

Annual Urban Renewal Report, Fiscal Year 2019 - 2020

Levy Authority Summary

Local Government Name: NEOLA
Local Government Number: 78G738

Active Urban Renewal Areas	U.R. #	# of Tif Taxing Districts
NEOLA 1999 URBAN RENEWAL	78026	2
NEOLA WHISPERING CREEK 2008 URBAN RENEWAL	78050	1

TIF Debt Outstanding: 2,319,012

TIF Sp. Rev. Fund Cash Balance as of 07-01-2019:		Amount of 07-01-2019 Cash Balance Restricted for LMI
	-53,274	0
TIF Revenue:	417,575	
TIF Sp. Revenue Fund Interest:	0	
Property Tax Replacement Claims	0	
Asset Sales & Loan Repayments:	0	
Total Revenue:	417,575	
Rebate Expenditures:	0	
Non-Rebate Expenditures:	364,301	
Returned to County Treasurer:	0	
Total Expenditures:	364,301	

TIF Sp. Rev. Fund Cash Balance as of 06-30-2020:	0	0	Amount of 06-30-2020 Cash Balance Restricted for LMI
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**Year-End Outstanding TIF
Obligations, Net of TIF Special
Revenue Fund Balance: 1,954,711**

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Urban Renewal Area Data Collection

Local Government Name: NEOLA (78G738)
 Urban Renewal Area: NEOLA 1999 URBAN RENEWAL
 UR Area Number: 78026
 UR Area Creation Date: 11/2000
 UR Area Purpose: Blight mitigation

Tax Districts within this Urban Renewal Area

	Base No.	Increment No.	Increment Value Used
NEOLA CITY/TRI-CENTER SCH/1999 NEOLA UR TIF INCREM	780236	780237	12,792,657
NEOLA CITY/TRI-CENTER SCH/2017 NEOLA AMEND UR TIF INCREM	780355	780356	270,762

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	34,817,485	3,905,506	1,808,100	0	-77,784	41,270,401	0	41,270,401
Taxable	0	19,817,425	3,514,956	1,627,290	0	-77,784	25,494,708	0	25,494,708
Homestead Credits									185

TIF Sp. Rev. Fund Cash Balance as of 07-01-2019: **1,160** **0** **Amount of 07-01-2019 Cash Balance Restricted for LMI**

TIF Revenue: 346,574
 TIF Sp. Revenue Fund Interest: 0
 Property Tax Replacement Claims: 0
 Asset Sales & Loan Repayments: 0
Total Revenue: 346,574

Rebate Expenditures: 0
 Non-Rebate Expenditures: 347,734
 Returned to County Treasurer: 0
Total Expenditures: 347,734

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 NEOLA 1999 URBAN RENEWAL

Housing Programs

Description:	Infill Housing Project
Classification:	Residential property (classified residential)
Physically Complete:	No
Payments Complete:	No

Streets Programs

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

Park Project

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

Community Development Project

Description:	Slum and Blight Elimination
Classification:	Acquisition of property
Physically Complete:	No
Payments Complete:	No

Water Project

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

Debts/Obligations For NEOLA 1999 URBAN RENEWAL

Park Project Loan

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	300,000
Interest:	27,000
Total:	327,000
Annual Appropriation?:	No
Date Incurred:	06/17/2019
FY of Last Payment:	2022

FY 2019 Street Project Internal Loan

Debt/Obligation Type:	Internal Loans
Principal:	200,000
Interest:	0
Total:	200,000
Annual Appropriation?:	Yes
Date Incurred:	11/20/2017
FY of Last Payment:	2030

FY 2020 Park Project Internal Loan

Debt/Obligation Type:	Internal Loans
Principal:	300,000
Interest:	0
Total:	300,000
Annual Appropriation?:	Yes
Date Incurred:	06/29/2018
FY of Last Payment:	2030

FY 2020 Housing Incentive Internal Loan

Debt/Obligation Type:	Internal Loans
Principal:	100,000
Interest:	0
Total:	100,000
Annual Appropriation?:	Yes
Date Incurred:	06/29/2018
FY of Last Payment:	2030

FY 2021 Comm. Dev. Internal Loan

Debt/Obligation Type:	Internal Loans
Principal:	211,613
Interest:	0
Total:	211,613
Annual Appropriation?:	Yes
Date Incurred:	06/17/2019
FY of Last Payment:	2030

FY 2022 Housing Internal Loan

Debt/Obligation Type:	Internal Loans
Principal:	51,533
Interest:	0
Total:	51,533
Annual Appropriation?:	Yes
Date Incurred:	06/15/2020
FY of Last Payment:	2030

FY 2022 Water Project Internal Loan

Debt/Obligation Type:	Internal Loans
Principal:	185,280
Interest:	0
Total:	185,280
Annual Appropriation?:	Yes
Date Incurred:	06/15/2020
FY of Last Payment:	2030

Non-Rebates For NEOLA 1999 URBAN RENEWAL

TIF Expenditure Amount:	200,000
Tied To Debt:	FY 2019 Street Project Internal Loan
Tied To Project:	Streets Programs

TIF Expenditure Amount:	147,734
Tied To Debt:	FY 2020 Park Project Internal Loan
Tied To Project:	Park Project

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TIF Taxing District Data Collection

Local Government Name: NEOLA (78G738)
 Urban Renewal Area: NEOLA 1999 URBAN RENEWAL (78026)
 TIF Taxing District Name: NEOLA CITY/TRI-CENTER SCH/1999 NEOLA UR TIF INCREM
 TIF Taxing District Inc. Number: 780237

