

**Annual Urban Renewal Report, Fiscal Year 2015 - 2016**

**Levy Authority Summary**

Local Government Name: IOWA CITY  
 Local Government Number: 52G483

<b>Active Urban Renewal Areas</b>	<b>U.R. #</b>	<b># of Tif Taxing Districts</b>
IOWA CITY SYCAMORE MALL & FIRST AVENUE URBAN RENEWAL	52020	2
IOWA CITY SCOTT SIX URBAN RENEWAL	52021	2
IOWA CITY NORTHGATE CORP PARK URBAN RENEWAL	52023	4
IOWA CITY CITY UNIV PROJ I URBAN RENEWAL	52024	5
IOWA CITY HEINZ ROAD URBAN RENEWAL	52027	3
IOWA CITY HIGHWAY SIX URBAN RENEWAL	52028	3
IOWA CITY MOSS GREEN URBAN VILLAGE URBAN RENEWAL	52029	1
IOWA CITY TOWNCREST URBAN RENEWAL	52030	1
IOWA CITY RIVERSIDE DRIVE URBAN RENEWAL	52031	1

**TIF Debt Outstanding: 41,626,146**

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<b>TIF Sp. Rev. Fund Cash Balance as of 07-01-2015:</b>	<b>0</b>	<b>0</b>	<b>Amount of 07-01-2015 Cash Balance Restricted for LMI</b>
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TIF Revenue:	1,026,437
TIF Sp. Revenue Fund Interest:	2,434
Property Tax Replacement Claims	0
Asset Sales & Loan Repayments:	0
<b>Total Revenue:</b>	<b>1,028,871</b>

Rebate Expenditures:	0
Non-Rebate Expenditures:	792,181
Returned to County Treasurer:	0
<b>Total Expenditures:</b>	<b>792,181</b>

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<b>TIF Sp. Rev. Fund Cash Balance as of 06-30-2016:</b>	<b>236,690</b>	<b>0</b>	<b>Amount of 06-30-2016 Cash Balance Restricted for LMI</b>
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**Year-End Outstanding TIF Obligations, Net of TIF Special Revenue Fund Balance: 40,597,275**

**Urban Renewal Area Data Collection**

Local Government Name: IOWA CITY (52G483)  
 Urban Renewal Area: IOWA CITY SYCAMORE MALL & FIRST AVENUE URBAN RENEWAL  
 UR Area Number: 52020

UR Area Creation Date: 08/2000

UR Area Purpose: To formulate and execute a workable program using public and private resources to develop the Urban Renewal Project area for retail, office, and other commercial uses.

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
IOWA CITY/IOWA CITY SCH/SYCAMORE MALL & FIRST AVE U.R. TIF INCREMENT	52195	52196	10,173,070
IOWA CITY/IOWA CITY SCH/SYCAMORE & 1ST AVE UR 2003 AMEND INCR	52239	52240	2,372,710

**Urban Renewal Area Value by Class - 1/1/2014 for FY 2016**

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	2,866,150	33,547,550	8,556,300	0	-1,852	44,968,148	0	44,968,148
Taxable	0	1,597,404	30,192,795	7,700,670	0	-1,852	39,489,017	0	39,489,017
Homestead Credits									8

**TIF Sp. Rev. Fund Cash Balance as of 07-01-2015:** 0      0      **Amount of 07-01-2015 Cash Balance Restricted for LMI**

TIF Revenue: 382,778  
 TIF Sp. Revenue Fund Interest: 0  
 Property Tax Replacement Claims: 0  
 Asset Sales & Loan Repayments: 0  
**Total Revenue: 382,778**

Rebate Expenditures: 0  
 Non-Rebate Expenditures: 146,094  
 Returned to County Treasurer: 0  
**Total Expenditures: 146,094**

**TIF Sp. Rev. Fund Cash Balance as of 06-30-2016:** 236,684      0      **Amount of 06-30-2016 Cash Balance Restricted for LMI**

# Projects For IOWA CITY SYCAMORE MALL & FIRST AVENUE URBAN RENEWAL

## Lower Muscatine Road Reconstruction

Description:	Improve roads around Kirkwood Comm College & Mall
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

## Iowa City Marketplace

Description:	Economic development agreement
Classification:	Commercial - retail
Physically Complete:	No
Payments Complete:	No

## Administrative Expenses

Description:	Administrative Expenses
Classification:	Administrative expenses
Physically Complete:	No
Payments Complete:	No

## Debts/Obligations For IOWA CITY SYCAMORE MALL & FIRST AVENUE URBAN RENEWAL

### 2012A GO Bonds (Low. Mus. Rd Recon.)

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	540,000
Interest:	1,250
Total:	541,250
Annual Appropriation?:	No
Date Incurred:	06/05/2012
FY of Last Payment:	2022

### 2013A GO Bonds (Low. Mus. Rd Recon.)

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	375,000
Interest:	17,342
Total:	392,342
Annual Appropriation?:	No
Date Incurred:	06/18/2013
FY of Last Payment:	2023

### Economic Development Grant

Debt/Obligation Type:	Other Debt
Principal:	1,750,000
Interest:	0
Total:	1,750,000
Annual Appropriation?:	No
Date Incurred:	11/18/2014
FY of Last Payment:	2024

### FY15 Adminstrative Expenses

Debt/Obligation Type:	Internal Loans
Principal:	5,874
Interest:	0
Total:	5,874
Annual Appropriation?:	No
Date Incurred:	11/10/2015
FY of Last Payment:	2017

## Non-Rebates For IOWA CITY SYCAMORE MALL & FIRST AVENUE URBAN RENEWAL

TIF Expenditure Amount:	86,724
Tied To Debt:	2012A GO Bonds (Low. Mus. Rd Recon.)
Tied To Project:	Lower Muscatine Road Reconstruction

TIF Expenditure Amount:	53,496
Tied To Debt:	2013A GO Bonds (Low. Mus. Rd Recon.)
Tied To Project:	Lower Muscatine Road Reconstruction

TIF Expenditure Amount:	5,874
Tied To Debt:	FY15 Adminstrative Expenses
Tied To Project:	Administrative Expenses

**TIF Taxing District Data Collection**

Local Government Name: IOWA CITY (52G483)  
 Urban Renewal Area: IOWA CITY SYCAMORE MALL & FIRST AVENUE URBAN RENEWAL (52020)  
 TIF Taxing District Name: IOWA CITY/IOWA CITY SCH/SYCAMORE MALL & FIRST AVE U.R. TIF INCREMENT  
 TIF Taxing District Inc. Number: 52196  
 TIF Taxing District Base Year: 2000  
 FY TIF Revenue First Received: 2004  
 Subject to a Statutory end date? Yes  
 Fiscal year this TIF Taxing District statutorily ends: 2022

UR Designation	
Slum	No
Blighted	No
Economic Development	08/2000

**TIF Taxing District Value by Class - 1/1/2014 for FY 2016**

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	33,101,010	0	0	0	33,101,010	0	33,101,010
Taxable	0	0	29,790,909	0	0	0	29,790,909	0	29,790,909
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2016	22,927,940	10,173,070	10,173,070	0	0

