

LEGISLATIVE SERVICES AGENCY
OFFICE OF FISCAL AND MANAGEMENT ANALYSIS
FISCAL IMPACT STATEMENT

LS 6926
BILL NUMBER: SB 217

NOTE PREPARED: Jan 1, 2026
BILL AMENDED:

SUBJECT: Circuit Breaker Credit for Homesteads.

FIRST AUTHOR: Sen. Buck
FIRST SPONSOR:

BILL STATUS: As Introduced

FUNDS AFFECTED: **GENERAL
DEDICATED
FEDERAL** **IMPACT:** Local

SUMMARY of Estimated Local Net Revenue (\$ Millions)				
	CY 2026	CY 2027	CY 2028	CY 2029
Current Law	11,380.4	11,896.7	12,205.5	12,736.6
Proposed	N/A	11,770.3	11,790.2	12,246.3
Revenue Change From Current Law	N/A	-126.4	-415.3	-490.3
% Change From Current Law	N/A	-1.1%	-3.4%	-3.8%

Summary of Legislation: This bill limits the year over year increase in property tax liability for homesteads to not more than 4%.

Effective Date: January 1, 2026 (retroactive).

Explanation of State Expenditures:

Explanation of State Revenues:

Explanation of Local Expenditures: This bill's provisions will result in an increase in workload for county auditors.

Explanation of Local Revenues: This bill may reduce local revenues statewide by an estimated \$126.4 M in CY 2027, \$415.3 M in CY 2028, and \$490.3 M in CY 2029 compared to current law.

These estimates assume the following:

- Homestead property owners receive the standard property tax deduction for their homestead property.
- No physical changes are made to the homestead properties that result in an increased assessment in CY 2027 through CY 2029.

The following table summarizes the estimated net property tax revenue change by taxing unit type. *[Total*

estimated property tax revenue changes by county appear in Appendix A.]

Unit Type	Estimated Net Revenue Change (\$ Millions) and Percent Change from Current Law					
	CY 2027		CY 2028		CY 2029	
Counties	-24.6	-1.2%	-91.4	-4.5%	-103.8	-4.8%
Townships	-4.1	-1.1%	-17.4	-4.3%	-19.8	-4.7%
Cities and Towns	-35.8	-1.5%	-96.5	-4.0%	-122.9	-4.7%
School Corporations	-46.4	-1.0%	-162.3	-3.3%	-183.5	-3.6%
Libraries	-5.6	-1.4%	-18.2	-4.3%	-21.5	-4.8%
Special Units	-8.9	-1.2%	-27.0	-3.3%	-35.7	-4.1%
TIF	-0.9	-0.1%	-2.5	-0.2%	-3.1	-0.3%
Total	-126.4	-1.1%	-415.3	-3.4%	-490.3	-3.8%
Total Without TIF	-125.5	-1.2%	-412.8	-3.8%	-487.2	-4.2%

Note: Totals may not sum due to rounding.

State Agencies Affected:

Local Agencies Affected: County auditors; Local civil taxing units and school corporations.

Information Sources: LSA Property Tax Database.

Fiscal Analyst: James Johnson, 317-232-9869.

Appendix A.

County	Estimated Change in Total Revenue for All Units (\$ Millions) and Percent Change from Current Law					
	CY 2027		CY 2028		CY 2029	
Adams	-0.76	-1.6%	-1.84	-3.9%	-1.99	-4.1%

Appendix A.

