

Annual Urban Renewal Report, Fiscal Year 2021 - 2022

Levy Authority Summary

Local Government Name: COUNCIL BLUFFS
Local Government Number: 78G732

Active Urban Renewal Areas	U.R. #	# of Tif Taxing Districts
COUNCIL BLUFFS ORIGINAL 1983 MALL URBAN RENEWAL	78001	2
COUNCIL BLUFFS WEST BROADWAY 1987 URBAN RENEWAL	78029	3
COUNCIL BLUFFS MARCC 2000 URBAN RENEWAL	78030	3
COUNCIL BLUFFS MADISON-LINDBERG AVE URBAN RENEWAL	78043	1
COUNCIL BLUFFS MARKET PLACE URBAN RENEWAL	78045	1
COUNCIL BLUFFS PLAYLAND PARK URBAN RENEWAL	78046	3
COUNCIL BLUFFS HAWKEYE HEIGHTS URBAN RENEWAL	78047	1
COUNCIL BLUFFS SOUTH MAIN URBAN RENEWAL	78048	1
COUNCIL BLUFFS OLD AIRPORT URBAN RENEWAL	78049	2
COUNCIL BLUFFS FRANKLIN AVE URBAN RENEWAL	78052	1
COUNCIL BLUFFS 2013 BLUFFS NORTHWAY URBAN RENEWAL	78053	1
COUNCIL BLUFFS 2018 BLUFFS VISION URBAN RENEWAL	78054	1
COUNCIL BLUFFS ARBOR CREEK URBAN RENEWAL	78904	0
COUNCIL BLUFFS NEW HORIZON URBAN RENEWAL	78905	0
COUNCIL BLUFFS SOUTH AVENUE URBAN RENEWAL	78906	0
COUNCIL BLUFFS VALLEY VIEW NORTH URBAN RENEWAL	78908	0

TIF Debt Outstanding: 36,174,520

TIF Sp. Rev. Fund Cash Balance as of 07-01-2021:		Amount of 07-01-2021 Cash Balance Restricted for LMI	
	208,156	0	
TIF Revenue:	5,165,995		
TIF Sp. Revenue Fund Interest:	0		
Property Tax Replacement Claims	0		
Asset Sales & Loan Repayments:	0		
Total Revenue:	5,165,995		
Rebate Expenditures:	2,083,910		
Non-Rebate Expenditures:	3,186,219		
Returned to County Treasurer:	0		
Total Expenditures:	5,270,129		

TIF Sp. Rev. Fund Cash Balance as of 06-30-2022:		Amount of 06-30-2022 Cash Balance Restricted for LMI	
	104,022	0	

**Year-End Outstanding TIF
Obligations, Net of TIF Special
Revenue Fund Balance:** 30,800,369

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Urban Renewal Area Data Collection

Local Government Name: COUNCIL BLUFFS (78G732)
 Urban Renewal Area: COUNCIL BLUFFS ORIGINAL 1983 MALL URBAN RENEWAL
 UR Area Number: 78001
 UR Area Creation Date: 03/1969
 UR Area Purpose: Removal of slum and blight

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
COUNCIL BLUFFS CITY/COUNCIL BLUFFS SCH/1983 ORIG COUNCIL BLUFFS UR TIF INCREM	780144	780145	0
COUNCIL BLUFFS CITY/COUNCIL BLUFFS SCH/1983 COUNCIL BLUFFS UR TIF INCREM	780147	780148	6,701,382

Urban Renewal Area Value by Class - 1/1/2020 for FY 2022

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	4,847,115	37,079,936	0	0	-7,408	54,620,587	0	54,620,587
Taxable	0	2,734,228	33,371,949	0	0	-7,408	44,671,915	0	44,671,915
Homestead Credits									15

TIF Sp. Rev. Fund Cash Balance as of 07-01-2021: **32,541** **0** **Amount of 07-01-2021 Cash Balance Restricted for LMI**

TIF Revenue: 245,032
 TIF Sp. Revenue Fund Interest: 0
 Property Tax Replacement Claims: 0
 Asset Sales & Loan Repayments: 0
Total Revenue: 245,032

Rebate Expenditures: 235,502
 Non-Rebate Expenditures: 0
 Returned to County Treasurer: 0
Total Expenditures: 235,502

TIF Sp. Rev. Fund Cash Balance as of 06-30-2022: **42,071** **0** **Amount of 06-30-2022 Cash Balance Restricted for LMI**

Projects For COUNCIL BLUFFS ORIGINAL 1983 MALL URBAN RENEWAL

Hughes-Irons Work

Description:	149 & 153 West Broadway
Classification:	Mixed use property (ie: a significant portion is residential and significant portion is commercial)
Physically Complete:	Yes
Payments Complete:	No

Sawyer Building

Description:	125 West Broadway
Classification:	Mixed use property (ie: a significant portion is residential and significant portion is commercial)
Physically Complete:	Yes
Payments Complete:	No

The Rise on Broadway

Description:	103-115 West Broadway
Classification:	Mixed use property (ie: a significant portion is residential and significant portion is commercial)
Physically Complete:	Yes
Payments Complete:	No

Additional Parking Lot

Description:	Additional Vine Street Parking Lot
Classification:	Municipal and other publicly-owned or leased buildings
Physically Complete:	No
Payments Complete:	No

Debts/Obligations For COUNCIL BLUFFS ORIGINAL 1983 MALL URBAN RENEWAL

15 Yr - 85% Rebate - MAX \$625,000- Hughes Iron Bldg

Debt/Obligation Type:	Rebates
Principal:	147,290
Interest:	0
Total:	147,290
Annual Appropriation?:	Yes
Date Incurred:	11/26/2011
FY of Last Payment:	2027

15 yr 90% rebate, Max \$900,000 Sawyer Bldg

Debt/Obligation Type:	Rebates
Principal:	729,576
Interest:	0
Total:	729,576
Annual Appropriation?:	Yes
Date Incurred:	08/24/2013
FY of Last Payment:	2032

15 year, 80% rebate, max of \$750,000 The Rise

Debt/Obligation Type:	Rebates
Principal:	644,096
Interest:	0
Total:	644,096
Annual Appropriation?:	Yes
Date Incurred:	07/01/2016
FY of Last Payment:	2034

Additional Parking Lot

Debt/Obligation Type:	Internal Loans
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	Yes
Date Incurred:	07/22/2021
FY of Last Payment:	2024

Non-Rebates For COUNCIL BLUFFS ORIGINAL 1983 MALL URBAN RENEWAL

TIF Expenditure Amount:	0
Tied To Debt:	Additional Parking Lot
Tied To Project:	Additional Parking Lot

Rebates For COUNCIL BLUFFS ORIGINAL 1983 MALL URBAN RENEWAL

Hughes-Irons Work

TIF Expenditure Amount:	60,431
Rebate Paid To:	Pottawattamie County Development
Tied To Debt:	15 yr 90% rebate, Max \$900,000 Sawyer Bldg
Tied To Project:	Hughes-Irons Work
Projected Final FY of Rebate:	2027

Sawyer Building

TIF Expenditure Amount:	98,990
Rebate Paid To:	American National Bank
Tied To Debt:	15 yr 90% rebate, Max \$900,000 Sawyer Bldg
Tied To Project:	Sawyer Building
Projected Final FY of Rebate:	2032

The Rise

TIF Expenditure Amount:	76,081
Rebate Paid To:	Pottawattamie County Development
Tied To Debt:	15 year, 80% rebate, max of \$750,000 The Rise
Tied To Project:	The Rise on Broadway
Projected Final FY of Rebate:	2034

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103-115 West Broadway (the RISE project) is new to the report this year as FY 20 will be the first year it is certified.