FY 2016 TIF Revenue Received: 310,430

**TIF Taxing District Data Collection**

Local Government Name: IOWA CITY (52G483)  
 Urban Renewal Area: IOWA CITY SYCAMORE MALL & FIRST AVENUE URBAN RENEWAL (52020)  
 TIF Taxing District Name: IOWA CITY/IOWA CITY SCH/SYCAMORE & 1ST AVE UR 2003 AMEND INCR  
 TIF Taxing District Inc. Number: 52240  
 TIF Taxing District Base Year: 2002  
 FY TIF Revenue First Received: 2004  
 Subject to a Statutory end date? Yes  
 Fiscal year this TIF Taxing District statutorily ends: 2022

UR Designation	
Slum	No
Blighted	No
Economic Development	08/2000

**TIF Taxing District Value by Class - 1/1/2014 for FY 2016**

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	2,866,150	446,540	8,556,300	0	-1,852	11,867,138	0	11,867,138
Taxable	0	1,597,404	401,886	7,700,670	0	-1,852	9,698,108	0	9,698,108
Homestead Credits									8

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2016	9,496,280	2,372,710	2,372,710	0	0

FY 2016 TIF Revenue Received: 72,348

**Urban Renewal Area Data Collection**

Local Government Name: IOWA CITY (52G483)  
 Urban Renewal Area: IOWA CITY SCOTT SIX URBAN RENEWAL  
 UR Area Number: 52021  
 UR Area Creation Date: 07/1997

To grow tax base; encourage development of start up firms, expansion of existing and attraction of new industries, especially in the are of renewable energy. Enhance number of sites available for industrial development.

UR Area Purpose:

**Tax Districts within this Urban Renewal Area**

	Base No.	Increment No.	Increment Value Used
IOWA CITY/IOWA CITY SCH/SCOTT SIX UR TIF INCREMENT	52208	52209	0
IOWA CITY AG/IOWA CITY SCH/SCOTT SIX UR TIF INCREMENT	52210	52211	0

**Urban Renewal Area Value by Class - 1/1/2014 for FY 2016**

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	51,240	0	37,094,468	5,965,310	0	0	43,111,018	0	43,111,018
Taxable	22,904	0	33,385,022	5,368,779	0	0	38,776,705	0	38,776,705
Homestead Credits									0

**TIF Sp. Rev. Fund Cash Balance as of 07-01-2015:** 0 0 **Amount of 07-01-2015 Cash Balance Restricted for LMI**

TIF Revenue: 0  
 TIF Sp. Revenue Fund Interest: 0  
 Property Tax Replacement Claims 0  
 Asset Sales & Loan Repayments: 0  
**Total Revenue: 0**

Rebate Expenditures: 0  
 Non-Rebate Expenditures: 0  
 Returned to County Treasurer: 0  
**Total Expenditures: 0**

**TIF Sp. Rev. Fund Cash Balance as of 06-30-2016:** 0 0 **Amount of 06-30-2016 Cash Balance Restricted for LMI**

## Projects For IOWA CITY SCOTT SIX URBAN RENEWAL

### Construct rail sidings and spur

Description:	Provide rail access to development sites in the URA
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

### Construct rail crossings

Description:	Provide rail crossings within industrial park
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

### Administrative Expenses

Description:	Administrative expenses
Classification:	Administrative expenses
Physically Complete:	No
Payments Complete:	No

## Debts/Obligations For IOWA CITY SCOTT SIX URBAN RENEWAL

### Rail Sidings & Spur. (Peterson Contractors)

Debt/Obligation Type:	Internal Loans
Principal:	1,373,423
Interest:	0
Total:	1,373,423
Annual Appropriation?:	No
Date Incurred:	05/01/2012
FY of Last Payment:	2020

### Rail Crossings (Iowa Interstate Railroad)

Debt/Obligation Type:	Internal Loans
Principal:	309,929
Interest:	0
Total:	309,929
Annual Appropriation?:	No
Date Incurred:	09/06/2011
FY of Last Payment:	2020

### FY15 Adminstrative Expenses

Debt/Obligation Type:	Internal Loans
Principal:	79
Interest:	0
Total:	79
Annual Appropriation?:	No
Date Incurred:	11/10/2015
FY of Last Payment:	2017

### FY14 Adminstrative Expenses

Debt/Obligation Type:	Internal Loans
Principal:	4,386
Interest:	0
Total:	4,386
Annual Appropriation?:	No
Date Incurred:	11/18/2014
FY of Last Payment:	2016

### FY16 Aministrative Expenses

Debt/Obligation Type:	Internal Loans
Principal:	7,777
Interest:	0
Total:	7,777
Annual Appropriation?:	No
Date Incurred:	11/01/2016
FY of Last Payment:	2018

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Sum of Private Investment Made Within This Urban Renewal Area  
during FY 2016

**TIF Taxing District Data Collection**

Local Government Name: IOWA CITY (52G483)  
 Urban Renewal Area: IOWA CITY SCOTT SIX URBAN RENEWAL (52021)  
 TIF Taxing District Name: IOWA CITY/IOWA CITY SCH/SCOTT SIX UR TIF INCREMENT  
 TIF Taxing District Inc. Number: 52209  
 TIF Taxing District Base Year: 2001  
 FY TIF Revenue First Received: 2005  
 Subject to a Statutory end date? Yes  
 Fiscal year this TIF Taxing District statutorily ends: 2023

	UR Designation
Slum	No
Blighted	No
Economic Development	07/1997

TIF Taxing District Value by Class - 1/1/2014 for FY 2016

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	37,094,468	5,965,310	0	0	43,059,778	0	43,059,778
Taxable	0	0	33,385,022	5,368,779	0	0	38,753,801	0	38,753,801
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2016	2,319,627	38,753,801	0	38,753,801	1,181,604

FY 2016 TIF Revenue Received: 0

**TIF Taxing District Data Collection**

Local Government Name: IOWA CITY (52G483)  
 Urban Renewal Area: IOWA CITY SCOTT SIX URBAN RENEWAL (52021)  
 TIF Taxing District Name: IOWA CITY AG/IOWA CITY SCH/SCOTT SIX UR TIF INCREMENT  
 TIF Taxing District Inc. Number: 52211  
 TIF Taxing District Base Year: 2001  
 FY TIF Revenue First Received: 2005  
 Subject to a Statutory end date? Yes  
 Fiscal year this TIF Taxing District statutorily ends: 2023

	UR Designation
Slum	No
Blighted	No
Economic Development	07/1997

TIF Taxing District Value by Class - 1/1/2014 for FY 2016

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	51,240	0	0	0	0	0	51,240	0	51,240
Taxable	22,904	0	0	0	0	0	22,904	0	22,904
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2016	22,389	22,904	0	22,904	476

FY 2016 TIF Revenue Received: 0

**Urban Renewal Area Data Collection**

Local Government Name: IOWA CITY (52G483)  
 Urban Renewal Area: IOWA CITY NORTHGATE CORP PARK URBAN RENEWAL  
 UR Area Number: 52023  
 UR Area Creation Date: 04/1999

To facilitate an urban renewal program using private and public resources to develop the area for office, research, production and/or assembly uses. To increase tax base; attract new and expansion of existing firms in area; provide new development sites.

