

Annual Urban Renewal Report, Fiscal Year 2019 - 2020

Levy Authority Summary

Local Government Name: FOREST CITY
Local Government Number: 95G912

Active Urban Renewal Areas	U.R. #	# of Tif Taxing Districts
FOREST CITY URBAN RENEWAL	41003	1
FOREST CITY COMBINED URBAN RENEWAL AREA	41011	4
FOREST CITY UPTOWN URBAN RENEWAL	95002	1
FOREST CITY NW URBAN RENEWAL	95003	1
FOREST CITY J STREET / HIGHWAY 69 URBAN RENEWAL	95006	2
FOREST CITY NORTHEAST URBAN RENEWAL	95007	2
FOREST CITY WOODLAND KNOLL URBAN RENEWAL	95009	1
FOREST CITY PRAIRIE VIEW ECONOMIC DEVELOPMENT URBAN RENEWAL	95011	1
FOREST CITY MAYES URBAN RENEWAL	95018	1
FOREST CITY DOLLAR GENERAL TIF #7	95019	1
FOREST CITY WESTOWN PLACE URBAN RENEWAL AREA	95023	1

TIF Debt Outstanding: 369,200

TIF Sp. Rev. Fund Cash Balance as of 07-01-2019:	772	213,551	Amount of 07-01-2019 Cash Balance Restricted for LMI
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TIF Revenue:	569,510
TIF Sp. Revenue Fund Interest:	0
Property Tax Replacement Claims	0
Asset Sales & Loan Repayments:	0
Total Revenue:	569,510

Rebate Expenditures:	160,346
Non-Rebate Expenditures:	409,903
Returned to County Treasurer:	0
Total Expenditures:	570,249

TIF Sp. Rev. Fund Cash Balance as of 06-30-2020:	33	185,934	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:** -201,082

Urban Renewal Area Data Collection

Local Government Name: FOREST CITY (95G912)
 Urban Renewal Area: FOREST CITY URBAN RENEWAL
 UR Area Number: 41003

UR Area Creation Date: 12/1987

UR Area Purpose: Stabilize, revitalize and improve the community by encouraging economic development and provide opportunities to create a vital and dynamic industrial development area.

Tax Districts within this Urban Renewal Area

	Base No.	Increment No.	Increment Value Used
FOREST CITY/FOREST CITY SCH URBAN RENEWAL TIF INCREM	410069	410070	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	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

TIF Taxing District Data Collection

Local Government Name: FOREST CITY (95G912)
 Urban Renewal Area: FOREST CITY URBAN RENEWAL (41003)
 TIF Taxing District Name: FOREST CITY/FOREST CITY SCH URBAN RENEWAL TIF INCREM
 TIF Taxing District Inc. Number: 410070
 TIF Taxing District Base Year: 1987
 FY TIF Revenue First Received: 1991
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District
 statutorily ends: 2011

UR Designation	
Slum	No
Blighted	No
Economic Development	12/1987

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	14,941,625	0	0	0	0

FY 2020 TIF Revenue Received: 0

Urban Renewal Area Data Collection

Local Government Name: FOREST CITY (95G912)
 Urban Renewal Area: FOREST CITY COMBINED URBAN RENEWAL AREA
 UR Area Number: 41011

UR Area Creation Date: 11/2015

UR Area Purpose: to combine the various smaller urban renewal areas into one larger urban renewal area for economic development purposes.

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
FOREST CITY/FOREST CITY SCH/HWY 69 UR TIF INCREM	410075	410076	2,099,795
FOREST CITY AG/FOREST CITY SCH/HWY 69 UR TIF INCREM	410077	410078	31,120
FOREST CITY/FOREST CITY SCH/SW UR TIF INCREM	410081	410082	3,256,753
FOREST CITY AG/FOREST CITY SCH/SW UR TIF INCREM	410083	410084	17,967

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

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	126,250	0	9,003,330	244,870	0	0	9,374,450	0	9,374,450
Taxable	70,868	0	8,102,997	220,383	0	0	8,394,248	0	8,394,248
Homestead Credits									0

TIF Sp. Rev. Fund Cash Balance as of 07-01-2019: **201** **0** **Amount of 07-01-2019 Cash Balance Restricted for LMI**

