

Annual Urban Renewal Report, Fiscal Year 2019 - 2020

Levy Authority Summary

Local Government Name: WAUKEE
Local Government Number: 25G240

Active Urban Renewal Areas	U.R. #	# of Tif Taxing Districts
WAUKEE UNIFIED URBAN RENEWAL	25021	20
WAUKEE CONSOLIDATED URBAN RENEWAL	25033	10
WAUKEE AUTUMN RIDGE URBAN RENEWAL	25036	3
WAUKEE SOUTHWEST BUSINESS PARK URBAN RENEWAL	25038	2

TIF Debt Outstanding: 48,515,874

TIF Sp. Rev. Fund Cash Balance as of 07-01-2019: 2,623,099 511,510 **Amount of 07-01-2019 Cash Balance Restricted for LMI**

TIF Revenue: 5,172,428
TIF Sp. Revenue Fund Interest: 64,832
Property Tax Replacement Claims 0
Asset Sales & Loan Repayments: 0
Total Revenue: 5,237,260

Rebate Expenditures: 0
Non-Rebate Expenditures: 5,260,375
Returned to County Treasurer: 0
Total Expenditures: 5,260,375

TIF Sp. Rev. Fund Cash Balance as of 06-30-2020: 2,599,984 83,335 **Amount of 06-30-2020 Cash Balance Restricted for LMI**

Year-End Outstanding TIF Obligations, Net of TIF Special Revenue Fund Balance: 40,655,515

Urban Renewal Area Data Collection

Local Government Name: WAUKEE (25G240)
 Urban Renewal Area: WAUKEE UNIFIED URBAN RENEWAL
 UR Area Number: 25021

UR Area Creation Date: 11/2000

UR Area Purpose: Primary objective of the plan is to develop the area for economic development, primarily industrial & commercial development through job creation, infrastructure improvements, efficient transportation, and expansion of tax base.

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
WAUKEE CITY/WAUKEE SCH/URBAN TIF INCREMENT	250089	250090	28,359,828
WAUKEE CITY/WAUKEE SCH (WL TWP)/WAUKEE URBAN 2000 TIF INCREMENT	250216	250217	93,164,778
WAUKEE CITY AG/WAUKEE SCH (WL TWP)/WAUKEE URBAN 2000 TIF INCREMENT	250218	250219	0
WAUKEE CITY/WAUKEE SCH/URBAN TIF 2001 INCREMENT (AMEND)	250236	250237	15,009,269
WAUKEE CITY/VAN METER SCH/URBAN TIF 2001 INCREMENT (AMEND)	250238	250239	2,205,665
WAUKEE CITY AG/VAN METER SCH/URBAN TIF 2001 INCREMENT (AMEND)	250242	250243	0
WAUKEE CITY/WAUKEE SCH/URBAN TIF 2002 INC (AMEND)	250258	250259	2,923,172
WAUKEE CITY/WAUKEE SCH/URBAN TIF 2003 INCREMENT(AMEND)	250260	250261	254,442
WAUKEE CITY AG/WAUKEE SCH/URBAN TIF 2003 INCREMENT (AMEND)	250262	250263	0
WAUKEE CITY/WAUKEE SCH/URBAN TIF 2004 INCREMENT	250303	250304	6,028,738
WAUKEE CITY AG/WAUKEE SCH/URBAN TIF 2004 INCREMENT	250305	250306	0
WAUKEE CITY AG/WAUKEE SCH/KOETHE 2007 TIF INCREMENT	250332	250333	0
WAUKEE CITY/WAUKEE SCH/URBAN TIF 2007 INCREMENT	250340	250341	1,283,343
WAUKEE CITY AG/WAUKEE SCH/URBAN TIF 2007 INCREMENT	250342	250343	0
WAUKEE CITY/WAUKEE SCH/URBAN TIF 2011 INCREMENT	250438	250439	0
WAUKEE CORP/URBAN TIF 2004/BN TWP WK SCHOOL	250501	250502	5,781,177
WAUKEE CITY/WAUKEE SCH (BN TWP)/WAUKEE URBAN 2000 TIF INCREMENT	250503	250504	1,558,315
WAUKEE CITY AG/WAUKEE SCH (BN TWP)/WAUKEE URBAN 2000 TIF INCREMENT	250506	250507	0
WAUKEE CORP/URBAN TIF 2011/BN TWP WK SCHOOL	250512	250513	0
WAUKEE CITY AG/WAUKEE SCH/WAUKEE HICKMAN WEST TIF INCREMENT	250594	250595	0

Urban Renewal Area Value by Class - 1/1/2018 for FY 2020

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	448,170	9,792,940	147,993,333	9,836,540	0	-9,260	194,791,370	0	194,791,370
Taxable	251,587	5,573,943	133,193,999	8,852,886	0	-9,260	167,910,392	0	167,910,392
Homestead Credits									38

TIF Sp. Rev. Fund Cash Balance as of 07-01-2019: 2,337,794 426,281 **Amount of 07-01-2019 Cash Balance Restricted for LMI**

TIF Revenue: 4,041,667
 TIF Sp. Revenue Fund Interest: 53,576
 Property Tax Replacement Claims: 0
 Asset Sales & Loan Repayments: 0
Total Revenue: 4,095,243

Rebate Expenditures: 0
 Non-Rebate Expenditures: 3,709,784
 Returned to County Treasurer: 0
Total Expenditures: 3,709,784

TIF Sp. Rev. Fund Cash Balance as of 06-30-2020:	2,723,253	4,570	Amount of 06-30-2020 Cash Balance Restricted for LMI
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Projects For WAUKEE UNIFIED URBAN RENEWAL

Sugar Creek Trail

Description:	Sugar Creek Bike Trail
Classification:	Recreational facilities (lake development, parks, ball fields, trails)
Physically Complete:	Yes
Payments Complete:	Yes

Administrative Expenses

Description:	Administrative, Legal, Consulting
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

LMI Requirements

Description:	LMI Requirements
Classification:	Low and Moderate Income Housing
Physically Complete:	Yes
Payments Complete:	No

Sidewalk Program

Description:	Sidewalk Program
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

WRA/WDSM Connection

Description:	WRA/WDSM Sewer Connection
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Alices Road-Univ to Ashworth

Description:	Alices Road/St Lights - University Ave to Ashworth
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

Knapp Development Agreement

Description:	Knapp Development Agreement
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	Yes

Downtown Redevelopment

Description:	Downtown Streets/Lighting/Sidewalk
Classification:	Commercial - retail
Physically Complete:	Yes

Payments Complete:	Yes
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Alices Road Sewer-Phase I

Description:	Alices Road Coridor Sewer-Phase I
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	Yes

Community Center

Description:	Community Center - Redevelopment
Classification:	Municipal and other publicly-owned or leased buildings
Physically Complete:	Yes
Payments Complete:	Yes