UR Area Purpose:

**Tax Districts within this Urban Renewal Area**

	Base No.	Increment No.	Increment Value Used
IOWA CITY/IOWA CITY SCH/NORTHGATE CORP PARK UR INCR	52230	52231	0
IOWA CITY AG/IOWA CITY SCH/NORTHGATE UR TIF INCR	52325	52326	0
IOWA CITY/IOWA CITY SCH/NORTHGATE CORP PK 2005 AMEND INCR	52345	52346	0
IOWA CITY AG/IOWA CITY SCH/NORTHGATE CORP PK 2005 AMEND INCR	52347	52348	0

**Urban Renewal Area Value by Class - 1/1/2014 for FY 2016**

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	105,430	125,240	34,288,730	0	0	0	34,519,400	0	34,519,400
Taxable	47,129	69,801	30,859,857	0	0	0	30,976,787	0	30,976,787
Homestead Credits									0

**TIF Sp. Rev. Fund Cash Balance as of 07-01-2015:** 0 0 **Amount of 07-01-2015 Cash Balance Restricted for LMI**

TIF Revenue: 0  
 TIF Sp. Revenue Fund Interest: 0  
 Property Tax Replacement Claims: 0  
 Asset Sales & Loan Repayments: 0  
**Total Revenue: 0**

Rebate Expenditures: 0  
 Non-Rebate Expenditures: 0  
 Returned to County Treasurer: 0  
**Total Expenditures: 0**

**TIF Sp. Rev. Fund Cash Balance as of 06-30-2016:** 0 0 **Amount of 06-30-2016 Cash Balance Restricted for LMI**

**TIF Taxing District Data Collection**

Local Government Name: IOWA CITY (52G483)  
 Urban Renewal Area: IOWA CITY NORTHGATE CORP PARK URBAN RENEWAL (52023)  
 TIF Taxing District Name: IOWA CITY/IOWA CITY SCH/NORTHGATE CORP PARK UR INCR  
 TIF Taxing District Inc. Number: 52231  
 TIF Taxing District Base Year: 2002  
 FY TIF Revenue First Received: 2005  
 Subject to a Statutory end date? Yes  
 Fiscal year this TIF Taxing District statutorily ends: 2023

UR Designation	
Slum	No
Blighted	No
Economic Development	04/1999

**TIF Taxing District Value by Class - 1/1/2014 for FY 2016**

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	34,288,730	0	0	0	34,288,730	0	34,288,730
Taxable	0	0	30,859,857	0	0	0	30,859,857	0	30,859,857
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2016	6,728,364	27,560,366	0	27,560,366	840,316

FY 2016 TIF Revenue Received: 0

**TIF Taxing District Data Collection**

Local Government Name: IOWA CITY (52G483)  
 Urban Renewal Area: IOWA CITY NORTHGATE CORP PARK URBAN RENEWAL (52023)  
 TIF Taxing District Name: IOWA CITY AG/IOWA CITY SCH/NORTHGATE UR TIF INCR  
 TIF Taxing District Inc. Number: 52326  
 TIF Taxing District Base Year: 2002  
 FY TIF Revenue First Received: 2005  
 Subject to a Statutory end date? Yes  
 Fiscal year this TIF Taxing District statutorily ends: 2023

UR Designation	
Slum	No
Blighted	No
Economic Development	04/1999

**TIF Taxing District Value by Class - 1/1/2014 for FY 2016**

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	7,900	0	0	0	0	0	7,900	0	7,900
Taxable	3,531	0	0	0	0	0	3,531	0	3,531
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2016	14,807	0	0	0	0

FY 2016 TIF Revenue Received: 0

**TIF Taxing District Data Collection**

Local Government Name:	IOWA CITY (52G483)
Urban Renewal Area:	IOWA CITY NORTHGATE CORP PARK URBAN RENEWAL (52023)
TIF Taxing District Name:	IOWA CITY/IOWA CITY SCH/NORTHGATE CORP PK 2005 AMEND INCR
TIF Taxing District Inc. Number:	52346
TIF Taxing District Base Year:	2004
FY TIF Revenue First Received:	No
Subject to a Statutory end date?	No

UR Designation	
Slum	No
Blighted	No
Economic Development	No

TIF Taxing District Value by Class - 1/1/2014 for FY 2016

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	125,240	0	0	0	0	125,240	0	125,240
Taxable	0	69,801	0	0	0	0	69,801	0	69,801
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2016	180,959	0	0	0	0

FY 2016 TIF Revenue Received: 0

**TIF Taxing District Data Collection**

Local Government Name:	IOWA CITY (52G483)
Urban Renewal Area:	IOWA CITY NORTHGATE CORP PARK URBAN RENEWAL (52023)
TIF Taxing District Name:	IOWA CITY AG/IOWA CITY SCH/NORTHGATE CORP PK 2005 AMEND INCR
TIF Taxing District Inc. Number:	52348
TIF Taxing District Base Year:	2004
FY TIF Revenue First Received:	No
Subject to a Statutory end date?	No

UR Designation	
Slum	No
Blighted	No
Economic Development	No

TIF Taxing District Value by Class - 1/1/2014 for FY 2016

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	97,530	0	0	0	0	0	97,530	0	97,530
Taxable	43,598	0	0	0	0	0	43,598	0	43,598
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2016	63,129	34,401	0	34,401	715

FY 2016 TIF Revenue Received: 0

**Urban Renewal Area Data Collection**

Local Government Name: IOWA CITY (52G483)  
 Urban Renewal Area: IOWA CITY CITY UNIV PROJ I URBAN RENEWAL  
 UR Area Number: 52024

UR Area Creation Date: 10/1969

Create a more livable, walkable community, remediate blight, establish attractive design standards for new and rehabilitated buildings, increase office and residential space by promoting mixed use building, and develop multi-modal transportation network.

UR Area Purpose:

**Tax Districts within this Urban Renewal Area**

	Base No.	Increment No.	Increment Value Used
IOWA CITY/IOWA CITY SCH/CITY UNIV PROJ I UR AREA INCR	52234	52235	6,071,969
IOWA CITY/IOWA CITY SCH/CITY UNIV UR INCR- IC DOWNTOWN SSMID	52352	52353	3,106,273
IOWA CITY/IOWA CITY SCH/CITY UNIV TIF AMEND INCR	52354	52355	4,637,832
IOWA CITY/IOWA CITY SCH/CITY UNIV TIF AMD-SSMID INCR	52356	52357	2,256,219
IOWA CITY/IOWA CITY SCH/CITY UNIV TIF AMD 10 INCR	52366	52367	1,084,605

**Urban Renewal Area Value by Class - 1/1/2014 for FY 2016**

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	133,414,250	269,269,490	0	0	-9,260	402,674,480	0	402,674,480
Taxable	0	74,356,433	242,342,541	0	0	-9,260	316,689,714	0	316,689,714
Homestead Credits									27

**TIF Sp. Rev. Fund Cash Balance as of 07-01-2015:** 0 0 **Amount of 07-01-2015 Cash Balance Restricted for LMI**

TIF Revenue:	532,776
TIF Sp. Revenue Fund Interest:	2,434
Property Tax Replacement Claims	0
Asset Sales & Loan Repayments:	0
<b>Total Revenue:</b>	<b>535,210</b>