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Sum of Private Investment Made Within This Urban Renewal Area
during FY 2022

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TIF Taxing District Data Collection

Local Government Name:	COUNCIL BLUFFS (78G732)
Urban Renewal Area:	COUNCIL BLUFFS ORIGINAL 1983 MALL URBAN RENEWAL (78001)
TIF Taxing District Name:	COUNCIL BLUFFS CITY/COUNCIL BLUFFS SCH/1983 ORIG COUNCIL BLUFFS
UR TIF INCREM	
TIF Taxing District Inc. Number:	780145
TIF Taxing District Base Year:	1983
FY TIF Revenue First Received:	
Subject to a Statutory end date?	No

UR Designation	
Slum	03/1969
Blighted	03/1969
Economic Development	No

TIF Taxing District Value by Class - 1/1/2020 for FY 2022

	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 2022	1,688,134	0	0	0	0

FY 2022 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name:	COUNCIL BLUFFS (78G732)
Urban Renewal Area:	COUNCIL BLUFFS ORIGINAL 1983 MALL URBAN RENEWAL (78001)
TIF Taxing District Name:	COUNCIL BLUFFS CITY/COUNCIL BLUFFS SCH/1983 COUNCIL BLUFFS UR TIF
INCREM	
TIF Taxing District Inc. Number:	780148
TIF Taxing District Base Year:	1983
FY TIF Revenue First Received:	1985
Subject to a Statutory end date?	No

UR Designation	
Slum	03/1969
Blighted	03/1969
Economic Development	No

TIF Taxing District Value by Class - 1/1/2020 for FY 2022

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	4,847,115	37,079,936	0	0	-7,408	54,620,587	0	54,620,587
Taxable	0	2,734,228	33,371,949	0	0	-7,408	44,671,915	0	44,671,915
Homestead Credits									15

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2022	20,116,497	34,511,498	6,701,382	27,810,116	1,024,510

FY 2022 TIF Revenue Received: 245,032

Urban Renewal Area Data Collection

Local Government Name: COUNCIL BLUFFS (78G732)
 Urban Renewal Area: COUNCIL BLUFFS WEST BROADWAY 1987 URBAN RENEWAL
 UR Area Number: 78029

UR Area Creation Date: 10/1987

UR Area Purpose: Removal of slum and blight

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
COUNCIL BLUFFS CITY/COUNCIL BLUFFS SCH/1987 COUNCIL BLUFFS WEST BROADWAY UR TIF INCREM	780149	780150	19,837,560
COUNCIL BLUFFS CITY/COUNCIL BLUFFS SCH/2015 COUNCIL BLUFFS WEST BROADWAY AMEND UR TIF INCREM	780351	780352	0
COUNCIL BLUFFS CITY/COUNCIL BLUFFS SCH/2017 WEST BROADWAY AMEND 2 UR TIF INCREM	780357	780358	0

Urban Renewal Area Value by Class - 1/1/2020 for FY 2022

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	3,499,500	87,572,414	384,700	0	-5,556	92,124,644	0	92,124,644
Taxable	0	1,974,058	78,815,172	346,230	0	-5,556	81,584,575	0	81,584,575
Homestead Credits									15

TIF Sp. Rev. Fund Cash Balance as of 07-01-2021: **5,214** **0** **Amount of 07-01-2021 Cash Balance Restricted for LMI**

TIF Revenue: 730,371
 TIF Sp. Revenue Fund Interest: 0
 Property Tax Replacement Claims: 0
 Asset Sales & Loan Repayments: 0
Total Revenue: 730,371

Rebate Expenditures: 49,709
 Non-Rebate Expenditures: 681,803
 Returned to County Treasurer: 0
Total Expenditures: 731,512

TIF Sp. Rev. Fund Cash Balance as of 06-30-2022: **4,073** **0** **Amount of 06-30-2022 Cash Balance Restricted for LMI**

Projects For COUNCIL BLUFFS WEST BROADWAY 1987 URBAN RENEWAL

West Broadway/Bunge Property

Description:	Site acquisition & demolition of Bunge Properties
Classification:	Acquisition of property
Physically Complete:	No
Payments Complete:	No

DD West Broadway LLC (22nd & Broadway)

Description:	Rebate TIF
Classification:	Commercial - retail
Physically Complete:	Yes
Payments Complete:	No

West Broadway/Echo Property

Description:	Site acquisition & demolition of Echo Property
Classification:	Acquisition of property
Physically Complete:	No
Payments Complete:	No

34th and 1st Holdings, LLC

Description:	Rebate TIF
	Mixed use property (ie: a significant portion is residential and significant portion is commercial)
Classification:	
Physically Complete:	No
Payments Complete:	No

CB-WLG Affordable Limited Partnership

Description:	Rebate TIF
Classification:	Residential property (classified residential)
Physically Complete:	No
Payments Complete:	No

Debts/Obligations For COUNCIL BLUFFS WEST BROADWAY 1987 URBAN RENEWAL

DD West Broadway LLC (22nd & Broadway)

Debt/Obligation Type:	Rebates
Principal:	245,277
Interest:	0
Total:	245,277
Annual Appropriation?:	Yes
Date Incurred:	04/07/2014
FY of Last Payment:	2026

West Broadway/Bunge property

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	1,413,160
Interest:	26,459
Total:	1,439,619
Annual Appropriation?:	Yes
Date Incurred:	01/01/2012
FY of Last Payment:	2026

West Broadway/Echo Property

Debt/Obligation Type:	Internal Loans
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	Yes
Date Incurred:	06/01/2022
FY of Last Payment:	2024

Professional Fees

Debt/Obligation Type:	Internal Loans
Principal:	23,533
Interest:	0
Total:	23,533
Annual Appropriation?:	Yes
Date Incurred:	07/01/2021
FY of Last Payment:	2024

34th & 1st Holdings

Debt/Obligation Type:	Rebates
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	Yes
Date Incurred:	07/01/2023
FY of Last Payment:	2042

CB-WLG Affordable Limited Partnership

Debt/Obligation Type:	Rebates
Principal:	0

Interest:	0
Total:	0
Annual Appropriation?:	Yes
Date Incurred:	07/01/2024
FY of Last Payment:	2042

Non-Rebates For COUNCIL BLUFFS WEST BROADWAY 1987 URBAN RENEWAL

TIF Expenditure Amount:	670,788
Tied To Debt:	West Broadway/Bunge property
Tied To Project:	West Broadway/Bunge Property

TIF Expenditure Amount:	0
Tied To Debt:	West Broadway/Echo Property
Tied To Project:	West Broadway/Echo Property

TIF Expenditure Amount:	11,015
Tied To Debt:	Professional Fees
Tied To Project:	CB-WLG Affordable Limited Partnership

Rebates For COUNCIL BLUFFS WEST BROADWAY 1987 URBAN RENEWAL

DD West Broadway

TIF Expenditure Amount:	49,709
Rebate Paid To:	DD West Broadway LLC
Tied To Debt:	DD West Broadway LLC (22nd & Broadway)
Tied To Project:	DD West Broadway LLC (22nd & Broadway)
Projected Final FY of Rebate:	2026

34th & 1st Holdings

TIF Expenditure Amount:	0
Rebate Paid To:	34th & 1st Holdings LLC
Tied To Debt:	34th & 1st Holdings
Tied To Project:	34th and 1st Holdings, LLC
Projected Final FY of Rebate:	2042

Cb-WLG Affordable Limited Partnership

TIF Expenditure Amount:	0
Rebate Paid To:	CB-WLG Affordable Limited Partnership
Tied To Debt:	CB-WLG Affordable Limited Partnership
Tied To Project:	CB-WLG Affordable Limited Partnership
Projected Final FY of Rebate:	2042

