

Annual Urban Renewal Report, Fiscal Year 2021 - 2022

Levy Authority Summary

Local Government Name: SIOUX CITY
Local Government Number: 97G938

Active Urban Renewal Areas	U.R. #	# of Tif Taxing Districts
SIOUX CITY OLD TOWN URBAN RENEWAL	97001	3
SIOUX CITY CBD EAST & WEST URBAN RENEWAL	97002	6
SIOUX CITY CBD NORTH URBAN RENEWAL	97003	2
SIOUX CITY FLOYD VALLEY URBAN RENEWAL	97004	2
SIOUX CITY RIVERFRONT URBAN RENEWAL	97005	2
SIOUX CITY DONNER PARK URBAN RENEWAL	97007	26
SIOUX CITY TETON URBAN RENEWAL	97008	2
SIOUX CITY HIGHLAND PARK URBAN RENEWAL	97009	2
SIOUX CITY HOEVEN URBAN RENEWAL	97022	2

TIF Debt Outstanding: 104,179,615

TIF Sp. Rev. Fund Cash Balance as of 07-01-2021:	7,735,984	0	Amount of 07-01-2021 Cash Balance Restricted for LMI
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TIF Revenue:	13,513,739
TIF Sp. Revenue Fund Interest:	0
Property Tax Replacement Claims	0
Asset Sales & Loan Repayments:	50,000
Total Revenue:	13,563,739

Rebate Expenditures:	1,364,151
Non-Rebate Expenditures:	14,630,382
Returned to County Treasurer:	0
Total Expenditures:	15,994,533

TIF Sp. Rev. Fund Cash Balance as of 06-30-2022:	5,305,190	0	Amount of 06-30-2022 Cash Balance Restricted for LMI
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**Year-End Outstanding TIF
Obligations, Net of TIF Special
Revenue Fund Balance:**

82,879,892

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Urban Renewal Area Data Collection

Local Government Name: SIOUX CITY (97G938)
 Urban Renewal Area: SIOUX CITY OLD TOWN URBAN RENEWAL
 UR Area Number: 97001

UR Area Creation Date: 08/1987

UR Area Purpose: Combined Old Town East
 Conservation Area into Combined
 CBD Urban Renewal Area

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
SIOUX CITY CITY/SIOUX CITY SCH/OLD TOWN EAST TIF - INCR	970117	970118	0
SIOUX CITY CITY/SIOUX CITY SCH/OLDTOWNEAST TIF - INCR/SSMID3	970221	970222	28,623,125
SIOUX CITY OLD TOWN EAST MAIN STREET LL INC	970310	970311	2,477,665

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	4,863,200	37,019,147	485,300	0	-1,852	42,887,395	0	42,887,395
Taxable	0	2,743,302	33,317,232	436,770	0	-1,852	36,847,532	0	36,847,532
Homestead Credits									4

TIF Sp. Rev. Fund Cash Balance as of 07-01-2021: **1,120,572** **0** **Amount of 07-01-2021 Cash Balance Restricted for LMI**

TIF Revenue: 1,027,353
 TIF Sp. Revenue Fund Interest: 0
 Property Tax Replacement Claims: 0
 Asset Sales & Loan Repayments: 25,000
Total Revenue: 1,052,353

Rebate Expenditures: 0
 Non-Rebate Expenditures: 745,501
 Returned to County Treasurer: 0
Total Expenditures: 745,501

TIF Sp. Rev. Fund Cash Balance as of 06-30-2022: **1,427,424** **0** **Amount of 06-30-2022 Cash Balance Restricted for LMI**

Projects For SIOUX CITY OLD TOWN URBAN RENEWAL

728-017

Description:	Ramp A Replacement - Site C
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

663-128

Description:	IA State School of Architect
Classification:	Municipal and other publicly-owned or leased buildings
Physically Complete:	Yes
Payments Complete:	No

663-129

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

663-359

Description:	Civic Partners
Classification:	Commercial - office properties
Physically Complete:	Yes
Payments Complete:	No

CBD Old Town TIF Admin

Description:	Administrative Expenses
Classification:	Administrative expenses
Physically Complete:	No
Payments Complete:	No

Sioux City Hotel

Description:	Convention Center Hotel Tax Rebates
Classification:	Commercial - hotels and conference centers
Physically Complete:	No
Payments Complete:	No

663-370

Description:	Community Signage
	Recreational facilities (lake development, parks, ball fields, trails)
Classification:	
Physically Complete:	No
Payments Complete:	No

728-012

Description:	Annual Parking Ramp
Classification:	Roads, Bridges & Utilities
Physically Complete:	No

Debts/Obligations For SIOUX CITY OLD TOWN URBAN RENEWAL

Ramp Cost Sharing

Debt/Obligation Type:	Internal Loans
Principal:	250,000
Interest:	0
Total:	250,000
Annual Appropriation?:	No
Date Incurred:	07/01/2011
FY of Last Payment:	2022

CBD Old Town TIF Admin

Debt/Obligation Type:	Internal Loans
Principal:	1,237,950
Interest:	0
Total:	1,237,950
Annual Appropriation?:	No
Date Incurred:	07/01/2015
FY of Last Payment:	2033

Kinseth Hotel

Debt/Obligation Type:	Rebates
Principal:	4,117,500
Interest:	0
Total:	4,117,500
Annual Appropriation?:	No
Date Incurred:	07/01/2017
FY of Last Payment:	2030

728-012

Debt/Obligation Type:	Internal Loans
Principal:	200,000
Interest:	0
Total:	200,000
Annual Appropriation?:	Yes
Date Incurred:	07/01/2022
FY of Last Payment:	2022

Non-Rebates For SIOUX CITY OLD TOWN URBAN RENEWAL

TIF Expenditure Amount:	138,001
Tied To Debt:	CBD Old Town TIF Admin
Tied To Project:	CBD Old Town TIF Admin

TIF Expenditure Amount:	50,000
Tied To Debt:	Ramp Cost Sharing
Tied To Project:	728-017

TIF Expenditure Amount:	457,500
Tied To Debt:	Kinseth Hotel
Tied To Project:	663-370

TIF Expenditure Amount:	100,000
Tied To Debt:	728-012
Tied To Project:	728-012

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TIF Taxing District Data Collection

Local Government Name: SIOUX CITY (97G938)
 Urban Renewal Area: SIOUX CITY OLD TOWN URBAN RENEWAL (97001)
 TIF Taxing District Name: SIOUX CITY CITY/SIOUX CITY SCH/OLD TOWN EAST TIF - INCR
 TIF Taxing District Inc. Number: 970118
 TIF Taxing District Base Year: 1983
 FY TIF Revenue First Received: 1988
 Subject to a Statutory end date? No

UR Designation	
Slum	08/1987
Blighted	08/1987
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	0	2,221,000	485,300	0	0	2,706,300	0	2,706,300
Taxable	0	0	1,998,900	436,770	0	0	2,435,670	0	2,435,670
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2022	3,328,964	0	0	0	0

FY 2022 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: SIOUX CITY (97G938)
 Urban Renewal Area: SIOUX CITY OLD TOWN URBAN RENEWAL (97001)
 TIF Taxing District Name: SIOUX CITY CITY/SIOUX CITY SCH/OLDTOWNEAST TIF - INCR/SSMID3
 TIF Taxing District Inc. Number: 970222
 TIF Taxing District Base Year: 1986
 FY TIF Revenue First Received: 1988
 Subject to a Statutory end date? No

UR Designation	
Slum	08/1987
Blighted	08/1987
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	0	34,798,147	0	0	0	35,319,747	0	35,319,747
Taxable	0	0	31,318,332	0	0	0	31,670,412	0	31,670,412
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2022	3,047,287	31,670,412	28,623,125	3,047,287	101,207

FY 2022 TIF Revenue Received: 950,639

♣ Annual Urban Renewal Report, Fiscal Year 2021 - 2022

TIF Taxing District Data Collection

Local Government Name: SIOUX CITY (97G938)
 Urban Renewal Area: SIOUX CITY OLD TOWN URBAN RENEWAL (97001)
 TIF Taxing District Name: SIOUX CITY OLD TOWN EAST MAIN STREET LL INC
 TIF Taxing District Inc. Number: 970311
 TIF Taxing District Base Year: 1986
 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	4,863,200	0	0	0	-1,852	4,861,348	0	4,861,348
Taxable	0	2,743,302	0	0	0	-1,852	2,741,450	0	2,741,450
Homestead Credits									4

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2022	263,785	2,741,450	2,477,665	263,785	8,167

FY 2022 TIF Revenue Received: 76,714

Urban Renewal Area Data Collection

Local Government Name: SIOUX CITY (97G938)
 Urban Renewal Area: SIOUX CITY CBD EAST & WEST URBAN RENEWAL
 UR Area Number: 97002

UR Area Creation Date: 04/1967

UR Area Purpose: Determined the existence of a slum and blighted area within the City of Sioux City. Overcrowding of structures on the land. Inadequate street layout. Obsolete structures not suitable for improvements or conversion. Structures in mixed land use.

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
SIOUX CITY CITY/SIOUX CITY SCH/CBDG E&W TIF - INCR/SSMID	970176	970177	83,995,045
SIOUX CITY/SIOUX CITY SCH/PARKWAY - TIF INCR	970276	970277	10,913,521
SIOUX CITY/SIOUX CITY SCH/CBD N EXTENSION - TIF INCR	970278	970279	33,814
SIOUX CITY/SIOUX CITY SCH/TRI-VIEW RIVER - TIF INCR	970280	970281	19,874,289
SIOUX CITY EAST & WEST MAIN ST LL/RES INC	970304	970305	1,336,247
SIOUX CITY EAST & WEST PARTIAL MAIN ST LL/RED INC	970306	970307	535,040

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	17,746,200	147,828,627	5,248,700	0	-20,541	176,879,152	0	176,879,152
Taxable	0	10,010,534	133,045,764	4,723,830	0	-20,541	151,861,014	0	151,861,014
Homestead Credits									114

TIF Sp. Rev. Fund Cash Balance as of 07-01-2021: **2,522,149** **0** **Amount of 07-01-2021 Cash Balance Restricted for LMI**

TIF Revenue: 3,679,160
 TIF Sp. Revenue Fund Interest: 0
 Property Tax Replacement Claims: 0
 Asset Sales & Loan Repayments: 25,000
Total Revenue: 3,704,160

Rebate Expenditures: 250,000
 Non-Rebate Expenditures: 2,421,750
 Returned to County Treasurer: 0
Total Expenditures: 2,671,750

TIF Sp. Rev. Fund Cash Balance as of 06-30-2022: **3,554,559** **0** **Amount of 06-30-2022 Cash Balance Restricted for LMI**

Projects For SIOUX CITY CBD EAST & WEST URBAN RENEWAL

719-157

Description:	4th Street - Jones/Virginia*
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

663-136

Description:	Northwest Reservation Center*
Classification:	Commercial - office properties
Physically Complete:	Yes
Payments Complete:	No

719-100

Description:	Open 4th Street Plaza/Parking*
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