6th Street/Northview Drive

Description:	Street Improvemen/Street Addition
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	Yes

PW Building

Description:	Public Works IJOBS Building Project
Classification:	Municipal and other publicly-owned or leased buildings
Physically Complete:	Yes
Payments Complete:	Yes

University Avenue

Description:	University Avenue - Alices to LA Grant
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	Yes

Alices Road Bridge

Description:	Alices Road/I80 Bridge
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	Yes

Alices Road - Univ to Ashworth

Description:	Alices Road/St Lights-University to Ashworth
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	Yes

Alices Road Interchange

Description:	Alices Road-I80 to University
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

Relocation Grant

Description:	Relocation Grant
Classification:	Commercial - office properties
Physically Complete:	Yes
Payments Complete:	Yes

Economic Development Grant

Description:	Habitat Humanity Grant
Classification:	Low and Moderate Income Housing
Physically Complete:	Yes
Payments Complete:	Yes

Economic Development Grant

Description:	Brick Drive/RISE Grant
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	Yes

Bike Trail Extension

Description:	Raccoon River Valey Trail Extension
	Recreational facilities (lake development, parks, ball fields,
Classification:	trails)
Physically Complete:	Yes
Payments Complete:	Yes

South Area Sewer

Description:	WRA Outfall/South Area Sewer
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	Yes

Alices Road/Interchange

Description:	Alices Road/I80 Interchange
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

University Ave-Alices to LA Grant

Description:	University Ave Widening Project
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	Yes

Bike Trail Extension

Description:	Raccoon River Valey Trail Extension
	Recreational facilities (lake development, parks, ball fields,
Classification:	trails)
Physically Complete:	Yes
Payments Complete:	Yes

South Area Sewer

Description:	WRA Outfall/South Area Sewer
Classification:	Roads, Bridges & Utilities

Physically Complete:	Yes
Payments Complete:	Yes

Alices Road/Interchange

Description:	Alices Road/I80 Interchange
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

University Ave-Alices to LA Grant

Description:	University Ave Widening Project
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	Yes

Bike Trail Extension

Description:	Raccoon River Valey Trail Extension
	Recreational facilities (lake development, parks, ball fields, trails)
Classification:	
Physically Complete:	Yes
Payments Complete:	Yes

South Area Sewer

Description:	WRA Outfall/South Area Sewer
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	Yes

Alices Road/Interchange

Description:	Alices Road/I80 Interchange
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

University Ave-Alices to LA Grant

Description:	University Ave Widening Project
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	Yes

Debts/Obligations For WAUKEE UNIFIED URBAN RENEWAL

WAUKEE2010C

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	134,550
Interest:	7,843
Total:	142,393
Annual Appropriation?:	No
Date Incurred:	06/02/2010
FY of Last Payment:	2021

WAUKEE2012D

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	880,000
Interest:	26,500
Total:	906,500
Annual Appropriation?:	No
Date Incurred:	12/28/2012
FY of Last Payment:	2021

WAUKEE2013B

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	505,000
Interest:	15,200
Total:	520,200
Annual Appropriation?:	No
Date Incurred:	05/28/2013
FY of Last Payment:	2028

Knapp/Alices LC Develop Agree

Debt/Obligation Type:	Rebates
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	Yes
Date Incurred:	08/06/2007
FY of Last Payment:	2021

Administrative Expenses

Debt/Obligation Type:	Internal Loans
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	Yes
Date Incurred:	07/01/2012
FY of Last Payment:	2021

LMI Requirement

Debt/Obligation Type:	Outstanding LMI Housing Obligations
Principal:	0

Interest:	0
Total:	0
Annual Appropriation?:	Yes
Date Incurred:	06/03/2003
FY of Last Payment:	2021

Sidewalk Program

Debt/Obligation Type:	Internal Loans
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	Yes
Date Incurred:	07/01/2012
FY of Last Payment:	2021

WRA/WDSM

Debt/Obligation Type:	Internal Loans
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	Yes
Date Incurred:	07/01/2009
FY of Last Payment:	2015

WAUKEE2013C

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	285,000
Interest:	3,848
Total:	288,848
Annual Appropriation?:	No
Date Incurred:	05/28/2013
FY of Last Payment:	2020

WAUKEE2013D

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	1,630,000
Interest:	122,750
Total:	1,752,750
Annual Appropriation?:	No
Date Incurred:	12/12/2013
FY of Last Payment:	2021

WAUKEE2012B

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	No
Date Incurred:	06/14/2012
FY of Last Payment:	2021

WAUKEE2014A

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	0
Interest:	0

Total:	0
Annual Appropriation?:	No
Date Incurred:	12/10/2014
FY of Last Payment:	2021

Relocation Grant

Debt/Obligation Type:	Rebates
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	Yes
Date Incurred:	07/01/2014
FY of Last Payment:	2021

Downtown Redevelopment Grant

Debt/Obligation Type:	Rebates
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	Yes
Date Incurred:	07/01/2014
FY of Last Payment:	2021

WAUKEE2014

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	No
Date Incurred:	12/10/2014
FY of Last Payment:	2034

WAUKEE2016B

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	No
Date Incurred:	09/20/2016
FY of Last Payment:	2022

WAUKEE2012B

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	No
Date Incurred:	06/14/2012
FY of Last Payment:	2021

WAUKEE2014

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	8,250,000
Interest:	1,874,232
Total:	10,124,232

Annual Appropriation?:	Yes
Date Incurred:	12/10/2014
FY of Last Payment:	2034

WAUKEE2016B

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	596,887
Interest:	12,858
Total:	609,745
Annual Appropriation?:	Yes
Date Incurred:	09/20/2016
FY of Last Payment:	2022

WAUKEE2012B

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	675,000
Interest:	30,450
Total:	705,450
Annual Appropriation?:	Yes
Date Incurred:	06/14/2012
FY of Last Payment:	2021

WAUKEE2014

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	7,290,000
Interest:	1,855,032
Total:	9,145,032
Annual Appropriation?:	Yes
Date Incurred:	12/10/2014
FY of Last Payment:	2034

WAUKEE2016B

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	596,887
Interest:	12,858
Total:	609,745
Annual Appropriation?:	Yes
Date Incurred:	09/20/2016
FY of Last Payment:	2022

WAUKEE2012B

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	675,000
Interest:	30,450
Total:	705,450
Annual Appropriation?:	Yes
Date Incurred:	06/14/2012
FY of Last Payment:	2021

