

Annual Urban Renewal Report, Fiscal Year 2019 - 2020

Levy Authority Summary

Local Government Name: WEST DES MOINES
Local Government Number: 77G727

Active Urban Renewal Areas	U.R. #	# of Tif Taxing Districts
WEST DES MOINES JORDAN CREEK URBAN RENEWAL	25022	3
WEST DES MOINES MILLS PRKWY URBAN RENEWAL	25023	13
WEST DES MOINES WESTOWN V URBAN RENEWAL	25027	1
WEST DES MOINES ASHWORTH CORRIDOR URBAN RENEWAL	25028	7
WEST DES MOINES WOODLAND TIF 2011	25031	15
WEST DES MOINES COACHLIGHT DR URBAN RENEWAL	25037	4
WEST DES MOINES 8300 MILLS CIVIC PARKWAY URBAN RENEWAL	25042	0
WEST DES MOINES IOWA CLINIC URBAN RENEWAL	25043	0
WEST DES MOINES MICROSOFT OSMIUM URBAN RENEWAL	61021	1
WEST DES MOINES MILLS PKWY URBAN RENEWAL	77058	1
WEST DES MOINES WESTOWN V URBAN RENEWAL	77076	2
WEST DES MOINES FULLER ROAD URBAN RENEWAL	77082	1
WEST DES MOINES 4125 WESTOWN PARKWAY URBAN RENEWAL	77087	1
WEST DES MOINES VAL-GATE URBAN RENEWAL	77090	3
WEST DES MOINES ALLUVION URBAN RENEWAL	77091	5
WEST DES MOINES HISTORIC URBAN RENEWAL	77097	2
WEST DES MOINES EP TRUE PARKWAY URBAN RENEWAL	77098	1
WEST DES MOINES MIDTOWN URBAN RENEWAL	77099	1
WEST DES MOINES GRAND RIDGE URBAN RENEWAL	77107	1
WEST DES MOINES 1525 GRAND URBAN RENEWAL	77110	0
WEST DES MOINES OSMIUM URBAN RENEWAL	91002	1

TIF Debt Outstanding: 221,388,166

TIF Sp. Rev. Fund Cash Balance as of 07-01-2019:			Amount of 07-01-2019 Cash Balance Restricted for LMI
	3,682,087	1,076,953	
TIF Revenue:	15,667,048		
TIF Sp. Revenue Fund Interest:	96,539		
Property Tax Replacement Claims	772,312		
Asset Sales & Loan Repayments:	0		
Total Revenue:	16,535,899		
Rebate Expenditures:	2,687,610		
Non-Rebate Expenditures:	11,720,537		
Returned to County Treasurer:	0		
Total Expenditures:	14,408,147		

TIF Sp. Rev. Fund Cash Balance as of 06-30-2020:	5,809,839	948,725	Amount of 06-30-2020 Cash Balance Restricted for LMI
---	-----------	---------	---

**Year-End Outstanding TIF
Obligations, Net of TIF Special
Revenue Fund Balance:** 201,170,180

♣ Annual Urban Renewal Report, Fiscal Year 2019 - 2020

Urban Renewal Area Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES JORDAN CREEK URBAN RENEWAL
 UR Area Number: 25022

UR Area Creation Date: 05/2000

UR Area Purpose: See attached plan documents - See termination ordinance

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
WEST DES MOINES CITY/WAUKEE SCH/JORDAN CREEK URBAN TIF INCREMENT	250197	250198	0
WEST DES MOINES CITY AG/WAUKEE SCH/JORDAN CREEK URBAN TIF INCREMENT	250199	250200	0
WEST DES MOINES CITY/WAUKEE SCH/JORDAN CREEK URBAN TIF 2 INCREMENT (AMEND)	250280	250281	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	16,500	222,315,090	505,824,540	0	0	-103,712	783,729,128	0	783,729,128
Taxable	9,262	126,537,447	455,242,086	0	0	-103,712	623,442,616	0	623,442,616
Homestead Credits									429

TIF Sp. Rev. Fund Cash Balance as of 07-01-2019:	0	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:	0
Returned to County Treasurer:	0
Total Expenditures:	0

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

Projects For WEST DES MOINES JORDAN CREEK URBAN RENEWAL

WestNet

Description:	Wireless Internet
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	Yes

Public Safety Station #19

Description:	New Facility
Classification:	Municipal and other publicly-owned or leased buildings
Physically Complete:	Yes
Payments Complete:	Yes

Wetlands Investigation

Description:	Long Range Planning
Classification:	Acquisition of property
Physically Complete:	Yes
Payments Complete:	Yes

S 81st Station #19 St Frontage

Description:	Widening, signalization and other improvements
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	Yes

S 60th - EP True to Mills Civic

Description:	Widening, signalization and other improvements
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	Yes

EP True - 60th to 74th

Description:	Widening, signalization and other improvements
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	Yes

68th Mills Civic to EP True

Description:	Widening, signalization and other improvements
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	Yes

Mills Civic - 60th to 74th

Description:	Widening, signalization and other improvements
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	Yes

74th Ashworth to Mills Civic

Description:	Widening, signalization and other improvements
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	Yes

Median Enhancements

Description:	Enhancements and improvements
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	Yes

S 60th Coachlight to Applewood

Description:	Widening, signalization and other improvements
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	Yes

S 60th & Wistful Vista - Signal

Description:	Widening, signalization and other improvements
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	Yes

Brookview Underpass Drainage

Description:	Widening, signalization and other improvements
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	Yes

EP True Widening - JCP to 81st

Description:	Widening, signalization, and other improvement
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	Yes

Debts/Obligations For WEST DES MOINES JORDAN CREEK URBAN RENEWAL

GO Series 2014A

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	No
Date Incurred:	09/11/2014
FY of Last Payment:	2019

GO Series 2010A

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	No
Date Incurred:	03/04/2010
FY of Last Payment:	2019

Internal Loan for EP True Widening

Debt/Obligation Type:	Internal Loans
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	Yes
Date Incurred:	06/30/2019
FY of Last Payment:	2019

Non-Rebates For WEST DES MOINES JORDAN CREEK URBAN RENEWAL

TIF Expenditure Amount:	0
Tied To Debt:	GO Series 2010A
Tied To Project:	Median Enhancements
TIF Expenditure Amount:	0
Tied To Debt:	GO Series 2010A
Tied To Project:	WestNet
TIF Expenditure Amount:	0
Tied To Debt:	GO Series 2010A
Tied To Project:	Public Safety Station #19
TIF Expenditure Amount:	0
Tied To Debt:	GO Series 2010A
Tied To Project:	Wetlands Investigation
TIF Expenditure Amount:	0
Tied To Debt:	GO Series 2010A
Tied To Project:	S 81st Station #19 St Frontage
TIF Expenditure Amount:	0
Tied To Debt:	GO Series 2010A
Tied To Project:	S 60th - EP True to Mills Civic
TIF Expenditure Amount:	0
Tied To Debt:	GO Series 2010A
Tied To Project:	EP True - 60th to 74th
TIF Expenditure Amount:	0
Tied To Debt:	GO Series 2010A
Tied To Project:	68th Mills Civic to EP True
TIF Expenditure Amount:	0
Tied To Debt:	GO Series 2010A
Tied To Project:	Mills Civic - 60th to 74th
TIF Expenditure Amount:	0
Tied To Debt:	GO Series 2010A
Tied To Project:	74th Ashworth to Mills Civic
TIF Expenditure Amount:	0
Tied To Debt:	GO Series 2014A
Tied To Project:	Median Enhancements
TIF Expenditure Amount:	0
Tied To Debt:	GO Series 2014A
Tied To Project:	S 60th Coachlight to Applewood
TIF Expenditure Amount:	0

Tied To Debt:	GO Series 2014A
Tied To Project:	Brookview Underpass Drainage
TIF Expenditure Amount:	0
Tied To Debt:	Internal Loan for EP True Widening
Tied To Project:	EP True Widening - JCP to 81st

256 Characters Left

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

♣ Annual Urban Renewal Report, Fiscal Year 2019 - 2020

TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES JORDAN CREEK URBAN RENEWAL (25022)
TIF Taxing District Name:	WEST DES MOINES CITY/WAUKEE SCH/JORDAN CREEK URBAN TIF INCREMENT
TIF Taxing District Inc. Number:	250198
TIF Taxing District Base Year:	1999
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	05/2000

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	222,315,090	475,614,040	0	0	-103,712	753,502,128	0	753,502,128
Taxable	0	126,537,447	428,052,636	0	0	-103,712	596,243,904	0	596,243,904
Homestead Credits									429

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	13,763,390	596,243,904	0	596,243,904	15,324,852

FY 2020 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES JORDAN CREEK URBAN RENEWAL (25022)
TIF Taxing District Name:	WEST DES MOINES CITY AG/WAUKEE SCH/JORDAN CREEK URBAN TIF INCREMENT
TIF Taxing District Inc. Number:	250200
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:	2020

UR Designation	
Slum	No
Blighted	No
Economic Development	05/2000

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

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	16,500	0	0	0	0	0	16,500	0	16,500
Taxable	9,262	0	0	0	0	0	9,262	0	9,262
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	694,030	0	0	0	0

FY 2020 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES JORDAN CREEK URBAN RENEWAL (25022)
 TIF Taxing District Name: WEST DES MOINES CITY/WAUKEE SCH/JORDAN CREEK URBAN TIF 2
 INCREMENT (AMEND)
 TIF Taxing District Inc. Number: 250281
 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	11/2003

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	30,210,500	0	0	0	30,210,500	0	30,210,500
Taxable	0	0	27,189,450	0	0	0	27,189,450	0	27,189,450
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	313,190	27,189,450	0	27,189,450	698,832

FY 2020 TIF Revenue Received: 0

Urban Renewal Area Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES MILLS PRKWY URBAN RENEWAL
 UR Area Number: 25023
 UR Area Creation Date: 07/1999
 UR Area Purpose: see attached plan documents

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
WEST DES MOINES CITY/WAUKEE SCH/MILLS PKWY URBAN TIF INCREMENT	250185	250186	0
WEST DES MOINES CITY AG/WAUKEE SCH/MILLS PKWY URBAN TIF INCREMENT	250187	250188	0
WEST DES MOINES CITY/WAUKEE SCH/MILLS PKWY URBAN TIF 2 SUB 1 INCREMENT (AMEND)	250274	250275	88,655,331
WEST DES MOINES CITY AG/WAUKEE SCH/MILLS PKWY URBAN TIF 2 SUB 1 INCREMENT (AMEND)	250276	250277	0
WEST DES MOINES CITY/WAUKEE SCH/MILLS PKWY URBAN TIF 2 SUB 3 INCREMENT (AMEND)	250288	250289	10,670,656
WEST DES MOINES CITY/WAUKEE SCH/MILLS PKWY URBAN TIF 2 SUB 4 INCREMENT (AMEND)	250290	250291	3,352,475
WEST DES MOINES CITY AG/WAUKEE SCH/MILLS PKWY URBAN TIF 2 SUB 3 INCREMENT (AMEND)	250298	250299	0
WEST DES MOINES CITY AG/WAUKEE SCH/MILLS PKWY URBAN TIF 2 SUB 5 INCREMENT	250338	250339	0
WEST DES MOINES CITY AG/WAUKEE SCH/ MILLS PKWY URBAN TIF 2 SUB 6 INCREMENT	250359	250360	0
WEST DES MOINES CITY/WAUKEE SCH/MILLS PKWY URBAN TIF 2 SUB 6 INCREMENT	250361	250362	27,240,187
WEST DES MOINES CITY AG/WAUKEE SCH/MILLS PKWY URBAN TIF 2 SUB 7 INCREMENT	250363	250364	0
WEST DES MOINES CITY/WAUKEE SCH/MILLS PKWY URBAN TIF 2 SUB 7 INCREMENT	250369	250370	24,438,920
WEST DES MOINES CORP MILLS PKWY URB TIF 2 SUB 5 WAUKEE	250514	250515	1,696,936

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

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	360,330	44,759,100	286,818,270	0	0	-35,188	331,902,512	0	331,902,512
Taxable	202,262	25,476,079	258,136,443	0	0	-35,188	283,779,596	0	283,779,596
Homestead Credits									49

TIF Sp. Rev. Fund Cash Balance as of 07-01-2019: **974,703** **0** **Amount of 07-01-2019 Cash Balance Restricted for LMI**

TIF Revenue: 4,010,955
 TIF Sp. Revenue Fund Interest: 13,422
 Property Tax Replacement Claims: 0
 Asset Sales & Loan Repayments: 0
Total Revenue: 4,024,377

Rebate Expenditures: 874,544
 Non-Rebate Expenditures: 3,439,192
 Returned to County Treasurer: 0
Total Expenditures: 4,313,736

TIF Sp. Rev. Fund Cash Balance as of 06-30-2020: **685,344** **0** **Amount of 06-30-2020 Cash Balance Restricted for LMI**

Projects For WEST DES MOINES MILLS PRKWY URBAN RENEWAL

SJCP/MCP Signal Cabinet Reloc

Description:	Widening, signalization, and other improvements
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Mills Civic - SJCP to 81st

Description:	Widening, signalization, and other improvements
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

JC Parkway/Mills Cabinet Relocation

Description:	Widening, signalization, and other improvements
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Cascade Ave - S JC Pkwy to S 81st

Description:	Widening, signalization, and other improvements
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

S 81st - Mills Civic to Cascade Ave

Description:	Widening, signalization, and other improvements
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

S 88th St - Booneville to Grand Ave

Description:	Widening, signalization, and other improvements
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Grand Ave - 1/2 mile W of S 88th

Description:	Widening, signalization, and other improvements
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

S 60th/MCP to Grand

Description:	Widening, signalization, and other improvements
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Athene Rebate - Jobs

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

Sugar Creek Conveyance Impr.