TIF Taxing District Data Collection

Local Government Name:	COUNCIL BLUFFS (78G732)
Urban Renewal Area:	COUNCIL BLUFFS WEST BROADWAY 1987 URBAN RENEWAL (78029)
TIF Taxing District Name:	COUNCIL BLUFFS CITY/COUNCIL BLUFFS SCH/1987 COUNCIL BLUFFS WEST BROADWAY UR TIF INCREM
TIF Taxing District Inc. Number:	780150
TIF Taxing District Base Year:	1987
FY TIF Revenue First Received:	2005
Subject to a Statutory end date?	No

UR Designation	
Slum	10/1987
Blighted	10/1987
Economic Development	No

TIF Taxing District Value by Class - 1/1/2020 for FY 2022

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	3,499,500	87,572,414	384,700	0	-5,556	92,124,644	0	92,124,644
Taxable	0	1,974,058	78,815,172	346,230	0	-5,556	81,584,575	0	81,584,575
Homestead Credits									15

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2022	35,494,586	56,635,614	19,837,560	36,798,054	1,355,621

FY 2022 TIF Revenue Received: 730,371

TIF Taxing District Data Collection

Local Government Name:	COUNCIL BLUFFS (78G732)
Urban Renewal Area:	COUNCIL BLUFFS WEST BROADWAY 1987 URBAN RENEWAL (78029)
TIF Taxing District Name:	COUNCIL BLUFFS CITY/COUNCIL BLUFFS SCH/2015 COUNCIL BLUFFS WEST BROADWAY AMEND UR TIF INCREM
TIF Taxing District Inc. Number:	780352
TIF Taxing District Base Year:	2014
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 - 1/1/2020 for FY 2022

	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 2022	23,686,242	0	0	0	0

FY 2022 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: COUNCIL BLUFFS (78G732)
 Urban Renewal Area: COUNCIL BLUFFS WEST BROADWAY 1987 URBAN RENEWAL (78029)
 TIF Taxing District Name: COUNCIL BLUFFS CITY/COUNCIL BLUFFS SCH/2017 WEST BROADWAY
 AMEND 2 UR TIF INCREM
 TIF Taxing District Inc. Number: 780358
 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 - 1/1/2020 for FY 2022

	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 2022	343,806	0	0	0	0

FY 2022 TIF Revenue Received: 0

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Urban Renewal Area Data Collection

Local Government Name: COUNCIL BLUFFS (78G732)
 Urban Renewal Area: COUNCIL BLUFFS MARCC 2000 URBAN RENEWAL
 UR Area Number: 78030

UR Area Creation Date: 05/2001

UR Area Purpose: Economic development

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
COUNCIL BLUFFS CITY/COUNCIL BLUFFS SCH/2000 COUNCIL BLUFFS MARCC UR TIF INCREM	780252	780253	33,419,980
COUNCIL BLUFFS CITY AG/COUNCIL BLUFFS SCH/2000 COUNCIL BLUFFS MARCC UR TIF INCREM	780254	780255	0
COUNCIL BLUFFS CITY/COUNCIL BLUFFS SCH/2000 COUNCIL BLUFFS MARCC AMENDED UR TIF INCREM	780305	780306	0

Urban Renewal Area Value by Class - 1/1/2020 for FY 2022

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	43,197,500	0	0	0	43,197,500	0	43,197,500
Taxable	0	0	38,877,750	0	0	0	38,877,750	0	38,877,750
Homestead Credits									0

TIF Sp. Rev. Fund Cash Balance as of 07-01-2021: **6,602** **0** **Amount of 07-01-2021 Cash Balance Restricted for LMI**

TIF Revenue: 1,231,089
 TIF Sp. Revenue Fund Interest: 0
 Property Tax Replacement Claims: 0
 Asset Sales & Loan Repayments: 0
Total Revenue: 1,231,089

Rebate Expenditures: 0
 Non-Rebate Expenditures: 1,237,691
 Returned to County Treasurer: 0
Total Expenditures: 1,237,691

TIF Sp. Rev. Fund Cash Balance as of 06-30-2022: **0** **0** **Amount of 06-30-2022 Cash Balance Restricted for LMI**

Projects For COUNCIL BLUFFS MARCC 2000 URBAN RENEWAL

BASS PRO DEVELOPMENT

Description:	BASS PRO RETAIL CENTER
Classification:	Commercial - retail
Physically Complete:	Yes
Payments Complete:	Yes

Debts/Obligations For COUNCIL BLUFFS MARCC 2000 URBAN RENEWAL

MACC Parking Lot Rehab I

Debt/Obligation Type:	Internal Loans
Principal:	473,679
Interest:	0
Total:	473,679
Annual Appropriation?:	Yes
Date Incurred:	07/01/2021
FY of Last Payment:	2022

MACC Parking Lot Rehab II

Debt/Obligation Type:	Internal Loans
Principal:	764,012
Interest:	0
Total:	764,012
Annual Appropriation?:	Yes
Date Incurred:	07/01/2021
FY of Last Payment:	2022

Non-Rebates For COUNCIL BLUFFS MARCC 2000 URBAN RENEWAL

TIF Expenditure Amount:	473,679
Tied To Debt:	MACC Parking Lot Rehab I
Tied To Project:	BASS PRO DEVELOPMENT

TIF Expenditure Amount:	764,012
Tied To Debt:	MACC Parking Lot Rehab II
Tied To Project:	BASS PRO DEVELOPMENT

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TIF Taxing District Data Collection

Local Government Name: COUNCIL BLUFFS (78G732)
 Urban Renewal Area: COUNCIL BLUFFS MARCC 2000 URBAN RENEWAL (78030)
 TIF Taxing District Name: COUNCIL BLUFFS CITY/COUNCIL BLUFFS SCH/2000 COUNCIL BLUFFS
 MARCC UR TIF INCREM
 TIF Taxing District Inc. Number: 780253
 TIF Taxing District Base Year: 2000
 FY TIF Revenue First Received: 2005
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2022

UR Designation	
Slum	No
Blighted	No
Economic Development	05/2001

TIF Taxing District Value by Class - 1/1/2020 for FY 2022

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	43,197,500	0	0	0	43,197,500	0	43,197,500
Taxable	0	0	38,877,750	0	0	0	38,877,750	0	38,877,750
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2022	1,614,045	38,877,750	33,419,980	5,457,770	201,061

FY 2022 TIF Revenue Received: 1,231,089

TIF Taxing District Data Collection

Local Government Name: COUNCIL BLUFFS (78G732)
 Urban Renewal Area: COUNCIL BLUFFS MARCC 2000 URBAN RENEWAL (78030)
 TIF Taxing District Name: COUNCIL BLUFFS CITY AG/COUNCIL BLUFFS SCH/2000 COUNCIL BLUFFS
 MARCC UR TIF INCREM
 TIF Taxing District Inc. Number: 780255
 TIF Taxing District Base Year: 2000
 FY TIF Revenue First Received:
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2022

UR Designation	
Slum	No
Blighted	No
Economic Development	05/2001

TIF Taxing District Value by Class - 1/1/2020 for FY 2022

	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 2022	1,313	0	0	0	0

FY 2022 TIF Revenue Received: 0

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TIF Taxing District Data Collection

Local Government Name: COUNCIL BLUFFS (78G732)
 Urban Renewal Area: COUNCIL BLUFFS MARCC 2000 URBAN RENEWAL (78030)
 TIF Taxing District Name: COUNCIL BLUFFS CITY/COUNCIL BLUFFS SCH/2000 COUNCIL BLUFFS MARCC AMENDED UR TIF INCREM
 TIF Taxing District Inc. Number: 780306
 TIF Taxing District Base Year: 2005
 FY TIF Revenue First Received: 2006
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2022

