

Annual Urban Renewal Report, Fiscal Year 2019 - 2020

Levy Authority Summary

Local Government Name: NORTH LIBERTY
Local Government Number: 52G485

Active Urban Renewal Areas	U.R. #	# of Tif Taxing Districts
NORTH LIBERTY URBAN RENEWAL	52001	17

TIF Debt Outstanding: 43,849,707

TIF Sp. Rev. Fund Cash Balance as of 07-01-2019:	1,338,095	0	Amount of 07-01-2019 Cash Balance Restricted for LMI
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TIF Revenue:	4,828,097
TIF Sp. Revenue Fund Interest:	0
Property Tax Replacement Claims	0
Asset Sales & Loan Repayments:	0
Total Revenue:	4,828,097

Rebate Expenditures:	846,018
Non-Rebate Expenditures:	3,638,405
Returned to County Treasurer:	0
Total Expenditures:	4,484,423

TIF Sp. Rev. Fund Cash Balance as of 06-30-2020:	1,681,769	0	Amount of 06-30-2020 Cash Balance Restricted for LMI
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**Year-End Outstanding TIF
Obligations, Net of TIF Special
Revenue Fund Balance:** 37,683,515

Urban Renewal Area Data Collection

Local Government Name: NORTH LIBERTY (52G485)
 Urban Renewal Area: NORTH LIBERTY URBAN RENEWAL
 UR Area Number: 52001

UR Area Creation Date: 06/1990

UR Area Purpose: To encourage economic development through public improvements including streets, utilities, rebates to various corporations and other public improvements.

Tax Districts within this Urban Renewal Area

	Base No.	Increment No.	Increment Value Used
NORTH LIBERTY CITY/IOWA CITY SCH/ NL UR TIF INCREMENT	520099	520100	67,975,916
NORTH LIBERTY CITY AG/IOWA CITY SCH/ NL UR TIF INCREMENT	520101	520102	99,266
NORTH LIBERTY CITY/CLEAR CREEK SCH/ NL UR TIF INCREMENT	520103	520104	57,083,380
NORTH LIBERTY CITY AG/CLEAR CREEK SCH/NL UR TIF INCREMENT	520105	520106	140,935
NORTH LIBERTY CITY AG/IOWA CITY SCH/NORTH LIBERTY UR 2000 AMEND TIF INCREMENT	520191	520192	0
NORTH LIBERTY CITY/IOWA CITY SCH/NORTH LIBERTY UR 2000 AMEND TIF INCREM	520204	520205	12,123,476
NORTH LIBERTY CITY/IOWA CITY SCH/NORTH LIBERTY UR 2002 AMEND INCR	520220	520221	0
NORTH LIBERTY CITY AG/IOWA CITY SCH/NORTH LIBERTY UR 2002 AMEND INCR	520222	520223	99,771
NORTH LIBERTY CITY AG/IOWA CITY SCH/N LIBERTY UR 2003 AMD TIF INCR	520257	520258	0
NORTH LIBERTY CITY/IOWA CITY SCH/N LIBERTY UR 2003 AMEND INCREMENT	520285	520286	8,251,628
NORTH LIBERTY CITY AG/CLEAR CREEK SCH/NORTH LIBERTY UR TIF 2010 AMEND INCR	520335	520336	0
NORTH LIBERTY CITY/CLEAR CREEK SCH/N LIB UR TIF AM DELOPMENT INCR	520343	520344	4,140,720
NORTH LIBERTY CITY/CLEAR CREEK SCH/N LIB UR TIF UICCU INCREMENT	520374	520375	24,944,760
NORTH LIBERTY CITY/CLEAR CREEK SCH/N LIBERTY UR 2016 AMEND INCREMENT	520394	520395	125,069
NORTH LIBERTY CITY/CLEAR CREEK SCH/NL UR TIF 2010 AMD CORR DEVEL INCR	520410	520411	1,065,060
NORTH LIBERTY CITY/CLEAR CREEK SCH/NL UR TIF 2016 AMD SPOTIX INCR	520412	520413	2,540,880
NORTH LIBERTY CITY/CLEAR CREEK SCH/NL UR TIF 2016 AMD I380 IND PK INCR	520414	520415	1,448,104

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

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	1,090,300	187,666,800	204,347,973	12,977,300	0	-59,264	409,903,436	0	409,903,436
Taxable	612,011	106,816,280	183,913,176	11,679,570	0	-59,264	305,872,018	0	305,872,018
Homestead Credits									395

TIF Sp. Rev. Fund Cash Balance as of 07-01-2019: **1,338,095** **0** **Amount of 07-01-2019 Cash Balance Restricted for LMI**