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

GAR - MRO Rebate

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

S 60th - MCP to Grand Ph2

Description:	Widening, signalization, and other imprvoements
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

Johnson Creek Conveyance Improvements

Description:	Stormwater Improvements
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

S 88th St Grading

Description:	Widening, signalization, and other improvement
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

FY 20 Legal Fees

Description:	Legal Fees for Plan Amendment
Classification:	Administrative expenses

Physically Complete:	Yes
Payments Complete:	Yes

Grand Ave - S JCP to 88th

Description:	Construction of Grand Avenue
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

Debts/Obligations For WEST DES MOINES MILLS PRKWY URBAN RENEWAL

Athene - Job Creation Portion

Debt/Obligation Type:	Rebates
Principal:	1,219,427
Interest:	0
Total:	1,219,427
Annual Appropriation?:	Yes
Date Incurred:	10/14/2011
FY of Last Payment:	2021

GO Series 2015C - Athene

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	615,000
Interest:	12,300
Total:	627,300
Annual Appropriation?:	No
Date Incurred:	04/07/2015
FY of Last Payment:	2020

GO Series 2016B - Mills

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	4,415,000
Interest:	683,500
Total:	5,098,500
Annual Appropriation?:	No
Date Incurred:	06/15/2016
FY of Last Payment:	2024

GO Series 2016B - Sub 7 Microsoft

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	6,600,000
Interest:	1,278,725
Total:	7,878,725
Annual Appropriation?:	No
Date Incurred:	06/15/2016
FY of Last Payment:	2031

GO Series 2017B - Mills

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	3,405,000
Interest:	368,850
Total:	3,773,850
Annual Appropriation?:	No

Date Incurred:	08/22/2017
FY of Last Payment:	2024

GO Series 2017E - Sub 7 Microsoft

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	3,230,000
Interest:	606,880
Total:	3,836,880
Annual Appropriation?:	No
Date Incurred:	08/22/2017
FY of Last Payment:	2029

FY 20 Legal Fees

Debt/Obligation Type:	Internal Loans
Principal:	3,304
Interest:	0
Total:	3,304
Annual Appropriation?:	Yes
Date Incurred:	06/30/2020
FY of Last Payment:	2020

Non-Rebates For WEST DES MOINES MILLS PRKWY URBAN RENEWAL

TIF Expenditure Amount:	257,310
Tied To Debt:	GO Series 2015C - Athene
Tied To Project:	Mills Civic - SJCP to 81st
TIF Expenditure Amount:	77,024
Tied To Debt:	GO Series 2015C - Athene
Tied To Project:	JC Parkway/Mills Cabinet Relocation
TIF Expenditure Amount:	145,305
Tied To Debt:	GO Series 2015C - Athene
Tied To Project:	Cascade Ave - S JC Pkwy to S 81st
TIF Expenditure Amount:	147,661
Tied To Debt:	GO Series 2015C - Athene
Tied To Project:	S 81st - Mills Civic to Cascade Ave
TIF Expenditure Amount:	369,925
Tied To Debt:	GO Series 2017E - Sub 7 Microsoft
Tied To Project:	S 88th St - Booneville to Grand Ave
TIF Expenditure Amount:	6,938
Tied To Debt:	GO Series 2017E - Sub 7 Microsoft
Tied To Project:	Grand Ave - 1/2 mile W of S 88th
TIF Expenditure Amount:	1,020,750
Tied To Debt:	GO Series 2016B - Mills
Tied To Project:	S 60th/MCP to Grand
TIF Expenditure Amount:	84,977
Tied To Debt:	GO Series 2016B - Sub 7 Microsoft
Tied To Project:	S 88th St Grading
TIF Expenditure Amount:	321,564
Tied To Debt:	GO Series 2016B - Sub 7 Microsoft
Tied To Project:	S 88th St - Booneville to Grand Ave
TIF Expenditure Amount:	153,247
Tied To Debt:	GO Series 2016B - Sub 7 Microsoft
Tied To Project:	Sugar Creek Conveyance Impr.

TIF Expenditure Amount:	533,007
Tied To Debt:	GO Series 2017B - Mills
Tied To Project:	S 60th - MCP to Grand Ph2
TIF Expenditure Amount:	1,318
Tied To Debt:	GO Series 2016B - Sub 7 Microsoft
Tied To Project:	Johnson Creek Conveyance Improvements
TIF Expenditure Amount:	3,304
Tied To Debt:	FY 20 Legal Fees
Tied To Project:	FY 20 Legal Fees
TIF Expenditure Amount:	97,619
Tied To Debt:	GO Series 2016B - Sub 7 Microsoft
Tied To Project:	Grand Ave - S JCP to 88th
TIF Expenditure Amount:	219,243
Tied To Debt:	GO Series 2017B - Mills
Tied To Project:	Grand Ave - S JCP to 88th

Rebates For WEST DES MOINES MILLS PRKWY URBAN RENEWAL

Athene USA Corporation

TIF Expenditure Amount:	874,544
Rebate Paid To:	Athene USA Corporation
Tied To Debt:	Athene - Job Creation Portion
Tied To Project:	Athene Rebate - Jobs
Projected Final FY of Rebate:	2021

Jobs For WEST DES MOINES MILLS PRKWY URBAN RENEWAL

Project:	Athene Rebate - Jobs
Company Name:	Athene (formerly Aviva USA)
Date Agreement Began:	01/28/2008
Date Agreement Ends:	06/01/2021
Number of Jobs Created or Retained:	1,288
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	55,000,000
Total Estimated Cost of Public Infrastructure:	7,000,000

256 Characters Left

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

TIF Taxing District Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES MILLS PRKWY URBAN RENEWAL (25023)
 TIF Taxing District Name: WEST DES MOINES CITY/WAUKEE SCH/MILLS PKWY URBAN TIF
 INCREMENT
 TIF Taxing District Inc. Number: 250186
 TIF Taxing District Base Year: 1998
 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	07/1999

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	310,270	0	0	0	0

FY 2020 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES MILLS PRKWY URBAN RENEWAL (25023)
 TIF Taxing District Name: WEST DES MOINES CITY AG/WAUKEE SCH/MILLS PKWY URBAN TIF
 INCREMENT
 TIF Taxing District Inc. Number: 250188
 TIF Taxing District Base Year: 1998
 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	07/1999

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	38,970	0	0	0	0

FY 2020 TIF Revenue Received: 0

◆ Annual Urban Renewal Report, Fiscal Year 2019 - 2020

TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES MILLS PRKWY URBAN RENEWAL (25023)
TIF Taxing District Name:	WEST DES MOINES CITY/WAUKEE SCH/MILLS PKWY URBAN TIF 2 SUB 1
INCREMENT (AMEND)	
TIF Taxing District Inc. Number:	250275
TIF Taxing District Base Year:	2002
FY TIF Revenue First Received:	2004
Subject to a Statutory end date?	Yes
Fiscal year this TIF Taxing District statutorily ends:	2024

UR Designation	
Slum	No
Blighted	No
Economic Development	11/2003

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	179,001,890	0	0	0	179,001,890	0	179,001,890
Taxable	0	0	161,101,701	0	0	0	161,101,701	0	161,101,701
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	59,420	161,101,701	88,655,331	72,446,370	1,862,040

FY 2020 TIF Revenue Received: 2,639,067

TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES MILLS PRKWY URBAN RENEWAL (25023)
TIF Taxing District Name:	WEST DES MOINES CITY AG/WAUKEE SCH/MILLS PKWY URBAN TIF 2 SUB 1
INCREMENT (AMEND)	
TIF Taxing District Inc. Number:	250277
TIF Taxing District Base Year:	2002
FY TIF Revenue First Received:	2004
Subject to a Statutory end date?	Yes
Fiscal year this TIF Taxing District statutorily ends:	2024

UR Designation	
Slum	No
Blighted	No
Economic Development	11/2003

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	143,082	0	0	0	0

FY 2020 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES MILLS PRKWY URBAN RENEWAL (25023)
TIF Taxing District Name:	WEST DES MOINES CITY/WAUKEE SCH/MILLS PKWY URBAN TIF 2 SUB 3
INCREMENT (AMEND)	
TIF Taxing District Inc. Number:	250289
TIF Taxing District Base Year:	2002
FY TIF Revenue First Received:	2004
Subject to a Statutory end date?	Yes
Fiscal year this TIF Taxing District statutorily ends:	2024

UR Designation	
Slum	No
Blighted	No
Economic Development	11/2003

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	34,055,000	7,630	0	0	0	34,062,630	0	34,062,630
Taxable	0	19,383,519	6,867	0	0	0	19,390,386	0	19,390,386
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	28,870	19,390,386	10,670,656	8,719,730	224,117

FY 2020 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES MILLS PRKWY URBAN RENEWAL (25023)
TIF Taxing District Name:	WEST DES MOINES CITY/WAUKEE SCH/MILLS PKWY URBAN TIF 2 SUB 4
INCREMENT (AMEND)	
TIF Taxing District Inc. Number:	250291
TIF Taxing District Base Year:	2002
FY TIF Revenue First Received:	2004
Subject to a Statutory end date?	Yes
Fiscal year this TIF Taxing District statutorily ends:	2024

UR Designation	
Slum	No
Blighted	No
Economic Development	11/2003

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	10,637,540	80,580	0	0	-35,188	10,682,932	0	10,682,932
Taxable	0	6,054,675	72,522	0	0	-35,188	6,092,009	0	6,092,009
Homestead Credits									49

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	484,820	6,092,009	3,352,475	2,739,534	70,412

FY 2020 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES MILLS PRKWY URBAN RENEWAL (25023)
TIF Taxing District Name:	WEST DES MOINES CITY AG/WAUKEE SCH/MILLS PKWY URBAN TIF 2 SUB 3
INCREMENT (AMEND)	
TIF Taxing District Inc. Number:	250299
TIF Taxing District Base Year:	2002
FY TIF Revenue First Received:	2004
Subject to a Statutory end date?	Yes
Fiscal year this TIF Taxing District statutorily ends:	2024

UR Designation	
Slum	No
Blighted	No
Economic Development	11/2003

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

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	126,940	0	0	0	0	0	126,940	0	126,940
Taxable	71,254	0	0	0	0	0	71,254	0	71,254
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	195,058	0	0	0	0

FY 2020 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES MILLS PRKWY URBAN RENEWAL (25023)
TIF Taxing District Name:	WEST DES MOINES CITY AG/WAUKEE SCH/MILLS PKWY URBAN TIF 2 SUB 5
INCREMENT	
TIF Taxing District Inc. Number:	250339
TIF Taxing District Base Year:	2006
FY TIF Revenue First Received:	2007
Subject to a Statutory end date?	Yes
Fiscal year this TIF Taxing District statutorily ends:	2027

UR Designation	
Slum	No
Blighted	No
Economic Development	11/2003

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

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	24,290	0	0	0	0	0	24,290	0	24,290
Taxable	13,635	0	0	0	0	0	13,635	0	13,635
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	34,150	0	0	0	0

FY 2020 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES MILLS PRKWY URBAN RENEWAL (25023)
TIF Taxing District Name:	WEST DES MOINES CITY AG/WAUKEE SCH/ MILLS PKWY URBAN TIF 2 SUB 6
INCREMENT	
TIF Taxing District Inc. Number:	250360
TIF Taxing District Base Year:	2007
FY TIF Revenue First Received:	2011
Subject to a Statutory end date?	Yes
Fiscal year this TIF Taxing District statutorily ends:	2031

UR Designation	
Slum	No
Blighted	No
Economic Development	02/2008

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

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	74,110	0	0	0	0	0	74,110	0	74,110
Taxable	41,600	0	0	0	0	0	41,600	0	41,600
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	32,240	41,600	0	41,600	818

FY 2020 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES MILLS PRKWY URBAN RENEWAL (25023)
TIF Taxing District Name:	WEST DES MOINES CITY/WAUKEE SCH/MILLS PKWY URBAN TIF 2 SUB 6
INCREMENT	
TIF Taxing District Inc. Number:	250362
TIF Taxing District Base Year:	2007
FY TIF Revenue First Received:	2011
Subject to a Statutory end date?	Yes
Fiscal year this TIF Taxing District statutorily ends:	2031

UR Designation	
Slum	No
Blighted	No
Economic Development	02/2008

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	55,000,000	0	0	0	55,000,000	0	55,000,000
Taxable	0	0	49,500,000	0	0	0	49,500,000	0	49,500,000
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	45,670	49,500,000	27,240,187	22,259,813	572,129

FY 2020 TIF Revenue Received: 700,136

TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES MILLS PRKWY URBAN RENEWAL (25023)
TIF Taxing District Name:	WEST DES MOINES CITY AG/WAUKEE SCH/MILLS PKWY URBAN TIF 2 SUB 7
INCREMENT	
TIF Taxing District Inc. Number:	250364
TIF Taxing District Base Year:	1998
FY TIF Revenue First Received:	2013
Subject to a Statutory end date?	Yes
Fiscal year this TIF Taxing District statutorily ends:	2033

UR Designation	
Slum	No
Blighted	No
Economic Development	12/2008

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

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	134,990	0	0	0	0	0	134,990	0	134,990
Taxable	75,773	0	0	0	0	0	75,773	0	75,773
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	134,370	620	0	620	12

FY 2020 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES MILLS PRKWY URBAN RENEWAL (25023)
TIF Taxing District Name:	WEST DES MOINES CITY/WAUKEE SCH/MILLS PKWY URBAN TIF 2 SUB 7
INCREMENT	
TIF Taxing District Inc. Number:	250370
TIF Taxing District Base Year:	1998
FY TIF Revenue First Received:	2013
Subject to a Statutory end date?	Yes
Fiscal year this TIF Taxing District statutorily ends:	2033

UR Designation	
Slum	No
Blighted	No
Economic Development	08/2010

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	66,560	49,301,950	0	0	0	49,368,510	0	49,368,510
Taxable	0	37,885	44,371,755	0	0	0	44,409,640	0	44,409,640
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	10,170	44,409,640	24,438,920	19,970,720	513,294

FY 2020 TIF Revenue Received: 628,137

TIF Taxing District Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES MILLS PRKWY URBAN RENEWAL (25023)
 TIF Taxing District Name: WEST DES MOINES CORP MILLS PKWY URB TIF 2 SUB 5 WAUKEE
 TIF Taxing District Inc. Number: 250515
 TIF Taxing District Base Year: 2006
 FY TIF Revenue First Received: 2018
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2038

UR Designation	
Slum	No
Blighted	No
Economic Development	06/2018

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	3,426,220	0	0	0	3,426,220	0	3,426,220
Taxable	0	0	3,083,598	0	0	0	3,083,598	0	3,083,598
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	0	3,083,598	1,696,936	1,386,662	35,640

FY 2020 TIF Revenue Received: 43,615

▲ Annual Urban Renewal Report, Fiscal Year 2019 - 2020

Urban Renewal Area Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES WESTOWN V URBAN RENEWAL
 UR Area Number: 25027
 UR Area Creation Date: 11/2009
 UR Area Purpose: see attached plan documents

Tax Districts within this Urban Renewal Area

	Base No.	Increment No.	Increment Value Used
WEST DES MOINES CITY/WAUKEE SCH/WESTOWN V URB TIF 09 INCREMENT	250377	250378	6,475,318

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	0	263,299,180	0	0	0	263,299,180	0	263,299,180
Taxable	0	0	236,969,262	0	0	0	236,969,262	0	236,969,262
Homestead Credits									0

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

862,024

0

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

TIF Revenue: 229,275
 TIF Sp. Revenue Fund Interest: 15,335
 Property Tax Replacement Claims: 0
 Asset Sales & Loan Repayments: 0
Total Revenue: 244,610

Rebate Expenditures: 71,768
 Non-Rebate Expenditures: 0
 Returned to County Treasurer: 0
Total Expenditures: 71,768

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

1,034,866

0

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

Projects For WEST DES MOINES WESTOWN V URBAN RENEWAL

Merchants Bonding

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

Hy Vee

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

Wolfe Eye Clinic

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

Penta Partners

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

Jai Hanuman

Description:	Jai Hanuman Development Agreement
Classification:	Commercial - hotels and conference centers
Physically Complete:	Yes
Payments Complete:	No