663-140

Description:	Senior Center Relocation*
Classification:	Commercial - office properties
Physically Complete:	Yes
Payments Complete:	No

663-141

Description:	Clocktower on Water Street*
Classification:	Commercial - office properties
Physically Complete:	Yes
Payments Complete:	No

663-131

Description:	Badgerow Building Redevelopment*
Classification:	Commercial - office properties
Physically Complete:	Yes
Payments Complete:	No

719-001

Description:	Ann CBD Infrastructor Improvement*
Classification:	Commercial - office properties
Physically Complete:	No
Payments Complete:	No

663-144

Description:	Palmer Candy Company*
Classification:	Commercial - warehouses and distribution facilities
Physically Complete:	Yes
Payments Complete:	No

663-040

Description:	Martin Building Renovation*
Classification:	Commercial - office properties
Physically Complete:	Yes
Payments Complete:	No

663-370

Description:	Comm & Business Signage*
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

719-014

Description:	Rail Crossing Imp-Downtown*
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

889-010

Description:	Museum Building Refurbish*
Classification:	Commercial - office properties
Physically Complete:	Yes
Payments Complete:	No

663-189

Description:	Redevelopment Scotland Building*
Classification:	Commercial - office properties
Physically Complete:	Yes
Payments Complete:	No

758-201

Description:	Skywalk Capital Maintenance
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

663-300

Description:	Downtown Development*
Classification:	Commercial - hotels and conference centers
Physically Complete:	No
Payments Complete:	No

TIF Admin

Description:	TIF Admin
Classification:	Administrative expenses
Physically Complete:	Yes
Payments Complete:	No

Main Street

Description:	Main Street
Classification:	Administrative expenses

Physically Complete:	No
Payments Complete:	No

663-196

Description:	Downtown Bldg Areaway Improvements*
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

Stoney Creek Inn

Description:	Stoney Creek Inn*
Classification:	Commercial - hotels and conference centers
Physically Complete:	Yes
Payments Complete:	Yes

663-242

Description:	507 7th St Brad Cummings
Classification:	Commercial - office properties
Physically Complete:	No
Payments Complete:	No

663-239

Description:	Reinvestment Distr CC Hotel
Classification:	Commercial - hotels and conference centers
Physically Complete:	No
Payments Complete:	No

Bomgaar

Description:	Rebates
Classification:	Commercial - warehouses and distribution facilities
Physically Complete:	No
Payments Complete:	No

663-306

Description:	Martin Building Renovation
Classification:	Commercial - office properties
Physically Complete:	No
Payments Complete:	No

Floyd TIF

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

663-370

Description:	Community Signage
Classification:	Recreational facilities (lake development, parks, ball fields, trails)
Physically Complete:	No
Payments Complete:	No

Hard Rock

Description:	Hard Rock
Classification:	Administrative expenses
Physically Complete:	Yes
Payments Complete:	No

Debts/Obligations For SIOUX CITY CBD EAST & WEST URBAN RENEWAL

911-163

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	10,836
Interest:	362
Total:	11,198
Annual Appropriation?:	No
Date Incurred:	03/01/2010
FY of Last Payment:	2022

911-167

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	28,740
Interest:	4,589
Total:	33,329
Annual Appropriation?:	No
Date Incurred:	06/20/2012
FY of Last Payment:	2022

911-169

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	30,467
Interest:	1,504
Total:	31,971
Annual Appropriation?:	No
Date Incurred:	06/20/2012
FY of Last Payment:	2022

Skywalk CIP

Debt/Obligation Type:	Internal Loans
Principal:	1,901,230
Interest:	0
Total:	1,901,230
Annual Appropriation?:	No
Date Incurred:	07/01/2011
FY of Last Payment:	2033

911-170

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	89,564
Interest:	3,662
Total:	93,226
Annual Appropriation?:	No
Date Incurred:	04/01/2013
FY of Last Payment:	2023

911-171

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	14,035,000

Interest:	355,605
Total:	14,390,605
Annual Appropriation?:	No
Date Incurred:	04/01/2013
FY of Last Payment:	2033

911-173

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	43,050
Interest:	2,612
Total:	45,662
Annual Appropriation?:	No
Date Incurred:	04/01/2013
FY of Last Payment:	2024

CBD E/W TIF Admin

Debt/Obligation Type:	Internal Loans
Principal:	1,237,950
Interest:	0
Total:	1,237,950
Annual Appropriation?:	No
Date Incurred:	07/01/2015
FY of Last Payment:	2033

Main Street

Debt/Obligation Type:	Internal Loans
Principal:	17,363,337
Interest:	0
Total:	17,363,337
Annual Appropriation?:	No
Date Incurred:	07/01/2000
FY of Last Payment:	2030

911-175

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	44,102
Interest:	906
Total:	45,008
Annual Appropriation?:	No
Date Incurred:	06/01/2015
FY of Last Payment:	2025

911-180

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	460,548
Interest:	42,515
Total:	503,063
Annual Appropriation?:	No
Date Incurred:	06/01/2017
FY of Last Payment:	2027

Bomgaars

Debt/Obligation Type:	Rebates
Principal:	250,000
Interest:	0

Total:	250,000
Annual Appropriation?:	No
Date Incurred:	01/27/2014
FY of Last Payment:	2022

911-188

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	74,446
Interest:	6,259
Total:	80,705
Annual Appropriation?:	No
Date Incurred:	06/01/2020
FY of Last Payment:	2030

Hard Rock

Debt/Obligation Type:	Internal Loans
Principal:	160,000
Interest:	0
Total:	160,000
Annual Appropriation?:	No
Date Incurred:	07/01/2020
FY of Last Payment:	2037

911-193

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	44,000
Interest:	7,941
Total:	51,941
Annual Appropriation?:	No
Date Incurred:	06/01/2022
FY of Last Payment:	2032

911-194

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	No
Date Incurred:	06/01/2022
FY of Last Payment:	2032

Non-Rebates For SIOUX CITY CBD EAST & WEST URBAN RENEWAL

TIF Expenditure Amount:	6,858
Tied To Debt:	911-163
Tied To Project:	719-100

TIF Expenditure Amount:	4,341
Tied To Debt:	911-163
Tied To Project:	719-001

TIF Expenditure Amount:	3,329
Tied To Debt:	911-167
Tied To Project:	663-040

TIF Expenditure Amount:	5,676
Tied To Debt:	911-169
Tied To Project:	663-040

TIF Expenditure Amount:	56,761
Tied To Debt:	911-169
Tied To Project:	663-189

TIF Expenditure Amount:	56,223
Tied To Debt:	CBD E/W TIF Admin
Tied To Project:	TIF Admin

TIF Expenditure Amount:	47,090
Tied To Debt:	911-170
Tied To Project:	889-010

TIF Expenditure Amount:	1,683,418
Tied To Debt:	911-171
Tied To Project:	663-300

TIF Expenditure Amount:	226,531
Tied To Debt:	Skywalk CIP
Tied To Project:	663-300

TIF Expenditure Amount:	15,620
Tied To Debt:	911-173
Tied To Project:	889-010

TIF Expenditure Amount:	174,427
Tied To Debt:	Main Street
Tied To Project:	Main Street

TIF Expenditure Amount:	11,908
Tied To Debt:	911-175
Tied To Project:	663-196

TIF Expenditure Amount:	85,580
Tied To Debt:	911-180
Tied To Project:	663-239

TIF Expenditure Amount:	8,988
Tied To Debt:	911-188
Tied To Project:	663-306

TIF Expenditure Amount:	25,000
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Tied To Debt:	Bomgaars
Tied To Project:	663-131
TIF Expenditure Amount:	10,000
Tied To Debt:	Hard Rock
Tied To Project:	Hard Rock

Rebates For SIOUX CITY CBD EAST & WEST URBAN RENEWAL

280 Triview

TIF Expenditure Amount:	250,000
Rebate Paid To:	Bomgaars
Tied To Debt:	Bomgaars
Tied To Project:	Bomgaar
Projected Final FY of Rebate:	2022

Jobs For SIOUX CITY CBD EAST & WEST URBAN RENEWAL

Project:	Stoney Creek Inn
Company Name:	Stoney Creek
Date Agreement Began:	12/01/2008
Date Agreement Ends:	12/01/2018
Number of Jobs Created or Retained:	50
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	9,000,000
Total Estimated Cost of Public Infrastructure:	705,000

TIF Taxing District Data Collection

Local Government Name: SIOUX CITY (97G938)
 Urban Renewal Area: SIOUX CITY CBD EAST & WEST URBAN RENEWAL (97002)
 TIF Taxing District Name: SIOUX CITY CITY/SIOUX CITY SCH/CBDG E&W TIF - INCR/SSMID
 TIF Taxing District Inc. Number: 970177
 TIF Taxing District Base Year: 1971
 FY TIF Revenue First Received: 1973
 Subject to a Statutory end date? No

UR Designation	
Slum	04/1967
Blighted	04/1967
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	103,263,700	0	0	0	103,263,700	0	103,263,700
Taxable	0	0	92,937,330	0	0	0	92,937,330	0	92,937,330
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2022	8,942,285	92,937,330	83,995,045	8,942,285	296,994

FY 2022 TIF Revenue Received: 2,976,536

TIF Taxing District Data Collection

Local Government Name: SIOUX CITY (97G938)
 Urban Renewal Area: SIOUX CITY CBD EAST & WEST URBAN RENEWAL (97002)
 TIF Taxing District Name: SIOUX CITY/SIOUX CITY SCH/PARKWAY - TIF INCR
 TIF Taxing District Inc. Number: 970277
 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	13,978,600	23,227,727	2,093,400	0	-18,689	45,357,204	0	45,357,204
Taxable	0	7,885,250	20,904,954	1,884,060	0	-18,689	34,757,002	0	34,757,002
Homestead Credits									99

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2022	23,843,481	21,532,412	10,913,521	10,618,891	328,785

FY 2022 TIF Revenue Received: 28,288

TIF Taxing District Data Collection

Local Government Name: SIOUX CITY (97G938)
 Urban Renewal Area: SIOUX CITY CBD EAST & WEST URBAN RENEWAL (97002)
 TIF Taxing District Name: SIOUX CITY/SIOUX CITY SCH/CBD N EXTENSION - TIF INCR
 TIF Taxing District Inc. Number: 970279
 TIF Taxing District Base Year: 1900
 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	117,800	0	0	0	117,800	0	117,800
Taxable	0	0	106,020	0	0	0	106,020	0	106,020
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2022	72,206	45,594	33,814	11,780	365

FY 2022 TIF Revenue Received: 1,047

TIF Taxing District Data Collection

Local Government Name: SIOUX CITY (97G938)
 Urban Renewal Area: SIOUX CITY CBD EAST & WEST URBAN RENEWAL (97002)
 TIF Taxing District Name: SIOUX CITY/SIOUX CITY SCH/TRI-VIEW RIVER - TIF INCR
 TIF Taxing District Inc. Number: 970281
 TIF Taxing District Base Year: 2012
 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	93,800	21,219,400	3,155,300	0	0	24,468,500	0	24,468,500
Taxable	0	52,912	19,097,460	2,839,770	0	0	21,990,142	0	21,990,142
Homestead Credits									1