TIF Revenue: 485,139
 TIF Sp. Revenue Fund Interest: 0
 Property Tax Replacement Claims: 0
 Asset Sales & Loan Repayments: 0
Total Revenue: 485,139

Rebate Expenditures: 122,346
 Non-Rebate Expenditures: 409,903
 Returned to County Treasurer: 0
Total Expenditures: 532,249

TIF Sp. Rev. Fund Cash Balance as of 06-30-2020: **-46,909** **0** **Amount of 06-30-2020 Cash Balance Restricted for LMI**

Projects For FOREST CITY COMBINED URBAN RENEWAL AREA

Industrial Marketing

Description:	Marketing and Planning
Classification:	Industrial/manufacturing property
Physically Complete:	No
Payments Complete:	No

Titokna Savings Bank

Description:	Tax Rebates
Classification:	Commercial - retail
Physically Complete:	Yes
Payments Complete:	Yes

City of Forest City - Street Shed

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

Mayes' Education Rebates

Description:	Financial INcentives to Save College
Classification:	Commercial - office properties
Physically Complete:	Yes
Payments Complete:	No

Mayes' Education Athletics

Description:	Athletic Field IMprovements
Classification:	Recreational facilities (lake development, parks, ball fields, trails)
Physically Complete:	Yes
Payments Complete:	No

Legal Services

Description:	Urban Renewal Plan Work
Classification:	Administrative expenses
Physically Complete:	Yes
Payments Complete:	No

Dollar General

Description:	Acquisition
Classification:	Commercial - retail
Physically Complete:	Yes

Payments Complete:	No
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2018 Street Project

Description:	Resurface Arterial Roads
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

YMCA Daycare

Description:	Help Expand Daycare for Workers in Community
Classification:	Industrial/manufacturing property
Physically Complete:	No
Payments Complete:	No

Boman Fine Arts Center

Description:	2-USDA Red Lg Loans
Classification:	Municipal and other publicly-owned or leased buildings
Physically Complete:	Yes
Payments Complete:	No

Debts/Obligations For FOREST CITY COMBINED URBAN RENEWAL AREA

Industrial Marketing

Debt/Obligation Type:	Other Debt
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	Yes
Date Incurred:	07/01/2016
FY of Last Payment:	2020

Forest City Street Shed

Debt/Obligation Type:	Internal Loans
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	Yes
Date Incurred:	05/01/2009
FY of Last Payment:	2019

Mayes Education Rebate

Debt/Obligation Type:	Rebates
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	Yes
Date Incurred:	11/22/2010
FY of Last Payment:	2031

Mayes Education Loan

Debt/Obligation Type:	Internal Loans
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	Yes
Date Incurred:	03/15/2010
FY of Last Payment:	2031

Dollar General

Debt/Obligation Type:	Internal Loans
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	Yes

Date Incurred:	07/01/2015
FY of Last Payment:	2021

YMCA Daycare

Debt/Obligation Type:	Other Debt
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	Yes
Date Incurred:	07/01/2018
FY of Last Payment:	2020

Legal Services

Debt/Obligation Type:	Internal Loans
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	Yes
Date Incurred:	07/01/2018
FY of Last Payment:	2019

2018 Street Project

Debt/Obligation Type:	Internal Loans
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	No
Date Incurred:	07/01/2018
FY of Last Payment:	2020

Boman Fine Arts Center

Debt/Obligation Type:	TIF Revenue Bonds/Notes
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	Yes
Date Incurred:	07/01/2018
FY of Last Payment:	2028

Non-Rebates For FOREST CITY COMBINED URBAN RENEWAL AREA

TIF Expenditure Amount:	75,000
Tied To Debt:	Industrial Marketing
Tied To Project:	Industrial Marketing
TIF Expenditure Amount:	12,560
Tied To Debt:	Dollar General
Tied To Project:	Dollar General
TIF Expenditure Amount:	67,694
Tied To Debt:	Mayes Education Loan
Tied To Project:	Mayes' Education Athletics
TIF Expenditure Amount:	15,196
Tied To Debt:	2018 Street Project
Tied To Project:	2018 Street Project
TIF Expenditure Amount:	207,977
Tied To Debt:	Boman Fine Arts Center
Tied To Project:	Boman Fine Arts Center
TIF Expenditure Amount:	25,000
Tied To Debt:	YMCA Daycare
Tied To Project:	YMCA Daycare
TIF Expenditure Amount:	6,476
Tied To Debt:	Legal Services
Tied To Project:	Legal Services