TIF Revenue: 4,828,097
 TIF Sp. Revenue Fund Interest: 0
 Property Tax Replacement Claims: 0
 Asset Sales & Loan Repayments: 0
Total Revenue: 4,828,097

Rebate Expenditures: 846,018
 Non-Rebate Expenditures: 3,638,405
 Returned to County Treasurer: 0

Total Expenditures:	4,484,423
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TIF Sp. Rev. Fund Cash Balance as of 06-30-2020:	1,681,769	0	Amount of 06-30-2020 Cash Balance Restricted for LMI
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Projects For NORTH LIBERTY URBAN RENEWAL

2015A 240th St. Improvements

Description:	Street improvements
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

2015A Kansas/Penn Intersection

Description:	Street Improvements to help Heartland Express
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

2008 USTEP Project

Description:	Improvements to Penn Street and I380 Interchange
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

2008 CCA Gym Expand

Description:	City's contribution to the School's Gym Expansion
Classification:	Municipal and other publicly-owned or leased buildings
Physically Complete:	Yes
Payments Complete:	No

2009 Forevergreen Rd Project

Description:	Road improvements
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

2009 Hwy 965 Design

Description:	Design of Phase I Highway 965 Project
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

2010 Ranshaw House

Description:	Phase 1 of Ranshaw House improvements
Classification:	Municipal and other publicly-owned or leased buildings
Physically Complete:	Yes
Payments Complete:	No

2010 City Hall Land Aquisition

Description:	Purchase of property for future city hall
Classification:	Acquisition of property
Physically Complete:	Yes
Payments Complete:	No

2010 Park Update

Description:	Update to city parks
Classification:	Recreational facilities (lake development, parks, ball fields, trails)
Physically Complete:	Yes
Payments Complete:	No

2010 Meade Farm Updates

Description:	Update to Meade Barn in City Park
Classification:	Municipal and other publicly-owned or leased buildings
Physically Complete:	Yes
Payments Complete:	No

2010 Parkland acquisition

Description:	Purchase of 40 acres for new city park
Classification:	Acquisition of property
Physically Complete:	Yes
Payments Complete:	No

2010 Gym Project

Description:	ICCSD Gym Upsizing
Classification:	Municipal and other publicly-owned or leased buildings
Physically Complete:	Yes
Payments Complete:	No

2010 Rec Center Project

Description:	Electric Bleacher Update
Classification:	Municipal and other publicly-owned or leased buildings
Physically Complete:	Yes
Payments Complete:	No

2010 Cherry Street lights

Description:	Street light retrofit
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

2010 Hwy 965, Ph 2

Description:	Design of Hwy 965 Phase 2
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Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

2010 Penn Street PProject

Description:	Penn Street Turn Lane improvements
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

2010 Jones Blvd, Phase 1

Description:	Jones Blvd Improves
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

2010 Hwy 965, Phase 1

Description:	Phase 1 construction of Highway 965 project
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

2019A City Hall Land Acquisition

Description:	Purchase of land for city hall property
Classification:	Acquisition of property
Physically Complete:	Yes
Payments Complete:	No

2019A Dubuque Street Trail Project

Description:	construction of trail along Dubuque Street Recreational facilities (lake development, parks, ball fields, trails)
Classification:	
Physically Complete:	Yes
Payments Complete:	No

2019A Penn Street Turn Lanes

Description:	construction of Penn Street improvements
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

2019A Jones Boulevard Phase 1

Description:	Construction of Jones Boulevard, Phase 1
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

2019A Golfview Drive Project

Description:	Construction of Golfview Drive connection
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Heartland Express

Description:	Development Agreement
Classification:	Industrial/manufacturing property
Physically Complete:	Yes
Payments Complete:	No

2012 Library Project

Description:	Construction of Library Addition
Classification:	Municipal and other publicly-owned or leased buildings
Physically Complete:	Yes
Payments Complete:	No

A&M Development

Description:	Development Agreement
Classification:	Commercial - office properties
Physically Complete:	Yes
Payments Complete:	No

Green State Credit Union

Description:	Development Agreement
Classification:	Commercial - office properties
Physically Complete:	Yes
Payments Complete:	No

2005 Liberty Centre Park

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

2007 Property Purchase

Description:	Property acquisition
Classification:	Acquisition of property
Physically Complete:	Yes
Payments Complete:	No

2012 Front Street Improvements

Description:	Front Street Improvements
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Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

2013 Highway 965, Phase 2A

Description:	Highway 965 Improvements, Phase 2A
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