County	Estimated Change in Total Revenue for All Units (\$ Millions)		and Percent Change from Current Law		CY 2029	
	CY 2027	CY 2028	CY 2028	CY 2029		
Allen	-4.83	-0.7%	-31.09	-4.6%	-42.95	-6.0%
Bartholomew	-1.14	-0.7%	-2.66	-1.6%	-3.66	-2.1%
Benton	-0.08	-0.4%	-0.43	-1.9%	-0.66	-2.8%
Blackford	-0.51	-3.0%	-0.83	-4.6%	-1.15	-6.1%
Boone	-0.33	-0.1%	-0.81	-0.3%	-0.91	-0.4%
Brown	-0.01	-0.1%	-3.13	-14.0%	-3.18	-13.7%
Carroll	-0.41	-1.6%	-2.46	-8.3%	-2.85	-9.2%
Cass	-1.18	-2.2%	-3.15	-6.3%	-3.76	-7.1%
Clark	-2.22	-0.9%	-9.62	-4.0%	-12.93	-5.0%
Clay	-0.22	-1.0%	-3.60	-15.4%	-4.01	-16.4%
Clinton	-1.65	-2.7%	-2.26	-3.7%	-2.75	-4.3%
Crawford	-0.33	-2.9%	-0.61	-4.9%	-0.84	-6.4%
Daviess	-0.25	-0.6%	-2.42	-5.9%	-2.78	-6.4%
Dearborn	-1.09	-1.6%	-1.25	-1.8%	-1.44	-2.0%
Decatur	-0.38	-0.9%	-1.03	-2.5%	-0.98	-2.3%
DeKalb	-0.30	-0.4%	-5.16	-7.3%	-5.29	-7.2%
Delaware	-5.39	-3.7%	-9.90	-6.6%	-11.75	-7.5%
Dubois	-0.31	-0.5%	-1.13	-1.6%	-1.79	-2.4%
Elkhart	-2.77	-0.7%	-6.51	-1.6%	-8.21	-1.9%
Fayette	-0.80	-2.6%	-2.20	-7.8%	-2.71	-9.1%
Floyd	-1.74	-1.7%	-4.06	-3.8%	-4.18	-3.8%
Fountain	-0.59	-2.5%	-0.90	-3.7%	-0.96	-3.8%
Franklin	-0.41	-1.6%	-0.57	-2.1%	-0.68	-2.4%
Fulton	-0.92	-3.6%	-2.83	-10.6%	-3.00	-10.9%
Gibson	-0.30	-0.5%	-0.58	-0.9%	-0.81	-1.2%
Grant	-1.38	-1.5%	-5.28	-6.4%	-6.27	-7.2%
Greene	-1.62	-5.6%	-2.10	-6.9%	-2.52	-8.0%
Hamilton	-4.53	-0.5%	-8.09	-0.8%	-4.37	-0.4%
Hancock	-0.06	0.0%	-7.98	-4.8%	-7.46	-4.3%
Harrison	-0.65	-2.0%	-0.78	-2.2%	-0.93	-2.6%
Hendricks	-1.44	-0.3%	-10.09	-2.3%	-11.56	-2.6%
Henry	-0.31	-0.6%	-2.45	-4.3%	-3.29	-5.6%
Howard	-3.23	-2.2%	-8.45	-5.7%	-9.90	-6.3%
Huntington	-2.15	-4.1%	-2.70	-4.9%	-3.34	-5.8%
Jackson	-1.28	-2.0%	-4.30	-6.7%	-4.71	-7.0%
Jasper	-0.13	-0.3%	-4.30	-8.7%	-4.52	-8.9%
Jay	-0.54	-1.8%	-2.13	-6.9%	-2.27	-7.1%
Jefferson	-0.65	-1.6%	-1.02	-2.3%	-1.36	-3.0%
Jennings	-0.49	-1.6%	-1.15	-3.7%	-1.37	-4.3%
Johnson	-3.46	-1.2%	-4.57	-1.5%	-4.01	-1.3%
Knox	-0.57	-1.1%	-1.20	-2.1%	-1.82	-3.1%
Kosciusko	-1.45	-1.1%	-2.04	-1.4%	-2.10	-1.4%
LaGrange	-0.38	-0.9%	-2.13	-4.6%	-2.05	-4.3%
Lake	-7.17	-0.7%	-45.30	-4.5%	-53.05	-5.0%
LaPorte	-2.78	-1.6%	-3.54	-2.0%	-4.09	-2.2%
Lawrence	-0.75	-1.3%	-2.96	-5.3%	-3.50	-5.9%
Madison	-3.26	-1.8%	-8.04	-4.6%	-10.02	-5.4%

Appendix A.