Rebate Expenditures:	0
Non-Rebate Expenditures:	535,210
Returned to County Treasurer:	0
<b>Total Expenditures:</b>	<b>535,210</b>

**TIF Sp. Rev. Fund Cash Balance as of 06-30-2016:** 0 0 **Amount of 06-30-2016 Cash Balance Restricted for LMI**

## Projects For IOWA CITY CITY UNIV PROJ I URBAN RENEWAL

### Park @ 201

Description:	High rise residential, office, retail
Classification:	Mixed use property (ie: a significant portion is residential and significant portion is commercial)
Physically Complete:	Yes
Payments Complete:	No

### Hieronymous Square

Description:	Hieronymous Square; future development
Classification:	Mixed use property (ie: a significant portion is residential and significant portion is commercial)
Physically Complete:	No
Payments Complete:	No

### The Chauncey

Description:	Infill project at SE corner of College & Gilberts Streets
Classification:	Mixed use property (ie: a significant portion is residential and significant portion is commercial)
Physically Complete:	No
Payments Complete:	No

### Riverside/Hwy 6

Description:	Redevelopment of Old Public Works site; future development
Classification:	Commercial - retail
Physically Complete:	No
Payments Complete:	No

### CBD streetscape renovation

Description:	improvements to downtown business district
Classification:	Recreational facilities (lake development, parks, ball fields, trails)
Physically Complete:	No
Payments Complete:	No

### Central Business District Projects

Description:	Improvements to central business district
Classification:	Mixed use property (ie: a significant portion is residential and significant portion is commercial)
Physically Complete:	No
Payments Complete:	No

## Harrison Street Condos

Description:	Condo project lining new parking includes 3 units affordable
Classification:	Residential property (classified residential)
Physically Complete:	No
Payments Complete:	No

## Hilton Garden Inn

Description:	High rise hotel on Clinton St.
Classification:	Commercial - hotels and conference centers
Physically Complete:	No
Payments Complete:	No

## Administration Expense

Description:	Administration Expense
Classification:	Administrative expenses
Physically Complete:	No
Payments Complete:	No

# Debts/Obligations For IOWA CITY CITY UNIV PROJ I URBAN RENEWAL

## 2012D TIF Revenue Bonds

Debt/Obligation Type:	TIF Revenue Bonds/Notes
Principal:	2,328,283
Interest:	503,172
Total:	2,831,455
Annual Appropriation?:	No
Date Incurred:	11/13/2012
FY of Last Payment:	2032

## 2013A GO Bonds (CBD)

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	310,117
Interest:	27,565
Total:	337,682
Annual Appropriation?:	No
Date Incurred:	06/18/2013
FY of Last Payment:	2023

## 2014A GO Bonds (CBD)

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	1,000,000
Interest:	38,134
Total:	1,038,134
Annual Appropriation?:	No
Date Incurred:	05/06/2014
FY of Last Payment:	2024

## 2015A GO Bonds (CBD)

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	350,000
Interest:	40,432
Total:	390,432
Annual Appropriation?:	No
Date Incurred:	05/05/2015
FY of Last Payment:	2025

## 2015A GO Bonds (Riverfront Crossing)

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	200,000
Interest:	23,104
Total:	223,104
Annual Appropriation?:	No
Date Incurred:	05/05/2015
FY of Last Payment:	2025

## Iowa City Hotel Associates

Debt/Obligation Type:	Rebates
Principal:	8,800,000
Interest:	0
Total:	8,800,000
Annual Appropriation?:	No
Date Incurred:	03/23/2015
FY of Last Payment:	2040

## Administrative Expenses FY15

Debt/Obligation Type:	Internal Loans
Principal:	12,500
Interest:	0
Total:	12,500
Annual Appropriation?:	No
Date Incurred:	11/10/2015
FY of Last Payment:	2017

## A&M Development II, LLC

Debt/Obligation Type:	Rebates
Principal:	976,277
Interest:	0
Total:	976,277
Annual Appropriation?:	No
Date Incurred:	01/20/2015
FY of Last Payment:	2032

## Administrative Expenses FY14

Debt/Obligation Type:	Internal Loans
Principal:	2,085
Interest:	0
Total:	2,085
Annual Appropriation?:	No
Date Incurred:	11/18/2014
FY of Last Payment:	2016

## Administrative Expenses FY16

Debt/Obligation Type:	Internal Loans
Principal:	12,103
Interest:	0
Total:	12,103
Annual Appropriation?:	No
Date Incurred:	11/01/2016
FY of Last Payment:	2018

## 2016E TIF Revenue Notes

Debt/Obligation Type:	TIF Revenue Bonds/Notes
-----------------------	-------------------------

Principal:	12,805,000
Interest:	3,969,193
Total:	16,774,193
Annual Appropriation?:	No
Date Incurred:	08/16/2016
FY of Last Payment:	2036

## Non-Rebates For IOWA CITY CITY UNIV PROJ I URBAN RENEWAL

TIF Expenditure Amount:	362,954
Tied To Debt:	2012D TIF Revenue Bonds
Tied To Project:	Park @ 201

TIF Expenditure Amount:	129,223
Tied To Debt:	2014A GO Bonds (CBD)
Tied To Project:	CBD streetscape renovation

TIF Expenditure Amount:	40,948
Tied To Debt:	2013A GO Bonds (CBD)
Tied To Project:	CBD streetscape renovation

TIF Expenditure Amount:	2,085
Tied To Debt:	Administrative Expenses FY14
Tied To Project:	Administration Expense

**TIF Taxing District Data Collection**

Local Government Name: IOWA CITY (52G483)  
 Urban Renewal Area: IOWA CITY CITY UNIV PROJ I URBAN RENEWAL (52024)  
 TIF Taxing District Name: IOWA CITY/IOWA CITY SCH/CITY UNIV PROJ I UR AREA INCR  
 TIF Taxing District Inc. Number: 52235

TIF Taxing District Base Year:	2002	<b>UR Designation</b>	
FY TIF Revenue First Received:	2005	Slum	No
Subject to a Statutory end date?	No	Blighted	10/1969
		Economic Development	11/2001

TIF Taxing District Value by Class - 1/1/2014 for FY 2016

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	52,987,160	24,091,730	0	0	-3,704	77,075,186	0	77,075,186
Taxable	0	29,531,573	21,682,557	0	0	-3,704	51,210,426	0	51,210,426
Homestead Credits									13

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2016	20,791,196	51,210,426	6,071,969	45,138,457	1,376,272

FY 2016 TIF Revenue Received: 185,136

**TIF Taxing District Data Collection**

Local Government Name: IOWA CITY (52G483)  
 Urban Renewal Area: IOWA CITY CITY UNIV PROJ I URBAN RENEWAL (52024)  
 TIF Taxing District Name: IOWA CITY/IOWA CITY SCH/CITY UNIV UR INCR- IC DOWNTOWN SSMID  
 TIF Taxing District Inc. Number: 52353

TIF Taxing District Base Year:	2002	<b>UR Designation</b>	
FY TIF Revenue First Received:	2014	Slum	No
Subject to a Statutory end date?	No	Blighted	No
		Economic Development	No