UR Designation	
Slum	No
Blighted	No
Economic Development	05/2001

TIF Taxing District Value by Class - 1/1/2020 for FY 2022

	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 2022	26,000,000	0	0	0	0

FY 2022 TIF Revenue Received: 0

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Urban Renewal Area Data Collection

Local Government Name: COUNCIL BLUFFS (78G732)
 Urban Renewal Area: COUNCIL BLUFFS MADISON-LINDBERG AVE URBAN RENEWAL
 UR Area Number: 78043

UR Area Creation Date: 01/2005

UR Area Purpose: Removal of slum and blight

Tax Districts within this Urban Renewal Area

	Base No.	Increment No.	Increment Value Used
COUNCIL BLUFFS CITY/COUNCIL BLUFFS SCH/2005 COUNCIL BLUFFS MADISON LINDBERG AVE UR TIF INCREM	780297	780298	0

Urban Renewal Area Value by Class - 1/1/2020 for FY 2022

	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 07-01-2021: 0 0 **Amount of 07-01-2021 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 06-30-2022: 0 0 **Amount of 06-30-2022 Cash Balance Restricted for LMI**

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Urban renewal area and TIF district were repealed effective June 30, 2013.

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Sum of Private Investment Made Within This Urban Renewal Area
during FY 2022

TIF Taxing District Data Collection

Local Government Name: COUNCIL BLUFFS (78G732)
 Urban Renewal Area: COUNCIL BLUFFS MADISON-LINDBERG AVE URBAN RENEWAL (78043)
 TIF Taxing District Name: COUNCIL BLUFFS CITY/COUNCIL BLUFFS SCH/2005 COUNCIL BLUFFS
 MADISON LINDBERG AVE UR TIF INCREM
 TIF Taxing District Inc. Number: 780298
 TIF Taxing District Base Year: 2005
 FY TIF Revenue First Received: 2009
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District
 statutorily ends: 2015

UR Designation	
Slum	01/2005
Blighted	01/2005
Economic Development	No

TIF Taxing District Value by Class - 1/1/2020 for FY 2022

	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 2022	34,067	0	0	0	0

FY 2022 TIF Revenue Received: 0

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Urban Renewal Area Data Collection

Local Government Name: COUNCIL BLUFFS (78G732)
 Urban Renewal Area: COUNCIL BLUFFS MARKET PLACE URBAN RENEWAL
 UR Area Number: 78045

UR Area Creation Date: 04/2007

UR Area Purpose: Economic development

Tax Districts within this Urban Renewal Area

	Base No.	Increment No.	Increment Value Used
CO BLUFFS CITY/LEWIS CENTRAL SCH/2007 COUNCIL BLUFFS MARKETPLACE UR TIF INCREM	780319	780320	26,911,620

Urban Renewal Area Value by Class - 1/1/2020 for FY 2022

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	29,901,800	0	0	0	29,901,800	0	29,901,800
Taxable	0	0	26,911,620	0	0	0	26,911,620	0	26,911,620
Homestead Credits									0

TIF Sp. Rev. Fund Cash Balance as of 07-01-2021: 0 0 **Amount of 07-01-2021 Cash Balance Restricted for LMI**

TIF Revenue: 946,361
 TIF Sp. Revenue Fund Interest: 0
 Property Tax Replacement Claims: 0
 Asset Sales & Loan Repayments: 0
Total Revenue: 946,361

Rebate Expenditures: 0
 Non-Rebate Expenditures: 946,361
 Returned to County Treasurer: 0
Total Expenditures: 946,361

TIF Sp. Rev. Fund Cash Balance as of 06-30-2022: 0 0 **Amount of 06-30-2022 Cash Balance Restricted for LMI**

Projects For COUNCIL BLUFFS MARKET PLACE URBAN RENEWAL

Marketplace, LLC

Description:	Rebate TIF
Classification:	Commercial - retail
Physically Complete:	Yes
Payments Complete:	No

Debts/Obligations For COUNCIL BLUFFS MARKET PLACE URBAN RENEWAL

60% rebate for FY13-14, 90% rebate thereafter, maximum \$8.75 million

Debt/Obligation Type:	Rebates
Principal:	720,000
Interest:	0
Total:	720,000
Annual Appropriation?:	Yes
Date Incurred:	08/24/2013
FY of Last Payment:	2029

Iowa Finance Authority Economic Dev Bonds

Debt/Obligation Type:	TIF Revenue Bonds/Notes
Principal:	3,330,000
Interest:	1,288,888
Total:	4,618,888
Annual Appropriation?:	Yes
Date Incurred:	05/20/2015
FY of Last Payment:	2029

Non-Rebates For COUNCIL BLUFFS MARKET PLACE URBAN RENEWAL

TIF Expenditure Amount:	946,361
Tied To Debt:	Iowa Finance Authority Economic Dev Bonds
Tied To Project:	Marketplace, LLC

Rebates For COUNCIL BLUFFS MARKET PLACE URBAN RENEWAL

3271 MARKETPLACE DRIVE

TIF Expenditure Amount:	0
Rebate Paid To:	LEGACY COUNCIL BLUFFS MARKET PLACE llc
Tied To Debt:	60% rebate for FY13-14, 90% rebate thereafter, maximum \$8.75 million
Tied To Project:	Marketplace, LLC
Projected Final FY of Rebate:	2029

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A NEW REDEVELOPMENT AGREEMENT WAS SIGNED IN AUGUST 2013 WITH LEGACY COUNCIL BLUFFS MARKETPLACE LLC. FOR TAX INCREMENT FISCAL YEARS 2015 THROUGH 2029, THE TAX INCREMENT RATE IS 90% NOT TO EXCEED \$8,750,000.

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Sum of Private Investment Made Within This Urban Renewal Area
during FY 2022

TIF Taxing District Data Collection

Local Government Name: COUNCIL BLUFFS (78G732)
 Urban Renewal Area: COUNCIL BLUFFS MARKET PLACE URBAN RENEWAL (78045)
 TIF Taxing District Name: CO BLUFFS CITY/LEWIS CENTRAL SCH/2007 COUNCIL BLUFFS
 MARKETPLACE UR TIF INCREM
 TIF Taxing District Inc. Number: 780320
 TIF Taxing District Base Year: 2007
 FY TIF Revenue First Received: 2010
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District
 statutorily ends: 2029

UR Designation	
Slum	No
Blighted	No
Economic Development	04/2007

TIF Taxing District Value by Class - 1/1/2020 for FY 2022

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	29,901,800	0	0	0	29,901,800	0	29,901,800
Taxable	0	0	26,911,620	0	0	0	26,911,620	0	26,911,620
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2022	37,940	26,911,620	26,911,620	0	0

FY 2022 TIF Revenue Received: 946,361

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Urban Renewal Area Data Collection

Local Government Name: COUNCIL BLUFFS (78G732)
 Urban Renewal Area: COUNCIL BLUFFS PLAYLAND PARK URBAN RENEWAL
 UR Area Number: 78046

UR Area Creation Date: 06/2003

UR Area Purpose: Removal of slum and blight

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
COUNCIL BLUFFS CITY/COUNCIL BLUFFS SCH/2006 COUNCIL BLUFFS PLAYLAND PARK UR TIF INCREM	780315	780316	31,444,486
COUNCIL BLUFFS CITY/COUNCIL BLUFFS SCH/2010 COUNCIL BLUFFS PLAYLAND PARK AMEND UR TIF INCREM	780331	780332	11,505
COUNCIL BLUFFS CITY/COUNCIL BLUFFS SCH/2013 COUNCIL BLUFFS PLAYLAND PARK AMEND #3 UR TIF INCREM	780347	780348	0