2013 Jones Blvd, Phase 2

Description:	Jones Blvd, Phase 2 Improvements
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

2011 Liberty Centre Trail

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

2014 Highway 965, Phase 2

Description:	Highway 965 Improvements, Phase 2
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

2014 North Front Street Improvements

Description:	North Front Street Improvements
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

2015A Hwy 965, Phase 2

Description:	Highway 965 Improvements, Add'l costs
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

2015A Parks & Trails Projects

Description:	Parks & Trails Projects
	Recreational facilities (lake development, parks, ball fields, trails)
Classification:	trails)
Physically Complete:	Yes
Payments Complete:	No

2017B Penn Street ICAAP

Description:	Penn Street Improvements
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

2017B Dubuque Street/NL Road

Description:	Dubuque Street/NL Road Improvements
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

2018A Penn Street

Description:	Penn Street Improvements
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

2018A NL Road/Penn Street

Description:	Road improvements
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

2018A Centennial SRF

Description:	Paving, parking and trails
	Recreational facilities (lake development, parks, ball fields, trails)
Classification:	trails)
Physically Complete:	Yes
Payments Complete:	No

2018A Ranshaw House

Description:	Property improvements
Classification:	Municipal and other publicly-owned or leased buildings
Physically Complete:	Yes
Payments Complete:	No

Spotix/VARS

Description:	Development Agreement
Classification:	Commercial - office properties
Physically Complete:	Yes
Payments Complete:	No

Corridor Media Properties

Description:	Development Agreement
Classification:	Commercial - office properties
Physically Complete:	Yes
Payments Complete:	No

2019A Parks Improvements

Description:	Upgrade to City Parks
Classification:	Recreational facilities (lake development, parks, ball fields, trails)
Physically Complete:	Yes
Payments Complete:	No

2019A Kansas Avenue

Description:	Construction of Kansas Avenue from rural to urban crosssection
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

2019A Highway 965

Description:	Highway 965 improvements
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Debts/Obligations For NORTH LIBERTY URBAN RENEWAL

2012B GO/TIF Bond

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	755,000
Interest:	29,310
Total:	784,310
Annual Appropriation?:	No
Date Incurred:	10/23/2012
FY of Last Payment:	2023

A&M Development Agreement

Debt/Obligation Type:	Rebates
Principal:	4,519,213
Interest:	0
Total:	4,519,213
Annual Appropriation?:	No
Date Incurred:	02/08/2011
FY of Last Payment:	2022

Green State Credit Union

Debt/Obligation Type:	Rebates
Principal:	2,237,982
Interest:	0
Total:	2,237,982
Annual Appropriation?:	Yes
Date Incurred:	02/08/2011
FY of Last Payment:	2022

2013C GO/Urban Renewal Bond

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	1,870,000
Interest:	127,675
Total:	1,997,675
Annual Appropriation?:	No
Date Incurred:	11/05/2013
FY of Last Payment:	2024

2013 REDLG

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	108,000
Interest:	12,000
Total:	120,000
Annual Appropriation?:	No
Date Incurred:	02/12/2013
FY of Last Payment:	2023

2014C GO/Urban Renewal Bond

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	1,910,000
Interest:	136,100
Total:	2,046,100
Annual Appropriation?:	No
Date Incurred:	10/30/2014
FY of Last Payment:	2025

2015A GO/Urban Renewal Bonds

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	6,450,000
Interest:	518,600
Total:	6,968,600
Annual Appropriation?:	No
Date Incurred:	10/07/2015
FY of Last Payment:	2026

2017B GO/Urban Renewal Bond

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	6,165,000
Interest:	619,413
Total:	6,784,413
Annual Appropriation?:	No
Date Incurred:	05/30/2017
FY of Last Payment:	2029

2017A GO/Urban Renewal Bond

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	3,075,000
Interest:	358,200
Total:	3,433,200
Annual Appropriation?:	No
Date Incurred:	04/27/2017
FY of Last Payment:	2027

Spotix/VARS Development Agreement

Debt/Obligation Type:	Rebates
Principal:	374,557
Interest:	0
Total:	374,557
Annual Appropriation?:	Yes
Date Incurred:	02/28/2017
FY of Last Payment:	2025

Corridor Media

Debt/Obligation Type:	Rebates
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Principal:	68,067
Interest:	0
Total:	68,067
Annual Appropriation?:	Yes
Date Incurred:	09/17/2017
FY of Last Payment:	2022

