

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

**Levy Authority Summary**

Local Government Name: SLATER  
 Local Government Number: 85G822

Active Urban Renewal Areas	U.R. #	# of Tif Taxing Districts
SLATER PRAIRIE CREEK URBAN RENEWAL	85017	3
SLATER COMMERCIAL/INDUSTRIAL URBAN RENEWAL	85020	3

**TIF Debt Outstanding: 236,453**

TIF Sp. Rev. Fund Cash Balance as of 07-01-2015:	114,240	55,744	Amount of 07-01-2015 Cash Balance Restricted for LMI
TIF Revenue:	73,001		
TIF Sp. Revenue Fund Interest:	0		
Property Tax Replacement Claims	0		
Asset Sales & Loan Repayments:	0		
<b>Total Revenue:</b>	<b>73,001</b>		
Rebate Expenditures:	71,453		
Non-Rebate Expenditures:	22,164		
Returned to County Treasurer:	0		
<b>Total Expenditures:</b>	<b>93,617</b>		

TIF Sp. Rev. Fund Cash Balance as of 06-30-2016:	93,624	55,744	Amount of 06-30-2016 Cash Balance Restricted for LMI
--------------------------------------------------	--------	--------	------------------------------------------------------

**Year-End Outstanding TIF Obligations, Net of TIF Special Revenue Fund Balance: 49,212**

**Urban Renewal Area Data Collection**

Local Government Name: SLATER (85G822)  
 Urban Renewal Area: SLATER PRAIRIE CREEK URBAN RENEWAL  
 UR Area Number: 85017  
 UR Area Creation Date: 03/1997  
 UR Area Purpose:

**Tax Districts within this Urban Renewal Area**

	Base No.	Increment No.	Increment Value Used
SLATER CITY/BALLARD SCH/PRAIRIE CREEK URBAN RENEWAL TIF INCREM	85542	85142	0
SLATER CITY/BALLARD SCH/PRAIRIE CREEK PLAT 4 URBAN RENEWAL TIF INCREM	85560	85160	972,438
SLATER CITY AG/BALLARD SCH/PRAIRIE CREEK PLAT 4 URBAN RENEWAL TIF INCREMENT	85561	85161	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	7,322,900	0	0	0	-1,852	7,321,048	0	7,321,048
Taxable	0	4,081,311	0	0	0	-1,852	4,079,459	0	4,079,459
Homestead Credits									23

**TIF Sp. Rev. Fund Cash Balance as of 07-01-2015:**

55,744

55,744

**Amount of 07-01-2015 Cash Balance Restricted for LMI**

TIF Revenue:	32,854
TIF Sp. Revenue Fund Interest:	0
Property Tax Replacement Claims	0
Asset Sales & Loan Repayments:	0
<b>Total Revenue:</b>	<b>32,854</b>

Rebate Expenditures:	32,854
Non-Rebate Expenditures:	0
Returned to County Treasurer:	0
<b>Total Expenditures:</b>	<b>32,854</b>

**TIF Sp. Rev. Fund Cash Balance as of 06-30-2016:**

55,744

55,744

**Amount of 06-30-2016 Cash Balance Restricted for LMI**

## Projects For SLATER PRAIRIE CREEK URBAN RENEWAL

### Prairie Creek Plat 4

Description:	Housing development
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

## Debts/Obligations For SLATER PRAIRIE CREEK URBAN RENEWAL

### Prairie Creek Plat 4

Debt/Obligation Type:	Rebates
Principal:	32,854
Interest:	0
Total:	32,854
Annual Appropriation?:	Yes
Date Incurred:	11/29/2001
FY of Last Payment:	2016

## Rebates For SLATER PRAIRIE CREEK URBAN RENEWAL

### Prairie Creek Plat 4

TIF Expenditure Amount:	32,854
Rebate Paid To:	JISSOM
Tied To Debt:	Prairie Creek Plat 4
Tied To Project:	Prairie Creek Plat 4
Projected Final FY of Rebate:	2016

**TIF Taxing District Data Collection**

Local Government Name:	SLATER (85G822)	
Urban Renewal Area:	SLATER PRAIRIE CREEK URBAN RENEWAL (85017)	
TIF Taxing District Name:	SLATER CITY/BALLARD SCH/PRAIRIE CREEK URBAN RENEWAL TIF INCREM	
TIF Taxing District Inc. Number:	85142	
TIF Taxing District Base Year:	2000	
FY TIF Revenue First Received:		<b>UR Designation</b>
Subject to a Statutory end date?	Yes	Slum No
Fiscal year this TIF Taxing District		Blighted No
statutorily ends:	2007	Economic Development 03/1997