TIF Taxing District Value by Class - 1/1/2014 for FY 2016

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	75,886,590	0	0	0	75,886,590	0	75,886,590
Taxable	0	0	68,297,931	0	0	0	68,297,931	0	68,297,931
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2016	49,688,484	26,198,106	3,106,273	23,091,833	750,254

FY 2016 TIF Revenue Received: 99,683

**TIF Taxing District Data Collection**

Local Government Name: IOWA CITY (52G483)  
 Urban Renewal Area: IOWA CITY CITY UNIV PROJ I URBAN RENEWAL (52024)  
 TIF Taxing District Name: IOWA CITY/IOWA CITY SCH/CITY UNIV TIF AMEND INCR  
 TIF Taxing District Inc. Number: 52355  
 TIF Taxing District Base Year: 2002  
 FY TIF Revenue First Received: 2014  
 Subject to a Statutory end date? No

	UR Designation
Slum	No
Blighted	No
Economic Development	No

TIF Taxing District Value by Class - 1/1/2014 for FY 2016

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	51,622,190	11,493,560	0	0	0	63,115,750	0	63,115,750
Taxable	0	28,770,882	10,344,204	0	0	0	39,115,086	0	39,115,086
Homestead Credits									2

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2016	16,030,276	39,115,086	4,637,832	34,477,254	1,051,212

FY 2016 TIF Revenue Received: 141,636

**TIF Taxing District Data Collection**

Local Government Name: IOWA CITY (52G483)  
 Urban Renewal Area: IOWA CITY CITY UNIV PROJ I URBAN RENEWAL (52024)  
 TIF Taxing District Name: IOWA CITY/IOWA CITY SCH/CITY UNIV TIF AMD-SSMID INCR  
 TIF Taxing District Inc. Number: 52357  
 TIF Taxing District Base Year: 2002  
 FY TIF Revenue First Received: 2014  
 Subject to a Statutory end date? No

	UR Designation
Slum	No
Blighted	No
Economic Development	No

TIF Taxing District Value by Class - 1/1/2014 for FY 2016

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	60,383,690	0	0	0	60,383,690	0	60,383,690
Taxable	0	0	54,345,321	0	0	0	54,345,321	0	54,345,321
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2016	41,354,804	19,028,886	2,256,219	16,772,667	544,944

FY 2016 TIF Revenue Received: 73,304

**TIF Taxing District Data Collection**

Local Government Name: IOWA CITY (52G483)  
 Urban Renewal Area: IOWA CITY CITY UNIV PROJ I URBAN RENEWAL (52024)  
 TIF Taxing District Name: IOWA CITY/IOWA CITY SCH/CITY UNIV TIF AMD 10 INCR  
 TIF Taxing District Inc. Number: 52367  
 TIF Taxing District Base Year: 2011  
 FY TIF Revenue First Received: 2014  
 Subject to a Statutory end date? No

	UR Designation
Slum	No
Blighted	No
Economic Development	No

TIF Taxing District Value by Class - 1/1/2014 for FY 2016

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	28,804,900	97,413,920	0	0	-5,556	126,213,264	0	126,213,264
Taxable	0	16,053,978	87,672,528	0	0	-5,556	103,720,950	0	103,720,950
Homestead Credits									12

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2016	117,071,480	9,147,340	1,084,605	8,062,735	245,833

FY 2016 TIF Revenue Received: 33,017

**Urban Renewal Area Data Collection**

Local Government Name: IOWA CITY (52G483)  
 Urban Renewal Area: IOWA CITY HEINZ ROAD URBAN RENEWAL  
 UR Area Number: 52027  
 UR Area Creation Date: 05/2001

To formulate a workable program using public and private resources to further develop the area for industrial development. To build tax base; attract new firms and assist existing firms with expansion; make site improvements deemed necessary for industry.

UR Area Purpose:

**Tax Districts within this Urban Renewal Area**

	Base No.	Increment No.	Increment Value Used
IOWA CITY/IOWA CITY SCH/HEINZ RD UR TIF INCR	52249	52250	10,845
IOWA CITY AG/IOWA CITY SCH/HEINZ RD UR TIF INCR	52251	52252	0
IOWA CITY/IOWA CITY SCH/HEINZ RD UR-ALPLA 2 TIF INCR	52321	52322	0

**Urban Renewal Area Value by Class - 1/1/2014 for FY 2016**

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	28,190	0	41,641,928	21,864,410	0	0	63,534,528	0	63,534,528
Taxable	12,602	0	37,477,735	19,677,969	0	0	57,168,306	0	57,168,306
Homestead Credits									0

**TIF Sp. Rev. Fund Cash Balance as of 07-01-2015:** **0** **0** **Amount of 07-01-2015 Cash Balance Restricted for LMI**

TIF Revenue:	329
TIF Sp. Revenue Fund Interest:	0
Property Tax Replacement Claims:	0
Asset Sales & Loan Repayments:	0
<b>Total Revenue:</b>	<b>329</b>

Rebate Expenditures:	0
Non-Rebate Expenditures:	323
Returned to County Treasurer:	0
<b>Total Expenditures:</b>	<b>323</b>

**TIF Sp. Rev. Fund Cash Balance as of 06-30-2016:** **6** **0** **Amount of 06-30-2016 Cash Balance Restricted for LMI**

## Projects For IOWA CITY HEINZ ROAD URBAN RENEWAL

### Alpla Project #3

Description:	TIF rebates, 4 year, \$170K max
Classification:	Industrial/manufacturing property
Physically Complete:	Yes
Payments Complete:	No

### Administrative Expenses

Description:	Administrative Expenses
Classification:	Administrative expenses
Physically Complete:	Yes
Payments Complete:	Yes

## Debts/Obligations For IOWA CITY HEINZ ROAD URBAN RENEWAL

### Apla #3 Rebates

Debt/Obligation Type:	Rebates
Principal:	170,000
Interest:	0
Total:	170,000
Annual Appropriation?:	No
Date Incurred:	01/21/2014
FY of Last Payment:	2018

### FY14 Adminstrative Expenses

Debt/Obligation Type:	Internal Loans
Principal:	323
Interest:	0
Total:	323
Annual Appropriation?:	No
Date Incurred:	11/18/2014
FY of Last Payment:	2016

## Non-Rebates For IOWA CITY HEINZ ROAD URBAN RENEWAL

TIF Expenditure Amount:	323
Tied To Debt:	FY14 Administrative Expenses
Tied To Project:	Administrative Expenses

## Rebates For IOWA CITY HEINZ ROAD URBAN RENEWAL

### ALPLA

TIF Expenditure Amount:	0
Rebate Paid To:	ALPLA
Projected Final FY of Rebate:	2014

## Jobs For IOWA CITY HEINZ ROAD URBAN RENEWAL

Project:	Alpla Project #3
Company Name:	Alpla
Date Agreement Began:	06/01/2016
Date Agreement Ends:	06/01/2019
Number of Jobs Created or Retained:	262
Total Annual Wages of Required Jobs:	9,585,326
Total Estimated Private Capital Investment:	12,200,000
Total Estimated Cost of Public Infrastructure:	0