Non-Rebates For WAUKEE UNIFIED URBAN RENEWAL

TIF Expenditure Amount:	71,781
Tied To Debt:	WAUKEE2010C
Tied To Project:	6th Street/Northview Drive
TIF Expenditure Amount:	2,192
Tied To Debt:	Administrative Expenses
Tied To Project:	Administrative Expenses
TIF Expenditure Amount:	0
Tied To Debt:	Sidewalk Program
Tied To Project:	Sidewalk Program
TIF Expenditure Amount:	0
Tied To Debt:	WAUKEE2010C
Tied To Project:	PW Building
TIF Expenditure Amount:	355,550
Tied To Debt:	WAUKEE2012B
Tied To Project:	University Avenue
TIF Expenditure Amount:	453,200
Tied To Debt:	WAUKEE2012D
Tied To Project:	Alices Road Sewer-Phase I
TIF Expenditure Amount:	44,217
Tied To Debt:	WAUKEE2013B
Tied To Project:	Community Center
TIF Expenditure Amount:	31,212
Tied To Debt:	WAUKEE2013B
Tied To Project:	Sugar Creek Trail
TIF Expenditure Amount:	289,448
Tied To Debt:	WAUKEE2013C
Tied To Project:	University Avenue
TIF Expenditure Amount:	886,800
Tied To Debt:	WAUKEE2013D
Tied To Project:	Alices Road - Univ to Ashworth
TIF Expenditure Amount:	0
Tied To Debt:	WAUKEE2014A
Tied To Project:	Alices Road Interchange
TIF Expenditure Amount:	185,271
Tied To Debt:	WAUKEE2013B
Tied To Project:	Alices Road Bridge
TIF Expenditure Amount:	0
Tied To Debt:	Administrative Expenses
Tied To Project:	Economic Development Grant
TIF Expenditure Amount:	103,262
Tied To Debt:	LMI Requirement
Tied To Project:	LMI Requirements
TIF Expenditure Amount:	0

Tied To Debt:	WAUKEE2016B
Tied To Project:	Bike Trail Extension
TIF Expenditure Amount:	0
Tied To Debt:	WAUKEE2016B
Tied To Project:	South Area Sewer
TIF Expenditure Amount:	0
Tied To Debt:	WAUKEE2014
Tied To Project:	Alices Road/Interchange
TIF Expenditure Amount:	0
Tied To Debt:	WAUKEE2012B
Tied To Project:	University Ave-Alices to LA Grant
TIF Expenditure Amount:	42,600
Tied To Debt:	WAUKEE2016B
Tied To Project:	Bike Trail Extension
TIF Expenditure Amount:	159,845
Tied To Debt:	WAUKEE2016B
Tied To Project:	South Area Sewer
TIF Expenditure Amount:	1,084,406
Tied To Debt:	WAUKEE2014
Tied To Project:	Alices Road/Interchange
TIF Expenditure Amount:	0
Tied To Debt:	WAUKEE2012B
Tied To Project:	University Ave-Alices to LA Grant

Rebates For WAUKEE UNIFIED URBAN RENEWAL

Knapp Properties & Team Technologies

TIF Expenditure Amount:	0
Rebate Paid To:	Alice's LC
Tied To Debt:	Knapp/Alices LC Develop Agree
Tied To Project:	Knapp Development Agreement
Projected Final FY of Rebate:	2021

Access Systems

TIF Expenditure Amount:	0
Rebate Paid To:	Access Systems inc
Tied To Debt:	Relocation Grant
Tied To Project:	Economic Development Grant
Projected Final FY of Rebate:	2021

Income Housing For WAUKEE UNIFIED URBAN RENEWAL

Amount of FY 2020 expenditures that provide or aid in the provision of public improvements related to housing and residential development:	103,262
Lots for low and moderate income housing:	85,000
Construction of low and moderate income housing:	0
Grants, credits or other direct assistance to low and moderate income families:	18,262
Payments to a low and moderate income housing fund established by the municipality, including matching funds for any state or federal moneys used for such purposes:	0
Other low and moderate income housing assistance:	0

TIF Taxing District Data Collection

Local Government Name: WAUKEE (25G240)
 Urban Renewal Area: WAUKEE UNIFIED URBAN RENEWAL (25021)
 TIF Taxing District Name: WAUKEE CITY/WAUKEE SCH/URBAN TIF INCREMENT
 TIF Taxing District Inc. Number: 250090
 TIF Taxing District Base Year: 1988
 FY TIF Revenue First Received: 1996
 Subject to a Statutory end date? No

UR Designation	
Slum	No
Blighted	05/2011
Economic Development	01/1989

TIF Taxing District Value by Class - 1/1/2018 for FY 2020

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	30,723,330	787,590	0	0	31,510,920	0	31,510,920
Taxable	0	0	27,650,997	708,831	0	0	28,359,828	0	28,359,828
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	130,375	28,359,828	28,359,828	0	0

FY 2020 TIF Revenue Received: 782,727

TIF Taxing District Data Collection

Local Government Name: WAUKEE (25G240)
 Urban Renewal Area: WAUKEE UNIFIED URBAN RENEWAL (25021)
 TIF Taxing District Name: WAUKEE CITY/WAUKEE SCH (WL TWP)/WAUKEE URBAN 2000 TIF INCREMENT
 TIF Taxing District Inc. Number: 250217
 TIF Taxing District Base Year: 1999
 FY TIF Revenue First Received: 2002
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2021

UR Designation	
Slum	No
Blighted	11/2011
Economic Development	11/2000

TIF Taxing District Value by Class - 1/1/2018 for FY 2020

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	3,261,260	79,150,363	4,866,660	0	-3,704	114,004,226	0	114,004,226
Taxable	0	1,856,242	71,235,326	4,379,994	0	-3,704	97,515,095	0	97,515,095
Homestead Credits									9

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	10,333,640	97,515,095	93,164,778	4,350,317	112,837

FY 2020 TIF Revenue Received: 2,347,637

TIF Taxing District Data Collection

Local Government Name: WAUKEE (25G240)
 Urban Renewal Area: WAUKEE UNIFIED URBAN RENEWAL (25021)
 TIF Taxing District Name: WAUKEE CITY AG/WAUKEE SCH (WL TWP)/WAUKEE URBAN 2000 TIF INCREMENT
 TIF Taxing District Inc. Number: 250219
 TIF Taxing District Base Year: 1999
 FY TIF Revenue First Received: 2002
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2021

UR Designation	
Slum	No
Blighted	11/2011
Economic Development	11/2000

TIF Taxing District Value by Class - 1/1/2018 for FY 2020

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	374,840	0	0	0	0	0	374,840	0	374,840
Taxable	210,425	0	0	0	0	0	210,425	0	210,425
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	762,430	0	0	0	0

FY 2020 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: WAUKEE (25G240)
 Urban Renewal Area: WAUKEE UNIFIED URBAN RENEWAL (25021)
 TIF Taxing District Name: WAUKEE CITY/WAUKEE SCH/URBAN TIF 2001 INCREMENT (AMEND)
 TIF Taxing District Inc. Number: 250237
 TIF Taxing District Base Year: 2001
 FY TIF Revenue First Received: 2002
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2021