Rebates For FOREST CITY COMBINED URBAN RENEWAL AREA

Mayes Education

TIF Expenditure Amount:	122,346
Rebate Paid To:	Mayes Education
Tied To Debt:	Mayes Education Rebate
Tied To Project:	Mayes' Education Rebates
Projected Final FY of Rebate:	2031

Jobs For FOREST CITY COMBINED URBAN RENEWAL AREA

Project:	Mayes' Education Rebates
Company Name:	Mayes Education
Date Agreement Began:	03/01/2010
Date Agreement Ends:	03/01/2030
Number of Jobs Created or Retained:	147
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	0
Total Estimated Cost of Public Infrastructure:	0

Income Housing For FOREST CITY COMBINED URBAN RENEWAL AREA

Amount of FY 2020 expenditures that provide or aid in the provision of public improvements related to housing and residential development:	1,565
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Lots for low and moderate income housing:	0
Construction of low and moderate income housing:	16,000
Grants, credits or other direct assistance to low and moderate income families:	25,736
Payments to a low and moderate income housing fund established by the municipality, including matching funds for any state or federal moneys used for such purposes:	0
Other low and moderate income housing assistance:	0

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

TIF Taxing District Data Collection

Local Government Name: FOREST CITY (95G912)
 Urban Renewal Area: FOREST CITY COMBINED URBAN RENEWAL AREA (41011)
 TIF Taxing District Name: FOREST CITY/FOREST CITY SCH/HWY 69 UR TIF INCREM
 TIF Taxing District Inc. Number: 410076
 TIF Taxing District Base Year: 1999
 FY TIF Revenue First Received: 2002
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2021

UR Designation	
Slum	No
Blighted	No
Economic Development	06/1999

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	2,855,690	0	0	0	2,855,690	0	2,855,690
Taxable	0	0	2,570,121	0	0	0	2,570,121	0	2,570,121
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	273,217	2,570,121	2,099,795	470,326	13,994

FY 2020 TIF Revenue Received: 148,967

TIF Taxing District Data Collection

Local Government Name: FOREST CITY (95G912)
 Urban Renewal Area: FOREST CITY COMBINED URBAN RENEWAL AREA (41011)
 TIF Taxing District Name: FOREST CITY AG/FOREST CITY SCH/HWY 69 UR TIF INCREM
 TIF Taxing District Inc. Number: 410078
 TIF Taxing District Base Year: 1999
 FY TIF Revenue First Received: 2002
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2021

UR Designation	
Slum	No
Blighted	No
Economic Development	06/2002

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

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	87,090	0	0	0	0	0	87,090	0	87,090
Taxable	48,886	0	0	0	0	0	48,886	0	48,886
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	49,005	38,085	31,120	6,965	140

FY 2020 TIF Revenue Received: 59,997

TIF Taxing District Data Collection

Local Government Name: FOREST CITY (95G912)
 Urban Renewal Area: FOREST CITY COMBINED URBAN RENEWAL AREA (41011)
 TIF Taxing District Name: FOREST CITY/FOREST CITY SCH/SW UR TIF INCREM
 TIF Taxing District Inc. Number: 410082
 TIF Taxing District Base Year: 2001
 FY TIF Revenue First Received: 2005
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2021

UR Designation	
Slum	No
Blighted	No
Economic Development	02/2002

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

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	6,147,640	244,870	0	0	6,392,510	0	6,392,510
Taxable	0	0	5,532,876	220,383	0	0	5,753,259	0	5,753,259
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	2,406,291	3,986,219	3,256,753	729,466	21,704

FY 2020 TIF Revenue Received: 264,459

TIF Taxing District Data Collection

Local Government Name: FOREST CITY (95G912)
 Urban Renewal Area: FOREST CITY COMBINED URBAN RENEWAL AREA (41011)
 TIF Taxing District Name: FOREST CITY AG/FOREST CITY SCH/SW UR TIF INCREM
 TIF Taxing District Inc. Number: 410084
 TIF Taxing District Base Year: 2001
 FY TIF Revenue First Received: 2005
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2021