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2022	2,115,853	21,990,142	19,874,289	2,115,853	65,512

FY 2022 TIF Revenue Received: 615,351

TIF Taxing District Data Collection

Local Government Name:	SIOUX CITY (97G938)
Urban Renewal Area:	SIOUX CITY CBD EAST & WEST URBAN RENEWAL (97002)
TIF Taxing District Name:	SIOUX CITY EAST & WEST MAIN ST LL/RES INC
TIF Taxing District Inc. Number:	970305
TIF Taxing District Base Year:	1971
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	2,624,300	0	0	0	-1,852	2,622,448	0	2,622,448
Taxable	0	1,480,355	0	0	0	-1,852	1,478,503	0	1,478,503
Homestead Credits									10

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2022	142,256	1,478,503	1,336,247	142,256	4,405

FY 2022 TIF Revenue Received: 41,373

TIF Taxing District Data Collection

Local Government Name:	SIOUX CITY (97G938)
Urban Renewal Area:	SIOUX CITY CBD EAST & WEST URBAN RENEWAL (97002)
TIF Taxing District Name:	SIOUX CITY EAST & WEST PARTIAL MAIN ST LL/RED INC
TIF Taxing District Inc. Number:	970307
TIF Taxing District Base Year:	1985
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	1,049,500	0	0	0	0	1,049,500	0	1,049,500
Taxable	0	592,017	0	0	0	0	592,017	0	592,017
Homestead Credits									4

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2022	56,977	592,017	535,040	56,977	1,764

FY 2022 TIF Revenue Received: 16,565

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Urban Renewal Area Data Collection

Local Government Name: SIOUX CITY (97G938)
 Urban Renewal Area: SIOUX CITY CBD NORTH URBAN RENEWAL
 UR Area Number: 97003

UR Area Creation Date: 10/1985

UR Area Purpose: Determined the existence of a slum and blighted area within the City of Sioux City. Overcrowding of structures on the land. Inadequate street layout. Obsolete strucutres not suitable for improvements or conversion.

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
SIOUX CITY CITY/SIOUX CITY SCH/CBDG NORTH TIF - INCR/SSMID	970184	970185	15,703,475
SIOUX CITY CBDN MAIN ST B SC LL RES INC	970308	970309	13,557

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	26,600	37,006,000	0	0	0	37,359,300	0	37,359,300
Taxable	0	15,005	33,305,400	0	0	0	33,540,928	0	33,540,928
Homestead Credits									1

TIF Sp. Rev. Fund Cash Balance as of 07-01-2021: -6,238,046 **0** **Amount of 07-01-2021 Cash Balance Restricted for LMI**

TIF Revenue: 521,968
 TIF Sp. Revenue Fund Interest: 0
 Property Tax Replacement Claims: 0
 Asset Sales & Loan Repayments: 0
Total Revenue: 521,968

Rebate Expenditures: 0
 Non-Rebate Expenditures: 1,295,220
 Returned to County Treasurer: 0
Total Expenditures: 1,295,220

TIF Sp. Rev. Fund Cash Balance as of 06-30-2022: -7,011,298 **0** **Amount of 06-30-2022 Cash Balance Restricted for LMI**

Projects For SIOUX CITY CBD NORTH URBAN RENEWAL

879-015

Description:	Historic Pearl District
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

889-010

Description:	Museum Building Refurbish
Classification:	Municipal and other publicly-owned or leased buildings
Physically Complete:	No
Payments Complete:	No

GR Equipment

Description:	Hirschbach
Classification:	Commercial - office properties
Physically Complete:	No
Payments Complete:	No

CBD North TIF Admin

Description:	TIF Administration
Classification:	Administrative expenses
Physically Complete:	No
Payments Complete:	No

663-233

Description:	Downtown 3rd & Pearl
Classification:	Commercial - office properties
Physically Complete:	No
Payments Complete:	No

663-185

Description:	Pearl Street
Classification:	Commercial - office properties
Physically Complete:	No
Payments Complete:	Yes

Bomgaars

Description:	Rebates
Classification:	Commercial - warehouses and distribution facilities
Physically Complete:	Yes
Payments Complete:	No

Warrior Hotel

Description:	Rebates
Classification:	Commercial - hotels and conference centers
Physically Complete:	No
Payments Complete:	No

J Development

Description:	Rebates
Classification:	Commercial - retail
Physically Complete:	No
Payments Complete:	No

J Dev 413 Pierce

Description:	Rebates
Classification:	Commercial - retail
Physically Complete:	No
Payments Complete:	No

719-356

Description:	Warrior/Davidson Infrastructure
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

663-233

Description:	Downtown 3rd & Pearl
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

663-370

Description:	Community Signage
	Recreational facilities (lake development, parks, ball fields, trails)
Classification:	
Physically Complete:	No
Payments Complete:	No

663-309

Description:	Inovation Center
Classification:	Commercial - retail
Physically Complete:	No
Payments Complete:	No

Debts/Obligations For SIOUX CITY CBD NORTH URBAN RENEWAL

911-168

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	49,774
Interest:	3,743
Total:	53,517
Annual Appropriation?:	No
Date Incurred:	04/01/2013
FY of Last Payment:	2023

911-172

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	45,307
Interest:	4,532
Total:	49,839
Annual Appropriation?:	No
Date Incurred:	04/01/2013
FY of Last Payment:	2024

911-182

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	1,806,120
Interest:	246,978
Total:	2,053,098
Annual Appropriation?:	No
Date Incurred:	06/01/2018
FY of Last Payment:	2028

911-175

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	66,152
Interest:	1,359
Total:	67,511
Annual Appropriation?:	No
Date Incurred:	06/01/2015
FY of Last Payment:	2025

CBD North TIF Admin

Debt/Obligation Type:	Internal Loans
Principal:	1,237,950
Interest:	0
Total:	1,237,950
Annual Appropriation?:	No
Date Incurred:	07/01/2010
FY of Last Payment:	2030

911-178

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	2,330,774
Interest:	84,423

Total:	2,415,197
Annual Appropriation?:	No
Date Incurred:	06/01/2016
FY of Last Payment:	2026

911-180

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	59,551
Interest:	5,497
Total:	65,048
Annual Appropriation?:	No
Date Incurred:	06/01/2017
FY of Last Payment:	2027

J Development 520 Nebraska

Debt/Obligation Type:	Rebates
Principal:	91,962
Interest:	0
Total:	91,962
Annual Appropriation?:	No
Date Incurred:	05/01/2018
FY of Last Payment:	2028

J Development 413 Pierce

Debt/Obligation Type:	Rebates
Principal:	31,859
Interest:	0
Total:	31,859
Annual Appropriation?:	No
Date Incurred:	05/01/2018
FY of Last Payment:	2029

Warrior Hotel

Debt/Obligation Type:	Rebates
Principal:	7,875,000
Interest:	0
Total:	7,875,000
Annual Appropriation?:	No
Date Incurred:	06/01/2018
FY of Last Payment:	2035

911-185

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	1,558,870
Interest:	200,465
Total:	1,759,335
Annual Appropriation?:	No
Date Incurred:	06/01/2019
FY of Last Payment:	2029

911-167

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	33,530
Interest:	5,353
Total:	38,883

Annual Appropriation?:	No
Date Incurred:	06/20/2012
FY of Last Payment:	2022

911-192

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	1,400,000
Interest:	117,534
Total:	1,517,534
Annual Appropriation?:	No
Date Incurred:	07/01/2021
FY of Last Payment:	2031

Non-Rebates For SIOUX CITY CBD NORTH URBAN RENEWAL

TIF Expenditure Amount: 27,452
Tied To Debt: 911-168
Tied To Project: 879-015

TIF Expenditure Amount: 299,682
Tied To Debt: 911-182
Tied To Project: 719-356

TIF Expenditure Amount: 17,367
Tied To Debt: 911-172
Tied To Project: 879-015

TIF Expenditure Amount: 14
Tied To Debt: CBD North TIF Admin
Tied To Project: CBD North TIF Admin

TIF Expenditure Amount: 17,861
Tied To Debt: 911-175
Tied To Project: 879-015

TIF Expenditure Amount: 480,910
Tied To Debt: 911-178
Tied To Project: 663-233

TIF Expenditure Amount: 17,861
Tied To Debt: 911-178
Tied To Project: 879-015

TIF Expenditure Amount: 11,066
Tied To Debt: 911-180
Tied To Project: 663-185

TIF Expenditure Amount: 38,883
Tied To Debt: 911-167
Tied To Project: 879-015

TIF Expenditure Amount: 220,035
Tied To Debt: 911-185
Tied To Project: 663-233

TIF Expenditure Amount: 11,821
Tied To Debt: J Development 520 Nebraska
Tied To Project: J Development

TIF Expenditure Amount: 108,763
Tied To Debt: 911-192
Tied To Project: 719-356

TIF Expenditure Amount: 43,505
Tied To Debt: 911-192
Tied To Project: 663-309

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TIF Taxing District Data Collection

Local Government Name:	SIOUX CITY (97G938)
Urban Renewal Area:	SIOUX CITY CBD NORTH URBAN RENEWAL (97003)
TIF Taxing District Name:	SIOUX CITY CITY/SIOUX CITY SCH/CBDG NORTH TIF - INCR/SSMID
TIF Taxing District Inc. Number:	970185
TIF Taxing District Base Year:	1985
FY TIF Revenue First Received:	1987
Subject to a Statutory end date?	No

UR Designation	
Slum	10/1985
Blighted	10/1985
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	37,006,000	0	0	0	37,332,700	0	37,332,700
Taxable	0	0	33,305,400	0	0	0	33,525,923	0	33,525,923
Homestead Credits									1

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2022	17,822,448	19,510,252	15,703,475	3,806,777	126,432

FY 2022 TIF Revenue Received: 521,548

TIF Taxing District Data Collection

Local Government Name:	SIOUX CITY (97G938)
Urban Renewal Area:	SIOUX CITY CBD NORTH URBAN RENEWAL (97003)
TIF Taxing District Name:	SIOUX CITY CBDN MAIN ST B SC LL RES INC
TIF Taxing District Inc. Number:	970309
TIF Taxing District Base Year:	1985
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	26,600	0	0	0	0	26,600	0	26,600
Taxable	0	15,005	0	0	0	0	15,005	0	15,005
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2022	1,448	15,005	13,557	1,448	45

FY 2022 TIF Revenue Received: 420

♣ Annual Urban Renewal Report, Fiscal Year 2021 - 2022

Urban Renewal Area Data Collection

Local Government Name: SIOUX CITY (97G938)
 Urban Renewal Area: SIOUX CITY FLOYD VALLEY URBAN RENEWAL
 UR Area Number: 97004

UR Area Creation Date: 10/1986

UR Area Purpose: Determined the existence of a slum and blighted area within the City of Sioux City. Repay bonds that will be sold for land acquisition, relocation and street construction costs.