Debts/Obligations For WEST DES MOINES WESTOWN V URBAN RENEWAL

Ryan / Merchants Agreement

Debt/Obligation Type:	Rebates
Principal:	142,175
Interest:	0
Total:	142,175
Annual Appropriation?:	Yes
Date Incurred:	09/22/2014
FY of Last Payment:	2022

Hy Vee Agreement

Debt/Obligation Type:	Rebates
Principal:	533,000
Interest:	0
Total:	533,000
Annual Appropriation?:	Yes
Date Incurred:	03/09/2015
FY of Last Payment:	2025

Wolfe Eye Clinic

Debt/Obligation Type:	Rebates
Principal:	481,125
Interest:	0
Total:	481,125
Annual Appropriation?:	Yes
Date Incurred:	06/25/2018
FY of Last Payment:	2026

Jai Hanuman

Debt/Obligation Type:	Rebates
Principal:	326,550
Interest:	0
Total:	326,550
Annual Appropriation?:	Yes
Date Incurred:	08/05/2019
FY of Last Payment:	2026

Penta Partners

Debt/Obligation Type:	Rebates
Principal:	455,055
Interest:	0
Total:	455,055
Annual Appropriation?:	Yes

Date Incurred:	07/15/2019
FY of Last Payment:	2026

Rebates For WEST DES MOINES WESTOWN V URBAN RENEWAL

Merchants Bonding

TIF Expenditure Amount:	71,768
Rebate Paid To:	Merchants Bonding
Tied To Debt:	Ryan / Merchants Agreement
Tied To Project:	Merchants Bonding
Projected Final FY of Rebate:	2022

Jobs For WEST DES MOINES WESTOWN V URBAN RENEWAL

Project:	Merchants Bonding
Company Name:	Ryan Co. (landlord) & Merchants Bonding (tenant)
Date Agreement Began:	09/22/2014
Date Agreement Ends:	12/31/2022
Number of Jobs Created or Retained:	12
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	10,500,000
Total Estimated Cost of Public Infrastructure:	0

Project:	Hy Vee
Company Name:	Hy Vee
Date Agreement Began:	03/09/2015
Date Agreement Ends:	06/30/2025
Number of Jobs Created or Retained:	270
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	24,900,000
Total Estimated Cost of Public Infrastructure:	0

Project:	Wolfe Eye Clinic
Company Name:	Wolfe Eye Clinic
Date Agreement Began:	06/25/2018
Date Agreement Ends:	06/30/2025
Number of Jobs Created or Retained:	5
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	500,000
Total Estimated Cost of Public Infrastructure:	0

Project:	Penta Partners
Company Name:	Penta Partners LLC
Date Agreement Began:	07/15/2019
Date Agreement Ends:	06/01/2026
Number of Jobs Created or Retained:	5
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	6,349,850
Total Estimated Cost of Public Infrastructure:	0

Project:	Jai Hanuman
Company Name:	Jai Hanuman, LLC
Date Agreement Began:	08/05/2019
Date Agreement Ends:	06/01/2026
Number of Jobs Created or Retained:	13
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	3,000,000
Total Estimated Cost of Public Infrastructure:	0

256 Characters Left

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

▲ Annual Urban Renewal Report, Fiscal Year 2019 - 2020

TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES WESTOWN V URBAN RENEWAL (25027)
TIF Taxing District Name:	WEST DES MOINES CITY/WAUKEE SCH/WESTOWN V URB TIF 09 INCREMENT
TIF Taxing District Inc. Number:	250378
TIF Taxing District Base Year:	2008
FY TIF Revenue First Received:	2012
Subject to a Statutory end date?	Yes
Fiscal year this TIF Taxing District statutorily ends:	2024

UR Designation	
Slum	No
Blighted	No
Economic Development	11/2009

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	263,299,180	0	0	0	263,299,180	0	263,299,180
Taxable	0	0	236,969,262	0	0	0	236,969,262	0	236,969,262
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	244,526,820	18,772,360	6,475,318	12,297,042	316,063

FY 2020 TIF Revenue Received: 229,275

♣ Annual Urban Renewal Report, Fiscal Year 2019 - 2020

Urban Renewal Area Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES ASHWORTH CORRIDOR URBAN RENEWAL
 UR Area Number: 25028
 UR Area Creation Date: 11/2009
 UR Area Purpose: see attached plan documents

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
WDM CITY/WAUKEE SCH/WDM ASHWORTH '09 ORD 1850 TIF INCREMENT	250381	250382	40,940,560
WDM CITY AG/WAUKEE SCH/WDM ASHWORTH '09 ORD 1850 TIF INCREMENT	250383	250384	0
WDM CITY AG EXEMPT/WAUKEE SCH/PI'15/WDM ASHWORTH '16 ORD 2163 TIF INCREMENT	250442	250443	0
WDM CITY EXEMPT/WAUKEE SCH/PI'11/WDM ASHWORTH '09 ORD 1850 TIF INCREMENT	250444	250445	0
WDM CITY/WAUKEE SCH/WDM ASHWORTH '16 ORD 2163 TIF INCREMENT	250531	250532	17,196,830
WDM CITY AG/WAUKEE SCH/WDM ASHWORTH '16 ORD 2163 TIF INCREMENT	250533	250534	0
WDM CITY EXEMPT/WAUKEE SCH/PI'15/WDM ASHWORTH '16 ORD 2163 TIF INCREMENT	250539	250540	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	203,840	53,250,720	174,231,244	0	0	-20,372	227,856,028	0	227,856,028
Taxable	114,421	30,309,263	156,808,120	0	0	-20,372	187,354,379	0	187,354,379
Homestead Credits									83

TIF Sp. Rev. Fund Cash Balance as of 07-01-2019: **542,858** **0** **Amount of 07-01-2019 Cash Balance Restricted for LMI**

TIF Revenue: 1,485,762
 TIF Sp. Revenue Fund Interest: 14,301
 Property Tax Replacement Claims: 0
 Asset Sales & Loan Repayments: 0
Total Revenue: 1,500,063

Rebate Expenditures: 0
 Non-Rebate Expenditures: 816,844
 Returned to County Treasurer: 0
Total Expenditures: 816,844

TIF Sp. Rev. Fund Cash Balance as of 06-30-2020: **1,226,077** **0** **Amount of 06-30-2020 Cash Balance Restricted for LMI**

Projects For WEST DES MOINES ASHWORTH CORRIDOR URBAN RENEWAL

Newport

Description:	Newport Building
Classification:	Commercial - office properties
Physically Complete:	Yes
Payments Complete:	No

Westfield

Description:	Westfield Building
Classification:	Commercial - office properties
Physically Complete:	Yes
Payments Complete:	No

Ballenger

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

LTR Pointe

Description:	LTR Pointe Office Building
Classification:	Commercial - office properties
Physically Complete:	Yes
Payments Complete:	No

Ashworth - JCP to 81st

Description:	Ashworth Rd - JCP to 81st
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Ashworth - 81st to 88th

Description:	Ashworth Rd - 81st to 88th
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Ashworth - 88th to 98th

Description:	Ashworth Rd - 88th to 98th
Classification:	Roads, Bridges & Utilities
Physically Complete:	No

Payments Complete:	No
--------------------	----

Ashworth & JCP Intersection

Description:	Intersection Impr. - Ashworth & JCP
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Ashworth Interchange

Description:	Ashworth & I-80 Interchange
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

Ashworth Bridge

Description:	Replace Ashworth Bridge over I-80
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

Debts/Obligations For WEST DES MOINES ASHWORTH CORRIDOR URBAN RENEWAL

Newport Building

Debt/Obligation Type:	Rebates
Principal:	412,950
Interest:	0
Total:	412,950
Annual Appropriation?:	Yes
Date Incurred:	08/22/2016
FY of Last Payment:	2025

Westfield Building

Debt/Obligation Type:	Rebates
Principal:	3,116,820
Interest:	0
Total:	3,116,820
Annual Appropriation?:	Yes
Date Incurred:	01/23/2017
FY of Last Payment:	2026

2018 Series B Bonds

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	12,540,000
Interest:	3,849,478
Total:	16,389,478
Annual Appropriation?:	No
Date Incurred:	06/13/2018
FY of Last Payment:	2031

Ballenger Building

Debt/Obligation Type:	Rebates
Principal:	136,937
Interest:	0
Total:	136,937
Annual Appropriation?:	Yes
Date Incurred:	08/06/2018
FY of Last Payment:	2026

LTR Pointe Building

Debt/Obligation Type:	Rebates
Principal:	105,770
Interest:	0
Total:	105,770
Annual Appropriation?:	Yes

Date Incurred:	08/06/2018
FY of Last Payment:	2025

Non-Rebates For WEST DES MOINES ASHWORTH CORRIDOR URBAN RENEWAL

TIF Expenditure Amount:	134,516
Tied To Debt:	2018 Series B Bonds
Tied To Project:	Ashworth - JCP to 81st

TIF Expenditure Amount:	372,904
Tied To Debt:	2018 Series B Bonds
Tied To Project:	Ashworth - 81st to 88th

TIF Expenditure Amount:	192,821
Tied To Debt:	2018 Series B Bonds
Tied To Project:	Ashworth - 88th to 98th

TIF Expenditure Amount:	17,193
Tied To Debt:	2018 Series B Bonds
Tied To Project:	Ashworth & JCP Intersection

TIF Expenditure Amount:	47,900
Tied To Debt:	2018 Series B Bonds
Tied To Project:	Ashworth Interchange

TIF Expenditure Amount:	51,510
Tied To Debt:	2018 Series B Bonds
Tied To Project:	Ashworth Bridge

Jobs For WEST DES MOINES ASHWORTH CORRIDOR URBAN RENEWAL

Project:	Newport
Company Name:	R&R Realty, Newport Bldg LLC, INTL FC Stone, and E-Path USA
Date Agreement Began:	08/22/2016
Date Agreement Ends:	12/31/2025
Number of Jobs Created or Retained:	103
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	11,780,000
Total Estimated Cost of Public Infrastructure:	0

Project:	Westfield
Company Name:	R&R Realty and Westfield Building LLC
Date Agreement Began:	01/23/2017
Date Agreement Ends:	12/31/2026
Number of Jobs Created or Retained:	89
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	27,000,000
Total Estimated Cost of Public Infrastructure:	0

Project:	Ballenger
Company Name:	Ballenger Real Estate LLC
Date Agreement Began:	08/06/2018
Date Agreement Ends:	06/30/2026
Number of Jobs Created or Retained:	5
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	2,000,000
Total Estimated Cost of Public Infrastructure:	0

Project:	LTR Pointe
Company Name:	LTR Pointe, LLC
Date Agreement Began:	08/06/2018
Date Agreement Ends:	06/30/2025
Number of Jobs Created or Retained:	5
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	925,000
Total Estimated Cost of Public Infrastructure:	0

256 Characters Left

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

TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES ASHWORTH CORRIDOR URBAN RENEWAL (25028)
TIF Taxing District Name:	WDM CITY/WAUKEE SCH/WDM ASHWORTH '09 ORD 1850 TIF INCREMENT
TIF Taxing District Inc. Number:	250382
TIF Taxing District Base Year:	2008
FY TIF Revenue First Received:	
Subject to a Statutory end date?	No

UR Designation	
Slum	No
Blighted	No
Economic Development	11/2009

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	53,183,090	14,209,724	0	0	-20,372	67,563,038	0	67,563,038
Taxable	0	30,270,769	12,788,752	0	0	-20,372	43,182,096	0	43,182,096
Homestead Credits									82

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	0	43,182,096	40,940,560	2,241,536	57,613

FY 2020 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES ASHWORTH CORRIDOR URBAN RENEWAL (25028)
TIF Taxing District Name:	WDM CITY AG/WAUKEE SCH/WDM ASHWORTH '09 ORD 1850 TIF INCREMENT
TIF Taxing District Inc. Number:	250384
TIF Taxing District Base Year:	2008
FY TIF Revenue First Received:	
Subject to a Statutory end date?	No

UR Designation	
Slum	No
Blighted	No
Economic Development	11/2009

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

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	131,460	0	0	0	0	0	131,460	0	131,460
Taxable	73,792	0	0	0	0	0	73,792	0	73,792
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	0	73,792	0	73,792	1,451

FY 2020 TIF Revenue Received: 0

♣ Annual Urban Renewal Report, Fiscal Year 2019 - 2020

TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES ASHWORTH CORRIDOR URBAN RENEWAL (25028)
TIF Taxing District Name:	WDM CITY AG EXEMPT/WAUKEE SCH/PI'15/WDM ASHWORTH '16 ORD 2163
TIF INCREMENT	
TIF Taxing District Inc. Number:	250443
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	11/2009

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

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	14,920	0	0	0	0	0	14,920	0	14,920
Taxable	8,375	0	0	0	0	0	8,375	0	8,375
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	7,920	7,000	0	7,000	117

FY 2020 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES ASHWORTH CORRIDOR URBAN RENEWAL (25028)
TIF Taxing District Name:	WDM CITY EXEMPT/WAUKEE SCH/PI'11/WDM ASHWORTH '09 ORD 1850 TIF
INCREMENT	
TIF Taxing District Inc. Number:	250445
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	11/2009

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

♣ Annual Urban Renewal Report, Fiscal Year 2019 - 2020

TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES ASHWORTH CORRIDOR URBAN RENEWAL (25028)
TIF Taxing District Name:	WDM CITY/WAUKEE SCH/WDM ASHWORTH '16 ORD 2163 TIF INCREMENT
TIF Taxing District Inc. Number:	250532
TIF Taxing District Base Year:	2015
FY TIF Revenue First Received:	2018
Subject to a Statutory end date?	Yes
Fiscal year this TIF Taxing District statutorily ends:	2038

UR Designation	
Slum	No
Blighted	No
Economic Development	06/2009

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	47,340	160,021,520	0	0	0	160,068,860	0	160,068,860
Taxable	0	26,945	144,019,368	0	0	0	144,046,313	0	144,046,313
Homestead Credits									1

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	169,315,710	0	17,196,830	-17,196,830	-441,998

FY 2020 TIF Revenue Received: 1,485,762

TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES ASHWORTH CORRIDOR URBAN RENEWAL (25028)
TIF Taxing District Name:	WDM CITY AG/WAUKEE SCH/WDM ASHWORTH '16 ORD 2163 TIF INCREMENT
TIF Taxing District Inc. Number:	250534
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	57,460	0	0	0	0	0	57,460	0	57,460
Taxable	32,254	0	0	0	0	0	32,254	0	32,254
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	284,240	0	0	0	0

FY 2020 TIF Revenue Received: 0

♣ Annual Urban Renewal Report, Fiscal Year 2019 - 2020

TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES ASHWORTH CORRIDOR URBAN RENEWAL (25028)
TIF Taxing District Name:	WDM CITY EXEMPT/WAUKEE SCH/PI'15/WDM ASHWORTH '16 ORD 2163 TIF INCREMENT
TIF Taxing District Inc. Number:	250540
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	0	20,290	0	0	0	0	20,290	0	20,290
Taxable	0	11,549	0	0	0	0	11,549	0	11,549
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	131,140	0	0	0	0