UR Designation	
Slum	No
Blighted	No
Economic Development	02/2002

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

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	39,160	0	0	0	0	0	39,160	0	39,160
Taxable	21,982	0	0	0	0	0	21,982	0	21,982
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	14,880	21,982	17,967	4,015	81

FY 2020 TIF Revenue Received: 11,716

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Urban Renewal Area Data Collection

Local Government Name: FOREST CITY (95G912)
 Urban Renewal Area: FOREST CITY UPTOWN URBAN RENEWAL
 UR Area Number: 95002

UR Area Creation Date:

To stabilize, revitalize, and improve the existing downtown area by eliminating slum and blighted conditions and providing opportunities for creating a vital, dynamic and competitive central core for the people of Forest City and the surrounding region.

UR Area Purpose:

Tax Districts within this Urban Renewal Area

	Base No.	Increment No.	Increment Value Used
FOREST CITY CITY/FOREST CITY SCH(FOREST CITY)/CENTRAL TIF BASE INCREM	950060	950061	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	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**

TIF Taxing District Data Collection

Local Government Name: FOREST CITY (95G912)
 Urban Renewal Area: FOREST CITY UPTOWN URBAN RENEWAL (95002)
 TIF Taxing District Name: FOREST CITY CITY/FOREST CITY SCH(FOREST CITY)/CENTRAL TIF BASE INCREM
 TIF Taxing District Inc. Number: 950061
 TIF Taxing District Base Year: 1986
 FY TIF Revenue First Received: 1989
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2010

UR Designation	
Slum	No
Blighted	No
Economic Development	07/1986

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	1,565,240	0	0	0	0

FY 2020 TIF Revenue Received: 0

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Urban Renewal Area Data Collection

Local Government Name: FOREST CITY (95G912)
 Urban Renewal Area: FOREST CITY NW URBAN RENEWAL
 UR Area Number: 95003

UR Area Creation Date: 10/1987

UR Area Purpose: Economic Development in the
 Central Business District of Forest
 City.

Tax Districts within this Urban Renewal Area

	Base No.	Increment No.	Increment Value Used
FOREST CITY CITY/FOREST CITY SCH(FOREST CITY)/NW TIF INCREMENT	950062	950063	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	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**

TIF Taxing District Data Collection

Local Government Name:	FOREST CITY (95G912)
Urban Renewal Area:	FOREST CITY NW URBAN RENEWAL (95003)
TIF Taxing District Name:	FOREST CITY CITY/FOREST CITY SCH(FOREST CITY)/NW TIF INCREMENT
TIF Taxing District Inc. Number:	950063
TIF Taxing District Base Year:	1986
FY TIF Revenue First Received:	1989
Subject to a Statutory end date?	Yes
Fiscal year this TIF Taxing District statutorily ends:	2010

UR Designation	
Slum	No
Blighted	No
Economic Development	07/1986

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	638,040	0	0	0	0

FY 2020 TIF Revenue Received: 0

Urban Renewal Area Data Collection

Local Government Name: FOREST CITY (95G912)
 Urban Renewal Area: FOREST CITY J STREET / HIGHWAY 69 URBAN RENEWAL
 UR Area Number: 95006
 UR Area Creation Date: 05/2000

Urban renewal projects through execution of contracts and construction of infrastructure. Renewal activities are designed to provide opportunities and incentives for revitalization and new development.

UR Area Purpose:

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
FOREST CITY CITY/FOREST CITY SCH(FOREST CITY)/FOREST CITY #4 TIF INCREM	950080	950081	1,621,141
FOREST CITY CITY AG/FOREST CITY SCH(FOREST CITY)/FOREST CITY AG #4 TIF INCREMENT	950082	950083	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	5,027,830	0	0	0	5,027,830	0	5,027,830
Taxable	0	0	4,525,047	0	0	0	4,525,047	0	4,525,047
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**

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

TIF Taxing District Data Collection

Local Government Name:	FOREST CITY (95G912)
Urban Renewal Area:	FOREST CITY J STREET / HIGHWAY 69 URBAN RENEWAL (95006)
TIF Taxing District Name:	FOREST CITY CITY/FOREST CITY SCH(FOREST CITY)/FOREST CITY #4 TIF INCREM
TIF Taxing District Inc. Number:	950081
TIF Taxing District Base Year:	2000
FY TIF Revenue First Received:	2003
Subject to a Statutory end date?	No