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	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	82,787	0	0	0	0

FY 2016 TIF Revenue Received: 32,854

**TIF Taxing District Data Collection**

Local Government Name:	SLATER (85G822)	
Urban Renewal Area:	SLATER PRAIRIE CREEK URBAN RENEWAL (85017)	
TIF Taxing District Name:	SLATER CITY/BALLARD SCH/PRAIRIE CREEK PLAT 4 URBAN RENEWAL TIF INCREM	
TIF Taxing District Inc. Number:	85160	
TIF Taxing District Base Year:	2004	
FY TIF Revenue First Received:	2005	<b>UR Designation</b>
Subject to a Statutory end date?	Yes	Slum No
Fiscal year this TIF Taxing District		Blighted No
statutorily ends:	2016	Economic Development 03/1997

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	7,322,900	0	0	0	-1,852	7,321,048	0	7,321,048
Taxable	0	4,081,311	0	0	0	-1,852	4,079,459	0	4,079,459
Homestead Credits									23

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2016	21,995	4,079,459	972,438	3,107,021	104,926

FY 2016 TIF Revenue Received: 0

**TIF Taxing District Data Collection**

Local Government Name: SLATER (85G822)  
 Urban Renewal Area: SLATER PRAIRIE CREEK URBAN RENEWAL (85017)  
 TIF Taxing District Name: SLATER CITY AG/BALLARD SCH/PRAIRIE CREEK PLAT 4 URBAN RENEWAL  
**TIF INCREMENT**  
 TIF Taxing District Inc. Number: 85161  
 TIF Taxing District Base Year: 2004  
 FY TIF Revenue First Received: 

UR Designation	
Slum	No
Blighted	No
Economic Development	03/1997

  
 Subject to a Statutory end date? Yes  
 Fiscal year this TIF Taxing District statutorily ends: 2016

**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: SLATER (85G822)  
 Urban Renewal Area: SLATER COMMERCIAL/INDUSTRIAL URBAN RENEWAL  
 UR Area Number: 85020

UR Area Creation Date: 03/1997

UR Area Purpose:

**Tax Districts within this Urban Renewal Area**

	Base No.	Increment No.	Increment Value Used
SLATER CITY/BALLARD SCH/COMMERCIAL/INDUSTRIAL URBAN RENEWAL TIF INCREM	85563	85163	0
SLATER CITY/BALLARD SCH COMMERCIAL/INDUSTRIAL URBAN RENEWAL AMENDMENT #1 TIF INCREM	85589	85189	1,188,854
SLATER CITY AG/BALLARD SCH COMMERCIAL/INDUSTRIAL URBAN RENEWAL AMENDMENT #1 TIF INCREM	85590	85190	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	3,636,100	0	0	0	3,636,100	0	3,636,100
Taxable	0	0	3,272,490	0	0	0	3,272,490	0	3,272,490
Homestead Credits									0

**TIF Sp. Rev. Fund Cash Balance as of 07-01-2015:** **58,496** **0** **Amount of 07-01-2015 Cash Balance Restricted for LMI**

TIF Revenue:	40,147
TIF Sp. Revenue Fund Interest:	0
Property Tax Replacement Claims	0
Asset Sales & Loan Repayments:	0
<b>Total Revenue:</b>	<b>40,147</b>

Rebate Expenditures:	38,599
Non-Rebate Expenditures:	22,164
Returned to County Treasurer:	0
<b>Total Expenditures:</b>	<b>60,763</b>

**TIF Sp. Rev. Fund Cash Balance as of 06-30-2016:** **37,880** **0** **Amount of 06-30-2016 Cash Balance Restricted for LMI**

## Projects For SLATER COMMERCIAL/INDUSTRIAL URBAN RENEWAL

### Heartland COOP

Description:	Heartland COOP expansion
Classification:	Agribusiness
Physically Complete:	Yes
Payments Complete:	No

### Iowa Plains Signage

Description:	Iowa Plains Signage expansion
Classification:	Industrial/manufacturing property
Physically Complete:	Yes
Payments Complete:	No

### 400 Main Street

Description:	Abatement of blight
Classification:	Municipal and other publicly-owned or leased buildings
Physically Complete:	Yes
Payments Complete:	No