FY 2020 TIF Revenue Received: 0

Urban Renewal Area Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES WOODLAND TIF 2011
 UR Area Number: 25031
 UR Area Creation Date: 06/2011
 UR Area Purpose: see attached documents

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
WEST DES MOINES CITY WDLND TIF 2011 SUB A/WAUKEE SCH-INCREMENT	250446	250447	0
WEST DES MOINES CITY WDLND TIF 2011 SUB C/WAUKEE SCH-INCREMENT	250448	250449	0
WEST DES MOINES CITY WDLND TIF 2011 SUB D/WAUKEE SCH-INCREMENT	250450	250451	0
WEST DES MOINES CITY WDLND TIF 2011 SUB E/WAUKEE SCH-INCREMENT	250452	250453	0
WEST DES MOINES CITY WDLND TIF 2011 SUB F/WAUKEE SCH-INCREMENT	250454	250455	0
WEST DES MOINES CITY WDLND TIF 2011 SUB G/WAUKEE SCH-INCREMENT	250456	250457	0
WEST DES MOINES CITY WDLND TIF 2011 SUB F/WAUKEE SCH-INCREMENT	250458	250459	0
WEST DES MOINES CITY WDLND TIF 2011 SUB R-2/WAUKEE SCH-INCREMENT	250460	250461	0
WEST DES MOINES CITY WDLND TIF 2011 SUB R-3/WAUKEE SCH-INCREMENT	250462	250463	0
WEST DES MOINES CITY AG WDLND TIF 2011 SUB F/WAUKEE SCH-INCREMENT	250464	250465	0
WEST DES MOINES CITY AG WDLND TIF 2011 SUB G/WAUKEE SCH-INCREMENT	250466	250467	0
WEST DES MOINES CITY WDLND TIF 2011 SUB B/WAUKEE SCH-INCREMENT	250470	250471	0
WDM CITY AG/WK SCH/WDLND URB 11 SUB B TIF INCREMENT	250574	250575	0
WDM CITY AG/WAUKEE SCH/WDM WOODLAND HILLS '18 ORD 2315 TIF INCREMENT	250596	250597	0
WDM CITY/WAUKEE SCH/WOODLAND HILLS '18 ORD 2315 TIF INCREMENT	250598	250599	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	32,440	164,644,030	360,310	0	0	-35,188	165,001,592	0	165,001,592
Taxable	18,210	93,712,084	324,279	0	0	-35,188	94,019,385	0	94,019,385
Homestead Credits									203

TIF Sp. Rev. Fund Cash Balance as of 07-01-2019: **1,146,489** **1,076,953** **Amount of 07-01-2019 Cash Balance Restricted for LMI**

TIF Revenue: 0
 TIF Sp. Revenue Fund Interest: 14,592
 Property Tax Replacement Claims: 0
 Asset Sales & Loan Repayments: 0
Total Revenue: 14,592

Rebate Expenditures: 105,000
 Non-Rebate Expenditures: 397,601
 Returned to County Treasurer: 0
Total Expenditures: 502,601

TIF Sp. Rev. Fund Cash Balance as of 06-30-2020: **658,480** **948,725** **Amount of 06-30-2020 Cash Balance Restricted for LMI**

Projects For WEST DES MOINES WOODLAND TIF 2011

KTJ 201 LLC

Description:	Rebate Agreement
Classification:	Administrative expenses
Physically Complete:	Yes
Payments Complete:	Yes

LMI Requirement

Description:	LMI Projects
Classification:	Low and Moderate Income Housing
Physically Complete:	Yes
Payments Complete:	Yes

Booneville Road Pvmnt

Description:	Booneville Road Reconstruction - S 88th to S 100th
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

Booneville Sugar Creek Bridge

Description:	Replace Bridge over Sugar Creek on Booneville Rd
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

Legal Fees FY 20

Description:	Legal Fees FY 20
Classification:	Administrative expenses
Physically Complete:	Yes
Payments Complete:	Yes

Debts/Obligations For WEST DES MOINES WOODLAND TIF 2011

KTJ Rebate Agreement

Debt/Obligation Type:	Rebates
Principal:	105,000
Interest:	0
Total:	105,000
Annual Appropriation?:	Yes
Date Incurred:	10/27/2011
FY of Last Payment:	2020

LMI Requirement

Debt/Obligation Type:	Outstanding LMI Housing Obligations
Principal:	144,604
Interest:	0
Total:	144,604
Annual Appropriation?:	Yes
Date Incurred:	07/01/2014
FY of Last Payment:	2025

2019 D Bonds

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	5,320,000
Interest:	1,074,961
Total:	6,394,961
Annual Appropriation?:	No
Date Incurred:	06/03/2019
FY of Last Payment:	2025

Legal Fees FY 20

Debt/Obligation Type:	Internal Loans
Principal:	1,036
Interest:	0
Total:	1,036
Annual Appropriation?:	Yes
Date Incurred:	06/30/2020
FY of Last Payment:	2020

Non-Rebates For WEST DES MOINES WOODLAND TIF 2011

TIF Expenditure Amount:	144,604
Tied To Debt:	LMI Requirement
Tied To Project:	LMI Requirement

TIF Expenditure Amount:	71,712
Tied To Debt:	2019 D Bonds
Tied To Project:	Booneville Road Pvmnt

TIF Expenditure Amount:	180,249
Tied To Debt:	2019 D Bonds
Tied To Project:	Booneville Sugar Creek Bridge

TIF Expenditure Amount:	1,036
Tied To Debt:	Legal Fees FY 20
Tied To Project:	Legal Fees FY 20

Rebates For WEST DES MOINES WOODLAND TIF 2011

KTJ 201 LLC

TIF Expenditure Amount:	105,000
Rebate Paid To:	KTJ 201 LLC
Tied To Debt:	KTJ Rebate Agreement
Tied To Project:	KTJ 201 LLC
Projected Final FY of Rebate:	2020

Income Housing For WEST DES MOINES WOODLAND TIF 2011

Amount of FY 2020 expenditures that provide or aid in the provision of public improvements related to housing and residential development:	144,604
<hr/>	
Lots for low and moderate income housing:	0
Construction of low and moderate income housing:	135,184
Grants, credits or other direct assistance to low and moderate income families:	0
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:	2,964
Other low and moderate income housing assistance:	6,457

TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES WOODLAND TIF 2011 (25031)
TIF Taxing District Name:	WEST DES MOINES CITY WDLND TIF 2011 SUB A/WAUKEE SCH-INCREMENT
TIF Taxing District Inc. Number:	250447
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	06/2011

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	2,999,650	0	0	0	0

FY 2020 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES WOODLAND TIF 2011 (25031)
TIF Taxing District Name:	WEST DES MOINES CITY WDLND TIF 2011 SUB C/WAUKEE SCH-INCREMENT
TIF Taxing District Inc. Number:	250449
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	06/2011

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	1,320	0	0	0	0	1,320	0	1,320
Taxable	0	751	0	0	0	0	751	0	751
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	3,960	0	0	0	0

FY 2020 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: WEST DES MOINES (77G727)
Urban Renewal Area: WEST DES MOINES WOODLAND TIF 2011 (25031)
TIF Taxing District Name: WEST DES MOINES CITY WDLND TIF 2011 SUB D/WAUKEE SCH-INCREMENT
TIF Taxing District Inc. Number: 250451

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	06/2011

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

[illegible]

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	1,320	0	0	0	0

FY 2020 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: WEST DES MOINES (77G727)
Urban Renewal Area: WEST DES MOINES WOODLAND TIF 2011 (25031)
TIF Taxing District Name: WEST DES MOINES CITY WDLND TIF 2011 SUB E/WAUKEE SCH-INCREMENT
TIF Taxing District Inc. Number: 250453

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	06/2011

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

[illegible]

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	506,980	0	0	0	0

FY 2020 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES WOODLAND TIF 2011 (25031)
TIF Taxing District Name:	WEST DES MOINES CITY WDLND TIF 2011 SUB F/WAUKEE SCH-INCREMENT
TIF Taxing District Inc. Number:	250455
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	06/2011

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	2,640	0	0	0	0	2,640	0	2,640
Taxable	0	1,502	0	0	0	0	1,502	0	1,502
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	2,640	0	0	0	0

FY 2020 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES WOODLAND TIF 2011 (25031)
TIF Taxing District Name:	WEST DES MOINES CITY WDLND TIF 2011 SUB G/WAUKEE SCH-INCREMENT
TIF Taxing District Inc. Number:	250457
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	06/2011

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	1,250	0	0	0	0

FY 2020 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES WOODLAND TIF 2011 (25031)
TIF Taxing District Name:	WEST DES MOINES CITY WDLND TIF 2011 SUB F/WAUKEE SCH-INCREMENT
TIF Taxing District Inc. Number:	250459
TIF Taxing District Base Year:	2011
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	06/2011

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	38,950,640	0	0	0	0	38,950,640	0	38,950,640
Taxable	0	22,169,925	0	0	0	0	22,169,925	0	22,169,925
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	20,191,140	18,759,500	0	18,759,500	482,163

FY 2020 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES WOODLAND TIF 2011 (25031)
TIF Taxing District Name:	WEST DES MOINES CITY WDLND TIF 2011 SUB R-2/WAUKEE SCH-INCREMENT
TIF Taxing District Inc. Number:	250461
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	06/2011

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	36,983,210	0	0	0	-14,816	36,968,394	0	36,968,394
Taxable	0	21,050,106	0	0	0	-14,816	21,035,290	0	21,035,290
Homestead Credits									70

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	672,300	21,035,290	0	21,035,290	540,656

FY 2020 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES WOODLAND TIF 2011 (25031)
 TIF Taxing District Name: WEST DES MOINES CITY WDLND TIF 2011 SUB R-3/WAUKEE SCH-
 INCREMENT
 TIF Taxing District Inc. Number: 250463
 TIF Taxing District Base Year: 2011
 FY TIF Revenue First Received: 2015
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District
 statutorily ends: 2025

UR Designation	
Slum	No
Blighted	No
Economic Development	06/2011

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	82,476,580	360,310	0	0	-20,372	82,816,518	0	82,816,518
Taxable	0	46,944,047	324,279	0	0	-20,372	47,247,954	0	47,247,954
Homestead Credits									129

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	9,320,920	47,247,954	0	47,247,954	1,214,382

FY 2020 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES WOODLAND TIF 2011 (25031)
 TIF Taxing District Name: WEST DES MOINES CITY AG WDLND TIF 2011 SUB F/WAUKEE SCH-
 INCREMENT
 TIF Taxing District Inc. Number: 250465
 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	06/2011

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	32,440	0	0	0	0

FY 2020 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES WOODLAND TIF 2011 (25031)
 TIF Taxing District Name: WEST DES MOINES CITY AG WDLND TIF 2011 SUB G/WAUKEE SCH-INCREMENT

TIF Taxing District Inc. Number: 250467

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	06/2011

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	63,390	0	0	0	0

FY 2020 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES WOODLAND TIF 2011 (25031)
 TIF Taxing District Name: WEST DES MOINES CITY WDLND TIF 2011 SUB B/WAUKEE SCH-INCREMENT

TIF Taxing District Inc. Number: 250471

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	06/2011

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	541,340	0	0	0	0

FY 2020 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES WOODLAND TIF 2011 (25031)
 TIF Taxing District Name: WDM CITY AG/WK SCH/WDLND URB 11 SUB B TIF INCREMENT
 TIF Taxing District Inc. Number: 250575

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: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES WOODLAND TIF 2011 (25031)
 TIF Taxing District Name: WDM CITY AG/WAUKEE SCH/WDM WOODLAND HILLS '18 ORD 2315 TIF INCREMENT
 TIF Taxing District Inc. Number: 250597

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	32,440	0	0	0	0	0	32,440	0	32,440
Taxable	18,210	0	0	0	0	0	18,210	0	18,210
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	199,010	0	0	0	0

FY 2020 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES WOODLAND TIF 2011 (25031)
TIF Taxing District Name:	WDM CITY/WAUKEE SCH/WOODLAND HILLS '18 ORD 2315 TIF INCREMENT
TIF Taxing District Inc. Number:	250599
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	6,229,640	0	0	0	0	6,229,640	0	6,229,640
Taxable	0	3,545,753	0	0	0	0	3,545,753	0	3,545,753
Homestead Credits									4

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	3,636,260	2,593,380	0	2,593,380	66,656

FY 2020 TIF Revenue Received: 0

▲ Annual Urban Renewal Report, Fiscal Year 2019 - 2020

Urban Renewal Area Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES COACHLIGHT DR URBAN RENEWAL
 UR Area Number: 25037
 UR Area Creation Date: 02/2017
 UR Area Purpose: see attached plan documents

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
WDM CITY/WAUKEE SCH/WDM COACHLIGHT '17 ORD 2202 TIF INCREMENT	250554	250555	5,734,107
WDM CITY AG/WAUKEE SCH/WDM COACHLIGHT '17 ORD 2202 TIF INCREMENT	250556	250557	0
WDM CITY/WAUKEE SCH/WDM COACHLIGHT '18 ORD 2316 TIF INCREMENT	250600	250601	29,313,290
WDM CITY AG/WAUKEE SCH/WDM COACHLIGHT '18 ORD 2316 TIF INCREMENT	250602	250603	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	221,790	327,440,690	40,809,490	0	0	-170,384	393,471,656	0	393,471,656
Taxable	124,496	186,373,038	36,728,541	0	0	-170,384	241,933,244	0	241,933,244
Homestead Credits									743

TIF Sp. Rev. Fund Cash Balance as of 07-01-2019:	-316,660	0	Amount of 07-01-2019 Cash Balance Restricted for LMI
---	-----------------	----------	---

TIF Revenue:	895,947
TIF Sp. Revenue Fund Interest:	0
Property Tax Replacement Claims	12,599
Asset Sales & Loan Repayments:	0
Total Revenue:	908,546

Rebate Expenditures:	0
Non-Rebate Expenditures:	907,741
Returned to County Treasurer:	0
Total Expenditures:	907,741

TIF Sp. Rev. Fund Cash Balance as of 06-30-2020:	-315,855	0	Amount of 06-30-2020 Cash Balance Restricted for LMI
---	-----------------	----------	---

Projects For WEST DES MOINES COACHLIGHT DR URBAN RENEWAL

IMT Insurance

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

Coachlight - JCP to 81st

Description:	Coachlight Drive & 77th - JCP to 81st
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Mills - JCP to 81st

Description:	Widening Mills Pkwy - JCP to 81st
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Parkways Turn Lane

Description:	Parkways RT Turn Lane from SB JCP
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

S 88th & Mills Reconstruction

Description:	Reconstruct S 88th and Mills
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

Debts/Obligations For WEST DES MOINES COACHLIGHT DR URBAN RENEWAL

GO Series 2018 C

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	6,155,000
Interest:	2,298,247
Total:	8,453,247
Annual Appropriation?:	No
Date Incurred:	06/13/2018
FY of Last Payment:	2037