UR Designation	
Slum	09/2006
Blighted	09/2006
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	0	5,027,830	0	0	0	5,027,830	0	5,027,830
Taxable	0	0	4,525,047	0	0	0	4,525,047	0	4,525,047
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	976,841	4,050,989	1,621,141	2,429,848	77,895

FY 2020 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name:	FOREST CITY (95G912)
Urban Renewal Area:	FOREST CITY J STREET / HIGHWAY 69 URBAN RENEWAL (95006)
TIF Taxing District Name:	FOREST CITY CITY AG/FOREST CITY SCH(FOREST CITY)/FOREST CITY AG #4 TIF INCREMENT
TIF Taxing District Inc. Number:	950083
TIF Taxing District Base Year:	2000
FY TIF Revenue First Received:	2003
Subject to a Statutory end date?	No

UR Designation	
Slum	09/2006
Blighted	09/2006
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	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

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Urban Renewal Area Data Collection

Local Government Name: FOREST CITY (95G912)
 Urban Renewal Area: FOREST CITY NORTHEAST URBAN RENEWAL
 UR Area Number: 95007

UR Area Creation Date: 09/1999

UR Area Purpose: To promote new residential development.

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
FOREST CITY CITY/FOREST CITY SCH(FOREST CITY)/FOREST CITY #3 TIF INCREMENT	950084	950085	0
FOREST CITY CITY AG/FOREST CITY SCH(FOREST CITY)/FOREST CITY AG #3 TIF INCREMENT	950086	950087	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	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**

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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:	FOREST CITY (95G912)
Urban Renewal Area:	FOREST CITY NORTHEAST URBAN RENEWAL (95007)
TIF Taxing District Name:	FOREST CITY CITY/FOREST CITY SCH(FOREST CITY)/FOREST CITY #3 TIF INCREMENT
TIF Taxing District Inc. Number:	950085
TIF Taxing District Base Year:	0
FY TIF Revenue First Received:	
Subject to a Statutory end date?	Yes
Fiscal year this TIF Taxing District statutorily ends:	2010

UR Designation	
Slum	No
Blighted	No
Economic Development	09/1999

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	0	0	0	0	0

FY 2020 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name:	FOREST CITY (95G912)
Urban Renewal Area:	FOREST CITY NORTHEAST URBAN RENEWAL (95007)
TIF Taxing District Name:	FOREST CITY CITY AG/FOREST CITY SCH(FOREST CITY)/FOREST CITY AG #3 TIF INCREMENT
TIF Taxing District Inc. Number:	950087
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	09/1999

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	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: FOREST CITY (95G912)
 Urban Renewal Area: FOREST CITY WOODLAND KNOLL URBAN RENEWAL
 UR Area Number: 95009

UR Area Creation Date: 10/2000

UR Area Purpose: To promote new residential development.

Tax Districts within this Urban Renewal Area

	Base No.	Increment No.	Increment Value Used
FOREST CITY CITY/FOREST CITY SCH(FOREST CITY)/FOREST CITY #5 TIF INCREMENT	950094	950095	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	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
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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
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Sum of Private Investment Made Within This Urban Renewal Area
during FY 2020

TIF Taxing District Data Collection

Local Government Name:	FOREST CITY (95G912)
Urban Renewal Area:	FOREST CITY WOODLAND KNOLL URBAN RENEWAL (95009)
TIF Taxing District Name:	FOREST CITY CITY/FOREST CITY SCH(FOREST CITY)/FOREST CITY #5 TIF INCREMENT
TIF Taxing District Inc. Number:	950095
TIF Taxing District Base Year:	0
FY TIF Revenue First Received:	
Subject to a Statutory end date?	Yes
Fiscal year this TIF Taxing District statutorily ends:	2012

UR Designation	
Slum	No
Blighted	No
Economic Development	10/2000

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

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	0	0	0	0	0	0	0
Taxable	0	0	0	0	0	0	0	0	0
Homestead Credits									0

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

FY 2020 TIF Revenue Received: 0

Urban Renewal Area Data Collection

Local Government Name: FOREST CITY (95G912)
 Urban Renewal Area: FOREST CITY PRAIRIE VIEW ECONOMIC DEVELOPMENT URBAN RENEWAL
 UR Area Number: 95011

UR Area Creation Date: 05/2004

UR Area Purpose: To provide opportunities, incentives, and sites for new residential development within the urban renewal area, and to provide housing assistance to L.M.I. families throughout the City.

