 1.0000

OAKLAND COUNTY

1992 ANALYSIS BY CLASS OF PERSONAL PROPERTY VALUATIONS  
BY CITIES

(1) ASSESSED VALUES BY CLASS (2) AMOUNT ADDED OR DEDUCTED  
(3) EQUALIZED VALUES BY CLASS (4) EQUALIZATION FACTOR

ASSESSING DISTRICT	AGRICULTURAL PERSONAL	COMMERCIAL PERSONAL	INDUSTRIAL PERSONAL	RESIDENTIAL PERSONAL	UTILITIES PERSONAL	TOTAL PERSONAL PROPERTY
NORTHVILLE CITY	0	324,800	262,700	0	609,700	(1) 1,197,200
						(2) +0
						(3) 1,197,200
						(4) 1.0000
NOVI CITY	0	78,134,550	17,178,100	0	16,332,900	(1) 111,645,550
						(2) +0
						(3) 111,645,550
						(4) 1.0000
OAK PARK CITY	0	28,833,500	8,338,850	0	5,776,650	(1) 42,949,000
						(2) +0
						(3) 42,949,000
						(4) 1.0000
ORCHARD LAKE CITY	0	1,186,250	0	0	989,500	(1) 2,175,750
						(2) +0
						(3) 2,175,750
						(4) 1.0000
PLEASANT RDG CITY	0	596,000	1,969,900	0	759,950	(1) 3,325,850
						(2) +0
						(3) 3,325,850
						(4) 1.0000
PONTIAC CITY	0	46,682,900	113,401,200	0	25,927,600	(1) 186,011,700
						(2) +0
						(3) 186,011,700
						(4) 1.0000

OAKLAND COUNTY

1992 ANALYSIS BY CLASS OF PERSONAL PROPERTY VALUATIONS  
BY CITIES

(1) ASSESSED VALUES BY CLASS (2) AMOUNT ADDED OR DEDUCTED  
(3) EQUALIZED VALUES BY CLASS (4) EQUALIZATION FACTOR

ASSESSING DISTRICT	AGRICULTURAL PERSONAL	COMMERCIAL PERSONAL	INDUSTRIAL PERSONAL	RESIDENTIAL PERSONAL	UTILITIES PERSONAL	TOTAL PERSONAL PROPERTY
ROCHESTER CITY	0	20,729,150	6,189,300	0	3,039,200	(1) 29,957,650 (2) +0 (3) 29,957,650 (4) 1.0000
ROCH HILLS CITY	0	48,246,400	36,765,700	2,550,300	29,213,500	(1) 116,775,900 (2) +0 (3) 116,775,900 (4) 1.0000
ROYAL OAK CITY	0	47,585,050	15,174,900	0	19,567,450	(1) 82,327,400 (2) +0 (3) 82,327,400 (4) 1.0000
SOUTHFIELD CITY	0	349,848,600	12,781,550	0	32,152,100	(1) 394,782,250 (2) +0 (3) 394,782,250 (4) 1.0000
SOUTH LYON CITY	0	3,081,800	3,718,500	0	1,580,600	(1) 8,380,900 (2) +0 (3) 8,380,900 (4) 1.0000
SYLVAN LAKE CITY	0	1,654,850	0	0	425,600	(1) 2,080,450 (2) +0 (3) 2,080,450 (4) 1.0000

OAKLAND COUNTY

1992 ANALYSIS BY CLASS OF PERSONAL PROPERTY VALUATIONS  
BY CITIES

(1) ASSESSED VALUES BY CLASS (2) AMOUNT ADDED OR DEDUCTED  
(3) EQUALIZED VALUES BY CLASS (4) EQUALIZATION FACTOR

ASSESSING DISTRICT	AGRICULTURAL PERSONAL	COMMERCIAL PERSONAL	INDUSTRIAL PERSONAL	RESIDENTIAL PERSONAL	UTILITIES PERSONAL	TOTAL PERSONAL PROPERTY
TROY CITY	0	245,307,740	168,857,790	0	35,626,690	(1) 449,792,220 (2) +0 (3) 449,792,220 (4) 1.0000
WALLED LAKE CITY	0	5,420,550	1,362,500	0	2,266,500	(1) 9,049,550 (2) +0 (3) 9,049,550 (4) 1.0000
WIXOM CITY	0	9,064,850	52,240,900	0	6,400,050	(1) 67,705,800 (2) +0 (3) 67,705,800 (4) 1.0000
TOTAL CITIES	0	1,252,912,040	595,728,390	2,550,300	266,297,020	(1) 2,117,487,750 (2) +0 (3) 2,117,487,750
TOTAL TOWNSHIPS	0	241,214,750	116,084,650	0	193,310,050	(1) 550,609,450 (2) +0 (3) 550,609,450
TOTAL COUNTY	0	1,494,126,790	711,813,040	2,550,300	459,607,070	(1) 2,668,097,200 (2) +0 (3) 2,668,097,200