IMT Insurance

Debt/Obligation Type:	Rebates
Principal:	1,110,366
Interest:	0
Total:	1,110,366
Annual Appropriation?:	Yes
Date Incurred:	08/07/2017
FY of Last Payment:	2025

GO Series 2019 C

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	5,105,000
Interest:	1,416,335
Total:	6,521,335
Annual Appropriation?:	No
Date Incurred:	06/03/2019
FY of Last Payment:	2031

Non-Rebates For WEST DES MOINES COACHLIGHT DR URBAN RENEWAL

TIF Expenditure Amount:	173,115
Tied To Debt:	GO Series 2018 C
Tied To Project:	Coachlight - JCP to 81st

TIF Expenditure Amount:	139,015
Tied To Debt:	GO Series 2018 C
Tied To Project:	Mills - JCP to 81st

TIF Expenditure Amount:	10,876
Tied To Debt:	GO Series 2018 C
Tied To Project:	Parkways Turn Lane

TIF Expenditure Amount:	584,735
Tied To Debt:	GO Series 2019 C
Tied To Project:	S 88th & Mills Reconstruction

Jobs For WEST DES MOINES COACHLIGHT DR URBAN RENEWAL

Project:	IMT Insurance
Company Name:	IMT Insurance
Date Agreement Began:	08/07/2017
Date Agreement Ends:	06/30/2025
Number of Jobs Created or Retained:	33
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	25,000,000
Total Estimated Cost of Public Infrastructure:	7,000,000

256 Characters Left

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

▲ Annual Urban Renewal Report, Fiscal Year 2019 - 2020

TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES COACHLIGHT DR URBAN RENEWAL (25037)
TIF Taxing District Name:	WDM CITY/WAUKEE SCH/WDM COACHLIGHT '17 ORD 2202 TIF INCREMENT
TIF Taxing District Inc. Number:	250555
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	6,371,230	0	0	0	6,371,230	0	6,371,230
Taxable	0	0	5,734,107	0	0	0	5,734,107	0	5,734,107
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	0	5,734,107	5,734,107	0	0

FY 2020 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES COACHLIGHT DR URBAN RENEWAL (25037)
TIF Taxing District Name:	WDM CITY AG/WAUKEE SCH/WDM COACHLIGHT '17 ORD 2202 TIF INCREMENT
TIF Taxing District Inc. Number:	250557
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	77,680	0	0	0	0	0	77,680	0	77,680
Taxable	43,604	0	0	0	0	0	43,604	0	43,604
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	0	43,604	0	43,604	858

FY 2020 TIF Revenue Received: 0

▲ Annual Urban Renewal Report, Fiscal Year 2019 - 2020

TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES COACHLIGHT DR URBAN RENEWAL (25037)
TIF Taxing District Name:	WDM CITY/WAUKEE SCH/WDM COACHLIGHT '18 ORD 2316 TIF INCREMENT
TIF Taxing District Inc. Number:	250601
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	327,440,690	34,438,260	0	0	-170,384	386,878,636	0	386,878,636
Taxable	0	186,373,038	30,994,434	0	0	-170,384	236,074,641	0	236,074,641
Homestead Credits									743

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	357,735,730	29,313,290	29,313,290	0	0

FY 2020 TIF Revenue Received: 895,947

TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES COACHLIGHT DR URBAN RENEWAL (25037)
TIF Taxing District Name:	WDM CITY AG/WAUKEE SCH/WDM COACHLIGHT '18 ORD 2316 TIF INCREMENT
TIF Taxing District Inc. Number:	250603
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	144,110	0	0	0	0	0	144,110	0	144,110
Taxable	80,892	0	0	0	0	0	80,892	0	80,892
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	144,110	0	0	0	0

FY 2020 TIF Revenue Received: 0

Urban Renewal Area Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES 8300 MILLS CIVIC PARKWAY URBAN RENEWAL
 UR Area Number: 25042
 UR Area Creation Date: 03/2019
 UR Area Purpose: See attached plan documents

Tax Districts within this Urban Renewal Area

	Base No.	Increment No.	Increment Value Used
--	-------------	------------------	----------------------------

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	0	0	0	0	0	0	0	0
Taxable	0	0	0	0	0	0	0	0	0
Homestead Credits									0

TIF Sp. Rev. Fund Cash Balance as of 07-01-2019:	-75,825	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:	234,201
Returned to County Treasurer:	0
Total Expenditures:	234,201

TIF Sp. Rev. Fund Cash Balance as of 06-30-2020:	-310,026	0	Amount of 06-30-2020 Cash Balance Restricted for LMI
---	-----------------	----------	---

Projects For WEST DES MOINES 8300 MILLS CIVIC PARKWAY URBAN RENEWAL

S 81st & Cascade Widening

Description:	S 81st & Cascade Ave Widening
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

S 85th St - Cascade to Mills

Description:	Construction of S 85th St from Cascade Ave to Mills Pkwy
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

Sammons Rebate

Description:	Rebates to Sammons Financial Group
Classification:	Commercial - office properties
Physically Complete:	No
Payments Complete:	No

Debts/Obligations For WEST DES MOINES 8300 MILLS CIVIC PARKWAY URBAN RENEWAL

GO URA Bonds Series 2019A

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	4,945,000
Interest:	1,247,450
Total:	6,192,450
Annual Appropriation?:	No
Date Incurred:	07/03/2019
FY of Last Payment:	2031

Sammons Rebate

Debt/Obligation Type:	Rebates
Principal:	12,624,330
Interest:	0
Total:	12,624,330
Annual Appropriation?:	Yes
Date Incurred:	03/18/2019
FY of Last Payment:	2036

Non-Rebates For WEST DES MOINES 8300 MILLS CIVIC PARKWAY URBAN RENEWAL

TIF Expenditure Amount:	76,978
Tied To Debt:	GO URA Bonds Series 2019A
Tied To Project:	S 81st & Cascade Widening

TIF Expenditure Amount:	157,223
Tied To Debt:	GO URA Bonds Series 2019A
Tied To Project:	S 85th St - Cascade to Mills

Jobs For WEST DES MOINES 8300 MILLS CIVIC PARKWAY URBAN RENEWAL

Project:	Sammons Rebate
	Sammons Financial Group &
Company Name:	Midland National Life
Date Agreement Began:	03/18/2019
Date Agreement Ends:	06/30/2039
Number of Jobs Created or Retained:	605
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	55,000,000
Total Estimated Cost of Public Infrastructure:	6,000,000

256 Characters Left

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

Urban Renewal Area Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES IOWA CLINIC URBAN RENEWAL
 UR Area Number: 25043
 UR Area Creation Date: 05/2019
 UR Area Purpose: See attached plan documents

Tax Districts within this Urban Renewal Area

	Base No.	Increment No.	Increment Value Used
--	-------------	------------------	----------------------------

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	0	0	0	0	0	0	0	0
Taxable	0	0	0	0	0	0	0	0	0
Homestead Credits									0

TIF Sp. Rev. Fund Cash Balance as of 07-01-2019:	0	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:	0
Returned to County Treasurer:	0
Total Expenditures:	0

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

▲ Annual Urban Renewal Report, Fiscal Year 2019 - 2020

Urban Renewal Area Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES MICROSOFT OSMIUM URBAN RENEWAL
 UR Area Number: 61021

UR Area Creation Date: 11/2016

UR Area Purpose: see attached plan documents - note that for purposes of this report, all financial activity for the Osmium URA is reported with the Warren County portion

Tax Districts within this Urban Renewal Area

	Base No.	Increment No.	Increment Value Used
WEST DES MOINES CITY/ WINTERSET SCH/ MSOFT OSMIUM TIF INCR	610237	610238	15,694,467

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	0	17,438,300	0	0	0	17,438,300	0	17,438,300
Taxable	0	0	15,694,470	0	0	0	15,694,470	0	15,694,470
Homestead Credits									0

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

0

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: 0
 Returned to County Treasurer: 0
Total Expenditures: 0

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

0

0

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

256 Characters Left

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

TIF Taxing District Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES MICROSOFT OSMIUM URBAN RENEWAL (61021)
 TIF Taxing District Name: WEST DES MOINES CITY/ WINTERSET SCH/ MSOFT OSMIUM TIF INCR
 TIF Taxing District Inc. Number: 610238

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	17,438,300	0	0	0	17,438,300	0	17,438,300
Taxable	0	0	15,694,470	0	0	0	15,694,470	0	15,694,470
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	66,800	15,694,470	15,694,467	3	0

FY 2020 TIF Revenue Received: 0

Urban Renewal Area Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES MILLS PKWY URBAN RENEWAL
 UR Area Number: 77058
 UR Area Creation Date: 07/1999
 UR Area Purpose: see attached plan documents

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
W DES MOINES CITY/WDM SCH/14 AMD #5 99 MILLS PKWY TIF INCR	770885	770886	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	0	185,100	13,890,000	0	0	0	14,075,100	0	14,075,100
Taxable	0	105,355	12,501,000	0	0	0	12,606,355	0	12,606,355
Homestead Credits									0

TIF Sp. Rev. Fund Cash Balance as of 07-01-2019: 0 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: 0
 Returned to County Treasurer: 0
Total Expenditures: 0

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

256 Characters Left

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

TIF Taxing District Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES MILLS PKWY URBAN RENEWAL (77058)
 TIF Taxing District Name: W DES MOINES CITY/WDM SCH/14 AMD #5 99 MILLS PKWY TIF INCR
 TIF Taxing District Inc. Number: 770886

TIF Taxing District Base Year: 2013

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	185,100	13,890,000	0	0	0	14,075,100	0	14,075,100
Taxable	0	105,355	12,501,000	0	0	0	12,606,355	0	12,606,355
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	196,100	12,606,355	0	12,606,355	386,678

FY 2020 TIF Revenue Received: 0

Urban Renewal Area Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES WESTOWN V URBAN RENEWAL
 UR Area Number: 77076
 UR Area Creation Date: 11/2009
 UR Area Purpose: see attached plan documents

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
W DES MOINES CITY/WDM SCH/09 WESTOWN V TIF INCR	770750	770751	2,161,120
W DES MOINES CITY AG/WDM SCH/09 WESTOWN V TIF INCR	770813	770814	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	0	0	32,746,200	0	0	0	32,746,200	0	32,746,200
Taxable	0	0	29,471,580	0	0	0	29,471,580	0	29,471,580
Homestead Credits									0

TIF Sp. Rev. Fund Cash Balance as of 07-01-2019: 0 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: 0
 Returned to County Treasurer: 0
Total Expenditures: 0

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

Projects For WEST DES MOINES WESTOWN V URBAN RENEWAL

Transfer to Dallas Co

Description:	Transfer funds to Dallas Co for purposes of this report
Classification:	Administrative expenses
Physically Complete:	Yes
Payments Complete:	Yes

Debts/Obligations For WEST DES MOINES WESTOWN V URBAN RENEWAL

Transfer for Reporting Purposes

Debt/Obligation Type:	Other Debt
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	Yes
Date Incurred:	06/30/2019
FY of Last Payment:	2019

Non-Rebates For WEST DES MOINES WESTOWN V URBAN RENEWAL

TIF Expenditure Amount:	0
Tied To Debt:	Transfer for Reporting Purposes
Tied To Project:	Transfer to Dallas Co

256 Characters Left

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

TIF Taxing District Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES WESTOWN V URBAN RENEWAL (77076)
 TIF Taxing District Name: W DES MOINES CITY/WDM SCH/09 WESTOWN V TIF INCR
 TIF Taxing District Inc. Number: 770751
 TIF Taxing District Base Year: 2009
 FY TIF Revenue First Received: 2012
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2032

UR Designation	
Slum	No
Blighted	No
Economic Development	11/2009

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	32,746,200	0	0	0	32,746,200	0	32,746,200
Taxable	0	0	29,471,580	0	0	0	29,471,580	0	29,471,580
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	18,842,800	13,903,400	2,161,120	11,742,280	360,174

FY 2020 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES WESTOWN V URBAN RENEWAL (77076)
 TIF Taxing District Name: W DES MOINES CITY AG/WDM SCH/09 WESTOWN V TIF INCR
 TIF Taxing District Inc. Number: 770814
 TIF Taxing District Base Year: 2009
 FY TIF Revenue First Received: 2012
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2032

UR Designation	
Slum	No
Blighted	No
Economic Development	11/2009

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

▲ Annual Urban Renewal Report, Fiscal Year 2019 - 2020

Urban Renewal Area Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES FULLER ROAD URBAN RENEWAL
 UR Area Number: 77082
 UR Area Creation Date: 03/2010
 UR Area Purpose: see attached plan documents

Tax Districts within this Urban Renewal Area

	Base No.	Increment No.	Increment Value Used
W DES MOINES CITY/WDM SCH/10 FULLER ROAD TIF INCR	770825	770826	105,723

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	0	28,534,700	32,493,600	0	0	61,028,300	0	61,028,300
Taxable	0	0	25,681,230	29,244,240	0	0	54,925,470	0	54,925,470
Homestead Credits									0

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

-3,336

0

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

TIF Revenue: 3,216
 TIF Sp. Revenue Fund Interest: 0
 Property Tax Replacement Claims: 0
 Asset Sales & Loan Repayments: 0
Total Revenue: 3,216

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

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

-120

0

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

Projects For WEST DES MOINES FULLER ROAD URBAN RENEWAL

Innovative Injection Technology

Description:	I2T Development Agreement
Classification:	Industrial/manufacturing property
Physically Complete:	No
Payments Complete:	No

Debts/Obligations For WEST DES MOINES FULLER ROAD URBAN RENEWAL

I2T Development Agreement

Debt/Obligation Type:	Rebates
Principal:	142,605
Interest:	0
Total:	142,605
Annual Appropriation?:	Yes
Date Incurred:	09/19/2016
FY of Last Payment:	2026

Jobs For WEST DES MOINES FULLER ROAD URBAN RENEWAL

Project:	Innovative Injection Technology
Company Name:	Innovative Injection Technology (I2T)
Date Agreement Began:	09/16/2016
Date Agreement Ends:	06/30/2026
Number of Jobs Created or Retained:	186
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	10,700,000
Total Estimated Cost of Public Infrastructure:	0

256 Characters Left

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

▲ Annual Urban Renewal Report, Fiscal Year 2019 - 2020

TIF Taxing District Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES FULLER ROAD URBAN RENEWAL (77082)
 TIF Taxing District Name: W DES MOINES CITY/WDM SCH/10 FULLER ROAD TIF INCR
 TIF Taxing District Inc. Number: 770826
 TIF Taxing District Base Year: 2010
 FY TIF Revenue First Received: 2013
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2033

	UR Designation
Slum	No
Blighted	No
Economic Development	03/2010

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	28,534,700	32,493,600	0	0	61,028,300	0	61,028,300
Taxable	0	0	25,681,230	29,244,240	0	0	54,925,470	0	54,925,470
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	42,714,370	18,313,930	105,723	18,208,207	558,505