Tax Districts within this Urban Renewal Area

	Base No.	Increment No.	Increment Value Used
FOREST CITY CITY/FOREST CITY SCH(FOREST CITY)/FOREST CITY #6 PRAIRIE VIEW TIF INCREM	950104	950105	1,920,472

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	6,001,380	0	0	0	-1,852	5,999,528	0	5,999,528
Taxable	0	3,415,870	0	0	0	-1,852	3,414,018	0	3,414,018
Homestead Credits									28

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

	571	213,551	Amount of 07-01-2019 Cash Balance Restricted for LMI
TIF Revenue:	37,429		
TIF Sp. Revenue Fund Interest:	0		
Property Tax Replacement Claims	0		
Asset Sales & Loan Repayments:	0		
Total Revenue:	37,429		

Rebate Expenditures:	38,000
Non-Rebate Expenditures:	0
Returned to County Treasurer:	0
Total Expenditures:	38,000

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

0	185,934	Amount of 06-30-2020 Cash Balance Restricted for LMI
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Projects For FOREST CITY PRAIRIE VIEW ECONOMIC DEVELOPMENT URBAN RENEWAL

Prairie View Ec Dev District

Description:	New Residential Single-Family Housing
Classification:	Residential property (classified residential)
Physically Complete:	No
Payments Complete:	No

Debts/Obligations For FOREST CITY PRAIRIE VIEW ECONOMIC DEVELOPMENT URBAN RENEWAL

Prairie View Rebate

Debt/Obligation Type:	Rebates
Principal:	234,800
Interest:	0
Total:	234,800
Annual Appropriation?:	Yes
Date Incurred:	05/01/2005
FY of Last Payment:	2021

LMI Requirement

Debt/Obligation Type:	Outstanding LMI Housing Obligations
Principal:	134,400
Interest:	0
Total:	134,400
Annual Appropriation?:	No
Date Incurred:	05/01/2005
FY of Last Payment:	2021

Rebates For FOREST CITY PRAIRIE VIEW ECONOMIC DEVELOPMENT URBAN RENEWAL

Prairie View LLC

TIF Expenditure Amount:	38,000
Rebate Paid To:	Prairie View LLC
Tied To Debt:	Prairie View Rebate
Tied To Project:	Prairie View Ec Dev District
Projected Final FY of Rebate:	2020

Income Housing For FOREST CITY PRAIRIE VIEW ECONOMIC DEVELOPMENT 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:	50,707
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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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Sum of Private Investment Made Within This Urban Renewal Area
during FY 2020

TIF Taxing District Data Collection

Local Government Name:	FOREST CITY (95G912)
Urban Renewal Area:	FOREST CITY PRAIRIE VIEW ECONOMIC DEVELOPMENT URBAN RENEWAL (95011)
TIF Taxing District Name:	FOREST CITY CITY/FOREST CITY SCH(FOREST CITY)/FOREST CITY #6 PRAIRIE VIEW TIF INCREM
TIF Taxing District Inc. Number:	950105
TIF Taxing District Base Year:	2004
FY TIF Revenue First Received:	2007
Subject to a Statutory end date?	Yes
Fiscal year this TIF Taxing District statutorily ends:	2020

UR Designation	
Slum	No
Blighted	No
Economic Development	05/2004

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

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	6,001,380	0	0	0	-1,852	5,999,528	0	5,999,528
Taxable	0	3,415,870	0	0	0	-1,852	3,414,018	0	3,414,018
Homestead Credits									28

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	469,620	3,414,018	1,920,472	1,493,546	47,880

FY 2020 TIF Revenue Received: 37,429

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Urban Renewal Area Data Collection

Local Government Name: FOREST CITY (95G912)
 Urban Renewal Area: FOREST CITY MAYES URBAN RENEWAL
 UR Area Number: 95018
 UR Area Creation Date: 03/2010

UR Area Purpose: To provide opportunities, incentives, and sites for new commercial development. Amendment No. 1 is improvements to football field, soccer field, softball field, baseball field, and running track.