UR Designation	
Slum	No
Blighted	11/2011
Economic Development	11/2000

TIF Taxing District Value by Class - 1/1/2018 for FY 2020

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	17,455,700	0	0	0	17,455,700	0	17,455,700
Taxable	0	0	15,710,130	0	0	0	15,710,130	0	15,710,130
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	359,960	15,710,130	15,009,269	700,861	18,179

FY 2020 TIF Revenue Received: 389,306

TIF Taxing District Data Collection

Local Government Name: WAUKEE (25G240)
 Urban Renewal Area: WAUKEE UNIFIED URBAN RENEWAL (25021)
 TIF Taxing District Name: WAUKEE CITY/VAN METER SCH/URBAN TIF 2001 INCREMENT (AMEND)
 TIF Taxing District Inc. Number: 250239
 TIF Taxing District Base Year: 2000
 FY TIF Revenue First Received: 2013
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2021

UR Designation	
Slum	No
Blighted	11/2011
Economic Development	11/2000

TIF Taxing District Value by Class - 1/1/2018 for FY 2020

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	3,202,900	0	0	0	3,202,900	0	3,202,900
Taxable	0	0	2,882,610	0	0	0	2,882,610	0	2,882,610
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	870,650	2,332,250	2,205,665	126,585	3,482

FY 2020 TIF Revenue Received: 60,672

TIF Taxing District Data Collection

Local Government Name: WAUKEE (25G240)
 Urban Renewal Area: WAUKEE UNIFIED URBAN RENEWAL (25021)
 TIF Taxing District Name: WAUKEE CITY AG/VAN METER SCH/URBAN TIF 2001 INCREMENT (AMEND)
 TIF Taxing District Inc. Number: 250243
 TIF Taxing District Base Year: 2000
 FY TIF Revenue First Received: 2013
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2021

UR Designation	
Slum	No
Blighted	11/2011
Economic Development	11/2000

TIF Taxing District Value by Class - 1/1/2018 for FY 2020

	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 2020	0	0	0	0	0

FY 2020 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: WAUKEE (25G240)
 Urban Renewal Area: WAUKEE UNIFIED URBAN RENEWAL (25021)
 TIF Taxing District Name: WAUKEE CITY/WAUKEE SCH/URBAN TIF 2002 INC (AMEND)
 TIF Taxing District Inc. Number: 250259
 TIF Taxing District Base Year: 2002
 FY TIF Revenue First Received: 2002
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2021

UR Designation	
Slum	No
Blighted	11/2011
Economic Development	11/2000

TIF Taxing District Value by Class - 1/1/2018 for FY 2020

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	4,534,320	532,030	0	0	0	5,066,350	0	5,066,350
Taxable	0	2,580,840	478,827	0	0	0	3,059,667	0	3,059,667
Homestead Credits									21

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	1,680	3,059,667	2,923,172	136,495	3,540

FY 2020 TIF Revenue Received: 75,303

TIF Taxing District Data Collection

Local Government Name: WAUKEE (25G240)
 Urban Renewal Area: WAUKEE UNIFIED URBAN RENEWAL (25021)
 TIF Taxing District Name: WAUKEE CITY/WAUKEE SCH/URBAN TIF 2003 INCREMENT(AMEND)
 TIF Taxing District Inc. Number: 250261
 TIF Taxing District Base Year: 2002
 FY TIF Revenue First Received: 2013
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2021

UR Designation	
Slum	No
Blighted	11/2011
Economic Development	11/2000

TIF Taxing District Value by Class - 1/1/2018 for FY 2020

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	1,121,300	0	0	0	1,121,300	0	1,121,300
Taxable	0	0	1,009,170	0	0	0	1,009,170	0	1,009,170
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	863,400	257,900	254,442	3,458	90

FY 2020 TIF Revenue Received: 6,600

TIF Taxing District Data Collection

Local Government Name:	WAUKEE (25G240)
Urban Renewal Area:	WAUKEE UNIFIED URBAN RENEWAL (25021)
TIF Taxing District Name:	WAUKEE CITY AG/WAUKEE SCH/URBAN TIF 2003 INCREMENT (AMEND)
TIF Taxing District Inc. Number:	250263
TIF Taxing District Base Year:	2002
FY TIF Revenue First Received:	
Subject to a Statutory end date?	Yes
Fiscal year this TIF Taxing District statutorily ends:	2021

UR Designation	
Slum	No
Blighted	11/2011
Economic Development	11/2000

TIF Taxing District Value by Class - 1/1/2018 for FY 2020

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	8,440	0	0	0	0	0	8,440	0	8,440
Taxable	4,738	0	0	0	0	0	4,738	0	4,738
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	0	4,738	0	4,738	89

FY 2020 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name:	WAUKEE (25G240)
Urban Renewal Area:	WAUKEE UNIFIED URBAN RENEWAL (25021)
TIF Taxing District Name:	WAUKEE CITY/WAUKEE SCH/URBAN TIF 2004 INCREMENT
TIF Taxing District Inc. Number:	250304
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:	2021

UR Designation	
Slum	No
Blighted	11/2011
Economic Development	12/2004

TIF Taxing District Value by Class - 1/1/2018 for FY 2020

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	6,523,340	4,182,290	0	0	10,705,630	0	10,705,630
Taxable	0	0	5,871,006	3,764,061	0	0	9,635,067	0	9,635,067
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	4,395,360	6,310,270	6,028,738	281,532	7,302

FY 2020 TIF Revenue Received: 155,803

TIF Taxing District Data Collection

Local Government Name: WAUKEE (25G240)
 Urban Renewal Area: WAUKEE UNIFIED URBAN RENEWAL (25021)
 TIF Taxing District Name: WAUKEE CITY AG/WAUKEE SCH/URBAN TIF 2004 INCREMENT
 TIF Taxing District Inc. Number: 250306
 TIF Taxing District Base Year: 2003
 FY TIF Revenue First Received:
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District
 statutorily ends: 2021

UR Designation	
Slum	No
Blighted	11/2011
Economic Development	12/2004

TIF Taxing District Value by Class - 1/1/2018 for FY 2020

	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 2020	0	0	0	0	0

FY 2020 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: WAUKEE (25G240)
 Urban Renewal Area: WAUKEE UNIFIED URBAN RENEWAL (25021)
 TIF Taxing District Name: WAUKEE CITY AG/WAUKEE SCH/KOETHE 2007 TIF INCREMENT
 TIF Taxing District Inc. Number: 250333
 TIF Taxing District Base Year: 2006
 FY TIF Revenue First Received:
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District
 statutorily ends: 2021