TIF Taxing District Base Year:	1999	UR Designation	
FY TIF Revenue First Received:	2001	Slum	No
Subject to a Statutory end date?	No	Blighted	11/2000
		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	29,427,334	1,938,106	29,900	0	-53,708	32,158,726	0	32,158,726
Taxable	0	16,749,453	1,744,296	26,910	0	-53,708	19,079,772	0	19,079,772
Homestead Credits									156

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	19,419,777	12,792,657	12,792,657	0	0

FY 2020 TIF Revenue Received: 339,643

TIF Taxing District Data Collection

Local Government Name: NEOLA (78G738)
 Urban Renewal Area: NEOLA 1999 URBAN RENEWAL (78026)
 TIF Taxing District Name: NEOLA CITY/TRI-CENTER SCH/2017 NEOLA AMEND UR TIF INCREM
 TIF Taxing District Inc. Number: 780356

TIF Taxing District Base Year:	2016	UR Designation	
FY TIF Revenue First Received:		Slum	No
Subject to a Statutory end date?	No	Blighted	No
		Economic Development	No

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

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	5,390,151	1,967,400	1,778,200	0	-24,076	9,111,675	0	9,111,675
Taxable	0	3,067,972	1,770,660	1,600,380	0	-24,076	6,414,936	0	6,414,936
Homestead Credits									29

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	8,864,989	270,762	270,762	0	0

FY 2020 TIF Revenue Received: 6,931

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Urban Renewal Area Data Collection

Local Government Name: NEOLA (78G738)
 Urban Renewal Area: NEOLA WHISPERING CREEK 2008 URBAN RENEWAL
 UR Area Number: 78050

UR Area Creation Date: 11/2006

UR Area Purpose: Promotion of new residential development.

Tax Districts within this Urban Renewal Area

	Base No.	Increment No.	Increment Value Used
NEOLA CITY/TRI-CENTER SCH/2008 UR WHISPERING CREEK INCREM	780325	780326	2,705,827

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	4,753,900	0	0	0	0	4,753,900	0	4,753,900
Taxable	0	2,705,827	0	0	0	0	2,705,827	0	2,705,827
Homestead Credits									15

TIF Sp. Rev. Fund Cash Balance as of 07-01-2019:	-54,434	0	Amount of 07-01-2019 Cash Balance Restricted for LMI
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TIF Revenue:	71,001
TIF Sp. Revenue Fund Interest:	0
Property Tax Replacement Claims	0
Asset Sales & Loan Repayments:	0
Total Revenue:	71,001

Rebate Expenditures:	0
Non-Rebate Expenditures:	16,567
Returned to County Treasurer:	0
Total Expenditures:	16,567

TIF Sp. Rev. Fund Cash Balance as of 06-30-2020:	0	0	Amount of 06-30-2020 Cash Balance Restricted for LMI
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Projects For NEOLA WHISPERING CREEK 2008 URBAN RENEWAL

Whispering Creek Infrastructure

Description:	Construction for new residential subdivision
Classification:	Residential property (classified residential)
Physically Complete:	Yes
Payments Complete:	Yes

LMI Housing

Description:	LMI Benefits Per Law
Classification:	Residential property (classified residential)
Physically Complete:	Yes
Payments Complete:	Yes

Meyerring Subdivision

Description:	Construction for new residential subdivision
Classification:	Residential property (classified residential)
Physically Complete:	No
Payments Complete:	No

Debts/Obligations For NEOLA WHISPERING CREEK 2008 URBAN RENEWAL

Meyering Addition and Whispering Creek Project

Debt/Obligation Type:	Internal Loans
Principal:	391,086
Interest:	0
Total:	391,086
Annual Appropriation?:	Yes
Date Incurred:	06/29/2018
FY of Last Payment:	2024

Meyering Additional Line-of-Credit

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	525,000
Interest:	27,500
Total:	552,500
Annual Appropriation?:	No
Date Incurred:	06/17/2019
FY of Last Payment:	2022

Non-Rebates For NEOLA WHISPERING CREEK 2008 URBAN RENEWAL

TIF Expenditure Amount:	16,567
Tied To Debt:	Meyering Addition and Whispering Creek Project
Tied To Project:	Meyerring Subdivision

Rebates For NEOLA WHISPERING CREEK 2008 URBAN RENEWAL

Whispering Creek/ A&N Enterprises, Ltd

TIF Expenditure Amount:	0
Rebate Paid To:	A & N Enterprises, Ltd
Tied To Debt:	Meyering Addition and Whispering Creek Project
Tied To Project:	Whispering Creek Infrastructure
Projected Final FY of Rebate:	2020

Income Housing For NEOLA WHISPERING CREEK 2008 URBAN RENEWAL

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

Local Government Name: NEOLA (78G738)
 Urban Renewal Area: NEOLA WHISPERING CREEK 2008 URBAN RENEWAL (78050)
 TIF Taxing District Name: NEOLA CITY/TRI-CENTER SCH/2008 UR WHISPERING CREEK INCREM
 TIF Taxing District Inc. Number: 780326
 TIF Taxing District Base Year: 2008
 FY TIF Revenue First Received: 2010
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2024

UR Designation	
Slum	No
Blighted	No
Economic Development	11/2006

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

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	4,753,900	0	0	0	0	4,753,900	0	4,753,900
Taxable	0	2,705,827	0	0	0	0	2,705,827	0	2,705,827
Homestead Credits									15

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	309,794	2,705,827	2,705,827	0	0

FY 2020 TIF Revenue Received: 71,001