**OAKLAND COUNTY**  
**EQUALIZATION FACTORS**  
**ANALYSIS BY CLASS**  
**BY TOWNSHIPS**

ASSESSING DISTRICT	AGRICULTURAL REAL	COMMERCIAL REAL	INDUSTRIAL REAL	RESIDENTIAL REAL	TIMBER CUT OVER	DEVELOPMENTAL REAL	TOTAL PERSONAL
ADDISON TWP	1.0000	1.0000	1.0000	1.0000	NONE	1.0000	1.0000
BLOOMFIELD TWP	.0000	1.0000	1.0000	1.0000	NONE	1.0000	1.0000
BRANDON TWP	1.0000	1.0000	1.0000	1.0000	NONE	.0000	1.0000
COMMERCE TWP	1.0000	1.0000	1.0000	1.0000	NONE	1.0000	1.0000
GROVELAND TWP	1.0000	1.0000	1.0000	1.0000	NONE	.0000	1.0000
HIGHLAND TWP	1.0000	1.0000	1.0000	1.0000	NONE	1.0000	1.0000
HOLLY TWP	1.0000	1.0000	1.0000	1.0000	NONE	1.0000	1.0000
INDEPENDENCE TWP	.0000	1.0000	1.0000	1.0000	NONE	1.0000	1.0000
LYON TWP	1.0000	1.0000	1.0000	1.0000	NONE	1.0000	1.0000
MILFORD TWP	1.0000	1.0000	1.0000	1.0000	NONE	.0000	1.0000
NOVI TWP	.0000	.0000	.0000	1.0000	NONE	.0000	1.0000
OAKLAND TWP	1.0000	1.0000	1.0000	1.0000	NONE	1.0000	1.0000
ORION TWP	1.0000	1.0000	1.0000	1.0000	NONE	1.0000	1.0000
OXFORD TWP	1.0000	1.0000	1.0000	1.0000	NONE	.0000	1.0000
ROSE TWP	1.0000	1.0000	1.0000	1.0000	NONE	.0000	1.0000
ROYAL OAK TWP	.0000	1.0000	1.0000	1.0000	NONE	.0000	1.0000
SOUTHFIELD TWP	.0000	1.0000	1.0000	1.0000	NONE	.0000	1.0000
SPRINGFIELD TWP	1.0000	1.0000	1.0000	1.0000	NONE	1.0000	1.0000
WATERFORD TWP	1.0000	1.0000	1.0000	1.0000	NONE	.0000	1.0000
WEST BLMFLD TWP	.0000	1.0000	1.0000	1.0000	NONE	.0000	1.0000
WHITE LAKE TWP	1.0000	1.0000	1.0000	1.0000	NONE	1.0000	1.0000