Estimated Change in Total Revenue for All Units (\$ Millions) and Percent Change from Current Law						
County	CY 2027		CY 2028		CY 2029	
Marion	-15.40	-0.8%	-43.38	-2.1%	-66.12	-3.1%
Marshall	-0.38	-0.5%	-0.79	-1.0%	-1.18	-1.5%
Martin	-0.18	-1.8%	-0.91	-8.7%	-0.99	-9.1%
Miami	-1.97	-5.2%	-2.89	-7.6%	-3.11	-7.8%
Monroe	-0.10	0.0%	-1.02	-0.4%	-0.69	-0.3%
Montgomery	-0.79	-1.2%	-4.43	-6.6%	-4.83	-7.0%
Morgan	-0.07	-0.1%	-13.09	-12.5%	-13.00	-12.1%
Newton	-0.49	-2.1%	-0.73	-3.0%	-0.99	-3.9%
Noble	-0.79	-1.3%	-3.92	-6.2%	-4.01	-6.1%
Ohio	-0.09	-1.4%	-0.12	-1.8%	-0.15	-2.2%
Orange	-0.31	-1.2%	-0.54	-2.1%	-0.73	-2.7%
Owen	-0.34	-1.8%	-0.53	-2.7%	-0.70	-3.4%
Parke	-0.17	-1.0%	-1.12	-5.9%	-1.29	-6.6%
Perry	-0.44	-2.3%	-0.70	-3.4%	-0.94	-4.4%
Pike	-0.29	-1.4%	-0.59	-2.7%	-0.90	-3.8%
Porter	-0.44	-0.1%	-11.91	-3.6%	-12.13	-3.5%
Posey	-0.22	-0.4%	-0.85	-1.6%	-1.20	-2.1%
Pulaski	-0.24	-1.4%	-1.39	-6.8%	-1.63	-7.6%
Putnam	-0.91	-1.9%	-3.34	-6.9%	-3.63	-7.3%
Randolph	-1.10	-3.1%	-1.56	-4.5%	-1.65	-4.6%
Ripley	-1.29	-4.4%	-2.47	-8.1%	-2.55	-8.1%
Rush	-0.07	-0.3%	-0.50	-1.9%	-0.77	-2.7%
St. Joseph	-7.78	-1.6%	-38.38	-8.2%	-43.19	-8.8%
Scott	-0.46	-1.8%	-1.22	-4.6%	-1.37	-5.0%
Shelby	-0.16	-0.2%	-0.58	-0.8%	-0.96	-1.2%
Spencer	-0.28	-0.8%	-0.72	-2.0%	-0.88	-2.3%
Starke	-0.42	-1.5%	-1.02	-3.6%	-1.32	-4.5%
Steuben	-0.25	-0.4%	-1.69	-2.8%	-1.65	-2.6%
Sullivan	-1.88	-6.9%	-2.20	-7.7%	-2.51	-8.4%
Switzerland	-0.40	-4.4%	-0.46	-4.8%	-0.52	-5.2%
Tippecanoe	-0.78	-0.3%	-7.10	-2.3%	-4.73	-1.5%
Tipton	-0.46	-1.8%	-1.13	-4.4%	-1.34	-5.0%
Union	-0.21	-2.2%	-0.26	-2.7%	-0.33	-3.3%
Vanderburgh	-4.43	-1.6%	-8.65	-3.0%	-10.39	-3.4%
Vermillion	-0.73	-2.9%	-1.06	-4.0%	-1.31	-4.8%
Vigo	-7.32	-4.9%	-8.95	-5.7%	-10.27	-6.3%
Wabash	-1.28	-2.9%	-3.17	-6.8%	-3.47	-7.2%
Warren	-0.53	-3.4%	-1.03	-6.3%	-1.14	-6.8%
Warrick	-0.59	-0.7%	-0.97	-1.1%	-1.31	-1.5%
Washington	-0.97	-3.3%	-1.27	-4.2%	-1.60	-5.1%
Wayne	-3.21	-3.6%	-4.19	-4.5%	-5.00	-5.2%
Wells	-0.34	-0.9%	-1.22	-2.9%	-1.26	-2.9%
White	-0.20	-0.5%	-0.90	-2.0%	-1.01	-2.2%
Whitley	-0.43	-0.9%	-0.80	-1.7%	-0.86	-1.8%
Total	-126.36	-1.1%	-415.30	-3.4%	-490.32	-3.8%

Note: Totals may not sum due to rounding.