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
FOREST CITY\FOREST CITY SCH(FOREST CITY)\ MAYES EDUCATION 2010 TIF	950141	950142	8,324,250

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	13,419,180	11,819,780	98,810	0	-29,632	27,451,458	0	27,451,458
Taxable	0	7,637,949	10,637,806	88,929	0	-29,632	19,942,549	0	19,942,549
Homestead Credits									104

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**

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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: FOREST CITY (95G912)
 Urban Renewal Area: FOREST CITY MAYES URBAN RENEWAL (95018)
 TIF Taxing District Name: FOREST CITY\FOREST CITY SCH(FOREST CITY)\ MAYES EDUCATION 2010 TIF
 TIF Taxing District Inc. Number: 950142
 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: 2031

UR Designation	
Slum	No
Blighted	No
Economic Development	05/2009

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	13,419,180	11,819,780	98,810	0	-29,632	27,451,458	0	27,451,458
Taxable	0	7,637,949	10,637,806	88,929	0	-29,632	19,942,549	0	19,942,549
Homestead Credits									104

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	19,156,840	8,324,250	8,324,250	0	0

FY 2020 TIF Revenue Received: 0

Urban Renewal Area Data Collection

Local Government Name: FOREST CITY (95G912)
 Urban Renewal Area: FOREST CITY DOLLAR GENERAL TIF #7
 UR Area Number: 95019

UR Area Creation Date:

UR Area Purpose:

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
FOREST CITY/FOREST CITY SCH/FC TIF #7 DOLLAR GENERAL INCRE	950149	950150	365,472

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	657,470	0	0	0	657,470	0	657,470
Taxable	0	0	591,723	0	0	0	591,723	0	591,723
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**

TIF Taxing District Data Collection

Local Government Name: FOREST CITY (95G912)
 Urban Renewal Area: FOREST CITY DOLLAR GENERAL TIF #7 (95019)
 TIF Taxing District Name: FOREST CITY/FOREST CITY SCH/FC TIF #7 DOLLAR GENERAL INCRE
 TIF Taxing District Inc. Number: 950150

TIF Taxing District Base Year: 2005

FY TIF Revenue First Received:

Subject to a Statutory end date? No

UR Designation	
Slum	No
Blighted	No
Economic Development	No

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

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	657,470	0	0	0	657,470	0	657,470
Taxable	0	0	591,723	0	0	0	591,723	0	591,723
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	158,050	499,420	365,472	133,948	4,294

FY 2020 TIF Revenue Received: 0

Urban Renewal Area Data Collection

Local Government Name: FOREST CITY (95G912)
 Urban Renewal Area: FOREST CITY WESTOWN PLACE URBAN RENEWAL AREA
 UR Area Number: 95023

UR Area Creation Date:

UR Area Purpose:

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
FOREST CITY/FOREST CITY SCH/FC TIF #9 WESTOWN PLACE URBAN INCREMENT	950151	950152	1,464,293

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	1,952,390	0	1,952,390
Taxable	0	0	0	0	0	0	1,464,293	0	1,464,293
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: 46,942
 TIF Sp. Revenue Fund Interest: 0
 Property Tax Replacement Claims: 0
 Asset Sales & Loan Repayments: 0
Total Revenue: 46,942

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: **46,942** **0** **Amount of 06-30-2020 Cash Balance Restricted for LMI**

TIF Taxing District Data Collection

Local Government Name: FOREST CITY (95G912)
 Urban Renewal Area: FOREST CITY WESTOWN PLACE URBAN RENEWAL AREA (95023)
 TIF Taxing District Name: FOREST CITY/FOREST CITY SCH/FC TIF #9 WESTOWN PLACE URBAN INCREMENT

TIF Taxing District Inc. Number: 950152

TIF Taxing District Base Year: 2016

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	1,952,390	0	1,952,390
Taxable	0	0	0	0	0	0	1,464,293	0	1,464,293
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2020	34,640	1,464,293	1,464,293	0	0

FY 2020 TIF Revenue Received: 46,942