2018A GO/Urban Renewal Bond

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	4,595,000
Interest:	948,260
Total:	5,543,260
Annual Appropriation?:	No
Date Incurred:	10/15/2018
FY of Last Payment:	2031

2019A GO/Urban Renewal Bonds

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	8,010,000
Interest:	962,330
Total:	8,972,330
Annual Appropriation?:	No
Date Incurred:	08/13/2019
FY of Last Payment:	2032

Non-Rebates For NORTH LIBERTY URBAN RENEWAL

TIF Expenditure Amount:	26,879
Tied To Debt:	2015A GO/Urban Renewal Bonds
Tied To Project:	2015A 240th St. Improvements

TIF Expenditure Amount:	5,438
Tied To Debt:	2015A GO/Urban Renewal Bonds
Tied To Project:	2015A Kansas/Penn Intersection

TIF Expenditure Amount:	19,306
Tied To Debt:	2017A GO/Urban Renewal Bond
Tied To Project:	2008 USTEP Project

TIF Expenditure Amount:	5,851
Tied To Debt:	2017A GO/Urban Renewal Bond
Tied To Project:	2008 CCA Gym Expand

TIF Expenditure Amount:	90,450
Tied To Debt:	2017A GO/Urban Renewal Bond
Tied To Project:	2009 Forevergreen Rd Project

TIF Expenditure Amount:	23,644
Tied To Debt:	2017A GO/Urban Renewal Bond
Tied To Project:	2009 Hwy 965 Design

TIF Expenditure Amount:	2,084
Tied To Debt:	2017B GO/Urban Renewal Bond
Tied To Project:	2010 Ranshaw House

TIF Expenditure Amount:	71,217
Tied To Debt:	2017B GO/Urban Renewal Bond
Tied To Project:	2010 City Hall Land Aquisition

TIF Expenditure Amount:	1,737
Tied To Debt:	2017B GO/Urban Renewal Bond
Tied To Project:	2010 Park Update

TIF Expenditure Amount:	3,752
Tied To Debt:	2017B GO/Urban Renewal Bond
Tied To Project:	2010 Meade Farm Updates

TIF Expenditure Amount:	56,689
Tied To Debt:	2017B GO/Urban Renewal Bond
Tied To Project:	2010 Parkland acquisition

TIF Expenditure Amount:	42,730
Tied To Debt:	2017B GO/Urban Renewal Bond
Tied To Project:	2010 Gym Project

TIF Expenditure Amount:	1,737
Tied To Debt:	2017B GO/Urban Renewal Bond

Tied To Project:	2010 Rec Center Project
TIF Expenditure Amount:	1,320
Tied To Debt:	2017B GO/Urban Renewal Bond
Tied To Project:	2010 Cherry Street lights
TIF Expenditure Amount:	27,792
Tied To Debt:	2017B GO/Urban Renewal Bond
Tied To Project:	2010 Hwy 965, Ph 2
TIF Expenditure Amount:	9,241
Tied To Debt:	2017B GO/Urban Renewal Bond
Tied To Project:	2010 Penn Street PProject
TIF Expenditure Amount:	16,397
Tied To Debt:	2017B GO/Urban Renewal Bond
Tied To Project:	2010 Jones Blvd, Phase 1
TIF Expenditure Amount:	228,477
Tied To Debt:	2017B GO/Urban Renewal Bond
Tied To Project:	2010 Hwy 965, Phase 1
TIF Expenditure Amount:	14,956
Tied To Debt:	2019A GO/Urban Renewal Bonds
Tied To Project:	2019A City Hall Land Acquisition
TIF Expenditure Amount:	13,086
Tied To Debt:	2019A GO/Urban Renewal Bonds
Tied To Project:	2019A Dubuque Street Trail Project
TIF Expenditure Amount:	54,263
Tied To Debt:	2019A GO/Urban Renewal Bonds
Tied To Project:	2019A Penn Street Turn Lanes
TIF Expenditure Amount:	84,312
Tied To Debt:	2019A GO/Urban Renewal Bonds
Tied To Project:	2019A Jones Boulevard Phase 1
TIF Expenditure Amount:	42,997
Tied To Debt:	2019A GO/Urban Renewal Bonds
Tied To Project:	2019A Golfview Drive Project
TIF Expenditure Amount:	20,119
Tied To Debt:	2015A GO/Urban Renewal Bonds
Tied To Project:	2007 Property Purchase
TIF Expenditure Amount:	142,641
Tied To Debt:	2013C GO/Urban Renewal Bond
Tied To Project:	2013 Highway 965, Phase 2A
TIF Expenditure Amount:	248,196
Tied To Debt:	2013C GO/Urban Renewal Bond
Tied To Project:	2013 Jones Blvd, Phase 2
TIF Expenditure Amount:	196,478