FY 2020 TIF Revenue Received: 3,216

Urban Renewal Area Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES 4125 WESTOWN PARKWAY URBAN RENEWAL
 UR Area Number: 77087
 UR Area Creation Date: 09/2013
 UR Area Purpose: see attached plan documents

Tax Districts within this Urban Renewal Area

	Base No.	Increment No.	Increment Value Used
W DES MOINES CITY/WDM SCH/13 4125 WESTOWN PARKWAY TIF INCR	770865	770866	2,503,452

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	0	10,780,000	0	0	0	10,780,000	0	10,780,000
Taxable	0	0	9,702,000	0	0	0	9,702,000	0	9,702,000
Homestead Credits									0

TIF Sp. Rev. Fund Cash Balance as of 07-01-2019:	0	0	Amount of 07-01-2019 Cash Balance Restricted for LMI
--	---	---	--

TIF Revenue:	76,789
TIF Sp. Revenue Fund Interest:	0
Property Tax Replacement Claims	0
Asset Sales & Loan Repayments:	0
Total Revenue:	76,789

Rebate Expenditures:	76,789
Non-Rebate Expenditures:	0
Returned to County Treasurer:	0
Total Expenditures:	76,789

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

Projects For WEST DES MOINES 4125 WESTOWN PARKWAY URBAN RENEWAL

4125 Westown Building

Description:	Fazio Rebate
Classification:	Commercial - office properties
Physically Complete:	Yes
Payments Complete:	No

Debts/Obligations For WEST DES MOINES 4125 WESTOWN PARKWAY URBAN RENEWAL

Fazio Rebate

Debt/Obligation Type:	Rebates
Principal:	118,023
Interest:	0
Total:	118,023
Annual Appropriation?:	Yes
Date Incurred:	07/01/2014
FY of Last Payment:	2021

Rebates For WEST DES MOINES 4125 WESTOWN PARKWAY URBAN RENEWAL

Fazio

TIF Expenditure Amount:	76,789
Rebate Paid To:	Fazio IA Holdings
Tied To Debt:	Fazio Rebate
Tied To Project:	4125 Westown Building
Projected Final FY of Rebate:	2021

Jobs For WEST DES MOINES 4125 WESTOWN PARKWAY URBAN RENEWAL

Project:	4125 Westown Building
Company Name:	Fazio / Shive Hattery
Date Agreement Began:	06/10/2013
Date Agreement Ends:	06/30/2021
Number of Jobs Created or Retained:	50
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	7,000,000
Total Estimated Cost of Public Infrastructure:	0

256 Characters Left

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

TIF Taxing District Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES 4125 WESTOWN PARKWAY URBAN RENEWAL (77087)
 TIF Taxing District Name: W DES MOINES CITY/WDM SCH/13 4125 WESTOWN PARKWAY TIF INCR
 TIF Taxing District Inc. Number: 770866
 TIF Taxing District Base Year: 2014
 FY TIF Revenue First Received: 2016
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2037

	UR Designation
Slum	No
Blighted	No
Economic Development	09/2013

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	10,780,000	0	0	0	10,780,000	0	10,780,000
Taxable	0	0	9,702,000	0	0	0	9,702,000	0	9,702,000
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	1,508,000	9,272,000	2,503,452	6,768,548	207,614

FY 2020 TIF Revenue Received: 76,789

Urban Renewal Area Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES VAL-GATE URBAN RENEWAL
 UR Area Number: 77090

 UR Area Creation Date: 10/2014

 UR Area Purpose: see attached plan documents

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
W DES MOINES CITY/DM SCH/14 VAL-GATE TIF INCR	770879	770880	0
W DES MOINES CITY/WDM SCH/14 VAL-GATE TIF INCR	770881	770882	0
W DES MOINES CITY/WDM SCH/URB WIND-HTS SS/14 VAL-GATE TIF INCR	770883	770884	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	0	205,500	20,913,000	4,986,000	0	0	26,104,500	0	26,104,500
Taxable	0	116,967	18,821,700	4,487,400	0	0	23,426,067	0	23,426,067
Homestead Credits									1

TIF Sp. Rev. Fund Cash Balance as of 07-01-2019:	0	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:	0		
Returned to County Treasurer:	0		
Total Expenditures:	0		

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

TIF Taxing District Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES VAL-GATE URBAN RENEWAL (77090)
 TIF Taxing District Name: W DES MOINES CITY/DM SCH/14 VAL-GATE TIF INCR
 TIF Taxing District Inc. Number: 770880

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	2,800	0	0	0	2,800	0	2,800
Taxable	0	0	2,520	0	0	0	2,520	0	2,520
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	0	2,520	0	2,520	91

FY 2020 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES VAL-GATE URBAN RENEWAL (77090)
 TIF Taxing District Name: W DES MOINES CITY/WDM SCH/14 VAL-GATE TIF INCR
 TIF Taxing District Inc. Number: 770882

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	205,500	20,677,700	4,986,000	0	0	25,869,200	0	25,869,200
Taxable	0	116,967	18,609,930	4,487,400	0	0	23,214,297	0	23,214,297
Homestead Credits									1

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	0	23,214,297	0	23,214,297	712,058

FY 2020 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES VAL-GATE URBAN RENEWAL (77090)
 TIF Taxing District Name: W DES MOINES CITY/WDM SCH/URB WIND-HTS SS/14 VAL-GATE TIF INCR
 TIF Taxing District Inc. Number: 770884

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	232,500	0	0	0	232,500	0	232,500
Taxable	0	0	209,250	0	0	0	209,250	0	209,250
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	0	209,250	0	209,250	6,506

FY 2020 TIF Revenue Received: 0

▲ Annual Urban Renewal Report, Fiscal Year 2019 - 2020

Urban Renewal Area Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES ALLUVION URBAN RENEWAL
 UR Area Number: 77091

UR Area Creation Date: 05/2014

UR Area Purpose: See attached plan documents

Tax Districts within this Urban Renewal Area

	Base No.	Increment No.	Increment Value Used
W DES MOINES CITY/WDM SCH/15 ALLUVION TIF INCR	770887	770888	67,500,000
W DES MOINES CITY/WDM SCH/16-09-19 ALLUVION ORD 2170 TIF INCR	770889	770890	101,795,400
W DES MOINES CITY/WDM SCH/16-11-28 ALLUVION ORD 2185 TIF INCR	770891	770892	45,505,908
W DES MOINES CITY/WDM SCH/16-11-28 ALLUVION ORD 2186 TIF INCR	770893	770894	0
W DES MOINES CITY AG/WDM SCH/16-11-28 ALLUVION ORD 2186 TIF INCR	770895	770896	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	60,000	626,400	238,668,120	0	0	0	239,354,520	0	239,354,520
Taxable	33,680	356,535	214,801,308	0	0	0	215,191,523	0	215,191,523
Homestead Credits									0

TIF Sp. Rev. Fund Cash Balance as of 07-01-2019: **1,322,279** **0** **Amount of 07-01-2019 Cash Balance Restricted for LMI**

TIF Revenue: 6,588,660
 TIF Sp. Revenue Fund Interest: 38,889
 Property Tax Replacement Claims: 564,530
 Asset Sales & Loan Repayments: 0
Total Revenue: 7,192,079

Rebate Expenditures: 1,521,082
 Non-Rebate Expenditures: 3,505,239
 Returned to County Treasurer: 0
Total Expenditures: 5,026,321

TIF Sp. Rev. Fund Cash Balance as of 06-30-2020: **3,488,037** **0** **Amount of 06-30-2020 Cash Balance Restricted for LMI**

Projects For WEST DES MOINES ALLUVION URBAN RENEWAL

Microsoft Development Agreement

Description:	Microsoft Alluvion Data Center
Classification:	Industrial/manufacturing property
Physically Complete:	No
Payments Complete:	No

Mid Am Transmission Lines

Description:	Relocate Mid Am Transmssion Lines
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Maffit Lake Road

Description:	Maffitt Lake Road - Vets to Solteria
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Pine Ave

Description:	Pine - S 8th to End of pvmt
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Pine Ave

Description:	Pine - East Corp Limit to Soltera
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Solteria Ave

Description:	Solteria - Willow Creek Dr to Pine
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Solteria Ave

Description:	Solteria - White Crane to County Line
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Trail Study

Description:	Study relocation of Great Western Trail
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

White Crane Rd

Description:	White Crane - Solteria to Corp Limit
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Army Post Road ASR

Description:	Aquafier Storage Reservoir
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

Water Mains & Booster Station

Description:	Water Mains 1A1/1A2 & Booster Station
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Veterans Parkway

Description:	Veterans Parkway - Maffitt to Adams
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

FY 20 Legal Fees

Description:	Legal Fees
Classification:	Administrative expenses
Physically Complete:	Yes
Payments Complete:	Yes

Debts/Obligations For WEST DES MOINES ALLUVION URBAN RENEWAL

2015 Series A Tax Exempt Bonds

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	19,400,000
Interest:	3,221,702
Total:	22,621,702
Annual Appropriation?:	No
Date Incurred:	04/07/2015
FY of Last Payment:	2029

2015 Series B Taxable Bonds

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	9,730,000
Interest:	861,847
Total:	10,591,847
Annual Appropriation?:	No
Date Incurred:	04/07/2015
FY of Last Payment:	2025

2016 Series D Tax Exempt Bonds

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	9,765,000
Interest:	1,829,550
Total:	11,594,550
Annual Appropriation?:	No
Date Incurred:	11/16/2016
FY of Last Payment:	2030

FY 20 Legal Fees

Debt/Obligation Type:	Internal Loans
Principal:	5,860
Interest:	0
Total:	5,860
Annual Appropriation?:	Yes
Date Incurred:	06/30/2020
FY of Last Payment:	2020

Non-Rebates For WEST DES MOINES ALLUVION URBAN RENEWAL

TIF Expenditure Amount:	239,446
Tied To Debt:	2015 Series A Tax Exempt Bonds
Tied To Project:	Maffit Lake Road

TIF Expenditure Amount:	111,676
Tied To Debt:	2016 Series D Tax Exempt Bonds
Tied To Project:	Maffit Lake Road

TIF Expenditure Amount:	359,814
Tied To Debt:	2015 Series A Tax Exempt Bonds
Tied To Project:	Pine Ave

TIF Expenditure Amount:	167,815
Tied To Debt:	2016 Series D Tax Exempt Bonds
Tied To Project:	Pine Ave

TIF Expenditure Amount:	101,572
Tied To Debt:	2015 Series A Tax Exempt Bonds
Tied To Project:	Pine Ave

TIF Expenditure Amount:	47,372
Tied To Debt:	2016 Series D Tax Exempt Bonds
Tied To Project:	Pine Ave

TIF Expenditure Amount:	224,713
Tied To Debt:	2015 Series A Tax Exempt Bonds
Tied To Project:	Solteria Ave

TIF Expenditure Amount:	104,805
Tied To Debt:	2016 Series D Tax Exempt Bonds
Tied To Project:	Solteria Ave

TIF Expenditure Amount:	196,527
Tied To Debt:	2015 Series A Tax Exempt Bonds
Tied To Project:	Solteria Ave

TIF Expenditure Amount:	91,659
Tied To Debt:	2016 Series D Tax Exempt Bonds
Tied To Project:	Solteria Ave

TIF Expenditure Amount:	4,034
Tied To Debt:	2015 Series A Tax Exempt Bonds
Tied To Project:	Trail Study

TIF Expenditure Amount:	1,881
Tied To Debt:	2016 Series D Tax Exempt Bonds
Tied To Project:	Trail Study

TIF Expenditure Amount:	372,137
Tied To Debt:	2015 Series A Tax Exempt Bonds

Tied To Project:	Army Post Road ASR
TIF Expenditure Amount:	173,562
Tied To Debt:	2016 Series D Tax Exempt Bonds
Tied To Project:	Army Post Road ASR
TIF Expenditure Amount:	149,372
Tied To Debt:	2015 Series A Tax Exempt Bonds
Tied To Project:	Water Mains & Booster Station
TIF Expenditure Amount:	69,666
Tied To Debt:	2016 Series D Tax Exempt Bonds
Tied To Project:	Water Mains & Booster Station
TIF Expenditure Amount:	613,998
Tied To Debt:	2015 Series A Tax Exempt Bonds
Tied To Project:	Veterans Parkway
TIF Expenditure Amount:	286,364
Tied To Debt:	2016 Series D Tax Exempt Bonds
Tied To Project:	Veterans Parkway
TIF Expenditure Amount:	182,966
Tied To Debt:	2015 Series B Taxable Bonds
Tied To Project:	Mid Am Transmission Lines
TIF Expenditure Amount:	5,860
Tied To Debt:	FY 20 Legal Fees
Tied To Project:	FY 20 Legal Fees

Rebates For WEST DES MOINES ALLUVION URBAN RENEWAL

Microsoft Alluvion Data Center

TIF Expenditure Amount:	1,521,082
Rebate Paid To:	Microsoft
Tied To Debt:	2015 Series B Taxable Bonds
Tied To Project:	Microsoft Development Agreement
Projected Final FY of Rebate:	2025

Jobs For WEST DES MOINES ALLUVION URBAN RENEWAL

Project:	Microsoft Development Agreement
Company Name:	Microsoft
Date Agreement Began:	12/18/2014
Date Agreement Ends:	12/31/2034
Number of Jobs Created or Retained:	84
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	1,126,218,400
Total Estimated Cost of Public Infrastructure:	61,750,000

256 Characters Left

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

▲ Annual Urban Renewal Report, Fiscal Year 2019 - 2020

TIF Taxing District Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES ALLUVION URBAN RENEWAL (77091)
 TIF Taxing District Name: W DES MOINES CITY/WDM SCH/15 ALLUVION TIF INCR
 TIF Taxing District Inc. Number: 770888
 TIF Taxing District Base Year: 2014
 FY TIF Revenue First Received: 2017
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2037

UR Designation	
Slum	No
Blighted	No
Economic Development	05/2014

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	75,000,000	0	0	0	75,000,000	0	75,000,000
Taxable	0	0	67,500,000	0	0	0	67,500,000	0	67,500,000
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	209,400	67,500,000	67,500,000	0	0

FY 2020 TIF Revenue Received: 6,588,660

TIF Taxing District Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES ALLUVION URBAN RENEWAL (77091)
 TIF Taxing District Name: W DES MOINES CITY/WDM SCH/16-09-19 ALLUVION ORD 2170 TIF INCR
 TIF Taxing District Inc. Number: 770890
 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	0	0	113,106,000	0	0	0	113,106,000	0	113,106,000
Taxable	0	0	101,795,400	0	0	0	101,795,400	0	101,795,400
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	1,937,000	101,795,400	101,795,400	0	0

FY 2020 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES ALLUVION URBAN RENEWAL (77091)
 TIF Taxing District Name: W DES MOINES CITY/WDM SCH/16-11-28 ALLUVION ORD 2185 TIF INCR
 TIF Taxing District Inc. Number: 770892

