Estimated Monthly Costs of 2026 Jail Millage

Houghton County Jail Committee

The Houghton County Board of Commissioners voted on August 5, 2026 to borrow a sum of not to exceed $28,000,000 for the purpose of paying all or part of the costs of new county jail facilities. The sum will come from issuing “general obligation tax bonds” payable in not to exceed 30 years. The exact wording of the **County Jail and Building Improvement Bond Proposal** may be found below. The estimated simple average annual millage rate required to retire the bonds is **1.2722 mills ($1.2722 per $1,000 of taxable value)**.

To aid residential homeowners of Houghton County to estimate how a “yes” vote on this millage will affect their tax bill, we have generated the two tables found in this document.

In the first table, broken out by township or city, is a list of the 2026 average residential taxable values in Houghton County. The average taxable value in the County is $47,898, a taxable value that would pay **$60.94** annually for the jail millage, or **$5.08** per month.

In the second table, broken out by township or city, is a list of the 2026 median residential taxable values in Houghton County. The median taxable value in the County is $30,369, a taxable value that would pay **$38.64** annually for the jail millage, or **$3.22** per month.

The “average” taxable value is equal to the total residential value / the number of parcels, reflecting the arithmetic mean and may be tilted higher due to the presence in the calculation of relatively high-value properties. The “median” taxable value is equal to the midpoint of residential value ranges where ½ of taxpayers have a lower taxable and ½ of taxpayers have a higher taxable value, more accurately reflecting the “typical” homeowner.

COUNTY JAIL AND BUILDING IMPROVEMENT BOND PROPOSAL

Shall the County of Houghton, Michigan, borrow the principal sum of not to exceed Twenty Eight Million Dollars ($28,000,000) and issue its general obligation unlimited tax bonds, in one or more series, payable in not to exceed thirty (30) years from the date of issuance of each series, for the purpose of paying all or part of the costs to acquire, construct, furnish and equip new county jail facilities, and remodel, re-construct, renovate, furnish and equip existing county buildings, including interests in land, site improvements, and parking improvements, together with rights-of-way, appurtenances and attachments thereto, and demolition of existing buildings? If approved, the estimated millage to be levied in the first year of the levy in 2027 is 1.2726 mills ($1.2726 per $1,000 of taxable value) and the estimated simple average annual millage rate required to retire the bonds is 1.2722 mills ($1.2722 per $1,000 of taxable value).

YES ☐
NO ☐

2026 AVERAGE TAXABLE (RESIDENTIAL)		1.2722 MILLS ANNUALLY	MONTHLY
ADAMS	34,436	$ 43.81	$ 3.65
CALUMET	29,179	$ 37.12	$ 3.09
CHASSELL	60,084	$ 76.44	$ 6.37
DUNCAN	25,330	$ 32.23	$ 2.69
ELM RIVER	52,090	$ 66.27	$ 5.52
FRANKLIN	46,955	$ 59.74	$ 4.98
HANCOCK	69,152	$ 87.97	$ 7.33
LAIRD	20,633	$ 26.25	$ 2.19
OSCEOLA	40,420	$ 51.42	$ 4.29
PORTAGE	56,217	$ 71.52	$ 5.96
QUINCY	63,624	$ 80.94	$ 6.75
SCHOOLCRAFT	39,365	$ 50.08	$ 4.17
STANTON	53,122	$ 67.58	$ 5.63
TORCH LAKE	56,549	$ 71.94	$ 6.00
HANCOCK CITY	69,049	$ 87.84	$ 7.32
HOUGHTON CITY	77,747	$ 98.91	$ 8.24
HOUGHTON COUNTY	47,898	$ 60.94	$ 5.08

*Average taxable value = total residential value / number of parcels; reflecting arithmetic mean and may be affected by relatively high-value properties

2026 MEDIAN TAXABLE (RESIDENTIAL)		1.2722 MILLS ANNUALLY	MONTHLY
ADAMS	26,990	$ 34.34	$ 2.86
CALUMET	22,858	$ 29.08	$ 2.42
CHASSELL	42,353	$ 53.88	$ 4.49
DUNCAN	19,711	$ 25.08	$ 2.09
ELM RIVER	31,624	$ 40.23	$ 3.35
FRANKLIN	24,998	$ 31.80	$ 2.65
HANCOCK	50,891	$ 64.74	$ 5.40
LAIRD	11,628	$ 14.79	$ 1.23
OSCEOLA	28,925	$ 36.80	$ 3.07
PORTAGE	37,062	$ 47.15	$ 3.93
QUINCY	37,969	$ 48.30	$ 4.03
SCHOOLCRAFT	27,115	$ 34.50	$ 2.87
STANTON	25,935	$ 32.99	$ 2.75
TORCH LAKE	33,532	$ 42.66	$ 3.55
HANCOCK CITY	55,025	$ 70.00	$ 5.83
HOUGHTON CITY	62,937	$ 80.07	$ 6.67
HOUGHTON COUNTY	30,369	$ 38.64	$ 3.22

*Median taxable value = midpoint of residential value range where
1/2 of taxpayers have a lower taxable and 1/2 of taxpayers have
a higher taxable; more accurately reflecting the "typical" homeowner