UR Designation	
Slum	No
Blighted	11/2011
Economic Development	07/2007

TIF Taxing District Value by Class - 1/1/2018 for FY 2020

	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 2020	0	0	0	0	0

FY 2020 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: WAUKEE (25G240)
 Urban Renewal Area: WAUKEE UNIFIED URBAN RENEWAL (25021)
 TIF Taxing District Name: WAUKEE CITY/WAUKEE SCH/URBAN TIF 2007 INCREMENT
 TIF Taxing District Inc. Number: 250341
 TIF Taxing District Base Year: 2006
 FY TIF Revenue First Received:
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2021

UR Designation	
Slum	No
Blighted	11/2011
Economic Development	07/2007

TIF Taxing District Value by Class - 1/1/2018 for FY 2020

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	1,997,360	235,530	0	0	-5,556	2,227,334	0	2,227,334
Taxable	0	1,136,861	211,977	0	0	-5,556	1,343,282	0	1,343,282
Homestead Credits									8

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	238,360	1,343,282	1,283,343	59,939	1,555

FY 2020 TIF Revenue Received: 33,274

TIF Taxing District Data Collection

Local Government Name: WAUKEE (25G240)
 Urban Renewal Area: WAUKEE UNIFIED URBAN RENEWAL (25021)
 TIF Taxing District Name: WAUKEE CITY AG/WAUKEE SCH/URBAN TIF 2007 INCREMENT
 TIF Taxing District Inc. Number: 250343
 TIF Taxing District Base Year: 2006
 FY TIF Revenue First Received:
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2021

UR Designation	
Slum	No
Blighted	11/2011
Economic Development	07/2007

TIF Taxing District Value by Class - 1/1/2018 for FY 2020

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	50,870	0	0	0	0	0	50,870	0	50,870
Taxable	28,554	0	0	0	0	0	28,554	0	28,554
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	0	28,554	0	28,554	539

FY 2020 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: WAUKEE (25G240)
 Urban Renewal Area: WAUKEE UNIFIED URBAN RENEWAL (25021)
 TIF Taxing District Name: WAUKEE CITY/WAUKEE SCH/URBAN TIF 2011 INCREMENT
 TIF Taxing District Inc. Number: 250439
 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 - 1/1/2018 for FY 2020

	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 2020	0	0	0	0	0

FY 2020 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: WAUKEE (25G240)
 Urban Renewal Area: WAUKEE UNIFIED URBAN RENEWAL (25021)
 TIF Taxing District Name: WAUKEE CORP/URBAN TIF 2004/BN TWP WK SCHOOL
 TIF Taxing District Inc. Number: 250502
 TIF Taxing District Base Year: 2004
 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 - 1/1/2018 for FY 2020

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	6,722,170	0	0	0	6,722,170	0	6,722,170
Taxable	0	0	6,049,953	0	0	0	6,049,953	0	6,049,953
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	18,420	6,049,953	5,781,177	268,776	6,971

FY 2020 TIF Revenue Received: 149,931

TIF Taxing District Data Collection

Local Government Name: WAUKEE (25G240)
 Urban Renewal Area: WAUKEE UNIFIED URBAN RENEWAL (25021)
 TIF Taxing District Name: WAUKEE CITY/WAUKEE SCH (BN TWP)/WAUKEE URBAN 2000 TIF INCREMENT
 TIF Taxing District Inc. Number: 250504
 TIF Taxing District Base Year: 1999
 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 - 1/1/2018 for FY 2020

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	2,326,670	0	0	0	2,326,670	0	2,326,670
Taxable	0	0	2,094,003	0	0	0	2,094,003	0	2,094,003
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	695,910	1,630,760	1,558,315	72,445	1,879

FY 2020 TIF Revenue Received: 40,414

TIF Taxing District Data Collection

Local Government Name: WAUKEE (25G240)
 Urban Renewal Area: WAUKEE UNIFIED URBAN RENEWAL (25021)
 TIF Taxing District Name: WAUKEE CITY AG/WAUKEE SCH (BN TWP)/WAUKEE URBAN 2000 TIF INCREMENT
 TIF Taxing District Inc. Number: 250507
 TIF Taxing District Base Year: 1999
 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 - 1/1/2018 for FY 2020

	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 2020	0	0	0	0	0

FY 2020 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: WAUKEE (25G240)
 Urban Renewal Area: WAUKEE UNIFIED URBAN RENEWAL (25021)
 TIF Taxing District Name: WAUKEE CORP/URBAN TIF 2011/BN TWP WK SCHOOL
 TIF Taxing District Inc. Number: 250513
 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 - 1/1/2018 for FY 2020

	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 2020	0	0	0	0	0

FY 2020 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: WAUKEE (25G240)
 Urban Renewal Area: WAUKEE UNIFIED URBAN RENEWAL (25021)
 TIF Taxing District Name: WAUKEE CITY AG/WAUKEE SCH/WAUKEE HICKMAN WEST TIF INCREMENT
 TIF Taxing District Inc. Number: 250595
 TIF Taxing District Base Year: 1988
 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 - 1/1/2018 for FY 2020

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	14,020	0	0	0	0	0	14,020	0	14,020
Taxable	7,870	0	0	0	0	0	7,870	0	7,870
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	0	7,870	0	7,870	148

FY 2020 TIF Revenue Received: 0

Urban Renewal Area Data Collection

Local Government Name: WAUKEE (25G240)
 Urban Renewal Area: WAUKEE CONSOLIDATED URBAN RENEWAL
 UR Area Number: 25033

UR Area Creation Date: 10/2013

UR Area Purpose: Primary objective of plan is to develop the area for economic development, primarily thru added retail & commercial development; with direct access to I80, thru job creation, infrastructure improvements, efficient transportation, and expansion of tax base.

Tax Districts within this Urban Renewal Area

	Base No.	Increment No.	Increment Value Used
WAUKEE CITY/WAUKEE SCH (BN TWP)/WAUKEE GATEWAY '18 ORD 2911 TIF INCREMENT	250495	250496	3,531,778
WAUKEE CORP AG/TIF'13 GATEWAY/WK SCHOOL	250497	250498	0
WAUKEE CITY/WAUKEE SCH (WL TWP)/WAUKEE GATEWAY '16 ORD 2832 TIF INCREMENT	250541	250542	2,639,536
WAUKEE CITY/WAUKEE SCH (BN TWP)/WAUKEE GATEWAY '16 ORD 2832 TIF INCREMENT	250543	250544	2,286,335
WAUKEE CITY AG/WAUKEE SCH (BN TWP)/WAUKEE GATEWAY '16 ORD 2832 TIF INCREMENT	250545	250546	0
WAUKEE CITY/WAUKEE SCH (BN TWP)/WAUKEE GATEWAY '17 ORD 2866 TIF INCREMENT	250580	250581	11,866,499
WAUKEE CITY/WAUKEE SCH (WL TWP)/WAUKEE GATEWAY '17 ORD 2866 TIF INCREMENT	250582	250583	3,403,780
WAUKEE CITY AG/WAUKEE SCH (WL TWP)/WAUKEE CENTRAL '17 ORD 2865 TIF INCREMENT	250590	250591	0
WAUKEE CITY/WAUKEE SCH (WL TWP)/WAUKEE CENTRAL '17 ORD 2865 TIF INCREMENT	250592	250593	0
WAUKE CITY/WAUKEE SCH (WL TWP)/WAUKEE GATEWAY '18 ORD 2911 TIF INCREMENT	250607	250608	3,819,763