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	0	0	50,562,120	0	0	0	50,562,120	0	50,562,120
Taxable	0	0	45,505,908	0	0	0	45,505,908	0	45,505,908
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	620,000	45,505,908	45,505,908	0	0

FY 2020 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES ALLUVION URBAN RENEWAL (77091)
 TIF Taxing District Name: W DES MOINES CITY/WDM SCH/16-11-28 ALLUVION ORD 2186 TIF INCR
 TIF Taxing District Inc. Number: 770894

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	0	626,400	0	0	0	0	626,400	0	626,400
Taxable	0	356,535	0	0	0	0	356,535	0	356,535
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	673,510	0	0	0	0

FY 2020 TIF Revenue Received: 0

▲ Annual Urban Renewal Report, Fiscal Year 2019 - 2020

TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES ALLUVION URBAN RENEWAL (77091)
TIF Taxing District Name:	W DES MOINES CITY AG/WDM SCH/16-11-28 ALLUVION ORD 2186 TIF INCR
TIF Taxing District Inc. Number:	770896
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	60,000	0	0	0	0	0	60,000	0	60,000
Taxable	33,680	0	0	0	0	0	33,680	0	33,680
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	61,100	0	0	0	0

FY 2020 TIF Revenue Received: 0

Urban Renewal Area Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES HISTORIC URBAN RENEWAL
 UR Area Number: 77097
 UR Area Creation Date: 04/2017
 UR Area Purpose: see attached plan documents

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
W DES MOINES CITY/WDM SCH/17 HISTORIC TIF INCR	770335	770336	1,746,900
W DES MOINES CITY AG/WDM SCH/17 HISTORIC TIF INCR	770337	770338	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	0	5,247,700	29,680,530	598,000	0	-5,556	37,269,434	0	37,269,434
Taxable	0	2,986,894	26,712,477	538,200	0	-5,556	31,543,590	0	31,543,590
Homestead Credits									26

TIF Sp. Rev. Fund Cash Balance as of 07-01-2019: -7,741 0 **Amount of 07-01-2019 Cash Balance Restricted for LMI**

TIF Revenue: 50,192
 TIF Sp. Revenue Fund Interest: 0
 Property Tax Replacement Claims: 0
 Asset Sales & Loan Repayments: 0
Total Revenue: 50,192

Rebate Expenditures: 0
 Non-Rebate Expenditures: 57,348
 Returned to County Treasurer: 0
Total Expenditures: 57,348

TIF Sp. Rev. Fund Cash Balance as of 06-30-2020: -14,897 0 **Amount of 06-30-2020 Cash Balance Restricted for LMI**

Projects For WEST DES MOINES HISTORIC URBAN RENEWAL

Steffes Holdings Dev. Agree

Description:	Andersen Windows Building Expansion
Classification:	Commercial - warehouses and distribution facilities
Physically Complete:	Yes
Payments Complete:	No

The Foundry Dev. Agree

Description:	The Foundry Renovation
Classification:	Commercial - retail
Physically Complete:	Yes
Payments Complete:	No

Dalton Partners Dev. Agree.

Description:	St Kilda's Restaurant
Classification:	Commercial - retail
Physically Complete:	Yes
Payments Complete:	No

Willie T Dev. Agree

Description:	Cat Cafe Restaurant
Classification:	Commercial - retail
Physically Complete:	Yes
Payments Complete:	No

Junction House 329 Dev Agree

Description:	New Construction of Multi-Use Building
Classification:	Mixed use property (ie: a significant portion is residential and significant portion is commercial)
Physically Complete:	No
Payments Complete:	No

Legal Fees FY 20

Description:	Legal Fees FY 20
Classification:	Administrative expenses
Physically Complete:	Yes
Payments Complete:	Yes

Debts/Obligations For WEST DES MOINES HISTORIC URBAN RENEWAL

Steffes Dev. Agreement

Debt/Obligation Type:	Rebates
Principal:	83,635
Interest:	0
Total:	83,635
Annual Appropriation?:	Yes
Date Incurred:	04/03/2017
FY of Last Payment:	2024

Foundry Dev. Agreement

Debt/Obligation Type:	Rebates
Principal:	198,434
Interest:	0
Total:	198,434
Annual Appropriation?:	Yes
Date Incurred:	04/17/2017
FY of Last Payment:	2023

Dalton Partners Dev. Agreement

Debt/Obligation Type:	Rebates
Principal:	172,950
Interest:	0
Total:	172,950
Annual Appropriation?:	Yes
Date Incurred:	04/15/2019
FY of Last Payment:	2027

Willie T Dev Agreement

Debt/Obligation Type:	Rebates
Principal:	27,760
Interest:	0
Total:	27,760
Annual Appropriation?:	Yes
Date Incurred:	12/16/2019
FY of Last Payment:	2027

Junction House 329 Dev Agree

Debt/Obligation Type:	Rebates
Principal:	621,087
Interest:	0
Total:	621,087
Annual Appropriation?:	Yes
Date Incurred:	04/06/2020
FY of Last Payment:	2031

Legal Fees FY 20

Debt/Obligation Type:	Internal Loans
Principal:	5,789
Interest:	0
Total:	5,789
Annual Appropriation?:	Yes
Date Incurred:	06/30/2020
FY of Last Payment:	2020

Non-Rebates For WEST DES MOINES HISTORIC URBAN RENEWAL

TIF Expenditure Amount:	14,526
Tied To Debt:	Steffes Dev. Agreement
Tied To Project:	Steffes Holdings Dev. Agree

TIF Expenditure Amount:	37,033
Tied To Debt:	Foundry Dev. Agreement
Tied To Project:	The Foundry Dev. Agree

TIF Expenditure Amount:	5,789
Tied To Debt:	Legal Fees FY 20
Tied To Project:	Legal Fees FY 20

Jobs For WEST DES MOINES HISTORIC URBAN RENEWAL

Project:	Steffes Holdings Dev. Agree
Company Name:	Steffes Holdings LLC
Date Agreement Began:	04/03/2017
Date Agreement Ends:	06/30/2024
Number of Jobs Created or Retained:	5
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	550,000
Total Estimated Cost of Public Infrastructure:	0

Project:	The Foundry Dev. Agree
Company Name:	The Foundry LLC, Tenex Adventures 2, LLC
Date Agreement Began:	04/17/2017
Date Agreement Ends:	06/30/2024
Number of Jobs Created or Retained:	5
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	4,700,000
Total Estimated Cost of Public Infrastructure:	0

Project:	Dalton Partners Dev. Agree.
Company Name:	St Kilda
Date Agreement Began:	04/15/2019
Date Agreement Ends:	06/30/2027
Number of Jobs Created or Retained:	16
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	1,500,000
Total Estimated Cost of Public Infrastructure:	0

Project:	Willie T Dev. Agree
Company Name:	Willie T, LLC
Date Agreement Began:	03/02/2020
Date Agreement Ends:	06/30/2027
Number of Jobs Created or Retained:	5
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	655,000
Total Estimated Cost of Public Infrastructure:	0

Project:	Junction House 329 Dev Agree
Company Name:	Junction House 329, LLC
Date Agreement Began:	04/06/2020
Date Agreement Ends:	06/30/2035
Number of Jobs Created or Retained:	5
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	3,400,000
Total Estimated Cost of Public Infrastructure:	0

256 Characters Left

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

TIF Taxing District Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES HISTORIC URBAN RENEWAL (77097)
 TIF Taxing District Name: W DES MOINES CITY/WDM SCH/17 HISTORIC TIF INCR
 TIF Taxing District Inc. Number: 770336
 TIF Taxing District Base Year: 0
 FY TIF Revenue First Received: 2020
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2040

UR Designation	
Slum	No
Blighted	No
Economic Development	06/2017

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	5,247,700	29,680,530	598,000	0	-5,556	37,269,434	0	37,269,434
Taxable	0	2,986,894	26,712,477	538,200	0	-5,556	31,543,590	0	31,543,590
Homestead Credits									26

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	35,528,090	1,746,900	1,746,900	0	0

FY 2020 TIF Revenue Received: 50,192

TIF Taxing District Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES HISTORIC URBAN RENEWAL (77097)
 TIF Taxing District Name: W DES MOINES CITY AG/WDM SCH/17 HISTORIC TIF INCR
 TIF Taxing District Inc. Number: 770338
 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

Urban Renewal Area Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES EP TRUE PARKWAY URBAN RENEWAL
 UR Area Number: 77098
 UR Area Creation Date: 10/2017
 UR Area Purpose: See attached plan documents

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
W DES MOINES CITY/WDM SCH/17 EP TRUE PARKWAY TIF INCR	770343	770344	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	0	0	11,683,000	0	0	0	11,683,000	0	11,683,000
Taxable	0	0	10,514,700	0	0	0	10,514,700	0	10,514,700
Homestead Credits									0

TIF Sp. Rev. Fund Cash Balance as of 07-01-2019: -6,516 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:	0
Returned to County Treasurer:	0
Total Expenditures:	0

TIF Sp. Rev. Fund Cash Balance as of 06-30-2020: -6,516 0 **Amount of 06-30-2020 Cash Balance Restricted for LMI**

Projects For WEST DES MOINES EP TRUE PARKWAY URBAN RENEWAL

Ridgway Properties

Description:	Bike World
Classification:	Commercial - retail
Physically Complete:	No
Payments Complete:	No

Debts/Obligations For WEST DES MOINES EP TRUE PARKWAY URBAN RENEWAL

Ridgway Development Agreement

Debt/Obligation Type:	Rebates
Principal:	142,363
Interest:	0
Total:	142,363
Annual Appropriation?:	Yes
Date Incurred:	11/13/2017
FY of Last Payment:	2023

Jobs For WEST DES MOINES EP TRUE PARKWAY URBAN RENEWAL

Project:	Ridgway Properties
	Ridgway Properties dba Bike
Company Name:	World
Date Agreement Began:	11/13/2017
Date Agreement Ends:	06/30/2025
Number of Jobs Created or Retained:	5
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	2,500,000
Total Estimated Cost of Public Infrastructure:	0

TIF Taxing District Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES EP TRUE PARKWAY URBAN RENEWAL (77098)
 TIF Taxing District Name: W DES MOINES CITY/WDM SCH/17 EP TRUE PARKWAY TIF INCR
 TIF Taxing District Inc. Number: 770344

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	11,683,000	0	0	0	11,683,000	0	11,683,000
Taxable	0	0	10,514,700	0	0	0	10,514,700	0	10,514,700
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	0	10,514,700	0	10,514,700	322,520

FY 2020 TIF Revenue Received: 0

▲ Annual Urban Renewal Report, Fiscal Year 2019 - 2020

Urban Renewal Area Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES MIDTOWN URBAN RENEWAL
 UR Area Number: 77099
 UR Area Creation Date: 09/2017
 UR Area Purpose: see attached plan documents

Tax Districts within this Urban Renewal Area

	Base No.	Increment No.	Increment Value Used
W DES MOINES CITY/WDM SCH/17 MIDTOWN TIF INCR	770345	770346	1,455,064

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	0	46,488,900	152,000	0	0	67,450,900	0	67,450,900
Taxable	0	0	41,840,010	136,800	0	0	57,584,310	0	57,584,310
Homestead Credits									0

TIF Sp. Rev. Fund Cash Balance as of 07-01-2019:	-11,414	0	Amount of 07-01-2019 Cash Balance Restricted for LMI
---	----------------	----------	---

TIF Revenue:	44,453
TIF Sp. Revenue Fund Interest:	0
Property Tax Replacement Claims	0
Asset Sales & Loan Repayments:	0
Total Revenue:	44,453

Rebate Expenditures:	38,427
Non-Rebate Expenditures:	1,608
Returned to County Treasurer:	0
Total Expenditures:	40,035

TIF Sp. Rev. Fund Cash Balance as of 06-30-2020:	-6,996	0	Amount of 06-30-2020 Cash Balance Restricted for LMI
---	---------------	----------	---

Projects For WEST DES MOINES MIDTOWN URBAN RENEWAL

Businessolver Development Agreement

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

Jarcor Development Agreement

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

Legal Fees FY 20

Description:	Legal Fees FY 20
Classification:	Administrative expenses
Physically Complete:	Yes
Payments Complete:	Yes

Debts/Obligations For WEST DES MOINES MIDTOWN URBAN RENEWAL

Businessolver Development Agreement

Debt/Obligation Type:	Rebates
Principal:	84,086
Interest:	0
Total:	84,086
Annual Appropriation?:	Yes
Date Incurred:	11/13/2017
FY of Last Payment:	2025

Jarcor Development Agreement

Debt/Obligation Type:	Rebates
Principal:	894,130
Interest:	0
Total:	894,130
Annual Appropriation?:	Yes
Date Incurred:	06/25/2018
FY of Last Payment:	2027

Legal Fees FY 20

Debt/Obligation Type:	Internal Loans
Principal:	1,608
Interest:	0
Total:	1,608
Annual Appropriation?:	Yes
Date Incurred:	06/30/2020
FY of Last Payment:	2020

Non-Rebates For WEST DES MOINES MIDTOWN URBAN RENEWAL

TIF Expenditure Amount:	1,608
Tied To Debt:	Legal Fees FY 20
Tied To Project:	Legal Fees FY 20

Rebates For WEST DES MOINES MIDTOWN URBAN RENEWAL

1025 Ashworth Rd

TIF Expenditure Amount:	38,427
Rebate Paid To:	Businessolver, Inc.
Tied To Debt:	Businessolver Development Agreement
Tied To Project:	Businessolver Development Agreement
Projected Final FY of Rebate:	2022

Jobs For WEST DES MOINES MIDTOWN URBAN RENEWAL

Project:	Businessolver Development Agreement
Company Name:	Businessolver
Date Agreement Began:	11/13/2017
Date Agreement Ends:	06/30/2025
Number of Jobs Created or Retained:	40
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	4,000,000
Total Estimated Cost of Public Infrastructure:	0

Project:	Jarcor Development Agreement
Company Name:	Jarcor, LLC
Date Agreement Began:	06/25/2018
Date Agreement Ends:	06/30/2027
Number of Jobs Created or Retained:	5
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	6,500,000
Total Estimated Cost of Public Infrastructure:	0

256 Characters Left

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

TIF Taxing District Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES MIDTOWN URBAN RENEWAL (77099)
 TIF Taxing District Name: W DES MOINES CITY/WDM SCH/17 MIDTOWN TIF INCR
 TIF Taxing District Inc. Number: 770346
 TIF Taxing District Base Year: 2016
 FY TIF Revenue First Received: 2019
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2039

UR Designation	
Slum	No
Blighted	No
Economic Development	09/2017

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	46,488,900	152,000	0	0	67,450,900	0	67,450,900
Taxable	0	0	41,840,010	136,800	0	0	57,584,310	0	57,584,310
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	60,090,900	7,360,000	1,455,064	5,904,936	181,124

FY 2020 TIF Revenue Received: 44,453

♣ Annual Urban Renewal Report, Fiscal Year 2019 - 2020

Urban Renewal Area Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES GRAND RIDGE URBAN RENEWAL
 UR Area Number: 77107
 UR Area Creation Date: 10/2018
 UR Area Purpose: See attached plan documents