Urban Renewal Area Value by Class - 1/1/2020 for FY 2022

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	9,305,437	0	0	0	43,499,944	0	43,499,944
Taxable	0	0	8,374,893	0	0	0	31,456,186	0	31,456,186
Homestead Credits									0

TIF Sp. Rev. Fund Cash Balance as of 07-01-2021: 0 0 **Amount of 07-01-2021 Cash Balance Restricted for LMI**

TIF Revenue: 1,186,239
 TIF Sp. Revenue Fund Interest: 0
 Property Tax Replacement Claims: 0
 Asset Sales & Loan Repayments: 0
Total Revenue: 1,186,239

Rebate Expenditures: 968,773
 Non-Rebate Expenditures: 217,466
 Returned to County Treasurer: 0
Total Expenditures: 1,186,239

TIF Sp. Rev. Fund Cash Balance as of 06-30-2022: 0 0 **Amount of 06-30-2022 Cash Balance Restricted for LMI**

Projects For COUNCIL BLUFFS PLAYLAND PARK URBAN RENEWAL

Riverfront Apartments

Description:	Rebate TIF
Classification:	Commercial - apartment/condos (residential use, classified commercial)
Physically Complete:	Yes
Payments Complete:	No

Office Building

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

Parking garage

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

BDC Apartments (Lot 1, Block 2)

Description:	Rebate TIF
Classification:	Commercial - apartment/condos (residential use, classified commercial)
Physically Complete:	No
Payments Complete:	No

Debts/Obligations For COUNCIL BLUFFS PLAYLAND PARK URBAN RENEWAL

10 year, 60% rebate River Park Apartments

Debt/Obligation Type:	Rebates
Principal:	207,022
Interest:	0
Total:	207,022
Annual Appropriation?:	No
Date Incurred:	06/29/2007
FY of Last Payment:	2022

GO BONDS 2010C

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	449,075
Interest:	0
Total:	449,075
Annual Appropriation?:	No
Date Incurred:	07/30/2010
FY of Last Payment:	2025

40 semi annual payments, 75%, Noddle Office Building

Debt/Obligation Type:	Rebates
Principal:	4,274,233
Interest:	0
Total:	4,274,233
Annual Appropriation?:	Yes
Date Incurred:	07/11/2016
FY of Last Payment:	2039

40 semi annual payments, 75% Parking garage

Debt/Obligation Type:	Other Debt
Principal:	5,045,603
Interest:	0
Total:	5,045,603
Annual Appropriation?:	Yes
Date Incurred:	10/24/2017
FY of Last Payment:	2039

18 year, 75% rebate (Lot 1, Blk 2)

Debt/Obligation Type:	Rebates
Principal:	8,024,464
Interest:	0
Total:	8,024,464
Annual Appropriation?:	Yes
Date Incurred:	12/20/2016
FY of Last Payment:	2038

Professional Fees

Debt/Obligation Type:	Internal Loans
Principal:	9,942

Interest:	0
Total:	9,942
Annual Appropriation?:	Yes
Date Incurred:	07/01/2021
FY of Last Payment:	2024

River Park Development Project

Debt/Obligation Type:	Internal Loans
Principal:	1,267,160
Interest:	0
Total:	1,267,160
Annual Appropriation?:	Yes
Date Incurred:	07/01/2021
FY of Last Payment:	2029

Parking Garage Maintenance

Debt/Obligation Type:	Internal Loans
Principal:	178,329
Interest:	0
Total:	178,329
Annual Appropriation?:	Yes
Date Incurred:	07/01/2021
FY of Last Payment:	2024

Central Area Maintenance Expenses

Debt/Obligation Type:	Internal Loans
Principal:	30,000
Interest:	0
Total:	30,000
Annual Appropriation?:	Yes
Date Incurred:	07/01/2021
FY of Last Payment:	2024

Non-Rebates For COUNCIL BLUFFS PLAYLAND PARK URBAN RENEWAL

TIF Expenditure Amount:	135,728
Tied To Debt:	GO BONDS 2010C
Tied To Project:	Riverfront Apartments
TIF Expenditure Amount:	0
Tied To Debt:	Professional Fees
Tied To Project:	BDC Apartments (Lot 1, Block 2)
TIF Expenditure Amount:	81,738
Tied To Debt:	River Park Development Project
Tied To Project:	Parking garage
TIF Expenditure Amount:	0
Tied To Debt:	Parking Garage Maintenance
Tied To Project:	Parking garage
TIF Expenditure Amount:	0
Tied To Debt:	Central Area Maintenance Expenses
Tied To Project:	Parking garage

Rebates For COUNCIL BLUFFS PLAYLAND PARK URBAN RENEWAL

113 S. 38TH STREET

TIF Expenditure Amount:	207,022
Rebate Paid To:	RIVER PARK APARTMENTS
Tied To Debt:	10 year, 60% rebate River Park Apartments
Tied To Project:	Riverfront Apartments
Projected Final FY of Rebate:	2022

4201 River's Edge Parkway

TIF Expenditure Amount:	228,517
Rebate Paid To:	River's Edge One, LLC
Tied To Debt:	40 semi annual payments, 75%, Noddle Office Building
Tied To Project:	Office Building
Projected Final FY of Rebate:	2039

Parking garage

TIF Expenditure Amount:	142,722
Rebate Paid To:	River's Edge Parking, LLC
Tied To Debt:	40 semi annual payments, 75% Parking garage
Tied To Project:	Parking garage
Projected Final FY of Rebate:	2039

Lot 1, Block 2, Broadmoor Apartments

TIF Expenditure Amount:	390,512
Rebate Paid To:	River's Edge Apartments, LLC
Tied To Debt:	18 year, 75% rebate (Lot 1, Blk 2)
Tied To Project:	BDC Apartments (Lot 1, Block 2)
Projected Final FY of Rebate:	2038

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TIF Taxing District Data Collection

Local Government Name:	COUNCIL BLUFFS (78G732)
Urban Renewal Area:	COUNCIL BLUFFS PLAYLAND PARK URBAN RENEWAL (78046)
TIF Taxing District Name:	COUNCIL BLUFFS CITY/COUNCIL BLUFFS SCH/2006 COUNCIL BLUFFS PLAYLAND PARK UR TIF INCREM
TIF Taxing District Inc. Number:	780316
TIF Taxing District Base Year:	2006
FY TIF Revenue First Received:	2009
Subject to a Statutory end date?	No

UR Designation	
Slum	06/2003
Blighted	06/2003
Economic Development	No

TIF Taxing District Value by Class - 1/1/2020 for FY 2022

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	9,292,437	0	0	0	43,486,944	0	43,486,944
Taxable	0	0	8,363,193	0	0	0	31,444,486	0	31,444,486
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2022	808,462	31,444,486	31,444,486	0	0

FY 2022 TIF Revenue Received: 1,186,239

TIF Taxing District Data Collection

Local Government Name:	COUNCIL BLUFFS (78G732)
Urban Renewal Area:	COUNCIL BLUFFS PLAYLAND PARK URBAN RENEWAL (78046)
TIF Taxing District Name:	COUNCIL BLUFFS CITY/COUNCIL BLUFFS SCH/2010 COUNCIL BLUFFS PLAYLAND PARK AMEND UR TIF INCREM
TIF Taxing District Inc. Number:	780332
TIF Taxing District Base Year:	2010
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 - 1/1/2020 for FY 2022

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	13,000	0	0	0	13,000	0	13,000
Taxable	0	0	11,700	0	0	0	11,700	0	11,700
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2022	1,495	11,505	11,505	0	0

FY 2022 TIF Revenue Received: 0

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TIF Taxing District Data Collection