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
SIOUX CITY CITY/SIOUX CITY SCH/FLOYD VALLEY TIF - INCR	970125	970126	44,424,807
SIOUX CITY/SIOUX CITY SCH/FLOYD SSMID LL INCR	970312	970313	16,290

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	1,200	44,080,100	25,227,000	0	0	69,308,300	0	69,308,300
Taxable	0	677	39,672,090	22,704,300	0	0	62,377,067	0	62,377,067
Homestead Credits									0

TIF Sp. Rev. Fund Cash Balance as of 07-01-2021: 2,248,542 0 **Amount of 07-01-2021 Cash Balance Restricted for LMI**

TIF Revenue: 1,376,000
 TIF Sp. Revenue Fund Interest: 0
 Property Tax Replacement Claims 0
 Asset Sales & Loan Repayments: 0
Total Revenue: 1,376,000

Rebate Expenditures: 170,420
 Non-Rebate Expenditures: 1,990,688
 Returned to County Treasurer: 0
Total Expenditures: 2,161,108

TIF Sp. Rev. Fund Cash Balance as of 06-30-2022: 1,463,434 0 **Amount of 06-30-2022 Cash Balance Restricted for LMI**

Projects For SIOUX CITY FLOYD VALLEY URBAN RENEWAL

719-333

Description:	Dace/Cunningham/Leach Alignment*
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

719-338

Description:	Floyd Dace Intersection*
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

549-164

Description:	21st & Clark Storm*
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

663-026

Description:	Home Depot Site Improvements*
Classification:	Commercial - retail
Physically Complete:	Yes
Payments Complete:	No

719-023

Description:	Floyd Valley Interchange*
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

663-146

Description:	Johnson Supply Company*
Classification:	Commercial - warehouses and distribution facilities
Physically Complete:	Yes
Payments Complete:	No

663-122

Description:	Floyd Valley Redevelopment*
Classification:	Industrial/manufacturing property
Physically Complete:	Yes
Payments Complete:	No

719-002

Description:	New Stockyards Road*
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

663-202

Description:	KD Station Demo*
Classification:	Industrial/manufacturing property
Physically Complete:	Yes
Payments Complete:	No

138-005

Description:	Improved Street Lighting*
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

663-187

Description:	I-29 Yards Business Park*
Classification:	Industrial/manufacturing property
Physically Complete:	Yes
Payments Complete:	No

663-198

Description:	Outer Drive Floyd Blvd*
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

719-030

Description:	Lafayette St South Dev*
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

879-016

Description:	Yards Streetscaping*
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Floyd Admin

Description:	Floyd Admin
Classification:	Administrative expenses
Physically Complete:	No
Payments Complete:	No

Hot Rod Inc

Description:	Hot Rod Inc*
Classification:	Commercial - warehouses and distribution facilities
Physically Complete:	Yes
Payments Complete:	No

663-217

Description:	Thompson Electric, Tec-Corp, Electric Innovations Tax Credit
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Classification:	Industrial/manufacturing property
Physically Complete:	Yes
Payments Complete:	No

539-003

Description:	Bacon Creek Channel Reconstruction*
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

663-226

Description:	Echo Electric
Classification:	Commercial - warehouses and distribution facilities
Physically Complete:	Yes
Payments Complete:	No

663-238

Description:	Expo Center
Classification:	Commercial - hotels and conference centers
Physically Complete:	No
Payments Complete:	No

663-244

Description:	Multi-Sports Complex
	Recreational facilities (lake development, parks, ball fields, trails)
Classification:	
Physically Complete:	No
Payments Complete:	No

Interstate Mechanical

Description:	Interstate Mechanical
Classification:	Commercial - warehouses and distribution facilities
Physically Complete:	No
Payments Complete:	No

719-355

Description:	Bluff Street Bridge over Floyd
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

663-371

Description:	Consumer Supply
Classification:	Commercial - warehouses and distribution facilities
Physically Complete:	Yes
Payments Complete:	Yes

719-358

Description:	Bluff St Rd
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

KCB Investments

Description:	KCB Investments
Classification:	Commercial - warehouses and distribution facilities
Physically Complete:	Yes
Payments Complete:	No

Siouxland Concrete

Description:	Siouxland Concrete
Classification:	Commercial - warehouses and distribution facilities
Physically Complete:	Yes
Payments Complete:	No

Debts/Obligations For SIOUX CITY FLOYD VALLEY URBAN RENEWAL

911-170

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	44,705
Interest:	1,844
Total:	46,549
Annual Appropriation?:	No
Date Incurred:	03/30/2013
FY of Last Payment:	2023

911-172

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	75,507
Interest:	7,550
Total:	83,057
Annual Appropriation?:	No
Date Incurred:	04/01/2013
FY of Last Payment:	2024

Echo Electric

Debt/Obligation Type:	Rebates
Principal:	298,040
Interest:	0
Total:	298,040
Annual Appropriation?:	No
Date Incurred:	05/12/2014
FY of Last Payment:	2025

Floyd TIF Amin

Debt/Obligation Type:	Internal Loans
Principal:	190,530
Interest:	0
Total:	190,530
Annual Appropriation?:	No
Date Incurred:	07/01/2015
FY of Last Payment:	2031

911-182

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	578,042
Interest:	79,003
Total:	657,045
Annual Appropriation?:	No
Date Incurred:	06/01/2018
FY of Last Payment:	2022

911-183

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	81,856
Interest:	2,772

Total:	84,628
Annual Appropriation?:	No
Date Incurred:	06/01/2018
FY of Last Payment:	2028

Interstate Mechanical

Debt/Obligation Type:	Rebates
Principal:	73,367
Interest:	0
Total:	73,367
Annual Appropriation?:	No
Date Incurred:	09/20/2018
FY of Last Payment:	2027

911-176

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	106,114
Interest:	213
Total:	106,327
Annual Appropriation?:	No
Date Incurred:	06/01/2016
FY of Last Payment:	2022

911-168

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	114,209
Interest:	8,554
Total:	122,763
Annual Appropriation?:	No
Date Incurred:	06/01/2013
FY of Last Payment:	2023

911-186

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	961,500
Interest:	98,876
Total:	1,060,376
Annual Appropriation?:	No
Date Incurred:	06/01/2016
FY of Last Payment:	2022

911-191

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	250,283
Interest:	16,618
Total:	266,901
Annual Appropriation?:	No
Date Incurred:	06/01/2021
FY of Last Payment:	2030

KCB Investments

Debt/Obligation Type:	Rebates
Principal:	61,373
Interest:	0
Total:	61,373

Annual Appropriation?:	No
Date Incurred:	10/29/2019
FY of Last Payment:	2026

Siouxland Concrete

Debt/Obligation Type:	Rebates
Principal:	267,262
Interest:	0
Total:	267,262
Annual Appropriation?:	No
Date Incurred:	09/09/2019
FY of Last Payment:	2026

911-189

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	930,525
Interest:	109,124
Total:	1,039,649
Annual Appropriation?:	No
Date Incurred:	11/01/2020
FY of Last Payment:	2025

911-190

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	126,561
Interest:	3,122
Total:	129,683
Annual Appropriation?:	No
Date Incurred:	11/01/2020
FY of Last Payment:	2025

Expo Center

Debt/Obligation Type:	Other Debt
Principal:	2,000,000
Interest:	0
Total:	2,000,000
Annual Appropriation?:	No
Date Incurred:	07/01/2021
FY of Last Payment:	2022

Koskovich & Murphy

Debt/Obligation Type:	Rebates
Principal:	147,488
Interest:	0
Total:	147,488
Annual Appropriation?:	No
Date Incurred:	07/01/2023
FY of Last Payment:	2027

Non-Rebates For SIOUX CITY FLOYD VALLEY URBAN RENEWAL

TIF Expenditure Amount:	95,862
Tied To Debt:	911-182
Tied To Project:	719-355

TIF Expenditure Amount:	22,921
Tied To Debt:	911-189
Tied To Project:	719-338

TIF Expenditure Amount:	129,683
Tied To Debt:	911-190
Tied To Project:	663-187

TIF Expenditure Amount:	23,687
Tied To Debt:	911-170
Tied To Project:	663-187

TIF Expenditure Amount:	17,802
Tied To Debt:	Floyd TIF Amin
Tied To Project:	Floyd Admin

TIF Expenditure Amount:	28,944
Tied To Debt:	911-172
Tied To Project:	719-333

TIF Expenditure Amount:	242,199
Tied To Debt:	911-189
Tied To Project:	719-333

TIF Expenditure Amount:	132,620
Tied To Debt:	911-186
Tied To Project:	719-358

TIF Expenditure Amount:	1,000,000
Tied To Debt:	Expo Center
Tied To Project:	663-238

TIF Expenditure Amount:	1,796
Tied To Debt:	911-183
Tied To Project:	719-002

TIF Expenditure Amount:	82,832
Tied To Debt:	911-183
Tied To Project:	719-333

TIF Expenditure Amount:	16,351
Tied To Debt:	911-176
Tied To Project:	539-003

TIF Expenditure Amount:	5,450
Tied To Debt:	911-176
Tied To Project:	719-338

TIF Expenditure Amount:	15,171
Tied To Debt:	911-191
Tied To Project:	663-198

TIF Expenditure Amount:	27,945
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Tied To Debt:	911-168
Tied To Project:	663-198
TIF Expenditure Amount:	23,809
Tied To Debt:	911-168
Tied To Project:	719-030
TIF Expenditure Amount:	10,972
Tied To Debt:	911-168
Tied To Project:	879-016
TIF Expenditure Amount:	16,792
Tied To Debt:	911-189
Tied To Project:	719-338
TIF Expenditure Amount:	95,852
Tied To Debt:	911-182
Tied To Project:	663-244

Rebates For SIOUX CITY FLOYD VALLEY URBAN RENEWAL

132924

TIF Expenditure Amount:	92,821
Rebate Paid To:	Echo Group
Tied To Debt:	Echo Electric
Tied To Project:	663-217
Projected Final FY of Rebate:	2027

1900 4th St

TIF Expenditure Amount:	17,934
Rebate Paid To:	Interstate Mechanical
Tied To Debt:	Interstate Mechanical
Tied To Project:	Interstate Mechanical
Projected Final FY of Rebate:	2026

3232 Highway 75 N

TIF Expenditure Amount:	11,912
Rebate Paid To:	KCB Investments
Tied To Debt:	KCB Investments
Tied To Project:	KCB Investments
Projected Final FY of Rebate:	2026

1210 Stebuen St

TIF Expenditure Amount:	47,753
Rebate Paid To:	Siouxland Concrete
Tied To Debt:	Siouxland Concrete
Tied To Project:	Siouxland Concrete
Projected Final FY of Rebate:	2026

Jobs For SIOUX CITY FLOYD VALLEY URBAN RENEWAL

Project:	663-146
Company Name:	Johnston Supply Company
Date Agreement Began:	06/23/2008
Date Agreement Ends:	06/23/2018
Number of Jobs Created or Retained:	10
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	1,500,000
Total Estimated Cost of Public Infrastructure:	0

Project:	719-002
Company Name:	Van Meter Industrial Inc
Date Agreement Began:	04/18/2008
Date Agreement Ends:	04/18/2018
Number of Jobs Created or Retained:	17
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	1,697,000
Total Estimated Cost of Public Infrastructure:	1,684,258