**TIF Taxing District Data Collection**

Local Government Name: IOWA CITY (52G483)  
 Urban Renewal Area: IOWA CITY HEINZ ROAD URBAN RENEWAL (52027)  
 TIF Taxing District Name: IOWA CITY/IOWA CITY SCH/HEINZ RD UR TIF INCR  
 TIF Taxing District Inc. Number: 52250  
 TIF Taxing District Base Year: 2003  
 FY TIF Revenue First Received: 2007  
 Subject to a Statutory end date? Yes  
 Fiscal year this TIF Taxing District statutorily ends: 2025

	UR Designation
Slum	No
Blighted	No
Economic Development	05/2002

TIF Taxing District Value by Class - 1/1/2014 for FY 2016

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	41,641,928	12,721,730	0	0	54,363,658	0	54,363,658
Taxable	0	0	37,477,735	11,449,557	0	0	48,927,292	0	48,927,292
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2016	35,028,337	19,335,321	10,845	19,324,476	589,203

FY 2016 TIF Revenue Received: 329

**TIF Taxing District Data Collection**

Local Government Name: IOWA CITY (52G483)  
 Urban Renewal Area: IOWA CITY HEINZ ROAD URBAN RENEWAL (52027)  
 TIF Taxing District Name: IOWA CITY AG/IOWA CITY SCH/HEINZ RD UR TIF INCR  
 TIF Taxing District Inc. Number: 52252  
 TIF Taxing District Base Year: 2003  
 FY TIF Revenue First Received: 2006  
 Subject to a Statutory end date? Yes  
 Fiscal year this TIF Taxing District statutorily ends: 2025

	UR Designation
Slum	No
Blighted	No
Economic Development	05/2002

TIF Taxing District Value by Class - 1/1/2014 for FY 2016

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	28,190	0	0	0	0	0	28,190	0	28,190
Taxable	12,602	0	0	0	0	0	12,602	0	12,602
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2016	7,358	12,602	0	12,602	262

FY 2016 TIF Revenue Received: 0

**TIF Taxing District Data Collection**

Local Government Name: IOWA CITY (52G483)  
 Urban Renewal Area: IOWA CITY HEINZ ROAD URBAN RENEWAL (52027)  
 TIF Taxing District Name: IOWA CITY/IOWA CITY SCH/HEINZ RD UR-ALPLA 2 TIF INCR  
 TIF Taxing District Inc. Number: 52322  
 TIF Taxing District Base Year: 2003  
 FY TIF Revenue First Received: 2011  
 Subject to a Statutory end date? Yes  
 Fiscal year this TIF Taxing District statutorily ends: 2025

	UR Designation
Slum	No
Blighted	No
Economic Development	05/2002

**TIF Taxing District Value by Class - 1/1/2014 for FY 2016**

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	0	9,142,680	0	0	9,142,680	0	9,142,680
Taxable	0	0	0	8,228,412	0	0	8,228,412	0	8,228,412
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2016	4,495,130	4,647,550	0	4,647,550	141,704

FY 2016 TIF Revenue Received: 0

**Urban Renewal Area Data Collection**

Local Government Name: IOWA CITY (52G483)  
 Urban Renewal Area: IOWA CITY HIGHWAY SIX URBAN RENEWAL  
 UR Area Number: 52028  
 UR Area Creation Date: 05/2003

To formulate and execute a program using public and private resources to develop the area for retail, office, and other commercial uses. To revitalize commercial activity, expand taxable values, and make public improvements supporting commercial activity.

UR Area Purpose:

**Tax Districts within this Urban Renewal Area**

	Base No.	Increment No.	Increment Value Used
IOWA CITY/IOWA CITY SCH/IC HWY 6 COMMERCIAL UR TIF INCR	52255	52256	0
IOWA CITY/IOWA CITY SCH/IC HWY 6 COMM SOUTHGATE INCREMENT	52279	52280	0
IOWA CITY AG/IOWA CITY SCH/HWY 6 COMM UR TIF INCR	52317	52318	0

**Urban Renewal Area Value by Class - 1/1/2014 for FY 2016**

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	13,410	867,490	63,940,630	0	0	0	64,821,530	0	64,821,530
Taxable	5,994	483,482	57,546,567	0	0	0	58,036,043	0	58,036,043
Homestead Credits									1

**TIF Sp. Rev. Fund Cash Balance as of 07-01-2015:** 0 0 **Amount of 07-01-2015 Cash Balance Restricted for LMI**

TIF Revenue: 0  
 TIF Sp. Revenue Fund Interest: 0  
 Property Tax Replacement Claims: 0  
 Asset Sales & Loan Repayments: 0  
**Total Revenue: 0**

Rebate Expenditures: 0  
 Non-Rebate Expenditures: 0  
 Returned to County Treasurer: 0  
**Total Expenditures: 0**

**TIF Sp. Rev. Fund Cash Balance as of 06-30-2016:** 0 0 **Amount of 06-30-2016 Cash Balance Restricted for LMI**

**TIF Taxing District Data Collection**

Local Government Name: IOWA CITY (52G483)  
 Urban Renewal Area: IOWA CITY HIGHWAY SIX URBAN RENEWAL (52028)  
 TIF Taxing District Name: IOWA CITY/IOWA CITY SCH/IC HWY 6 COMMERCIAL UR TIF INCR  
 TIF Taxing District Inc. Number: 52256  
 TIF Taxing District Base Year: 2003  
 FY TIF Revenue First Received: 2005  
 Subject to a Statutory end date? Yes  
 Fiscal year this TIF Taxing District statutorily ends: 2025

	UR Designation
Slum	No
Blighted	No
Economic Development	05/2003

TIF Taxing District Value by Class - 1/1/2014 for FY 2016

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	867,490	50,996,790	0	0	0	51,864,280	0	51,864,280
Taxable	0	483,482	45,897,111	0	0	0	46,380,593	0	46,380,593
Homestead Credits									1

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2016	49,262,070	2,602,210	0	2,602,210	79,341

FY 2016 TIF Revenue Received: 0

**TIF Taxing District Data Collection**

Local Government Name: IOWA CITY (52G483)  
 Urban Renewal Area: IOWA CITY HIGHWAY SIX URBAN RENEWAL (52028)  
 TIF Taxing District Name: IOWA CITY/IOWA CITY SCH/IC HWY 6 COMM SOUTHGATE INCREMENT  
 TIF Taxing District Inc. Number: 52280  
 TIF Taxing District Base Year: 2003  
 FY TIF Revenue First Received: 2005  
 Subject to a Statutory end date? Yes  
 Fiscal year this TIF Taxing District statutorily ends: 2025

	UR Designation
Slum	No
Blighted	No
Economic Development	05/2003

TIF Taxing District Value by Class - 1/1/2014 for FY 2016

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	12,943,840	0	0	0	12,943,840	0	12,943,840
Taxable	0	0	11,649,456	0	0	0	11,649,456	0	11,649,456
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2016	8,822,255	4,121,585	0	4,121,585	125,667

FY 2016 TIF Revenue Received: 0

**TIF Taxing District Data Collection**

Local Government Name: IOWA CITY (52G483)  
 Urban Renewal Area: IOWA CITY HIGHWAY SIX URBAN RENEWAL (52028)  
 TIF Taxing District Name: IOWA CITY AG/IOWA CITY SCH/HWY 6 COMM UR TIF INCR  
 TIF Taxing District Inc. Number: 52318  
 TIF Taxing District Base Year: 2003  
 FY TIF Revenue First Received: 2005  
 Subject to a Statutory end date? Yes  
 Fiscal year this TIF Taxing District statutorily ends: 2025