### Absolute Holdings Co., Inc & Greentech of Iowa, LLC

Description:	Absolute/Greentech expansion
Classification:	Industrial/manufacturing property
Physically Complete:	Yes
Payments Complete:	No

# Debts/Obligations For SLATER COMMERCIAL/INDUSTRIAL URBAN RENEWAL

## Heartland Co-op

Debt/Obligation Type:	Rebates
Principal:	34,376
Interest:	0
Total:	34,376
Annual Appropriation?:	Yes
Date Incurred:	06/13/2011
FY of Last Payment:	2016

## Iowa Plains Signing

Debt/Obligation Type:	Rebates
Principal:	4,223
Interest:	0
Total:	4,223
Annual Appropriation?:	Yes
Date Incurred:	06/13/2011
FY of Last Payment:	2016

## Absolute Holdings Co. Inc & Greentech of Iowa, LLC

Debt/Obligation Type:	Rebates
Principal:	150,000
Interest:	0
Total:	150,000
Annual Appropriation?:	Yes
Date Incurred:	05/13/2015
FY of Last Payment:	2020

## Main Street

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	15,000
Interest:	0
Total:	15,000
Annual Appropriation?:	Yes
Date Incurred:	05/31/2007
FY of Last Payment:	2017

## Non-Rebates For SLATER COMMERCIAL/INDUSTRIAL URBAN RENEWAL

TIF Expenditure Amount:	7,164
Tied To Debt:	Absolute Holdings Co. Inc & Greentech of Iowa, LLC
Tied To Project:	Absolute Holdings Co., Inc & Greentech of Iowa, LLC

TIF Expenditure Amount:	15,000
Tied To Debt:	Main Street
Tied To Project:	400 Main Street

## Rebates For SLATER COMMERCIAL/INDUSTRIAL URBAN RENEWAL

### Heartland Co-Op

TIF Expenditure Amount:	34,376
Rebate Paid To:	Heartland Co-Op
Tied To Debt:	Heartland Co-op
Tied To Project:	Heartland COOP
Projected Final FY of Rebate:	2016

### Iowa Plains Signing

TIF Expenditure Amount:	4,223
Rebate Paid To:	J&K Holdings
Tied To Debt:	Iowa Plains Signing
Tied To Project:	Iowa Plains Signage
Projected Final FY of Rebate:	2019

**TIF Taxing District Data Collection**

Local Government Name:	SLATER (85G822)	
Urban Renewal Area:	SLATER COMMERCIAL/INDUSTRIAL URBAN RENEWAL (85020)	
TIF Taxing District Name:	SLATER CITY/BALLARD SCH/COMMERCIAL/INDUSTRIAL URBAN RENEWAL	
TIF INCREM		
TIF Taxing District Inc. Number:	85163	
TIF Taxing District Base Year:	2005	
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	96,800	0	0	0	0

FY 2016 TIF Revenue Received: 0

**TIF Taxing District Data Collection**

Local Government Name:	SLATER (85G822)	
Urban Renewal Area:	SLATER COMMERCIAL/INDUSTRIAL URBAN RENEWAL (85020)	
TIF Taxing District Name:	SLATER CITY/BALLARD SCH COMMERCIAL/INDUSTRIAL URBAN RENEWAL	
AMENDMENT #1 TIF INCREM		
TIF Taxing District Inc. Number:	85189	
TIF Taxing District Base Year:	2010	
FY TIF Revenue First Received:	2014	
Subject to a Statutory end date?	No	

UR Designation	
Slum	No
Blighted	No
Economic Development	06/2011

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	3,636,100	0	0	0	3,636,100	0	3,636,100
Taxable	0	0	3,272,490	0	0	0	3,272,490	0	3,272,490
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2016	1,951,000	1,685,100	1,188,854	496,246	16,758

FY 2016 TIF Revenue Received: 40,147

**TIF Taxing District Data Collection**

Local Government Name: SLATER (85G822)  
 Urban Renewal Area: SLATER COMMERCIAL/INDUSTRIAL URBAN RENEWAL (85020)  
 TIF Taxing District Name: SLATER CITY AG/BALLARD SCH COMMERCIAL/INDUSTRIAL URBAN  
 RENEWAL AMENDMENT #1 TIF INCREM  
 TIF Taxing District Inc. Number: 85190

TIF Taxing District Base Year:	2010	<b>UR Designation</b>	
FY TIF Revenue First Received:		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	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	4,300	0	0	0	0

FY 2016 TIF Revenue Received: 0