Urban Renewal Area Value by Class - 1/1/2018 for FY 2020

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	54,180	0	34,116,580	0	0	0	34,170,760	0	34,170,760
Taxable	30,412	0	30,704,922	0	0	0	30,735,334	0	30,735,334
Homestead Credits									0

TIF Sp. Rev. Fund Cash Balance as of 07-01-2019:

12,818

0

Amount of 07-01-2019 Cash Balance Restricted for LMI

TIF Revenue: 676,098
 TIF Sp. Revenue Fund Interest: 5,228
 Property Tax Replacement Claims: 0
 Asset Sales & Loan Repayments: 0
Total Revenue: 681,326

Rebate Expenditures: 0
 Non-Rebate Expenditures: 1,089,931
 Returned to County Treasurer: 0
Total Expenditures: 1,089,931

TIF Sp. Rev. Fund Cash Balance as of 06-30-2020:

-395,787

0

Amount of 06-30-2020 Cash Balance Restricted for LMI

Projects For WAUKEE CONSOLIDATED URBAN RENEWAL

Administrative Expenses

Description:	Administrative, Legal, Consulting
Classification:	Administrative expenses
Physically Complete:	No
Payments Complete:	No

Administrative Expenses

Description:	Administrative, Legal & Consulting
Classification:	Administrative expenses
Physically Complete:	No
Payments Complete:	No

Administrative Expenses

Description:	Administrative, Legal & Consulting
Classification:	Administrative expenses
Physically Complete:	No
Payments Complete:	No

Kettlestone Blvd & Trail

Description:	Kettlestone Blvd Construction
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

North 10th Street

Description:	North High School Roads
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

Debts/Obligations For WAUKEE CONSOLIDATED URBAN RENEWAL

Administrative Expenses

Debt/Obligation Type:	Internal Loans
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	Yes
Date Incurred:	07/01/2015
FY of Last Payment:	2035

Administrative & Legal

Debt/Obligation Type:	Internal Loans
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	Yes
Date Incurred:	07/01/2017
FY of Last Payment:	2038

Administrative & Legal

Debt/Obligation Type:	Internal Loans
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	Yes
Date Incurred:	07/01/2017
FY of Last Payment:	2036

Waukee2019A

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	2,047,569
Interest:	506,236
Total:	2,553,805
Annual Appropriation?:	Yes
Date Incurred:	07/01/2019
FY of Last Payment:	2031

Waukee2020A

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	12,800,000
Interest:	2,634,359
Total:	15,434,359
Annual Appropriation?:	Yes
Date Incurred:	07/01/2019
FY of Last Payment:	2035

Non-Rebates For WAUKEE CONSOLIDATED URBAN RENEWAL

TIF Expenditure Amount:	116,469
Tied To Debt:	Administrative Expenses
Tied To Project:	Administrative Expenses

TIF Expenditure Amount:	973,462
Tied To Debt:	Waukee2019A
Tied To Project:	Kettlestone Blvd & Trail

TIF Taxing District Data Collection

Local Government Name:	WAUKEE (25G240)
Urban Renewal Area:	WAUKEE CONSOLIDATED URBAN RENEWAL (25033)
TIF Taxing District Name:	WAUKEE CITY/WAUKEE SCH (BN TWP)/WAUKEE GATEWAY '18 ORD 2911 TIF INCREMENT
TIF Taxing District Inc. Number:	250496
TIF Taxing District Base Year:	0
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 - 1/1/2018 for FY 2020

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	4,373,670	0	0	0	4,373,670	0	4,373,670
Taxable	0	0	3,936,303	0	0	0	3,936,303	0	3,936,303
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	0	3,936,303	3,531,778	404,525	10,491

FY 2020 TIF Revenue Received: 72,996

TIF Taxing District Data Collection

Local Government Name:	WAUKEE (25G240)
Urban Renewal Area:	WAUKEE CONSOLIDATED URBAN RENEWAL (25033)
TIF Taxing District Name:	WAUKEE CORP AG/TIF'13 GATEWAY/WK SCHOOL
TIF Taxing District Inc. Number:	250498
TIF Taxing District Base Year:	0
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 - 1/1/2018 for FY 2020

	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 2020	0	0	0	0	0

FY 2020 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name:	WAUKEE (25G240)
Urban Renewal Area:	WAUKEE CONSOLIDATED URBAN RENEWAL (25033)
TIF Taxing District Name:	WAUKEE CITY/WAUKEE SCH (WL TWP)/WAUKEE GATEWAY '16 ORD 2832 TIF INCREMENT
TIF Taxing District Inc. Number:	250542
TIF Taxing District Base Year:	2015
FY TIF Revenue First Received:	2018
Subject to a Statutory end date?	No

UR Designation	
Slum	No
Blighted	No
Economic Development	No

TIF Taxing District Value by Class - 1/1/2018 for FY 2020

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	3,269,360	0	0	0	3,269,360	0	3,269,360
Taxable	0	0	2,942,424	0	0	0	2,942,424	0	2,942,424
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	8,110	2,942,424	2,639,536	302,888	7,856

FY 2020 TIF Revenue Received: 54,812

TIF Taxing District Data Collection

Local Government Name:	WAUKEE (25G240)
Urban Renewal Area:	WAUKEE CONSOLIDATED URBAN RENEWAL (25033)
TIF Taxing District Name:	WAUKEE CITY/WAUKEE SCH (BN TWP)/WAUKEE GATEWAY '16 ORD 2832 TIF INCREMENT
TIF Taxing District Inc. Number:	250544
TIF Taxing District Base Year:	2015
FY TIF Revenue First Received:	2018
Subject to a Statutory end date?	No

UR Designation	
Slum	No
Blighted	No
Economic Development	No

TIF Taxing District Value by Class - 1/1/2018 for FY 2020

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	2,831,340	0	0	0	2,831,340	0	2,831,340
Taxable	0	0	2,548,206	0	0	0	2,548,206	0	2,548,206
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	0	2,548,206	2,286,335	261,871	6,791