	UR Designation
Slum	No
Blighted	No
Economic Development	05/2003

**TIF Taxing District Value by Class - 1/1/2014 for FY 2016**

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	13,410	0	0	0	0	0	13,410	0	13,410
Taxable	5,994	0	0	0	0	0	5,994	0	5,994
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2016	216,656	0	0	0	0

FY 2016 TIF Revenue Received: 0

**Urban Renewal Area Data Collection**

Local Government Name: IOWA CITY (52G483)  
 Urban Renewal Area: IOWA CITY MOSS GREEN URBAN VILLAGE URBAN RENEWAL  
 UR Area Number: 52029  
 UR Area Creation Date: 04/2010

UR Area Purpose: To formulate and execute a workable program using public and private resources to develop the Urban Renewal Project area for office and other commercial uses.

**Tax Districts within this Urban Renewal Area**

	Base No.	Increment No.	Increment Value Used
IOWA CITY/IOWA CITY SCH/MOSS GREEN URB VILLTIF INCR	52358	52359	0

**Urban Renewal Area Value by Class - 1/1/2014 for FY 2016**

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	0	0	0	0	0	0	0
Taxable	0	0	0	0	0	0	0	0	0
Homestead Credits									0

**TIF Sp. Rev. Fund Cash Balance as of 07-01-2015:** 0 0 **Amount of 07-01-2015 Cash Balance Restricted for LMI**

TIF Revenue: 0  
 TIF Sp. Revenue Fund Interest: 0  
 Property Tax Replacement Claims: 0  
 Asset Sales & Loan Repayments: 0  
**Total Revenue: 0**

Rebate Expenditures: 0  
 Non-Rebate Expenditures: 0  
 Returned to County Treasurer: 0  
**Total Expenditures: 0**

**TIF Sp. Rev. Fund Cash Balance as of 06-30-2016:** 0 0 **Amount of 06-30-2016 Cash Balance Restricted for LMI**

# Projects For IOWA CITY MOSS GREEN URBAN VILLAGE URBAN RENEWAL

## Moss Road Project

Description:	Moss Road extension
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

## Administrative Expenses

Description:	Administrative Expenses
Classification:	Administrative expenses
Physically Complete:	No
Payments Complete:	No

## Debts/Obligations For IOWA CITY MOSS GREEN URBAN VILLAGE URBAN RENEWAL

### Moss Road Portion of 2014A

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	1,890,000
Interest:	0
Total:	1,890,000
Annual Appropriation?:	No
Date Incurred:	05/06/2014
FY of Last Payment:	2024

### FY14 Administrative Expenses

Debt/Obligation Type:	Internal Loans
Principal:	167
Interest:	0
Total:	167
Annual Appropriation?:	No
Date Incurred:	07/31/2013
FY of Last Payment:	2019

### FY16 Administrative Expenses

Debt/Obligation Type:	Internal Loans
Principal:	2,644
Interest:	0
Total:	2,644
Annual Appropriation?:	No
Date Incurred:	11/01/2016
FY of Last Payment:	2019

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Sum of Private Investment Made Within This Urban Renewal Area  
during FY 2016

**TIF Taxing District Data Collection**

Local Government Name: IOWA CITY (52G483)  
 Urban Renewal Area: IOWA CITY MOSS GREEN URBAN VILLAGE URBAN RENEWAL (52029)  
 TIF Taxing District Name: IOWA CITY/IOWA CITY SCH/MOSS GREEN URB VILLTIF INCR  
 TIF Taxing District Inc. Number: 52359  
 TIF Taxing District Base Year: 2012  
 FY TIF Revenue First Received:  
 Subject to a Statutory end date? No

	UR Designation
Slum	No
Blighted	No
Economic Development	No

TIF Taxing District Value by Class - 1/1/2014 for FY 2016

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	0	0	0	0	0	0	0
Taxable	0	0	0	0	0	0	0	0	0
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2016	0	0	0	0	0

FY 2016 TIF Revenue Received: 0

**Urban Renewal Area Data Collection**

Local Government Name: IOWA CITY (52G483)  
 Urban Renewal Area: IOWA CITY TOWNCREST URBAN RENEWAL  
 UR Area Number: 52030

UR Area Creation Date: 12/2010

UR Area Purpose: To formulate and execute a workable program using public and private resources to develop the Urban Renewal Project area for retail, office, and other commercial uses.

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
IOWA CITY/IOWA CITY SCH/TOWNCREST TIF INCR	52360	52361	2,902,750

**Urban Renewal Area Value by Class - 1/1/2014 for FY 2016**

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	4,621,460	30,831,300	0	0	-1,852	35,450,908	0	35,450,908
Taxable	0	2,575,702	27,748,170	0	0	-1,852	30,322,020	0	30,322,020
Homestead Credits									4

**TIF Sp. Rev. Fund Cash Balance as of 07-01-2015:** 0 0 **Amount of 07-01-2015 Cash Balance Restricted for LMI**

TIF Revenue:	88,758
TIF Sp. Revenue Fund Interest:	0
Property Tax Replacement Claims	0
Asset Sales & Loan Repayments:	0
<b>Total Revenue:</b>	<b>88,758</b>

Rebate Expenditures:	0
Non-Rebate Expenditures:	88,758
Returned to County Treasurer:	0
<b>Total Expenditures:</b>	<b>88,758</b>

**TIF Sp. Rev. Fund Cash Balance as of 06-30-2016:** 0 0 **Amount of 06-30-2016 Cash Balance Restricted for LMI**

## Projects For IOWA CITY TOWNCREST URBAN RENEWAL

### William Street Streetscape

Description:	Public Improvement coinciding with Med Office Bldg.
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

### MDK Development Med Office Bldg

Description:	Medical Office Building
Classification:	Commercial - office properties
Physically Complete:	No
Payments Complete:	No

## Debts/Obligations For IOWA CITY TOWNCREST URBAN RENEWAL

### 2011B GO Bonds (Towncrest Redev.)

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	351,635
Interest:	5,173
Total:	356,808
Annual Appropriation?:	No
Date Incurred:	05/03/2011
FY of Last Payment:	2020

### 2013A GO Bonds (Williams St. Recon.)

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	540,000
Interest:	48,614
Total:	588,614
Annual Appropriation?:	No
Date Incurred:	06/18/2013
FY of Last Payment:	2023

### MDK Forgivable Loan

Debt/Obligation Type:	Internal Loans
Principal:	625,000
Interest:	225,794
Total:	850,794
Annual Appropriation?:	No
Date Incurred:	06/19/2012
FY of Last Payment:	2035

## Non-Rebates For IOWA CITY TOWNCREST URBAN RENEWAL

TIF Expenditure Amount:	88,758
Tied To Debt:	2011B GO Bonds (Towncrest Redev.)
Tied To Project:	William Street Streetscape