Local Government Name: COUNCIL BLUFFS (78G732)
 Urban Renewal Area: COUNCIL BLUFFS PLAYLAND PARK URBAN RENEWAL (78046)
 TIF Taxing District Name: COUNCIL BLUFFS CITY/COUNCIL BLUFFS SCH/2013 COUNCIL BLUFFS
 PLAYLAND PARK AMEND #3 UR TIF INCREM
 TIF Taxing District Inc. Number: 780348
 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 - 1/1/2020 for FY 2022

	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 2022	91,831	0	0	0	0

FY 2022 TIF Revenue Received: 0

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Urban Renewal Area Data Collection

Local Government Name: COUNCIL BLUFFS (78G732)
 Urban Renewal Area: COUNCIL BLUFFS HAWKEYE HEIGHTS URBAN RENEWAL
 UR Area Number: 78047
 UR Area Creation Date: 02/2007
 UR Area Purpose: Economic development

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
COUNCIL BLUFFS CITY/COUNCIL BLUFFS SCH/2007 COUNCIL BLUFFS HAWKEYE HEIGHTS UR TIF INCREM	780317	780318	0

Urban Renewal Area Value by Class - 1/1/2020 for FY 2022

	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 07-01-2021: 0 0 **Amount of 07-01-2021 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 06-30-2022: 0 0 **Amount of 06-30-2022 Cash Balance Restricted for LMI**

Projects For COUNCIL BLUFFS HAWKEYE HEIGHTS URBAN RENEWAL

Council Bluffs Retirement

Description:	Rebate TIF
Classification:	Commercial - apartment/condos (residential use, classified commercial)
Physically Complete:	Yes
Payments Complete:	Yes

TIF Taxing District Data Collection

Local Government Name: COUNCIL BLUFFS (78G732)
 Urban Renewal Area: COUNCIL BLUFFS HAWKEYE HEIGHTS URBAN RENEWAL (78047)
 TIF Taxing District Name: COUNCIL BLUFFS CITY/COUNCIL BLUFFS SCH/2007 COUNCIL BLUFFS
 HAWKEYE HEIGHTS UR TIF INCREM
 TIF Taxing District Inc. Number: 780318
 TIF Taxing District Base Year: 2007
 FY TIF Revenue First Received: 2010
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District
 statutorily ends: 2027

UR Designation	
Slum	No
Blighted	No
Economic Development	02/2007

TIF Taxing District Value by Class - 1/1/2020 for FY 2022

	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 2022	156,234	0	0	0	0

FY 2022 TIF Revenue Received: 0

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Urban Renewal Area Data Collection

Local Government Name: COUNCIL BLUFFS (78G732)
 Urban Renewal Area: COUNCIL BLUFFS SOUTH MAIN URBAN RENEWAL
 UR Area Number: 78048

UR Area Creation Date: 06/1998

UR Area Purpose: Slum and blight

Tax Districts within this Urban Renewal Area

	Base No.	Increment No.	Increment Value Used
COUNCIL BLUFFS CITY/COUNCIL BLUFFS SCH/2007 COUNCIL BLUFFS SOUTH MAIN UR TIF INCREM	780321	780322	0

Urban Renewal Area Value by Class - 1/1/2020 for FY 2022

	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 07-01-2021: 0 0 **Amount of 07-01-2021 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 06-30-2022: 0 0 **Amount of 06-30-2022 Cash Balance Restricted for LMI**

Projects For COUNCIL BLUFFS SOUTH MAIN URBAN RENEWAL

Prime Square

Description:	Rebate TIF
Classification:	Low and Moderate Income Housing
Physically Complete:	Yes
Payments Complete:	Yes

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The beginning fund balance was changed to reflect the conversion to accrual accounting.

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Sum of Private Investment Made Within This Urban Renewal Area
during FY 2022

TIF Taxing District Data Collection

Local Government Name:	COUNCIL BLUFFS (78G732)
Urban Renewal Area:	COUNCIL BLUFFS SOUTH MAIN URBAN RENEWAL (78048)
TIF Taxing District Name:	COUNCIL BLUFFS CITY/COUNCIL BLUFFS SCH/2007 COUNCIL BLUFFS SOUTH MAIN UR TIF INCREM
TIF Taxing District Inc. Number:	780322
TIF Taxing District Base Year:	2007
FY TIF Revenue First Received:	2010
Subject to a Statutory end date?	No

UR Designation	
Slum	06/1998
Blighted	06/1998
Economic Development	No

TIF Taxing District Value by Class - 1/1/2020 for FY 2022

	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 2022	30,295,901	0	0	0	0

FY 2022 TIF Revenue Received: 0

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Urban Renewal Area Data Collection

Local Government Name: COUNCIL BLUFFS (78G732)
 Urban Renewal Area: COUNCIL BLUFFS OLD AIRPORT URBAN RENEWAL
 UR Area Number: 78049
 UR Area Creation Date: 02/2006
 UR Area Purpose: Economic development

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
CO BLUFFS CITY/LEWIS CENTRAL SCH/2007 COUNCIL BLUFFS OLD AIRPORT UR TIF INCREM	780323	780324	0
CO BLUFFS CITY AG/LEWIS CENTRAL SCH/2007 COUNCIL BLUFFS OLD AIRPORT UR TIF INCREM	780329	780330	0

Urban Renewal Area Value by Class - 1/1/2020 for FY 2022

	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 07-01-2021: 102,898 0 **Amount of 07-01-2021 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: 102,898
 Returned to County Treasurer: 0
Total Expenditures: 102,898

TIF Sp. Rev. Fund Cash Balance as of 06-30-2022: 0 0 **Amount of 06-30-2022 Cash Balance Restricted for LMI**

Projects For COUNCIL BLUFFS OLD AIRPORT URBAN RENEWAL

Metro Crossing, LLC

Description:	Rebate TIF
Classification:	Commercial - retail
Physically Complete:	Yes
Payments Complete:	Yes

Debts/Obligations For COUNCIL BLUFFS OLD AIRPORT URBAN RENEWAL

Promissory Note

Debt/Obligation Type:	Internal Loans
Principal:	100,000
Interest:	0
Total:	100,000
Annual Appropriation?:	No
Date Incurred:	06/30/2020
FY of Last Payment:	2022

Professional Fees

Debt/Obligation Type:	Internal Loans
Principal:	8,747
Interest:	0
Total:	8,747
Annual Appropriation?:	No
Date Incurred:	06/30/2020
FY of Last Payment:	2022

Non-Rebates For COUNCIL BLUFFS OLD AIRPORT URBAN RENEWAL

TIF Expenditure Amount:	2,898
Tied To Debt:	Professional Fees
Tied To Project:	Metro Crossing, LLC

TIF Expenditure Amount:	100,000
Tied To Debt:	Promissory Note
Tied To Project:	Metro Crossing, LLC

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TIF Taxing District Data Collection

Local Government Name:	COUNCIL BLUFFS (78G732)
Urban Renewal Area:	COUNCIL BLUFFS OLD AIRPORT URBAN RENEWAL (78049)
TIF Taxing District Name:	CO BLUFFS CITY/LEWIS CENTRAL SCH/2007 COUNCIL BLUFFS OLD AIRPORT
UR TIF INCREM	
TIF Taxing District Inc. Number:	780324
TIF Taxing District Base Year:	2007
FY TIF Revenue First Received:	2010
Subject to a Statutory end date?	Yes
Fiscal year this TIF Taxing District statutorily ends:	2026

UR Designation	
Slum	No
Blighted	No
Economic Development	02/2006

TIF Taxing District Value by Class - 1/1/2020 for FY 2022

	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 2022	3,498,026	0	0	0	0

FY 2022 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name:	COUNCIL BLUFFS (78G732)
Urban Renewal Area:	COUNCIL BLUFFS OLD AIRPORT URBAN RENEWAL (78049)
TIF Taxing District Name:	CO BLUFFS CITY AG/LEWIS CENTRAL SCH/2007 COUNCIL BLUFFS OLD
AIRPORT UR TIF INCREM	
TIF Taxing District Inc. Number:	780330
TIF Taxing District Base Year:	2007
FY TIF Revenue First Received:	
Subject to a Statutory end date?	Yes
Fiscal year this TIF Taxing District statutorily ends:	2026