Project:	663-217
Company Name:	TEC Corp
Date Agreement Began:	10/22/2012
Date Agreement Ends:	10/21/2022
Number of Jobs Created or Retained:	12
Total Annual Wages of Required Jobs:	399,610
Total Estimated Private Capital Investment:	4,620,480
Total Estimated Cost of Public Infrastructure:	0

Project:	Interstate Mechanical
Company Name:	Intersate Mechanical
Date Agreement Began:	09/25/2017
Date Agreement Ends:	02/28/2023
Number of Jobs Created or Retained:	26
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	0
Total Estimated Cost of Public Infrastructure:	850,000

♣ Annual Urban Renewal Report, Fiscal Year 2021 - 2022

TIF Taxing District Data Collection

Local Government Name:	SIOUX CITY (97G938)
Urban Renewal Area:	SIOUX CITY FLOYD VALLEY URBAN RENEWAL (97004)
TIF Taxing District Name:	SIOUX CITY CITY/SIOUX CITY SCH/FLOYD VALLEY TIF - INCR
TIF Taxing District Inc. Number:	970126
TIF Taxing District Base Year:	1987
FY TIF Revenue First Received:	1988
Subject to a Statutory end date?	No

UR Designation	
Slum	10/1986
Blighted	10/1986
Economic Development	10/1986

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	1,200	44,080,100	25,208,900	0	0	69,290,200	0	69,290,200
Taxable	0	677	39,672,090	22,688,010	0	0	62,360,777	0	62,360,777
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2022	24,865,393	44,424,807	44,424,807	0	0

FY 2022 TIF Revenue Received: 1,375,494

TIF Taxing District Data Collection

Local Government Name:	SIOUX CITY (97G938)
Urban Renewal Area:	SIOUX CITY FLOYD VALLEY URBAN RENEWAL (97004)
TIF Taxing District Name:	SIOUX CITY/SIOUX CITY SCH/FLOYD SSMID LL INCR
TIF Taxing District Inc. Number:	970313
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	0	18,100	0	0	18,100	0	18,100
Taxable	0	0	0	16,290	0	0	16,290	0	16,290
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2022	0	16,290	16,290	0	0

FY 2022 TIF Revenue Received: 506

Urban Renewal Area Data Collection

Local Government Name: SIOUX CITY (97G938)
 Urban Renewal Area: SIOUX CITY RIVERFRONT URBAN RENEWAL
 UR Area Number: 97005

UR Area Creation Date: 06/1990

UR Area Purpose: Promote the continuation of redevelopment, rehabilitation and improvement activities which have become possible as a result of the previously successful redevelopment efforts in the CBD Urban Renewal Area.

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
SIOUX CITY CITY/SIOUX CITY SCH/RIVERFRONT TIF - INCR	970123	970124	20,209,436
SIOUX CITY CITY/SIOUX CITY SCH RIVERFRONT TIF - INCR/SSMID	970188	970189	13,824,003

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	2,549,800	44,255,300	4,478,400	0	0	51,283,500	0	51,283,500
Taxable	0	1,438,327	39,829,770	4,030,560	0	0	45,298,657	0	45,298,657
Homestead Credits									1

TIF Sp. Rev. Fund Cash Balance as of 07-01-2021: **2,378,660** **0** **Amount of 07-01-2021 Cash Balance Restricted for LMI**

TIF Revenue: 1,084,856
 TIF Sp. Revenue Fund Interest: 0
 Property Tax Replacement Claims: 0
 Asset Sales & Loan Repayments: 0
Total Revenue: 1,084,856

Rebate Expenditures: 126,563
 Non-Rebate Expenditures: 2,200,321
 Returned to County Treasurer: 0
Total Expenditures: 2,326,884

TIF Sp. Rev. Fund Cash Balance as of 06-30-2022: **1,136,632** **0** **Amount of 06-30-2022 Cash Balance Restricted for LMI**

Projects For SIOUX CITY RIVERFRONT URBAN RENEWAL

459-136

Description:	Riverfront Rec Upgrades
Classification:	Recreational facilities (lake development, parks, ball fields, trails)
Physically Complete:	Yes
Payments Complete:	No

471-007

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

TIF Admin

Description:	TIF Admin
Classification:	Administrative expenses
Physically Complete:	No
Payments Complete:	No

Rocklin Manufacturing

Description:	Rebates
Classification:	Industrial/manufacturing property
Physically Complete:	No
Payments Complete:	No

HCI Real Estate 100 Virginia

Description:	Rebates
Classification:	Commercial - retail
Physically Complete:	No
Payments Complete:	No

HCI Real Estate 101 Virginia

Description:	Rebates
Classification:	Commercial - hotels and conference centers
Physically Complete:	No
Payments Complete:	No

HCI Real Estate 103 Virginia

Description:	Rebates
Classification:	Commercial - retail
Physically Complete:	No
Payments Complete:	No

Hart Hotel 101 Court

Description:	Rebates
Classification:	Commercial - hotels and conference centers

Physically Complete:	No
Payments Complete:	No

459-136

Description:	Riverfront upgrades
	Recreational facilities (lake development, parks, ball fields, trails)
Classification:	
Physically Complete:	No
Payments Complete:	No

663-370

Description:	Community Signage
	Recreational facilities (lake development, parks, ball fields, trails)
Classification:	
Physically Complete:	No
Payments Complete:	No

663-384

Description:	Gordon Dr - 129 Development
Classification:	Acquisition of property
Physically Complete:	No
Payments Complete:	No

Debts/Obligations For SIOUX CITY RIVERFRONT URBAN RENEWAL

911-168

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	10,951
Interest:	823
Total:	11,774
Annual Appropriation?:	No
Date Incurred:	04/01/2013
FY of Last Payment:	2023

911-174

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	14,194
Interest:	1,652
Total:	15,846
Annual Appropriation?:	No
Date Incurred:	06/01/2015
FY of Last Payment:	2025

Riverfront TIF Admin

Debt/Obligation Type:	Internal Loans
Principal:	219,860
Interest:	0
Total:	219,860
Annual Appropriation?:	No
Date Incurred:	07/01/2015
FY of Last Payment:	2030

911-183

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	22,806
Interest:	265,121
Total:	287,927
Annual Appropriation?:	No
Date Incurred:	06/01/2018
FY of Last Payment:	2028

Rocklin Manufacturing

Debt/Obligation Type:	Rebates
Principal:	63,445
Interest:	0
Total:	63,445
Annual Appropriation?:	No
Date Incurred:	02/27/2017
FY of Last Payment:	2025

HCI 101 Virginia

Debt/Obligation Type:	Rebates
Principal:	116,210
Interest:	0

Total:	116,210
Annual Appropriation?:	No
Date Incurred:	03/20/2017
FY of Last Payment:	2031

HCI 103 Virginia

Debt/Obligation Type:	Rebates
Principal:	492,886
Interest:	0
Total:	492,886
Annual Appropriation?:	No
Date Incurred:	03/20/2017
FY of Last Payment:	2030

HCI 100 Virginia

Debt/Obligation Type:	Rebates
Principal:	175,248
Interest:	0
Total:	175,248
Annual Appropriation?:	No
Date Incurred:	03/20/2017
FY of Last Payment:	2030

Hart 101 Court

Debt/Obligation Type:	Rebates
Principal:	1,404,205
Interest:	0
Total:	1,404,205
Annual Appropriation?:	No
Date Incurred:	03/04/2019
FY of Last Payment:	2033

911-188

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	7,624
Interest:	90,677
Total:	98,301
Annual Appropriation?:	No
Date Incurred:	06/01/2020
FY of Last Payment:	2030

459-136 Riverfront upgrades

Debt/Obligation Type:	Internal Loans
Principal:	2,000,000
Interest:	0
Total:	2,000,000
Annual Appropriation?:	No
Date Incurred:	07/01/2019
FY of Last Payment:	2022

911-192

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	1,200,000
Interest:	100,743
Total:	1,300,743

Annual Appropriation?:	No
Date Incurred:	07/01/2021
FY of Last Payment:	2031

Non-Rebates For SIOUX CITY RIVERFRONT URBAN RENEWAL

TIF Expenditure Amount:	6,040
Tied To Debt:	911-168
Tied To Project:	459-136

TIF Expenditure Amount:	15,122
Tied To Debt:	Riverfront TIF Admin
Tied To Project:	TIF Admin

TIF Expenditure Amount:	4,037
Tied To Debt:	911-174
Tied To Project:	459-136

TIF Expenditure Amount:	33,660
Tied To Debt:	911-183
Tied To Project:	459-136

TIF Expenditure Amount:	2,000,000
Tied To Debt:	459-136 Riverfront upgrades
Tied To Project:	459-136

TIF Expenditure Amount:	130,515
Tied To Debt:	911-192
Tied To Project:	663-384

TIF Expenditure Amount:	10,947
Tied To Debt:	911-188
Tied To Project:	663-384

Rebates For SIOUX CITY RIVERFRONT URBAN RENEWAL

100 Virginia St

TIF Expenditure Amount:	25,367
Rebate Paid To:	HCI Real Estate
Tied To Debt:	HCI 100 Virginia
Tied To Project:	HCI Real Estate 100 Virginia
Projected Final FY of Rebate:	2029

103 Virginia St

TIF Expenditure Amount:	71,344
Rebate Paid To:	HCI Real Estate
Tied To Debt:	HCI 103 Virginia
Tied To Project:	HCI Real Estate 103 Virginia
Projected Final FY of Rebate:	2029

Rocklin Manufacturing

TIF Expenditure Amount:	15,052
Rebate Paid To:	Rocklin
Tied To Debt:	Rocklin Manufacturing
Tied To Project:	Rocklin Manufacturing
Projected Final FY of Rebate:	2025

101 Virginia St

TIF Expenditure Amount:	14,800
Rebate Paid To:	HCI Real Estate
Tied To Debt:	HCI 101 Virginia
Tied To Project:	HCI Real Estate 101 Virginia
Projected Final FY of Rebate:	2031

TIF Taxing District Data Collection

Local Government Name:	SIOUX CITY (97G938)
Urban Renewal Area:	SIOUX CITY RIVERFRONT URBAN RENEWAL (97005)
TIF Taxing District Name:	SIOUX CITY CITY/SIOUX CITY SCH/RIVERFRONT TIF - INCR
TIF Taxing District Inc. Number:	970124
TIF Taxing District Base Year:	1989
FY TIF Revenue First Received:	1992
Subject to a Statutory end date?	No

UR Designation	
Slum	06/1990
Blighted	06/1990
Economic Development	06/1990

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	2,549,800	26,511,000	4,478,400	0	0	33,539,200	0	33,539,200
Taxable	0	1,438,327	23,859,900	4,030,560	0	0	29,328,787	0	29,328,787
Homestead Credits									1

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2022	9,119,351	24,419,849	20,209,436	4,210,413	130,364