FY 2020 TIF Revenue Received: 59,295

TIF Taxing District Data Collection

Local Government Name:	WAUKEE (25G240)
Urban Renewal Area:	WAUKEE CONSOLIDATED URBAN RENEWAL (25033)
TIF Taxing District Name:	WAUKEE CITY AG/WAUKEE SCH (BN TWP)/WAUKEE GATEWAY '16 ORD 2832
TIF INCREMENT	
TIF Taxing District Inc. Number:	250546
TIF Taxing District Base Year:	2015
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 - 1/1/2018 for FY 2020

	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	4,434	0	0	0	0	0	4,434	0	4,434
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	47,150	0	0	0	0

FY 2020 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name:	WAUKEE (25G240)
Urban Renewal Area:	WAUKEE CONSOLIDATED URBAN RENEWAL (25033)
TIF Taxing District Name:	WAUKEE CITY/WAUKEE SCH (BN TWP)/WAUKEE GATEWAY '17 ORD 2866 TIF
INCREMENT	
TIF Taxing District Inc. Number:	250581
TIF Taxing District Base Year:	2016
FY TIF Revenue First Received:	2019
Subject to a Statutory end date?	No

UR Designation	
Slum	No
Blighted	No
Economic Development	No

TIF Taxing District Value by Class - 1/1/2018 for FY 2020

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	14,695,110	0	0	0	14,695,110	0	14,695,110
Taxable	0	0	13,225,599	0	0	0	13,225,599	0	13,225,599
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	218,490	13,225,599	11,866,499	1,359,100	35,247

FY 2020 TIF Revenue Received: 307,749

TIF Taxing District Data Collection

Local Government Name:	WAUKEE (25G240)
Urban Renewal Area:	WAUKEE CONSOLIDATED URBAN RENEWAL (25033)
TIF Taxing District Name:	WAUKEE CITY/WAUKEE SCH (WL TWP)/WAUKEE GATEWAY '17 ORD 2866 TIF INCREMENT
TIF Taxing District Inc. Number:	250583
TIF Taxing District Base Year:	2016
FY TIF Revenue First Received:	2019
Subject to a Statutory end date?	No

UR Designation	
Slum	No
Blighted	No
Economic Development	No

TIF Taxing District Value by Class - 1/1/2018 for FY 2020

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	4,215,930	0	0	0	4,215,930	0	4,215,930
Taxable	0	0	3,794,337	0	0	0	3,794,337	0	3,794,337
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	145,730	3,794,337	3,403,780	390,557	10,130

FY 2020 TIF Revenue Received: 82,170

TIF Taxing District Data Collection

Local Government Name:	WAUKEE (25G240)
Urban Renewal Area:	WAUKEE CONSOLIDATED URBAN RENEWAL (25033)
TIF Taxing District Name:	WAUKEE CITY AG/WAUKEE SCH (WL TWP)/WAUKEE CENTRAL '17 ORD 2865 TIF INCREMENT
TIF Taxing District Inc. Number:	250591
TIF Taxing District Base Year:	0
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 - 1/1/2018 for FY 2020

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	46,280	0	0	0	0	0	46,280	0	46,280
Taxable	25,978	0	0	0	0	0	25,978	0	25,978
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	0	25,978	0	25,978	490

FY 2020 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name:	WAUKEE (25G240)
Urban Renewal Area:	WAUKEE CONSOLIDATED URBAN RENEWAL (25033)
TIF Taxing District Name:	WAUKEE CITY/WAUKEE SCH (WL TWP)/WAUKEE CENTRAL '17 ORD 2865 TIF INCREMENT
TIF Taxing District Inc. Number:	250593
TIF Taxing District Base Year:	0
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 - 1/1/2018 for FY 2020

	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 2020	0	0	0	0	0

FY 2020 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name:	WAUKEE (25G240)
Urban Renewal Area:	WAUKEE CONSOLIDATED URBAN RENEWAL (25033)
TIF Taxing District Name:	WAUKEE CITY/WAUKEE SCH (WL TWP)/WAUKEE GATEWAY '18 ORD 2911 TIF INCREMENT
TIF Taxing District Inc. Number:	250608
TIF Taxing District Base Year:	2017
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 - 1/1/2018 for FY 2020

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	4,731,170	0	0	0	4,731,170	0	4,731,170
Taxable	0	0	4,258,053	0	0	0	4,258,053	0	4,258,053
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	342,590	4,258,053	3,819,763	438,290	11,368

FY 2020 TIF Revenue Received: 99,076

Urban Renewal Area Data Collection

Local Government Name: WAUKEE (25G240)
 Urban Renewal Area: WAUKEE AUTUMN RIDGE URBAN RENEWAL
 UR Area Number: 25036

UR Area Creation Date:

UR Area Purpose:

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
WAUKEE CITY/WAUKEE SCH (WL TWP)/WAUKEE AUTUMN RIDGE '16 ORD 2831 TIF INCREMENT	250547	250548	7,076,160
WAUKEE CITY/WAUKEE SCH (WL TWP)/WAUKEE AUTUMN RIDGE '17 ORD 2867 TIF INCREMENT	250584	250585	3,999,864
WAUKEE CITY/WAUKEE SCH (WL TWP)/WAUKEE AUTUMN RIDGE '18 ORD 2912 TIF INCREMENT	250609	250610	6,450,940

Urban Renewal Area Value by Class - 1/1/2018 for FY 2020

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	30,793,470	0	0	0	0	30,793,470	0	30,793,470
Taxable	0	17,526,964	0	0	0	0	17,526,964	0	17,526,964
Homestead Credits									0

TIF Sp. Rev. Fund Cash Balance as of 07-01-2019: **278,061** **85,229** **Amount of 07-01-2019 Cash Balance Restricted for LMI**

TIF Revenue: 454,663
 TIF Sp. Revenue Fund Interest: 6,028
 Property Tax Replacement Claims: 0
 Asset Sales & Loan Repayments: 0
Total Revenue: 460,691

Rebate Expenditures: 0
 Non-Rebate Expenditures: 460,395
 Returned to County Treasurer: 0
Total Expenditures: 460,395

TIF Sp. Rev. Fund Cash Balance as of 06-30-2020: **278,357** **78,765** **Amount of 06-30-2020 Cash Balance Restricted for LMI**

Projects For WAUKEE AUTUMN RIDGE URBAN RENEWAL

Administrative Expenses

Description:	Administrative, Legal & Consulting
Classification:	Administrative expenses
Physically Complete:	No
Payments Complete:	No

Alices Road - Ph IV & V

Description:	Roadway Reconstruction
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

LMI Expenses

Description:	LMI Eligible Expenses
Classification:	Low and Moderate Income Housing
Physically Complete:	No
Payments Complete:	No

Debts/Obligations For WAUKEE AUTUMN RIDGE URBAN RENEWAL

Administrative

Debt/Obligation Type:	Internal Loans
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	Yes
Date Incurred:	07/01/2017
FY of Last Payment:	2035