UR Designation	
Slum	No
Blighted	No
Economic Development	02/2006

TIF Taxing District Value by Class - 1/1/2020 for FY 2022

	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 2022	819	0	0	0	0

FY 2022 TIF Revenue Received: 0

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Urban Renewal Area Data Collection

Local Government Name: COUNCIL BLUFFS (78G732)
 Urban Renewal Area: COUNCIL BLUFFS FRANKLIN AVE URBAN RENEWAL
 UR Area Number: 78052

UR Area Creation Date:

UR Area Purpose:

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
COUNCIL BLUFFS CITY/LEWIS CENTRAL SCH/2013 COUNCIL BLUFFS FRANKLIN AVE UR TIF INCREM	780339	780340	4,798,636

Urban Renewal Area Value by Class - 1/1/2020 for FY 2022

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	8,526,500	0	0	0	-11,112	8,515,388	0	8,515,388
Taxable	0	4,809,748	0	0	0	-11,112	4,798,636	0	4,798,636
Homestead Credits									24

TIF Sp. Rev. Fund Cash Balance as of 07-01-2021: **2,857** **0** **Amount of 07-01-2021 Cash Balance Restricted for LMI**

TIF Revenue: 155,127
 TIF Sp. Revenue Fund Interest: 0
 Property Tax Replacement Claims: 0
 Asset Sales & Loan Repayments: 0
Total Revenue: 155,127

Rebate Expenditures: 157,984
 Non-Rebate Expenditures: 0
 Returned to County Treasurer: 0
Total Expenditures: 157,984

TIF Sp. Rev. Fund Cash Balance as of 06-30-2022: **0** **0** **Amount of 06-30-2022 Cash Balance Restricted for LMI**

Projects For COUNCIL BLUFFS FRANKLIN AVE URBAN RENEWAL

FRANKLIN AVE

Description:	REBATE TIF
Classification:	Residential property (classified residential)
Physically Complete:	Yes
Payments Complete:	No

Debts/Obligations For COUNCIL BLUFFS FRANKLIN AVE URBAN RENEWAL

100% TIF, 24 SEMI ANNUAL PMT

Debt/Obligation Type:	Rebates
Principal:	921,280
Interest:	0
Total:	921,280
Annual Appropriation?:	Yes
Date Incurred:	09/26/2011
FY of Last Payment:	2027

Rebates For COUNCIL BLUFFS FRANKLIN AVE URBAN RENEWAL

FRANKLIN AVE

TIF Expenditure Amount:	157,984
Rebate Paid To:	MCCARTHY CONSTRUCITON INC
Tied To Debt:	100% TIF, 24 SEMI ANNUAL PMT
Tied To Project:	FRANKLIN AVE
Projected Final FY of Rebate:	2027

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TIF Taxing District Data Collection

Local Government Name: COUNCIL BLUFFS (78G732)
 Urban Renewal Area: COUNCIL BLUFFS FRANKLIN AVE URBAN RENEWAL (78052)
 TIF Taxing District Name: COUNCIL BLUFFS CITY/LEWIS CENTRAL SCH/2013 COUNCIL BLUFFS
 FRANKLIN AVE UR TIF INCREM
 TIF Taxing District Inc. Number: 780340
 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 - 1/1/2020 for FY 2022

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	8,526,500	0	0	0	-11,112	8,515,388	0	8,515,388
Taxable	0	4,809,748	0	0	0	-11,112	4,798,636	0	4,798,636
Homestead Credits									24

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2022	180,245	4,798,636	4,798,636	0	0

FY 2022 TIF Revenue Received: 155,127

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Urban Renewal Area Data Collection

Local Government Name: COUNCIL BLUFFS (78G732)
 Urban Renewal Area: COUNCIL BLUFFS 2013 BLUFFS NORTHWAY URBAN RENEWAL
 UR Area Number: 78053

UR Area Creation Date:

UR Area Purpose:

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
COUNCIL BLUFFS CITY/COUNCIL BLUFFS SCH/2013 COUNCIL BLUFFS BLUFFS NORTHWAY UR TIF INCREM	780341	780342	11,000,888

Urban Renewal Area Value by Class - 1/1/2020 for FY 2022

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	13,284,100	0	0	0	13,284,100	0	13,284,100
Taxable	0	0	11,955,690	0	0	0	11,955,690	0	11,955,690
Homestead Credits									0

TIF Sp. Rev. Fund Cash Balance as of 07-01-2021: **0** **0** **Amount of 07-01-2021 Cash Balance Restricted for LMI**

TIF Revenue: 405,256
 TIF Sp. Revenue Fund Interest: 0
 Property Tax Replacement Claims: 0
 Asset Sales & Loan Repayments: 0
Total Revenue: 405,256

Rebate Expenditures: 405,256
 Non-Rebate Expenditures: 0
 Returned to County Treasurer: 0
Total Expenditures: 405,256

TIF Sp. Rev. Fund Cash Balance as of 06-30-2022: **0** **0** **Amount of 06-30-2022 Cash Balance Restricted for LMI**

Projects For COUNCIL BLUFFS 2013 BLUFFS NORTHWAY URBAN RENEWAL

BLUFFS NORTHWAY URBAN REVEWAL

Description:	REBATE TIF
Classification:	Commercial - retail
Physically Complete:	Yes
Payments Complete:	No

**Debts/Obligations For COUNCIL BLUFFS 2013 BLUFFS NORTHWAY
URBAN RENEWAL****12 YR 100% REBATE**

Debt/Obligation Type:	Rebates
Principal:	2,438,373
Interest:	0
Total:	2,438,373
Annual Appropriation?:	Yes
Date Incurred:	01/17/2013
FY of Last Payment:	2027

Rebates For COUNCIL BLUFFS 2013 BLUFFS NORTHWAY URBAN RENEWAL

WALMART N. 16TH ST

TIF Expenditure Amount:	405,256
Rebate Paid To:	WALMART REALESTATE TRUST
Tied To Debt:	12 YR 100% REBATE
Tied To Project:	BLUFFS NORTHWAY URBAN RENEWAL
Projected Final FY of Rebate:	2027

TIF Taxing District Data Collection

Local Government Name: COUNCIL BLUFFS (78G732)
 Urban Renewal Area: COUNCIL BLUFFS 2013 BLUFFS NORTHWAY URBAN RENEWAL (78053)
 TIF Taxing District Name: COUNCIL BLUFFS CITY/COUNCIL BLUFFS SCH/2013 COUNCIL BLUFFS
 BLUFFS NORTHWAY UR TIF INCREM
 TIF Taxing District Inc. Number: 780342
 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 - 1/1/2020 for FY 2022

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	13,284,100	0	0	0	13,284,100	0	13,284,100
Taxable	0	0	11,955,690	0	0	0	11,955,690	0	11,955,690
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2022	2,283,212	11,000,888	11,000,888	0	0

FY 2022 TIF Revenue Received: 405,256

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Urban Renewal Area Data Collection

Local Government Name: COUNCIL BLUFFS (78G732)
 Urban Renewal Area: COUNCIL BLUFFS 2018 BLUFFS VISION URBAN RENEWAL
 UR Area Number: 78054

UR Area Creation Date: 12/2015

UR Area Purpose: Economic development

Tax Districts within this Urban Renewal Area

	Base No.	Increment No.	Increment Value Used
COUNCIL BLUFFS CITY/COUNCIL BLUFFS SCH/2018 BLUFFS VISION UR TIF INCREM	780353	780354	7,235,357