FY 2022 TIF Revenue Received: 625,730

TIF Taxing District Data Collection

Local Government Name:	SIOUX CITY (97G938)
Urban Renewal Area:	SIOUX CITY RIVERFRONT URBAN RENEWAL (97005)
TIF Taxing District Name:	SIOUX CITY CITY/SIOUX CITY SCH RIVERFRONT TIF - INCR/SSMID
TIF Taxing District Inc. Number:	970189
TIF Taxing District Base Year:	1989
FY TIF Revenue First Received:	1992
Subject to a Statutory end date?	No

UR Designation	
Slum	06/1990
Blighted	06/1990
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	17,744,300	0	0	0	17,744,300	0	17,744,300
Taxable	0	0	15,969,870	0	0	0	15,969,870	0	15,969,870
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2022	2,145,867	15,598,433	13,824,003	1,774,430	58,933

FY 2022 TIF Revenue Received: 459,126

▲ Annual Urban Renewal Report, Fiscal Year 2021 - 2022

Urban Renewal Area Data Collection

Local Government Name: SIOUX CITY (97G938)
 Urban Renewal Area: SIOUX CITY DONNER PARK URBAN RENEWAL
 UR Area Number: 97007

UR Area Creation Date: 12/1987

UR Area Purpose: Elimination of slum and Blight

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
SIOUX CITY CITY/SIOUX CITY SCH/DONNER PK AM 1TIF - INCR	970130	970131	28,520,827
SIOUX CITY CITY/SGT BLUFF SCH/DONNER PK AM 5 TIF - INCR	970133	970134	5,924,061
SIOUX CITY CITY/SGT BLUFF SCH/DONNER PK ORIG TIF - INCR	970143	970144	38,239,807
SIOUX CITY CITY/SIOUX CITY SCH/DONNER PF AM 3 TIF - INCR	970149	970150	11,153,393
SIOUX CITY CITY/SGT BLUFF SCH/DONNER PK AM 4 TIF - INCR	970152	970153	68,435,819
SIOUX CITY CITY/SGT BLUFF SCH/DONNER PK AM 6 TIF - INCR	970155	970156	14,527,904
SIOUX CITY CITY AG/SGT BLUFF SCH/DONNER PK AM #6 SL -INCREM	970157	970158	10,750
SIOUX CITY CITY AG/SIOUX CITYSCH/DONNER PARK AM1 TIF-INCR	970132	970201	0
SIOUX CITY CITY AG/SGT BLUFF SCH/DONNER PK ORIG TIF-INCR	970145	970202	35,817
SIOUX CITY CITY/SGT BLUFF SCH/DONNER PK AM 2 TIF-INCR	970218	970203	0
SIOUX CITY CITY AG/SGT BLUFF SCH/DONNER PK AM 4 TIF-INCR	970154	970205	0
SIOUX CITY CITY/SIOUX CITY SCH/DONNER PK - ORIGINAL TIF - INCR	970207	970208	10,865,931
SIOUX CITY CITY AG/SIOUX CITY SCH/DONNER PK - ORIGINAL TIF-INCR	970209	970210	988
SIOUX CITY CITY/SIOUX CITY SCH/DONNER PK AM 6 TIF - INCR	970216	970217	1,449,105
SIOUX CITY CITY/SGT BLUFF SCH/DONNER PK AM 3 TIF - INCR	970219	970220	0
SIOUX CITY CITY/SGT BLUFF SCH/DONNER PARK AM#8 TIF INCR	970256	970257	10,660,902
SIOUX CITY CITY AG/SGT BLUFF SCH/DONNER PARK AM 8 INCR	970258	970259	3,953
SIOUX CITY CITY/SIOUX CITY SCH/DONNER PARK AM 8 INCR	970260	970261	277,648
SIOUX CITY CITY/SIOUX CITY SCH/DONNER PARK AM 8 TIF INCR	970262	970263	0
SIOUX CITY CITY/SGT BLUFF SCH/DONNER PARK AM 8 TIF INCR	970264	970265	3,421,705
SIOUX CITY CITY/SIOUX CITY SCH/DONNER PARK AM 9 - TIF INCR	970266	970267	119,275
SIOUX CITY CITY/SGT BLUFF SCH/DONNER PARK AM 5 - TIF INCR	970268	970269	3,735,735
SIOUX CITY CITY/SGT BLUFF SCH/DONNER PARK AM 5 - TIF INCR	970270	970271	488,996
DONNER PARK WEST D/PARK SL AM#8	970282	970283	0
EAGLE RIDGE SUB/AREA ORIGINAL LL	970284	970285	0
EAGLE RIDGE SUB/AREA ORIGINAL SL	970286	970287	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	527,700	222,361,100	512,977,700	149,699,800	0	-214,832	890,220,868	0	890,220,868
Taxable	443,428	125,432,549	461,679,930	134,729,820	0	-214,832	725,357,742	0	725,357,742
Homestead Credits									659

TIF Sp. Rev. Fund Cash Balance as of 07-01-2021: **4,008,183** **0** **Amount of 07-01-2021 Cash Balance Restricted for LMI**

TIF Revenue: 5,824,401
 TIF Sp. Revenue Fund Interest: 0
 Property Tax Replacement Claims: 0
 Asset Sales & Loan Repayments: 0
Total Revenue: 5,824,401

Rebate Expenditures: 817,168
 Non-Rebate Expenditures: 5,768,343
 Returned to County Treasurer: 0
Total Expenditures: 6,585,511

TIF Sp. Rev. Fund Cash Balance as of 06-30-2022:	3,247,073	0	Amount of 06-30-2022 Cash Balance Restricted for LMI
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Projects For SIOUX CITY DONNER PARK URBAN RENEWAL

549-190

Description:	Airport Area Storm Sewer*
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

663-366

Description:	Bridgeport Infra New Development*
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

719-124

Description:	Lakeport Commons*
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

663-210

Description:	Sulley Road & Utilities*
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

719-197

Description:	Southbridge Development*
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

719-301

Description:	Lakeport Median Enhancement*
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

139-005

Description:	Lakeport/Southern Hills Signal*
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

663-201

Description:	Expedition Business Park*
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

719-102

Description:	South Lewis Boulevard Reconstruction*
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

719-121

Description:	Annual Resurfacing*
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

719-193

Description:	Sunnybrook to Christy*
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

719-343

Description:	225th Paving-Southbridge*
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

663-167

Description:	MidAmerica Air/Trans Muse*
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

663-370

Description:	Community & Business Signage*
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

719-201

Description:	SE M'side Area Improvements*
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

719-007

Description:	Harbor Drive Realignment-So*
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

719-011

Description:	Annual Median Enhancement*
Classification:	Roads, Bridges & Utilities

Physically Complete:	No
Payments Complete:	No

719-019

Description:	Line Drive Extension*
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

719-340

Description:	Water Pit/Andrews Connect*
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

719-346

Description:	Harbor Drive Connector*
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

719-347

Description:	Andrews Avenue Extended*
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

719-348

Description:	I-29 Airport Interchange*
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

663-191

Description:	Sabre Industries Inc*
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

916-047

Description:	Water Plant Debt Service*
Classification:	Water treatment plants, waste treatment plants & lagoons
Physically Complete:	Yes
Payments Complete:	No

663-160

Description:	Hot Rod Inc*
Classification:	Commercial - warehouses and distribution facilities
Physically Complete:	No
Payments Complete:	No

663-162

Description:	Southbridge Rail*
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

Donner Administration

Description:	Donner Administration*
Classification:	Administrative expenses
Physically Complete:	No
Payments Complete:	No

663-215

Description:	Lifeserve Blood Center*
Classification:	Commercial-Medical
Physically Complete:	Yes
Payments Complete:	No

663-193

Description:	Aviation Consultants*
Classification:	Industrial/manufacturing property
Physically Complete:	Yes
Payments Complete:	No

T & T Properties

Description:	Industrial Design Fabrication*
Classification:	Commercial - warehouses and distribution facilities
Physically Complete:	Yes
Payments Complete:	No

SW Properties

Description:	Wadzinski Eye Clinic*
Classification:	Commercial-Medical
Physically Complete:	No
Payments Complete:	No

Consumer Supply

Description:	Consumer Supply*
Classification:	Commercial - warehouses and distribution facilities
Physically Complete:	No
Payments Complete:	No

Lift Solutions

Description:	Buehler*
Classification:	Commercial - warehouses and distribution facilities
Physically Complete:	No
Payments Complete:	No

519-258

Description:	Harbor/Lewis Water Main Upsize*
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

Seabord Triumph Foods

Description:	Seabord Triumph Foods*
Classification:	Industrial/manufacturing property
Physically Complete:	No
Payments Complete:	No

539-201

Description:	Bridgeport West Sewer Improvements*
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

663-225

Description:	Trinity Rail Improvements*
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

719-207

Description:	S. Cypress Extension*
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

719-280

Description:	Sunnybrook Development*
Classification:	Commercial - retail
Physically Complete:	No
Payments Complete:	No

663-150

Description:	Spec Building*
Classification:	Commercial - warehouses and distribution facilities
Physically Complete:	No
Payments Complete:	No

BTW Properties

Description:	Braunger Foods
Classification:	Commercial - warehouses and distribution facilities
Physically Complete:	Yes
Payments Complete:	No

719-247

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

663-303

Description:	Sgt. Road/Sunnybrook Development
Classification:	Commercial-Medical

Physically Complete:	No
Payments Complete:	No

Jolin Properties

Description:	Southbridge
Classification:	Commercial - warehouses and distribution facilities
Physically Complete:	No
Payments Complete:	No

663-302 Cloverleaf Exp

Description:	Cloverleaf Expansion
Classification:	Commercial - warehouses and distribution facilities
Physically Complete:	No
Payments Complete:	No

519-258

Description:	Harbor/Lewis Main Upsize
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

Tri-State Services

Description:	John Goldsmith & Sons
Classification:	Commercial - warehouses and distribution facilities
Physically Complete:	No
Payments Complete:	No

Keizer Refrigeration Inc

Description:	Keizer Refrigeration Inc
Classification:	Commercial - warehouses and distribution facilities
Physically Complete:	No
Payments Complete:	No

Westrock

Description:	Westrock, CP, LLC
Classification:	Industrial/manufacturing property
Physically Complete:	No
Payments Complete:	No

TMS, Inc and KV LLC

Description:	TMS, Inc and KV LLC
Classification:	Industrial/manufacturing property
Physically Complete:	No
Payments Complete:	No

Beth Brening, PC

Description:	Beth Bruning, PC
Classification:	Commercial - office properties
Physically Complete:	No
Payments Complete:	No

663-379

Description:	Airport Commercial Development
Classification:	Commercial - warehouses and distribution facilities
Physically Complete:	No
Payments Complete:	No

663-380

Description:	Tritz Pallett
Classification:	Commercial - warehouses and distribution facilities
Physically Complete:	Yes
Payments Complete:	Yes

663-164

Description:	Southbridge Tech Studies
Classification:	Industrial/manufacturing property
Physically Complete:	No
Payments Complete:	No

663-383

Description:	Singing Hills Development
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

663-302

Description:	Cloverleaf Expansion
Classification:	Commercial - warehouses and distribution facilities
Physically Complete:	No
Payments Complete:	No