Tied To Debt:	2012B GO/TIF Bond
Tied To Project:	2012 Library Project
TIF Expenditure Amount:	286,414
Tied To Debt:	2014C GO/Urban Renewal Bond
Tied To Project:	2014 Highway 965, Phase 2
TIF Expenditure Amount:	57,286
Tied To Debt:	2014C GO/Urban Renewal Bond
Tied To Project:	2014 North Front Street Improvements
TIF Expenditure Amount:	40,160
Tied To Debt:	2013 REDLG
Tied To Project:	2012 Library Project
TIF Expenditure Amount:	175,749
Tied To Debt:	2015A GO/Urban Renewal Bonds
Tied To Project:	2015A Hwy 965, Phase 2
TIF Expenditure Amount:	65,265
Tied To Debt:	2015A GO/Urban Renewal Bonds
Tied To Project:	2015A Parks & Trails Projects
TIF Expenditure Amount:	334,548
Tied To Debt:	2017B GO/Urban Renewal Bond
Tied To Project:	2017B Penn Street ICAAP
TIF Expenditure Amount:	485,658
Tied To Debt:	2017B GO/Urban Renewal Bond
Tied To Project:	2017B Dubuque Street/NL Road
TIF Expenditure Amount:	185,391
Tied To Debt:	2018A GO/Urban Renewal Bond
Tied To Project:	2018A Penn Street
TIF Expenditure Amount:	185,391
Tied To Debt:	2018A GO/Urban Renewal Bond
Tied To Project:	2018A NL Road/Penn Street
TIF Expenditure Amount:	17,246
Tied To Debt:	2018A GO/Urban Renewal Bond
Tied To Project:	2018A Centennial SRF
TIF Expenditure Amount:	34,491
Tied To Debt:	2018A GO/Urban Renewal Bond
Tied To Project:	2018A Ranshaw House
TIF Expenditure Amount:	37,235
Tied To Debt:	2019A GO/Urban Renewal Bonds
Tied To Project:	2019A Parks Improvements
TIF Expenditure Amount:	134,182
Tied To Debt:	2019A GO/Urban Renewal Bonds
Tied To Project:	2019A Kansas Avenue

TIF Expenditure Amount:	147,600
Tied To Debt:	2019A GO/Urban Renewal Bonds
Tied To Project:	2019A Highway 965

Rebates For NORTH LIBERTY URBAN RENEWAL

2380 Landon Road

TIF Expenditure Amount:	87,191
Rebate Paid To:	A&M Development
Tied To Debt:	A&M Development Agreement
Tied To Project:	A&M Development
Projected Final FY of Rebate:	2022

2355 Landon Road

TIF Expenditure Amount:	662,658
Rebate Paid To:	Green State Credit Union
Tied To Debt:	Green State Credit Union
Tied To Project:	Green State Credit Union
Projected Final FY of Rebate:	2024

Corridor Media Properties

TIF Expenditure Amount:	67,882
Rebate Paid To:	Corridor Media Properties
Tied To Debt:	Corridor Media
Tied To Project:	Corridor Media Properties
Projected Final FY of Rebate:	2022

2810 Stoner Court #1

TIF Expenditure Amount:	28,287
Rebate Paid To:	VARS Group
Tied To Debt:	Spotix/VARS Development Agreement
Tied To Project:	Spotix/VARS
Projected Final FY of Rebate:	2025

Jobs For NORTH LIBERTY URBAN RENEWAL

Project:	Spotix/VARS
Company Name:	Spotix, Inc.
Date Agreement Began:	02/28/2017
Date Agreement Ends:	06/30/2025
Number of Jobs Created or Retained:	32
Total Annual Wages of Required Jobs:	1,421,164
Total Estimated Private Capital Investment:	2,823,200
Total Estimated Cost of Public Infrastructure:	0

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Sum of Private Investment Made Within This Urban Renewal Area
during FY 2020

TIF Taxing District Data Collection

Local Government Name: NORTH LIBERTY (52G485)
 Urban Renewal Area: NORTH LIBERTY URBAN RENEWAL (52001)
 TIF Taxing District Name: NORTH LIBERTY CITY/IOWA CITY SCH/ NL UR TIF INCREMENT
 TIF Taxing District Inc. Number: 520100

TIF Taxing District Base Year:	1989	UR Designation
FY TIF Revenue First Received:	1990	Slum No
Subject to a Statutory end date?	No	Blighted No
		Economic Development 06/1990