Tax Districts within this Urban Renewal Area

	Base No.	Increment No.	Increment Value Used
W DES MOINES CITY/WDM SCH/18 GRAND RIDGE TIF INCR	770927	770928	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	0	0	5,929,000	0	0	0	5,929,000	0	5,929,000
Taxable	0	0	5,336,100	0	0	0	5,336,100	0	5,336,100
Homestead Credits									0

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

0

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: 0
 Returned to County Treasurer: 0
Total Expenditures: 0

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

0

0

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

Projects For WEST DES MOINES GRAND RIDGE URBAN RENEWAL

Gilbert and Cook

Description:	Gilbert and Cook Development Agreement
Classification:	Commercial - office properties
Physically Complete:	No
Payments Complete:	No

Debts/Obligations For WEST DES MOINES GRAND RIDGE URBAN RENEWAL

Gilbert and Cook Dev Agree

Debt/Obligation Type:	Rebates
Principal:	52,535
Interest:	0
Total:	52,535
Annual Appropriation?:	Yes
Date Incurred:	02/04/2019
FY of Last Payment:	2023

TIF Taxing District Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES GRAND RIDGE URBAN RENEWAL (77107)
 TIF Taxing District Name: W DES MOINES CITY/WDM SCH/18 GRAND RIDGE TIF INCR
 TIF Taxing District Inc. Number: 770928

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	5,929,000	0	0	0	5,929,000	0	5,929,000
Taxable	0	0	5,336,100	0	0	0	5,336,100	0	5,336,100
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	0	5,336,100	0	5,336,100	163,676

FY 2020 TIF Revenue Received: 0

Urban Renewal Area Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES 1525 GRAND URBAN RENEWAL
 UR Area Number: 77110
 UR Area Creation Date: 05/2019
 UR Area Purpose: See attached plan documents

Tax Districts within this Urban Renewal Area

	Base No.	Increment No.	Increment Value Used
--	-------------	------------------	----------------------------

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	0	0	0	0	0	0	0	0
Taxable	0	0	0	0	0	0	0	0	0
Homestead Credits									0

TIF Sp. Rev. Fund Cash Balance as of 07-01-2019:	0	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:	0
Returned to County Treasurer:	0
Total Expenditures:	0

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

▲ Annual Urban Renewal Report, Fiscal Year 2019 - 2020

Urban Renewal Area Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES OSMIUM URBAN RENEWAL
 UR Area Number: 91002
 UR Area Creation Date: 11/2016
 UR Area Purpose: see attached plan documents

Tax Districts within this Urban Renewal Area

	Base No.	Increment No.	Increment Value Used
WEST DES MOINES\NORWALK SCH\OSMIUM TIF INC	910347	910348	62,973,180

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	0	69,970,200	0	0	0	69,970,200	0	69,970,200
Taxable	0	0	62,973,180	0	0	0	62,973,180	0	62,973,180
Homestead Credits									0

TIF Sp. Rev. Fund Cash Balance as of 07-01-2019:	-744,774	0	Amount of 07-01-2019 Cash Balance Restricted for LMI
---	-----------------	----------	---

TIF Revenue:	2,281,799
TIF Sp. Revenue Fund Interest:	0
Property Tax Replacement Claims	195,183
Asset Sales & Loan Repayments:	0
Total Revenue:	2,476,982

Rebate Expenditures:	0
Non-Rebate Expenditures:	2,360,763
Returned to County Treasurer:	0
Total Expenditures:	2,360,763

TIF Sp. Rev. Fund Cash Balance as of 06-30-2020:	-628,555	0	Amount of 06-30-2020 Cash Balance Restricted for LMI
---	-----------------	----------	---

Projects For WEST DES MOINES OSMIUM URBAN RENEWAL

Legal Fees FY 20

Description:	Legal Fees FY 20
Classification:	Administrative expenses
Physically Complete:	Yes
Payments Complete:	Yes

Veterans Pkwy - Adams to 50th

Description:	Veterans Parkway - SE Adams to SE 50th
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

Veterans Pkwy - 50th to 60th

Description:	Veterans Parkway - SE 50th to SW 60th
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

Veterans Pkwy - 60th to Wild Rose

Description:	Veterans Parkway - SW 60th to Wild Rose Lane
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

GPP - Madison to RR Drive

Description:	Grand Prairie Parkway - Madison Ave to Raccoon River Drive, incl Bridge
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

GPP - Veterans Pkwy to Madison

Description:	Grand Prairie Parkway - Veterans Parkway to Madison Ave
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

SW 60th St - Vets Pkwy going South

Description:	SW 60th St - from Veterans Parkway to the South
Classification:	Roads, Bridges & Utilities

Physically Complete:	No
Payments Complete:	No

SE 50th St & Adams St

Description:	Paving SE 50th and Adams Streets
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Grand Prairie Grade Separation

Description:	Grand Prairie Parkway - Grade Separation at Racoon River Drive
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

Middle Creek Sewer Extention

Description:	Extend Middle Creek Sewer to Osmium Site
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Environmental

Description:	Environmental associated with Roads - Wetlands and Other Requirements
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

Fiber

Description:	Fiber Planning
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Clearing

Description:	Clearing costs for Roadways
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Johnson Creek Realignment

Description:	Realignment of Johnson Creek around Roadways
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

Veterans Parkway Enhancements

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

Microsoft Development Agreement

Description:	Microsoft Osmium Data Center
Classification:	Industrial/manufacturing property
Physically Complete:	No
Payments Complete:	No

Veterans Pkwy - Wild Rose to GPP

	Veterans Parkway - Wild Rose Lane to Grand Prairie
Description:	Parkway
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

Debts/Obligations For WEST DES MOINES OSMIUM URBAN RENEWAL

GO URA Bonds Series 2018D

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	15,925,000
Interest:	5,664,560
Total:	21,589,560
Annual Appropriation?:	No
Date Incurred:	05/14/2018
FY of Last Payment:	2036

GO URA Bonds Series 2018E

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	10,480,000
Interest:	1,527,609
Total:	12,007,609
Annual Appropriation?:	No
Date Incurred:	12/10/2018
FY of Last Payment:	2026

GO URA Bonds Series 2019A

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	7,225,000
Interest:	1,720,100
Total:	8,945,100
Annual Appropriation?:	No
Date Incurred:	06/03/2019
FY of Last Payment:	2028

GO URA Bonds Series 2017C

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	9,130,000
Interest:	2,234,415
Total:	11,364,415
Annual Appropriation?:	No
Date Incurred:	07/24/2017
FY of Last Payment:	2032

GO URA Bonds Series 2017D

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	25,555,000
Interest:	8,481,304
Total:	34,036,304
Annual Appropriation?:	No
Date Incurred:	07/24/2017
FY of Last Payment:	2036

Legal Fees FY 2020

Debt/Obligation Type:	Internal Loans
Principal:	1,039
Interest:	0
Total:	1,039
Annual Appropriation?:	Yes
Date Incurred:	06/30/2020
FY of Last Payment:	2020

Non-Rebates For WEST DES MOINES OSMIUM URBAN RENEWAL

TIF Expenditure Amount: 97,035
 Tied To Debt: GO URA Bonds Series 2017C
 Tied To Project: Veterans Pkwy - Adams to 50th

TIF Expenditure Amount: 118,509
 Tied To Debt: GO URA Bonds Series 2017D
 Tied To Project: Veterans Pkwy - Adams to 50th

TIF Expenditure Amount: 29,140
 Tied To Debt: GO URA Bonds Series 2018D
 Tied To Project: Veterans Pkwy - Adams to 50th

TIF Expenditure Amount: 83,008
 Tied To Debt: GO URA Bonds Series 2017C
 Tied To Project: Veterans Pkwy - 50th to 60th

TIF Expenditure Amount: 101,378
 Tied To Debt: GO URA Bonds Series 2017D
 Tied To Project: Veterans Pkwy - 50th to 60th

TIF Expenditure Amount: 24,928
 Tied To Debt: GO URA Bonds Series 2018D
 Tied To Project: Veterans Pkwy - 50th to 60th

TIF Expenditure Amount: 102,986
 Tied To Debt: GO URA Bonds Series 2017C
 Tied To Project: Veterans Pkwy - 60th to Wild Rose

TIF Expenditure Amount: 125,778
 Tied To Debt: GO URA Bonds Series 2017D
 Tied To Project: Veterans Pkwy - 60th to Wild Rose

TIF Expenditure Amount: 30,927
 Tied To Debt: GO URA Bonds Series 2018D
 Tied To Project: Veterans Pkwy - 60th to Wild Rose

TIF Expenditure Amount: 65,729
 Tied To Debt: GO URA Bonds Series 2017C
 Tied To Project: Veterans Pkwy - Wild Rose to
 GPP

TIF Expenditure Amount: 80,276
 Tied To Debt: GO URA Bonds Series 2017D
 Tied To Project: Veterans Pkwy - Wild Rose to
 GPP

TIF Expenditure Amount: 19,739
 Tied To Debt: GO URA Bonds Series 2018D
 Tied To Project: Veterans Pkwy - Wild Rose to
 GPP

TIF Expenditure Amount:	96,267
Tied To Debt:	GO URA Bonds Series 2017C
Tied To Project:	GPP - Veterans Pkwy to Madison
TIF Expenditure Amount:	117,571
Tied To Debt:	GO URA Bonds Series 2017D
Tied To Project:	GPP - Veterans Pkwy to Madison
TIF Expenditure Amount:	28,909
Tied To Debt:	GO URA Bonds Series 2018D
Tied To Project:	GPP - Veterans Pkwy to Madison
TIF Expenditure Amount:	270,427
Tied To Debt:	GO URA Bonds Series 2017C
Tied To Project:	GPP - Madison to RR Drive
TIF Expenditure Amount:	330,275
Tied To Debt:	GO URA Bonds Series 2017D
Tied To Project:	GPP - Madison to RR Drive
TIF Expenditure Amount:	81,211
Tied To Debt:	GO URA Bonds Series 2018D
Tied To Project:	GPP - Madison to RR Drive
TIF Expenditure Amount:	49,310
Tied To Debt:	GO URA Bonds Series 2017C
Tied To Project:	SW 60th St - Vets Pkwy going South
TIF Expenditure Amount:	60,223
Tied To Debt:	GO URA Bonds Series 2017D
Tied To Project:	SW 60th St - Vets Pkwy going South
TIF Expenditure Amount:	14,808
Tied To Debt:	GO URA Bonds Series 2018D
Tied To Project:	SW 60th St - Vets Pkwy going South
TIF Expenditure Amount:	32,586
Tied To Debt:	GO URA Bonds Series 2017C
Tied To Project:	SE 50th St & Adams St
TIF Expenditure Amount:	39,798
Tied To Debt:	GO URA Bonds Series 2017D
Tied To Project:	SE 50th St & Adams St
TIF Expenditure Amount:	9,786
Tied To Debt:	GO URA Bonds Series 2018D
Tied To Project:	SE 50th St & Adams St
TIF Expenditure Amount:	2,306
Tied To Debt:	GO URA Bonds Series 2017C
Tied To Project:	Grand Prairie Grade Separation

TIF Expenditure Amount:	2,816
Tied To Debt:	GO URA Bonds Series 2017D
Tied To Project:	Grand Prairie Grade Separation
TIF Expenditure Amount:	692
Tied To Debt:	GO URA Bonds Series 2018D
Tied To Project:	Grand Prairie Grade Separation
TIF Expenditure Amount:	48,373
Tied To Debt:	GO URA Bonds Series 2017C
Tied To Project:	Middle Creek Sewer Extention
TIF Expenditure Amount:	59,078
Tied To Debt:	GO URA Bonds Series 2017D
Tied To Project:	Middle Creek Sewer Extention
TIF Expenditure Amount:	14,527
Tied To Debt:	GO URA Bonds Series 2018D
Tied To Project:	Middle Creek Sewer Extention
TIF Expenditure Amount:	14,976
Tied To Debt:	GO URA Bonds Series 2017C
Tied To Project:	Environmental
TIF Expenditure Amount:	18,290
Tied To Debt:	GO URA Bonds Series 2017D
Tied To Project:	Environmental
TIF Expenditure Amount:	4,497
Tied To Debt:	GO URA Bonds Series 2018D
Tied To Project:	Environmental
TIF Expenditure Amount:	216
Tied To Debt:	GO URA Bonds Series 2017C
Tied To Project:	Fiber
TIF Expenditure Amount:	264
Tied To Debt:	GO URA Bonds Series 2017D
Tied To Project:	Fiber
TIF Expenditure Amount:	65
Tied To Debt:	GO URA Bonds Series 2018D
Tied To Project:	Fiber
TIF Expenditure Amount:	2,394
Tied To Debt:	GO URA Bonds Series 2017C
Tied To Project:	Clearing
TIF Expenditure Amount:	2,924
Tied To Debt:	GO URA Bonds Series 2017D
Tied To Project:	Clearing
TIF Expenditure Amount:	719
Tied To Debt:	GO URA Bonds Series 2018D
Tied To Project:	Clearing

TIF Expenditure Amount:	646
Tied To Debt:	GO URA Bonds Series 2017C
Tied To Project:	Johnson Creek Realignment
TIF Expenditure Amount:	789
Tied To Debt:	GO URA Bonds Series 2017D
Tied To Project:	Johnson Creek Realignment
TIF Expenditure Amount:	194
Tied To Debt:	GO URA Bonds Series 2018D
Tied To Project:	Johnson Creek Realignment
TIF Expenditure Amount:	6,585
Tied To Debt:	GO URA Bonds Series 2017C
Tied To Project:	Veterans Parkway Enhancements
TIF Expenditure Amount:	8,042
Tied To Debt:	GO URA Bonds Series 2017D
Tied To Project:	Veterans Parkway Enhancements
TIF Expenditure Amount:	1,980
Tied To Debt:	GO URA Bonds Series 2018D
Tied To Project:	Veterans Parkway Enhancements
TIF Expenditure Amount:	158,747
Tied To Debt:	GO URA Bonds Series 2018E
Tied To Project:	Microsoft Development Agreement
TIF Expenditure Amount:	1,039
Tied To Debt:	Legal Fees FY 2020
Tied To Project:	Legal Fees FY 20

▲ Annual Urban Renewal Report, Fiscal Year 2019 - 2020

TIF Taxing District Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES OSMIUM URBAN RENEWAL (91002)
 TIF Taxing District Name: WEST DES MOINES\NORWALK SCH\OSMIUM TIF INC
 TIF Taxing District Inc. Number: 910348
 TIF Taxing District Base Year: 2018
 FY TIF Revenue First Received: 2020
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District
 statutorily ends: 2041

	UR Designation
Slum	No
Blighted	No
Economic Development	11/2016

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	69,970,200	0	0	0	69,970,200	0	69,970,200
Taxable	0	0	62,973,180	0	0	0	62,973,180	0	62,973,180
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	302,400	62,973,180	62,973,180	0	0

FY 2020 TIF Revenue Received: 2,281,799