611-001

Description:	City Share New Res Development
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

663-244

Description:	Multi Sport Complex
	Recreational facilities (lake development, parks, ball fields, trails)
Classification:	
Physically Complete:	No
Payments Complete:	No

Meridian Clinical Research, LLC

Description:	Clinic Research
Classification:	Commercial - office properties
Physically Complete:	No
Payments Complete:	No

663-385

Description:	Airport Industrial Improvements
Classification:	Municipal and other publicly-owned or leased buildings
Physically Complete:	No

Payments Complete:	No
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Cold Link Logistics SC , LLC

Description:	Cold Link Logistics Sioux City, LLC
Classification:	Commercial - warehouses and distribution facilities
Physically Complete:	No
Payments Complete:	No

Debts/Obligations For SIOUX CITY DONNER PARK URBAN RENEWAL

911-168

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	91,849
Interest:	6,904
Total:	98,753
Annual Appropriation?:	No
Date Incurred:	05/30/2013
FY of Last Payment:	2023

911-170

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	752,860
Interest:	30,872
Total:	783,732
Annual Appropriation?:	No
Date Incurred:	05/30/2013
FY of Last Payment:	2023

911-173

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	355,417
Interest:	21,562
Total:	376,979
Annual Appropriation?:	No
Date Incurred:	04/01/2013
FY of Last Payment:	2023

Consumer Supply

Debt/Obligation Type:	Rebates
Principal:	265,760
Interest:	0
Total:	265,760
Annual Appropriation?:	No
Date Incurred:	06/25/2012
FY of Last Payment:	2028

TIF Admin

Debt/Obligation Type:	Internal Loans
Principal:	4,282,468
Interest:	0
Total:	4,282,468
Annual Appropriation?:	No
Date Incurred:	07/01/2014
FY of Last Payment:	2034

Spec Building

Debt/Obligation Type:	Internal Loans
Principal:	55,000
Interest:	0

Total:	55,000
Annual Appropriation?:	No
Date Incurred:	07/01/2015
FY of Last Payment:	2022

Southbridge Water Plant

Debt/Obligation Type:	Internal Loans
Principal:	7,242,416
Interest:	0
Total:	7,242,416
Annual Appropriation?:	No
Date Incurred:	07/01/2010
FY of Last Payment:	2030

Sabre

Debt/Obligation Type:	Internal Loans
Principal:	1,440,099
Interest:	0
Total:	1,440,099
Annual Appropriation?:	No
Date Incurred:	07/01/2015
FY of Last Payment:	2030

911-177

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	157,710
Interest:	11,716
Total:	169,426
Annual Appropriation?:	No
Date Incurred:	06/01/2017
FY of Last Payment:	2028

911-180

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	991,743
Interest:	91,597
Total:	1,083,340
Annual Appropriation?:	No
Date Incurred:	06/01/2017
FY of Last Payment:	2028

911-181

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	124,794
Interest:	17,877
Total:	142,671
Annual Appropriation?:	No
Date Incurred:	06/01/2018
FY of Last Payment:	2022

911-182

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	2,359,194
Interest:	322,411
Total:	2,681,605

Annual Appropriation?:	No
Date Incurred:	06/01/2018
FY of Last Payment:	2022

Southbridge Tech Study

Debt/Obligation Type:	Internal Loans
Principal:	70,000
Interest:	0
Total:	70,000
Annual Appropriation?:	No
Date Incurred:	07/01/2018
FY of Last Payment:	2025

911-183

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	251,836
Interest:	8,534
Total:	260,370
Annual Appropriation?:	No
Date Incurred:	06/01/2018
FY of Last Payment:	2018

911-185

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	1,476,922
Interest:	189,855
Total:	1,666,777
Annual Appropriation?:	No
Date Incurred:	06/01/2019
FY of Last Payment:	2029

911-186

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	1,548,157
Interest:	159,216
Total:	1,707,373
Annual Appropriation?:	No
Date Incurred:	06/01/2019
FY of Last Payment:	2019

Tri-State Services

Debt/Obligation Type:	Rebates
Principal:	21,379
Interest:	0
Total:	21,379
Annual Appropriation?:	No
Date Incurred:	03/02/2015
FY of Last Payment:	2023

Keizer Refrigeration, Inc

Debt/Obligation Type:	Rebates
Principal:	1,013,724
Interest:	0
Total:	1,013,724
Annual Appropriation?:	No

Date Incurred:	11/20/2017
FY of Last Payment:	2030

Westrock

Debt/Obligation Type:	Rebates
Principal:	1,298,871
Interest:	0
Total:	1,298,871
Annual Appropriation?:	No
Date Incurred:	10/10/2019
FY of Last Payment:	2029

TMS, Inc and KV, LLC

Debt/Obligation Type:	Rebates
Principal:	25,299
Interest:	0
Total:	25,299
Annual Appropriation?:	No
Date Incurred:	01/23/2017
FY of Last Payment:	2024

Beth Bruening, PC

Debt/Obligation Type:	Rebates
Principal:	124,032
Interest:	0
Total:	124,032
Annual Appropriation?:	No
Date Incurred:	01/23/2017
FY of Last Payment:	2029

911-187

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	272,609
Interest:	27,973
Total:	300,582
Annual Appropriation?:	No
Date Incurred:	07/01/2020
FY of Last Payment:	2030

911-188

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	952,108
Interest:	80,046
Total:	1,032,154
Annual Appropriation?:	No
Date Incurred:	07/01/2020
FY of Last Payment:	2030

911-189

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	800,815
Interest:	93,366
Total:	894,181
Annual Appropriation?:	No
Date Incurred:	11/01/2020

FY of Last Payment:	2025
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911-190

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	1,373,973
Interest:	29,648
Total:	1,403,621
Annual Appropriation?:	No
Date Incurred:	11/01/2020
FY of Last Payment:	2025

Andrew Ave

Debt/Obligation Type:	Internal Loans
Principal:	1,145,000
Interest:	0
Total:	1,145,000
Annual Appropriation?:	No
Date Incurred:	07/01/2021
FY of Last Payment:	2022

911-191

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	1,822,349
Interest:	80,481
Total:	1,902,830
Annual Appropriation?:	No
Date Incurred:	06/01/2021
FY of Last Payment:	2031

Non-Rebates For SIOUX CITY DONNER PARK URBAN RENEWAL

TIF Expenditure Amount:	142,671
Tied To Debt:	911-181
Tied To Project:	719-343

TIF Expenditure Amount:	5,094
Tied To Debt:	911-189
Tied To Project:	663-370

TIF Expenditure Amount:	10,980
Tied To Debt:	911-168
Tied To Project:	663-201

TIF Expenditure Amount:	39,647
Tied To Debt:	911-168
Tied To Project:	719-343

TIF Expenditure Amount:	348,883
Tied To Debt:	911-190
Tied To Project:	663-191

TIF Expenditure Amount:	73,287
Tied To Debt:	911-170
Tied To Project:	663-162

TIF Expenditure Amount:	323,512
Tied To Debt:	911-170
Tied To Project:	663-366

TIF Expenditure Amount:	300,802
Tied To Debt:	TIF Admin
Tied To Project:	Donner Administration

TIF Expenditure Amount:	804,713
Tied To Debt:	Southbridge Water Plant
Tied To Project:	916-047

TIF Expenditure Amount:	24,679
Tied To Debt:	911-173
Tied To Project:	663-162

TIF Expenditure Amount:	104,278
Tied To Debt:	911-173
Tied To Project:	663-191

TIF Expenditure Amount:	19,883
Tied To Debt:	911-189
Tied To Project:	663-225

TIF Expenditure Amount:	48,443
Tied To Debt:	911-189
Tied To Project:	719-280

TIF Expenditure Amount:	41,445
Tied To Debt:	911-189
Tied To Project:	719-207

TIF Expenditure Amount:	116,719
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Tied To Debt:	911-189
Tied To Project:	519-258
TIF Expenditure Amount:	59,538
Tied To Debt:	911-190
Tied To Project:	719-201
TIF Expenditure Amount:	219,511
Tied To Debt:	911-190
Tied To Project:	663-225
TIF Expenditure Amount:	333,283
Tied To Debt:	911-191
Tied To Project:	539-201
TIF Expenditure Amount:	45,091
Tied To Debt:	911-191
Tied To Project:	719-207
TIF Expenditure Amount:	29,673
Tied To Debt:	911-177
Tied To Project:	719-207
TIF Expenditure Amount:	51,493
Tied To Debt:	911-180
Tied To Project:	663-303
TIF Expenditure Amount:	132,886
Tied To Debt:	911-180
Tied To Project:	719-280
TIF Expenditure Amount:	4,273
Tied To Debt:	911-183
Tied To Project:	663-370
TIF Expenditure Amount:	17,093
Tied To Debt:	911-183
Tied To Project:	663-167
TIF Expenditure Amount:	9,980
Tied To Debt:	911-183
Tied To Project:	719-102
TIF Expenditure Amount:	182,896
Tied To Debt:	911-183
Tied To Project:	719-193
TIF Expenditure Amount:	46,127
Tied To Debt:	911-183
Tied To Project:	719-201
TIF Expenditure Amount:	70,000
Tied To Debt:	Southbridge Tech Study
Tied To Project:	663-164
TIF Expenditure Amount:	33,362
Tied To Debt:	911-187
Tied To Project:	719-247
TIF Expenditure Amount:	114,945
Tied To Debt:	911-188
Tied To Project:	719-280

TIF Expenditure Amount:	55,000
Tied To Debt:	Spec Building
Tied To Project:	663-150
TIF Expenditure Amount:	208,391
Tied To Debt:	911-185
Tied To Project:	719-280
TIF Expenditure Amount:	213,553
Tied To Debt:	911-186
Tied To Project:	719-247
TIF Expenditure Amount:	77,883
Tied To Debt:	911-182
Tied To Project:	663-379
TIF Expenditure Amount:	313,329
Tied To Debt:	911-182
Tied To Project:	719-280
TIF Expenditure Amount:	1,145,000
Tied To Debt:	Andrew Ave
Tied To Project:	719-247

Rebates For SIOUX CITY DONNER PARK URBAN RENEWAL

Sabre

TIF Expenditure Amount:	341,665
Rebate Paid To:	Sabre
Tied To Debt:	Sabre
Tied To Project:	663-191
Projected Final FY of Rebate:	2025

Tri-State Services

TIF Expenditure Amount:	10,506
Rebate Paid To:	John Goldsmith
Tied To Debt:	Tri-State Services
Tied To Project:	Tri-State Services
Projected Final FY of Rebate:	2023

Consumer Supply

TIF Expenditure Amount:	64,620
Rebate Paid To:	Consumer Supply
Tied To Debt:	Consumer Supply
Tied To Project:	Consumer Supply
Projected Final FY of Rebate:	2025

Westrock

TIF Expenditure Amount:	258,044
Rebate Paid To:	Westrock
Tied To Debt:	Westrock
Tied To Project:	Westrock
Projected Final FY of Rebate:	2029