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	81,244,100	71,190,473	10,860,200	0	-40,744	163,911,956	0	163,911,956
Taxable	0	46,242,588	64,071,426	9,774,180	0	-40,744	120,540,895	0	120,540,895
Homestead Credits									205

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	12,108,683	120,540,895	67,975,916	52,564,979	1,418,391

FY 2020 TIF Revenue Received: 1,793,328

TIF Taxing District Data Collection

Local Government Name: NORTH LIBERTY (52G485)
 Urban Renewal Area: NORTH LIBERTY URBAN RENEWAL (52001)
 TIF Taxing District Name: NORTH LIBERTY CITY AG/IOWA CITY SCH/ NL UR TIF INCREMENT
 TIF Taxing District Inc. Number: 520102

TIF Taxing District Base Year:	1989	UR Designation
FY TIF Revenue First Received:	1990	Slum No
Subject to a Statutory end date?	No	Blighted No
		Economic Development 06/1990

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

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	313,600	0	0	0	0	0	313,600	0	313,600
Taxable	176,031	0	0	0	0	0	176,031	0	176,031
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	131,011	176,031	99,266	76,765	1,548

FY 2020 TIF Revenue Received: 2,003

TIF Taxing District Data Collection

Local Government Name: NORTH LIBERTY (52G485)
 Urban Renewal Area: NORTH LIBERTY URBAN RENEWAL (52001)
 TIF Taxing District Name: NORTH LIBERTY CITY/CLEAR CREEK SCH/ NL UR TIF INCREMENT
 TIF Taxing District Inc. Number: 520104

TIF Taxing District Base Year:	1989		UR Designation
FY TIF Revenue First Received:	1990		Slum No
Subject to a Statutory end date?	No		Blighted No
			Economic Development 06/1990

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	79,180,200	72,431,400	0	0	-12,964	154,821,036	0	154,821,036
Taxable	0	45,067,827	65,188,260	0	0	-12,964	112,659,923	0	112,659,923
Homestead Credits									124

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	1,150,795	112,659,923	57,083,380	55,576,543	1,488,145

FY 2020 TIF Revenue Received: 1,485,520

TIF Taxing District Data Collection

Local Government Name: NORTH LIBERTY (52G485)
 Urban Renewal Area: NORTH LIBERTY URBAN RENEWAL (52001)
 TIF Taxing District Name: NORTH LIBERTY CITY AG/CLEAR CREEK SCH/NL UR TIF INCREMENT
 TIF Taxing District Inc. Number: 520106

TIF Taxing District Base Year:	1989		UR Designation
FY TIF Revenue First Received:	1990		Slum No
Subject to a Statutory end date?	No		Blighted No
			Economic Development 06/1990

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

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	445,300	0	0	0	0	0	445,300	0	445,300
Taxable	249,958	0	0	0	0	0	249,958	0	249,958
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	152,012	249,958	140,935	109,023	2,176

FY 2020 TIF Revenue Received: 2,815

♣ Annual Urban Renewal Report, Fiscal Year 2019 - 2020

TIF Taxing District Data Collection

Local Government Name:	NORTH LIBERTY (52G485)
Urban Renewal Area:	NORTH LIBERTY URBAN RENEWAL (52001)
TIF Taxing District Name:	NORTH LIBERTY CITY AG/IOWA CITY SCH/NORTH LIBERTY UR 2000 AMEND
TIF INCREMENT	
TIF Taxing District Inc. Number:	520192
TIF Taxing District Base Year:	1999
FY TIF Revenue First Received:	2000
Subject to a Statutory end date?	Yes
Fiscal year this TIF Taxing District statutorily ends:	2021

UR Designation	
Slum	No
Blighted	No
Economic Development	04/2000

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	4,959	0	0	0	0

FY 2020 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name:	NORTH LIBERTY (52G485)
Urban Renewal Area:	NORTH LIBERTY URBAN RENEWAL (52001)
TIF Taxing District Name:	NORTH LIBERTY CITY/IOWA CITY SCH/NORTH LIBERTY UR 2000 AMEND TIF
INCREM	
TIF Taxing District Inc. Number:	520205
TIF Taxing District Base Year:	1999
FY TIF Revenue First Received:	2000
Subject to a Statutory end date?	Yes
Fiscal year this TIF Taxing District statutorily ends:	2021

UR Designation	
Slum	No
Blighted	No
Economic Development	12/2000

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	4,408,500	18,982,000	2,117,100	0	0	25,507,600	0	25,507,600
Taxable	0	2,509,226	17,083,800	1,905,390	0	0	21,498,416	0	21,498,416
Homestead Credits									18