Urban Renewal Area Value by Class - 1/1/2020 for FY 2022

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	14,923,500	0	0	0	14,923,500	0	14,923,500
Taxable	0	0	13,431,150	0	0	0	13,431,150	0	13,431,150
Homestead Credits									0

TIF Sp. Rev. Fund Cash Balance as of 07-01-2021: **58,044** **0** **Amount of 07-01-2021 Cash Balance Restricted for LMI**

TIF Revenue: 266,520

TIF Sp. Revenue Fund Interest: 0

Property Tax Replacement Claims: 0

Asset Sales & Loan Repayments: 0

Total Revenue: **266,520**

Rebate Expenditures: 266,686

Non-Rebate Expenditures: 0

Returned to County Treasurer: 0

Total Expenditures: **266,686**

TIF Sp. Rev. Fund Cash Balance as of 06-30-2022: **57,878** **0** **Amount of 06-30-2022 Cash Balance Restricted for LMI**

Projects For COUNCIL BLUFFS 2018 BLUFFS VISION URBAN RENEWAL

MAC Ventures LLC

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

Debts/Obligations For COUNCIL BLUFFS 2018 BLUFFS VISION URBAN RENEWAL

15 year, 90% rebate

Debt/Obligation Type:	Rebates
Principal:	3,414,322
Interest:	0
Total:	3,414,322
Annual Appropriation?:	Yes
Date Incurred:	04/25/2016
FY of Last Payment:	2034

Non-Rebates For COUNCIL BLUFFS 2018 BLUFFS VISION URBAN RENEWAL

TIF Expenditure Amount:	0
Tied To Project:	MAC Ventures LLC

Rebates For COUNCIL BLUFFS 2018 BLUFFS VISION URBAN RENEWAL

MAC Ventures

TIF Expenditure Amount:	266,686
Rebate Paid To:	MAC Ventures, LLC
Tied To Debt:	15 year, 90% rebate
Tied To Project:	MAC Ventures LLC
Projected Final FY of Rebate:	2034

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Project includes construction of 98,050 sq. ft. fieldhouse, a 132 room hotel & 70,000 sq. ft. of retail. TPC is approx. \$40,225,000. City also agrees to return to MAC Ventures 100% of hotel tax generated by the hotel for 15 years, max of \$4,500,000.

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Sum of Private Investment Made Within This Urban Renewal Area
during FY 2022

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TIF Taxing District Data Collection

Local Government Name:	COUNCIL BLUFFS (78G732)
Urban Renewal Area:	COUNCIL BLUFFS 2018 BLUFFS VISION URBAN RENEWAL (78054)
TIF Taxing District Name:	COUNCIL BLUFFS CITY/COUNCIL BLUFFS SCH/2018 BLUFFS VISION UR TIF INCREM
TIF Taxing District Inc. Number:	780354
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 - 1/1/2020 for FY 2022

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	14,923,500	0	0	0	14,923,500	0	14,923,500
Taxable	0	0	13,431,150	0	0	0	13,431,150	0	13,431,150
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2022	7,012,200	7,911,300	7,235,357	675,943	24,901

FY 2022 TIF Revenue Received: 266,520

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Urban Renewal Area Data Collection

Local Government Name: COUNCIL BLUFFS (78G732)
 Urban Renewal Area: COUNCIL BLUFFS ARBOR CREEK URBAN RENEWAL
 UR Area Number: 78904

UR Area Creation Date: 08/2021

UR Area Purpose: Economic development

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
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Urban Renewal Area Value by Class - 1/1/2020 for FY 2022

	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 07-01-2021:	0	0	Amount of 07-01-2021 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 06-30-2022:	0	0	Amount of 06-30-2022 Cash Balance Restricted for LMI
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Projects For COUNCIL BLUFFS ARBOR CREEK URBAN RENEWAL

Drickey

Description:	Rebate TIF
Classification:	Residential property (classified residential)
Physically Complete:	No
Payments Complete:	No

Debts/Obligations For COUNCIL BLUFFS ARBOR CREEK URBAN RENEWAL

Professional Fees

Debt/Obligation Type:	Internal Loans
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	Yes
Date Incurred:	07/01/2021
FY of Last Payment:	2024

10 year Drickey

Debt/Obligation Type:	Rebates
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	Yes
Date Incurred:	07/01/2024
FY of Last Payment:	2037

Non-Rebates For COUNCIL BLUFFS ARBOR CREEK URBAN RENEWAL

TIF Expenditure Amount:	0
Tied To Debt:	Professional Fees
Tied To Project:	Drickey

Rebates For COUNCIL BLUFFS ARBOR CREEK URBAN RENEWAL

Drickey

TIF Expenditure Amount:	0
Rebate Paid To:	Drickey
Tied To Debt:	10 year Drickey
Tied To Project:	Drickey
Projected Final FY of Rebate:	2037

Urban Renewal Area Data Collection

Local Government Name: COUNCIL BLUFFS (78G732)
 Urban Renewal Area: COUNCIL BLUFFS NEW HORIZON URBAN RENEWAL
 UR Area Number: 78905

UR Area Creation Date: 06/2021

UR Area Purpose: Economic development

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
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Urban Renewal Area Value by Class - 1/1/2020 for FY 2022

	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 07-01-2021:	0	0	Amount of 07-01-2021 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 06-30-2022:	0	0	Amount of 06-30-2022 Cash Balance Restricted for LMI
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Projects For COUNCIL BLUFFS NEW HORIZON URBAN RENEWAL

McCarthy

Description:	Rebate TIF
Classification:	Residential property (classified residential)
Physically Complete:	No
Payments Complete:	No

Debts/Obligations For COUNCIL BLUFFS NEW HORIZON URBAN RENEWAL

Professional Fees

Debt/Obligation Type:	Internal Loans
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	Yes
Date Incurred:	07/01/2020
FY of Last Payment:	2024

McCarthy

Debt/Obligation Type:	Rebates
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	Yes
Date Incurred:	07/01/2025
FY of Last Payment:	2038

Non-Rebates For COUNCIL BLUFFS NEW HORIZON URBAN RENEWAL

TIF Expenditure Amount:	0
Tied To Debt:	Professional Fees
Tied To Project:	McCarthy

Rebates For COUNCIL BLUFFS NEW HORIZON URBAN RENEWAL

McCarthy

TIF Expenditure Amount:	0
Rebate Paid To:	McCarthy
Tied To Debt:	McCarthy
Tied To Project:	McCarthy
Projected Final FY of Rebate:	2038

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Urban Renewal Area Data Collection

Local Government Name: COUNCIL BLUFFS (78G732)
 Urban Renewal Area: COUNCIL BLUFFS SOUTH AVENUE URBAN RENEWAL
 UR Area Number: 78906

UR Area Creation Date: 07/2021

UR Area Purpose: Economic development

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
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Urban Renewal Area Value by Class - 1/1/2020 for FY 2022

	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 07-01-2021:	0	0	Amount of 07-01-2021 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 06-30-2022:	0	0	Amount of 06-30-2022 Cash Balance Restricted for LMI
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Urban Renewal Area Data Collection

Local Government Name: COUNCIL BLUFFS (78G732)
 Urban Renewal Area: COUNCIL BLUFFS VALLEY VIEW NORTH URBAN RENEWAL
 UR Area Number: 78908

UR Area Creation Date:

UR Area Purpose: blighted area

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
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Urban Renewal Area Value by Class - 1/1/2020 for FY 2022

	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 07-01-2021:	0	0	Amount of 07-01-2021 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 06-30-2022:	0	0	Amount of 06-30-2022 Cash Balance Restricted for LMI
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