**OAKLAND COUNTY**  
**EQUALIZATION FACTORS**  
**ANALYSIS BY CLASS**  
**BY CITIES**

ASSESSING DISTRICT	AGRICULTURAL REAL	COMMERCIAL REAL	INDUSTRIAL REAL	RESIDENTIAL REAL	TIMBER CUT OVER	DEVELOPMENTAL REAL	TOTAL PERSONAL
AUBURN HILLS CITY	.0000	1.0000	1.0000	1.0000	NONE	.0000	1.0000
BERKLEY CITY	.0000	1.0000	1.0000	1.0000	NONE	.0000	1.0000
BIRMINGHAM CITY	.0000	1.0000	1.0000	1.0000	NONE	.0000	1.0000
BLMFLD HILLS CITY	.0000	1.0000	.0000	1.0000	NONE	.0000	1.0000
CLAWSON CITY	.0000	1.0000	1.0000	1.0000	NONE	.0000	1.0000
FARMINGTON CITY	.0000	1.0000	1.0000	1.0000	NONE	.0000	1.0000
FARM HILLS CITY	.0000	1.0000	1.0000	1.0000	NONE	.0000	1.0000
FERNDALE CITY	.0000	1.0000	1.0000	1.0000	NONE	.0000	1.0000
HAZEL PARK CITY	.0000	1.0000	1.0000	1.0000	NONE	.0000	1.0000
HUNTINGTN WDS CITY	.0000	1.0000	.0000	1.0000	NONE	.0000	1.0000
KEEGO HARBOR CITY	.0000	1.0000	.0000	1.0000	NONE	.0000	1.0000
LAKE ANGELUS CITY	.0000	.0000	.0000	1.0000	NONE	.0000	1.0000
LATHRUP VLG CITY	.0000	1.0000	.0000	1.0000	NONE	.0000	1.0000
MADISON HGTS CITY	.0000	1.0000	1.0000	1.0000	NONE	.0000	1.0000
NORTHVILLE CITY	.0000	1.0000	1.0000	1.0000	NONE	.0000	1.0000
NOVI CITY	1.0000	1.0000	1.0000	1.0000	NONE	.0000	1.0000
OAK PARK CITY	.0000	1.0000	1.0000	1.0000	NONE	.0000	1.0000
ORCHARD LAKE CITY	1.0000	1.0000	.0000	1.0000	NONE	1.0000	1.0000
PLEASANT RDG CITY	.0000	1.0000	1.0000	1.0000	NONE	.0000	1.0000
PONTIAC CITY	.0000	1.0000	1.0000	1.0000	NONE	.0000	1.0000
ROCHESTER CITY	1.0000	1.0000	1.0000	1.0000	NONE	.0000	1.0000
ROCH HILLS CITY	.0000	1.0000	1.0000	1.0000	NONE	.0000	1.0000
ROYAL OAK CITY	.0000	1.0000	1.0000	1.0000	NONE	.0000	1.0000
SOUTHFIELD CITY	.0000	1.0000	1.0000	1.0000	NONE	.0000	1.0000
SOUTH LYON CITY	.0000	1.0000	1.0000	1.0000	NONE	1.0000	1.0000
SYLVAN LAKE CITY	.0000	1.0000	1.0000	1.0000	NONE	.0000	1.0000
TROY CITY	.0000	1.0000	1.0000	1.0000	NONE	.0000	1.0000
WALLED LAKE CITY	.0000	1.0000	1.0000	1.0000	NONE	.0000	1.0000
WIXOM CITY	.0000	1.0000	1.0000	1.0000	NONE	1.0000	1.0000

1992 OAKLAND COUNTY EQUALIZATION DISTRIBUTION OF  
INDUSTRIAL FACILITIES TAX (PA 198 OF 1974)  
COMMERCIAL FACILITIES TAX (PA 255 OF 1978)  
TECHNOLOGY PARK DEVELOPMENT TAX (PA 385 OF 1984)

TOWNSHIPS	ACT 198		ACT 255		ACT 385
	REHAB	NEW	REHAB	NEW	NEW
Addison	150,800	845,600		46,500	
Commerce		6,598,100			
Highland				107,400	
Holly		126,700	185,100	40,600	
Milford		10,097,150			
Orion		134,429,200	12,600	33,200	
Oxford		5,415,650			
Royal Oak		229,750			
Springfield		1,350,900			
Waterford		803,450		307,100	
<b>CITIES</b>					
Auburn Hills		202,031,000	58,375	71,778,750	87,322,350
Birmingham				6,552,000	
Farmington Hills		1,356,150			
Ferndale	354,600	2,000,600	60,800	939,500	
Hazel Park		261,800			
Madison Heights		1,587,050		904,500	
Novi		1,788,550			
Oak Park	1,589,335	5,138,350		361,700	
Pontiac	8,000	115,349,600	296,200	2,763,200	
Rochester	1,377,200	10,099,200	34,100		
Rochester Hills	85,200	25,300,200	51,700		
Royal Oak		16,047,550	712,900	949,700	
Southfield		3,695,500		8,966,600	
South Lyon	3,865,600		85,600		
Troy		9,993,490			
Wixom		98,180,600			
<b>TOTAL COUNTY</b>	<b>7,430,735</b>	<b>652,726,140</b>	<b>1,497,375</b>	<b>93,750,750</b>	<b>87,322,350</b>