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	51,647	21,498,416	12,123,476	9,374,940	252,969

FY 2020 TIF Revenue Received: 320,696

♣ Annual Urban Renewal Report, Fiscal Year 2019 - 2020

TIF Taxing District Data Collection

Local Government Name:	NORTH LIBERTY (52G485)
Urban Renewal Area:	NORTH LIBERTY URBAN RENEWAL (52001)
TIF Taxing District Name:	NORTH LIBERTY CITY/IOWA CITY SCH/NORTH LIBERTY UR 2002 AMEND INCR
TIF Taxing District Inc. Number:	520221
TIF Taxing District Base Year:	2002
FY TIF Revenue First Received:	2003
Subject to a Statutory end date?	Yes
Fiscal year this TIF Taxing District statutorily ends:	2023

UR Designation	
Slum	No
Blighted	No
Economic Development	12/2002

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	9,500	0	0	0	0

FY 2020 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name:	NORTH LIBERTY (52G485)
Urban Renewal Area:	NORTH LIBERTY URBAN RENEWAL (52001)
TIF Taxing District Name:	NORTH LIBERTY CITY AG/IOWA CITY SCH/NORTH LIBERTY UR 2002 AMEND INCR
TIF Taxing District Inc. Number:	520223
TIF Taxing District Base Year:	2002
FY TIF Revenue First Received:	2003
Subject to a Statutory end date?	Yes
Fiscal year this TIF Taxing District statutorily ends:	2023

UR Designation	
Slum	No
Blighted	No
Economic Development	12/2002

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

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	331,400	0	0	0	0	0	331,400	0	331,400
Taxable	186,022	0	0	0	0	0	186,022	0	186,022
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	154,440	176,960	99,771	77,189	1,556

FY 2020 TIF Revenue Received: 1,044

TIF Taxing District Data Collection

Local Government Name:	NORTH LIBERTY (52G485)
Urban Renewal Area:	NORTH LIBERTY URBAN RENEWAL (52001)
TIF Taxing District Name:	NORTH LIBERTY CITY AG/IOWA CITY SCH/N LIBERTY UR 2003 AMD TIF INCR
TIF Taxing District Inc. Number:	520258
TIF Taxing District Base Year:	2003
FY TIF Revenue First Received:	2004
Subject to a Statutory end date?	Yes
Fiscal year this TIF Taxing District statutorily ends:	2024

UR Designation	
Slum	No
Blighted	No
Economic Development	12/2003

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:	NORTH LIBERTY (52G485)
Urban Renewal Area:	NORTH LIBERTY URBAN RENEWAL (52001)
TIF Taxing District Name:	NORTH LIBERTY CITY/IOWA CITY SCH/N LIBERTY UR 2003 AMEND INCREMENT
TIF Taxing District Inc. Number:	520286
TIF Taxing District Base Year:	2002
FY TIF Revenue First Received:	2003
Subject to a Statutory end date?	Yes
Fiscal year this TIF Taxing District statutorily ends:	2024

UR Designation	
Slum	No
Blighted	No
Economic Development	12/2003

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	22,834,000	1,823,800	0	0	-5,556	24,652,244	0	24,652,244
Taxable	0	12,996,639	1,641,420	0	0	-5,556	14,632,503	0	14,632,503
Homestead Credits									48

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	17,689	14,632,503	8,251,628	6,380,875	172,179

FY 2020 TIF Revenue Received: 222,644

♣ Annual Urban Renewal Report, Fiscal Year 2019 - 2020

TIF Taxing District Data Collection

Local Government Name:	NORTH LIBERTY (52G485)
Urban Renewal Area:	NORTH LIBERTY URBAN RENEWAL (52001)
TIF Taxing District Name:	NORTH LIBERTY CITY AG/CLEAR CREEK SCH/NORTH LIBERTY UR TIF 2010 AMEND INCR
TIF Taxing District Inc. Number:	520336
TIF Taxing District Base Year:	2009
FY TIF Revenue First Received:	2011
Subject to a Statutory end date?	Yes
Fiscal year this TIF Taxing District statutorily ends:	2029

UR Designation	
Slum	No
Blighted	No
Economic Development	06/2010

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:	NORTH LIBERTY (52G485)
Urban Renewal Area:	NORTH LIBERTY URBAN RENEWAL (52001)
TIF Taxing District Name:	NORTH LIBERTY CITY/CLEAR CREEK SCH/N LIB UR TIF AM DELOPMENT INCR
TIF Taxing District Inc. Number:	520344
TIF Taxing District Base Year:	2009
FY TIF Revenue First Received:	2014
Subject to a Statutory end date?	Yes
Fiscal year this TIF Taxing District statutorily ends:	2024