**TIF Taxing District Data Collection**

Local Government Name: IOWA CITY (52G483)  
 Urban Renewal Area: IOWA CITY TOWNCREST URBAN RENEWAL (52030)  
 TIF Taxing District Name: IOWA CITY/IOWA CITY SCH/TOWNCREST TIF INCR  
 TIF Taxing District Inc. Number: 52361  
 TIF Taxing District Base Year: 2011  
 FY TIF Revenue First Received: 2014  
 Subject to a Statutory end date? No

	UR Designation
Slum	No
Blighted	No
Economic Development	No

TIF Taxing District Value by Class - 1/1/2014 for FY 2016

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	4,621,460	30,831,300	0	0	-1,852	35,450,908	0	35,450,908
Taxable	0	2,575,702	27,748,170	0	0	-1,852	30,322,020	0	30,322,020
Homestead Credits									4

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2016	32,550,010	2,902,750	2,902,750	0	0

FY 2016 TIF Revenue Received: 88,758

**Urban Renewal Area Data Collection**

Local Government Name: IOWA CITY (52G483)  
 Urban Renewal Area: IOWA CITY RIVERSIDE DRIVE URBAN RENEWAL  
 UR Area Number: 52031

UR Area Creation Date: 10/2011

UR Area Purpose: To formulate and execute a workable program using public and private resources to develop the Urban Renewal Project area for retail, office and other commercial uses.

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
IOWA CITY/IOWA CITY SCH/RIVERSIDE DR TIF INCR	52362	52363	714,855

**Urban Renewal Area Value by Class - 1/1/2014 for FY 2016**

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	29,549,930	0	0	0	29,549,930	0	29,549,930
Taxable	0	0	26,594,937	0	0	0	26,594,937	0	26,594,937
Homestead Credits									0

**TIF Sp. Rev. Fund Cash Balance as of 07-01-2015:** 0 0 **Amount of 07-01-2015 Cash Balance Restricted for LMI**

TIF Revenue:	21,796
TIF Sp. Revenue Fund Interest:	0
Property Tax Replacement Claims	0
Asset Sales & Loan Repayments:	0
<b>Total Revenue:</b>	<b>21,796</b>

Rebate Expenditures:	0
Non-Rebate Expenditures:	21,796
Returned to County Treasurer:	0
<b>Total Expenditures:</b>	<b>21,796</b>

**TIF Sp. Rev. Fund Cash Balance as of 06-30-2016:** 0 0 **Amount of 06-30-2016 Cash Balance Restricted for LMI**

## Projects For IOWA CITY RIVERSIDE DRIVE URBAN RENEWAL

### Administrative Expenses

Description:	legal, consulting, recording, & publications
Classification:	Administrative expenses
Physically Complete:	No
Payments Complete:	No

### Riverside Dr Pedestrian Tunnel

Description:	pedestrian tunnel
Classification:	Recreational facilities (lake development, parks, ball fields, trails)
Physically Complete:	No
Payments Complete:	No

### Riverside West Apartments

Description:	639 S. Riverside redevelop former car lot
Classification:	Residential property (classified residential)
Physically Complete:	No
Payments Complete:	No

### Riverside Dr Streetscape

Description:	Streetscape
Classification:	Recreational facilities (lake development, parks, ball fields, trails)
Physically Complete:	No
Payments Complete:	No

## Debts/Obligations For IOWA CITY RIVERSIDE DRIVE URBAN RENEWAL

### HDR Engineering (12.7%)

Debt/Obligation Type:	Internal Loans
Principal:	258
Interest:	0
Total:	258
Annual Appropriation?:	No
Date Incurred:	07/05/2011
FY of Last Payment:	2016

### Shoemaker & Haaland Design Contract

Debt/Obligation Type:	Internal Loans
Principal:	20,714
Interest:	0
Total:	20,714
Annual Appropriation?:	No
Date Incurred:	11/18/2014
FY of Last Payment:	2016

### FY15 Administrative Expenses

Debt/Obligation Type:	Internal Loans
Principal:	2,034
Interest:	0
Total:	2,034
Annual Appropriation?:	No
Date Incurred:	11/10/2015
FY of Last Payment:	2017

### Emrico Properties, LLC

Debt/Obligation Type:	Rebates
Principal:	1,809,875
Interest:	0
Total:	1,809,875
Annual Appropriation?:	No
Date Incurred:	12/02/2014
FY of Last Payment:	2024

### 2015A GO Bonds (Riverside Pedestrian)

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	100,000
Interest:	11,552
Total:	111,552
Annual Appropriation?:	No

Date Incurred:	06/02/2015
FY of Last Payment:	2025

### **FY14 Administrative Expenses**

Debt/Obligation Type:	Internal Loans
Principal:	171
Interest:	0
Total:	171
Annual Appropriation?:	No
Date Incurred:	11/18/2014
FY of Last Payment:	2016

### **Snyder and Associates Inc (Streetscape)**

Debt/Obligation Type:	Internal Loans
Principal:	31,324
Interest:	0
Total:	31,324
Annual Appropriation?:	No
Date Incurred:	11/10/2015
FY of Last Payment:	2017

### **FY16 Administrative Expenses**

Debt/Obligation Type:	Internal Loans
Principal:	343
Interest:	0
Total:	343
Annual Appropriation?:	No
Date Incurred:	11/01/2016
FY of Last Payment:	2018

### **Snyder and Associates Inc (Survey)**

Debt/Obligation Type:	Internal Loans
Principal:	7,500
Interest:	0
Total:	7,500
Annual Appropriation?:	No
Date Incurred:	11/01/2016
FY of Last Payment:	2018

## Non-Rebates For IOWA CITY RIVERSIDE DRIVE URBAN RENEWAL

TIF Expenditure Amount: 258  
Tied To Debt: HDR Engineering (12.7%)  
Tied To Project: Riverside Dr Pedestrian Tunnel

TIF Expenditure Amount: 653  
Tied To Debt: FY15 Administrative Expenses  
Tied To Project: Administrative Expenses

TIF Expenditure Amount: 171  
Tied To Debt: FY14 Administrative Expenses  
Tied To Project: Administrative Expenses

TIF Expenditure Amount: 20,714  
Tied To Debt: Shoemaker & Haaland Design  
Contract  
Tied To Project: Riverside Dr Pedestrian Tunnel

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Sum of Private Investment Made Within This Urban Renewal Area  
during FY 2016

**TIF Taxing District Data Collection**

Local Government Name: IOWA CITY (52G483)  
 Urban Renewal Area: IOWA CITY RIVERSIDE DRIVE URBAN RENEWAL (52031)  
 TIF Taxing District Name: IOWA CITY/IOWA CITY SCH/RIVERSIDE DR TIF INCR  
 TIF Taxing District Inc. Number: 52363  
 TIF Taxing District Base Year: 2011  
 FY TIF Revenue First Received:  
 Subject to a Statutory end date? No

	UR Designation
Slum	No
Blighted	No
Economic Development	No

TIF Taxing District Value by Class - 1/1/2014 for FY 2016

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	29,549,930	0	0	0	29,549,930	0	29,549,930
Taxable	0	0	26,594,937	0	0	0	26,594,937	0	26,594,937
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2016	23,812,020	5,737,910	714,855	5,023,055	153,153

FY 2016 TIF Revenue Received: 21,796