Waukee2018A

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	3,232,029
Interest:	1,785,336
Total:	5,017,365
Annual Appropriation?:	Yes
Date Incurred:	06/18/2019
FY of Last Payment:	2030

LMI

Debt/Obligation Type:	Outstanding LMI Housing Obligations
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	Yes
Date Incurred:	07/01/2019
FY of Last Payment:	2030

Non-Rebates For WAUKEE AUTUMN RIDGE URBAN RENEWAL

TIF Expenditure Amount:	2,411
Tied To Debt:	Administrative
Tied To Project:	Administrative Expenses
TIF Expenditure Amount:	312,757
Tied To Debt:	Waukee2018A
Tied To Project:	Alices Road - Ph IV & V
TIF Expenditure Amount:	145,227
Tied To Debt:	LMI
Tied To Project:	LMI Expenses

TIF Taxing District Data Collection

Local Government Name:	WAUKEE (25G240)
Urban Renewal Area:	WAUKEE AUTUMN RIDGE URBAN RENEWAL (25036)
TIF Taxing District Name:	WAUKEE CITY/WAUKEE SCH (WL TWP)/WAUKEE AUTUMN RIDGE '16 ORD
2831 TIF INCREMENT	
TIF Taxing District Inc. Number:	250548
TIF Taxing District Base Year:	2015
FY TIF Revenue First Received:	2018
Subject to a Statutory end date?	No

	UR Designation
Slum	No
Blighted	No
Economic Development	No

TIF Taxing District Value by Class - 1/1/2018 for FY 2020

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	12,432,240	0	0	0	0	12,432,240	0	12,432,240
Taxable	0	7,076,160	0	0	0	0	7,076,160	0	7,076,160
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	2,041,870	7,076,160	7,076,160	0	0

FY 2020 TIF Revenue Received: 183,563

TIF Taxing District Data Collection

Local Government Name:	WAUKEE (25G240)
Urban Renewal Area:	WAUKEE AUTUMN RIDGE URBAN RENEWAL (25036)
TIF Taxing District Name:	WAUKEE CITY/WAUKEE SCH (WL TWP)/WAUKEE AUTUMN RIDGE '17 ORD
2867 TIF INCREMENT	
TIF Taxing District Inc. Number:	250585
TIF Taxing District Base Year:	2016
FY TIF Revenue First Received:	2019
Subject to a Statutory end date?	No

	UR Designation
Slum	No
Blighted	No
Economic Development	No

TIF Taxing District Value by Class - 1/1/2018 for FY 2020

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	7,027,440	0	0	0	0	7,027,440	0	7,027,440
Taxable	0	3,999,864	0	0	0	0	3,999,864	0	3,999,864
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	234,640	3,999,864	3,999,864	0	0

FY 2020 TIF Revenue Received: 103,759

TIF Taxing District Data Collection

Local Government Name:	WAUKEE (25G240)
Urban Renewal Area:	WAUKEE AUTUMN RIDGE URBAN RENEWAL (25036)
TIF Taxing District Name:	WAUKEE CITY/WAUKEE SCH (WL TWP)/WAUKEE AUTUMN RIDGE '18 ORD
2912 TIF INCREMENT	
TIF Taxing District Inc. Number:	250610
TIF Taxing District Base Year:	2017
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 - 1/1/2018 for FY 2020

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	11,333,790	0	0	0	0	11,333,790	0	11,333,790
Taxable	0	6,450,940	0	0	0	0	6,450,940	0	6,450,940
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	455,690	6,450,940	6,450,940	0	0

FY 2020 TIF Revenue Received: 167,341

Urban Renewal Area Data Collection

Local Government Name: WAUKEE (25G240)
 Urban Renewal Area: WAUKEE SOUTHWEST BUSINESS PARK URBAN RENEWAL
 UR Area Number: 25038

UR Area Creation Date:

UR Area Purpose: Plan area is established to provide commercial and light industrial for future SW Business park development project.

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
WAUKEE CITY/VAN METER SCH (BN TWP)/WAUKEE SW BP '17 ORD 2864 TIF INCREMENT	250586	250587	0
WAUKEE CITY AG/VAN METER SCH (BN TWP)/WAUKEE SW BP '17 ORD 2864 TIF INCREMENT	250588	250589	0

Urban Renewal Area Value by Class - 1/1/2018 for FY 2020

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	36,900	0	0	0	0	0	36,900	0	36,900
Taxable	20,713	0	0	0	0	0	20,713	0	20,713
Homestead Credits									0

TIF Sp. Rev. Fund Cash Balance as of 07-01-2019: -5,574 0 **Amount of 07-01-2019 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: 265
 Returned to County Treasurer: 0
Total Expenditures: 265

TIF Sp. Rev. Fund Cash Balance as of 06-30-2020: -5,839 0 **Amount of 06-30-2020 Cash Balance Restricted for LMI**

Projects For WAUKEE SOUTHWEST BUSINESS PARK URBAN RENEWAL

Administrative Expenses

Description:	Administrative, Legal & Consulting
Classification:	Administrative expenses
Physically Complete:	No
Payments Complete:	No

Debts/Obligations For WAUKEE SOUTHWEST BUSINESS PARK URBAN RENEWAL

Administrative & Legal

Debt/Obligation Type:	Internal Loans
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	Yes
Date Incurred:	07/01/2017
FY of Last Payment:	2037

Non-Rebates For WAUKEE SOUTHWEST BUSINESS PARK URBAN RENEWAL

TIF Expenditure Amount:	265
Tied To Debt:	Administrative & Legal
Tied To Project:	Administrative Expenses

TIF Taxing District Data Collection

Local Government Name:	WAUKEE (25G240)
Urban Renewal Area:	WAUKEE SOUTHWEST BUSINESS PARK URBAN RENEWAL (25038)
TIF Taxing District Name:	WAUKEE CITY/VAN METER SCH (BN TWP)/WAUKEE SW BP '17 ORD 2864 TIF INCREMENT
TIF Taxing District Inc. Number:	250587
TIF Taxing District Base Year:	0
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 - 1/1/2018 for FY 2020

	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 2020	0	0	0	0	0

FY 2020 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name:	WAUKEE (25G240)
Urban Renewal Area:	WAUKEE SOUTHWEST BUSINESS PARK URBAN RENEWAL (25038)
TIF Taxing District Name:	WAUKEE CITY AG/VAN METER SCH (BN TWP)/WAUKEE SW BP '17 ORD 2864 TIF INCREMENT
TIF Taxing District Inc. Number:	250589
TIF Taxing District Base Year:	0
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 - 1/1/2018 for FY 2020

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	36,900	0	0	0	0	0	36,900	0	36,900
Taxable	20,713	0	0	0	0	0	20,713	0	20,713
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	0	20,713	0	20,713	423

FY 2020 TIF Revenue Received: 0