UR Designation	
Slum	No
Blighted	No
Economic Development	06/2010

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	4,600,800	0	0	0	4,600,800	0	4,600,800
Taxable	0	0	4,140,720	0	0	0	4,140,720	0	4,140,720
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	54,428	4,140,720	4,140,720	0	0

FY 2020 TIF Revenue Received: 120,350

TIF Taxing District Data Collection

Local Government Name:	NORTH LIBERTY (52G485)
Urban Renewal Area:	NORTH LIBERTY URBAN RENEWAL (52001)
TIF Taxing District Name:	NORTH LIBERTY CITY/CLEAR CREEK SCH/N LIB UR TIF UICCU INCREMENT
TIF Taxing District Inc. Number:	520375
TIF Taxing District Base Year:	2009
FY TIF Revenue First Received:	2015
Subject to a Statutory end date?	Yes
Fiscal year this TIF Taxing District statutorily ends:	2029

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	27,716,400	0	0	0	27,716,400	0	27,716,400
Taxable	0	0	24,944,760	0	0	0	24,944,760	0	24,944,760
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	38,665	24,944,760	24,944,760	0	0

FY 2020 TIF Revenue Received: 731,764

TIF Taxing District Data Collection

Local Government Name:	NORTH LIBERTY (52G485)
Urban Renewal Area:	NORTH LIBERTY URBAN RENEWAL (52001)
TIF Taxing District Name:	NORTH LIBERTY CITY/CLEAR CREEK SCH/N LIBERTY UR 2016 AMEND INCREMENT
TIF Taxing District Inc. Number:	520395
TIF Taxing District Base Year:	2015
FY TIF Revenue First Received:	2019
Subject to a Statutory end date?	Yes
Fiscal year this TIF Taxing District statutorily ends:	2025

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	743,300	0	0	0	743,300	0	743,300
Taxable	0	0	668,970	0	0	0	668,970	0	668,970
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	521,500	221,800	125,069	96,731	2,590

FY 2020 TIF Revenue Received: 3,349

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TIF Taxing District Data Collection

Local Government Name: NORTH LIBERTY (52G485)
 Urban Renewal Area: NORTH LIBERTY URBAN RENEWAL (52001)
 TIF Taxing District Name: NORTH LIBERTY CITY/CLEAR CREEK SCH/NL UR TIF 2010 AMD CORR
 DEVEL INCR
 TIF Taxing District Inc. Number: 520411
 TIF Taxing District Base Year: 2009
 FY TIF Revenue First Received: 2019
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District
 statutorily ends: 2029

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	1,183,400	0	0	0	1,183,400	0	1,183,400
Taxable	0	0	1,065,060	0	0	0	1,065,060	0	1,065,060
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	2,290	1,065,060	1,065,060	0	0

FY 2020 TIF Revenue Received: 31,229

TIF Taxing District Data Collection

Local Government Name: NORTH LIBERTY (52G485)
 Urban Renewal Area: NORTH LIBERTY URBAN RENEWAL (52001)
 TIF Taxing District Name: NORTH LIBERTY CITY/CLEAR CREEK SCH/NL UR TIF 2016 AMD SPOTIX INCR
 TIF Taxing District Inc. Number: 520413
 TIF Taxing District Base Year: 2015
 FY TIF Revenue First Received: 2019
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District
 statutorily ends: 2035

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	2,823,200	0	0	0	2,823,200	0	2,823,200
Taxable	0	0	2,540,880	0	0	0	2,540,880	0	2,540,880
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	2,076	2,540,880	2,540,880	0	0

FY 2020 TIF Revenue Received: 74,580

TIF Taxing District Data Collection

Local Government Name: NORTH LIBERTY (52G485)
 Urban Renewal Area: NORTH LIBERTY URBAN RENEWAL (52001)
 TIF Taxing District Name: NORTH LIBERTY CITY/CLEAR CREEK SCH/NL UR TIF 2016 AMD I380 IND PK INCR
 TIF Taxing District Inc. Number: 520415
 TIF Taxing District Base Year: 2015
 FY TIF Revenue First Received: 2019
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2035

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	2,853,200	0	0	0	2,853,200	0	2,853,200
Taxable	0	0	2,567,880	0	0	0	2,567,880	0	2,567,880
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	4,324	2,567,880	1,448,104	1,119,776	29,984

FY 2020 TIF Revenue Received: 38,775