Keizer Refrigeration, INC

TIF Expenditure Amount:	106,046
Rebate Paid To:	Keizer Refrigeration
Tied To Debt:	Keizer Refrigeration, Inc
Tied To Project:	Keizer Refrigeration Inc
Projected Final FY of Rebate:	2030

Bruening, PC

TIF Expenditure Amount:	23,889
Rebate Paid To:	Prarie Blvd. , LLC
Tied To Debt:	Beth Bruening, PC
Tied To Project:	Beth Brening, PC
Projected Final FY of Rebate:	2028

TMS & KV

TIF Expenditure Amount:	12,398
Rebate Paid To:	TMS & KV
Tied To Debt:	TMS, Inc and KV, LLC
Tied To Project:	TMS, Inc and KV LLC
Projected Final FY of Rebate:	2024

Jobs For SIOUX CITY DONNER PARK URBAN RENEWAL

Project:	663-191
Company Name:	Sabre
Date Agreement Began:	12/05/2012
Date Agreement Ends:	12/04/2022
Number of Jobs Created or Retained:	400
Total Annual Wages of Required Jobs:	5,894,242
Total Estimated Private Capital Investment:	17,887,955
Total Estimated Cost of Public Infrastructure:	7,583,000

Project:	663-215
Company Name:	Lifeserve Blood Center
Date Agreement Began:	08/06/2012
Date Agreement Ends:	08/05/2022
Number of Jobs Created or Retained:	5
Total Annual Wages of Required Jobs:	166,504
Total Estimated Private Capital Investment:	1,000,000
Total Estimated Cost of Public Infrastructure:	0

Project:	Lift Solutions
Company Name:	Lift Solutions
Date Agreement Began:	09/12/2011
Date Agreement Ends:	09/12/2021
Number of Jobs Created or Retained:	8
Total Annual Wages of Required Jobs:	266,406
Total Estimated Private Capital Investment:	500,000
Total Estimated Cost of Public Infrastructure:	0

Project:	663-193
Company Name:	Aviation Consultants
Date Agreement Began:	12/05/2011
Date Agreement Ends:	12/04/2021
Number of Jobs Created or Retained:	34
Total Annual Wages of Required Jobs:	1,132,227
Total Estimated Private Capital Investment:	1,140,000
Total Estimated Cost of Public Infrastructure:	255,000

Project:	Consumer Supply
Company Name:	Consumer Supply
Date Agreement Began:	06/25/2012
Date Agreement Ends:	06/25/2025
Number of Jobs Created or Retained:	70
Total Annual Wages of Required Jobs:	35,000
Total Estimated Private Capital Investment:	2,000,000
Total Estimated Cost of Public Infrastructure:	25,000

Project:	Seabord Triumph Foods
Company Name:	Seabord Triumph Foods
Date Agreement Began:	02/22/2015
Date Agreement Ends:	02/22/2020
Number of Jobs Created or Retained:	1,110
Total Annual Wages of Required Jobs:	31,200,000
Total Estimated Private Capital Investment:	100,000,000
Total Estimated Cost of Public Infrastructure:	4,000,000

Project:	Meridian Clinical Research, LLC
Company Name:	Meridian Clinical Research, LLC

Date Agreement Began:	10/26/2026
Date Agreement Ends:	10/26/2036
Number of Jobs Created or Retained:	37
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	2,400,000
Total Estimated Cost of Public Infrastructure:	0

Project:	Cold Link Logistics SC , LLC
	Clod Link Logistics Sioux City,
Company Name:	LLC
Date Agreement Began:	08/08/2022
Date Agreement Ends:	08/08/2030
Number of Jobs Created or Retained:	56
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	50,000,000
Total Estimated Cost of Public Infrastructure:	0

▲ Annual Urban Renewal Report, Fiscal Year 2021 - 2022

TIF Taxing District Data Collection

Local Government Name: SIOUX CITY (97G938)
 Urban Renewal Area: SIOUX CITY DONNER PARK URBAN RENEWAL (97007)
 TIF Taxing District Name: SIOUX CITY CITY/SIOUX CITY SCH/DONNER PK AM 1TIF - INCR
 TIF Taxing District Inc. Number: 970131
 TIF Taxing District Base Year: 1992
 FY TIF Revenue First Received: 1993
 Subject to a Statutory end date? No

UR Designation	
Slum	12/1988
Blighted	12/1988
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	34,140,400	207,052,700	0	0	-7,408	241,185,692	0	241,185,692
Taxable	0	19,258,376	186,347,430	0	0	-7,408	205,598,398	0	205,598,398
Homestead Credits									58

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2022	177,077,571	64,115,529	28,520,827	35,594,702	1,102,093

FY 2022 TIF Revenue Received: 883,068

TIF Taxing District Data Collection

Local Government Name: SIOUX CITY (97G938)
 Urban Renewal Area: SIOUX CITY DONNER PARK URBAN RENEWAL (97007)
 TIF Taxing District Name: SIOUX CITY CITY/SGT BLUFF SCH/DONNER PK AM 5 TIF - INCR
 TIF Taxing District Inc. Number: 970134
 TIF Taxing District Base Year: 1994
 FY TIF Revenue First Received: 1996
 Subject to a Statutory end date? No

UR Designation	
Slum	12/1994
Blighted	12/1994
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	14,958,500	0	0	0	14,958,500	0	14,958,500
Taxable	0	0	13,462,650	0	0	0	13,462,650	0	13,462,650
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2022	7,538,589	7,419,911	5,924,061	1,495,850	43,212

FY 2022 TIF Revenue Received: 171,134

▲ Annual Urban Renewal Report, Fiscal Year 2021 - 2022

TIF Taxing District Data Collection

Local Government Name:	SIOUX CITY (97G938)
Urban Renewal Area:	SIOUX CITY DONNER PARK URBAN RENEWAL (97007)
TIF Taxing District Name:	SIOUX CITY CITY/SGT BLUFF SCH/DONEER PK ORIG TIF - INCR
TIF Taxing District Inc. Number:	970144
TIF Taxing District Base Year:	1987
FY TIF Revenue First Received:	1992
Subject to a Statutory end date?	No

UR Designation	
Slum	12/1987
Blighted	12/1987
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	0	91,499,600	5,057,800	0	0	96,557,400	0	96,557,400
Taxable	0	0	82,349,640	4,552,020	0	0	86,901,660	0	86,901,660
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2022	48,661,853	47,895,547	38,239,807	9,655,740	278,936

FY 2022 TIF Revenue Received: 1,104,676

TIF Taxing District Data Collection

Local Government Name:	SIOUX CITY (97G938)
Urban Renewal Area:	SIOUX CITY DONNER PARK URBAN RENEWAL (97007)
TIF Taxing District Name:	SIOUX CITY CITY/SIOUX CITY SCH/DONNER PF AM 3 TIF - INCR
TIF Taxing District Inc. Number:	970150
TIF Taxing District Base Year:	1993
FY TIF Revenue First Received:	1995
Subject to a Statutory end date?	No

UR Designation	
Slum	12/1992
Blighted	12/1992
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	66,914,400	31,591,000	8,616,900	0	-90,748	107,031,552	0	107,031,552
Taxable	0	37,746,010	28,431,900	7,755,210	0	-90,748	73,842,372	0	73,842,372
Homestead Credits									252

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2022	62,688,979	44,433,321	11,153,393	33,279,928	1,030,422

FY 2022 TIF Revenue Received: 345,333

▲ Annual Urban Renewal Report, Fiscal Year 2021 - 2022

TIF Taxing District Data Collection

Local Government Name: SIOUX CITY (97G938)
 Urban Renewal Area: SIOUX CITY DONNER PARK URBAN RENEWAL (97007)
 TIF Taxing District Name: SIOUX CITY CITY/SGT BLUFF SCH/DONNER PK AM 4 TIF - INCR
 TIF Taxing District Inc. Number: 970153
 TIF Taxing District Base Year: 1994
 FY TIF Revenue First Received: 1996
 Subject to a Statutory end date? No

UR Designation	
Slum	12/1993
Blighted	12/1993
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	270,400	67,880,700	104,753,600	0	0	172,904,700	0	172,904,700
Taxable	0	152,531	61,092,630	94,278,240	0	0	155,523,401	0	155,523,401
Homestead Credits									1

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2022	87,087,582	85,817,118	68,435,819	17,381,299	502,113

FY 2022 TIF Revenue Received: 1,976,983

TIF Taxing District Data Collection

Local Government Name: SIOUX CITY (97G938)
 Urban Renewal Area: SIOUX CITY DONNER PARK URBAN RENEWAL (97007)
 TIF Taxing District Name: SIOUX CITY CITY/SGT BLUFF SCH/DONNER PK AM 6 TIF - INCR
 TIF Taxing District Inc. Number: 970156
 TIF Taxing District Base Year: 1997
 FY TIF Revenue First Received: 1997
 Subject to a Statutory end date? No

UR Designation	
Slum	03/1997
Blighted	03/1997
Economic Development	03/1997

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	31,287,800	3,678,700	0	0	37,256,100	0	37,256,100
Taxable	0	0	28,159,020	3,310,830	0	0	33,015,331	0	33,015,331
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2022	18,487,427	18,768,673	14,527,904	4,240,769	122,508

FY 2022 TIF Revenue Received: 419,685

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TIF Taxing District Data Collection

Local Government Name:	SIOUX CITY (97G938)
Urban Renewal Area:	SIOUX CITY DONNER PARK URBAN RENEWAL (97007)
TIF Taxing District Name:	SIOUX CITY CITY AG/SGT BLUFF SCH/DONNER PK AM #6 SL -INCREM
TIF Taxing District Inc. Number:	970158
TIF Taxing District Base Year:	2010
FY TIF Revenue First Received:	2013
Subject to a Statutory end date?	No

UR Designation	
Slum	02/2013
Blighted	02/2013
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	29,500	0	0	0	0	0	29,500	0	29,500
Taxable	24,789	0	0	0	0	0	24,789	0	24,789
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2022	14,039	15,461	10,750	4,711	97

FY 2022 TIF Revenue Received: 220

TIF Taxing District Data Collection

Local Government Name:	SIOUX CITY (97G938)
Urban Renewal Area:	SIOUX CITY DONNER PARK URBAN RENEWAL (97007)
TIF Taxing District Name:	SIOUX CITY CITY AG/SIOUX CITYSCH/DONNER PARK AM1 TIF-INCR
TIF Taxing District Inc. Number:	970201
TIF Taxing District Base Year:	1992
FY TIF Revenue First Received:	1993
Subject to a Statutory end date?	No

UR Designation	
Slum	12/1988
Blighted	12/1988
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	191,300	0	0	0	0

FY 2022 TIF Revenue Received: 0

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TIF Taxing District Data Collection

Local Government Name:	SIOUX CITY (97G938)
Urban Renewal Area:	SIOUX CITY DONNER PARK URBAN RENEWAL (97007)
TIF Taxing District Name:	SIOUX CITY CITY AG/SGT BLUFF SCH/DONNER PK ORIG TIF-INCR
TIF Taxing District Inc. Number:	970202
TIF Taxing District Base Year:	1987
FY TIF Revenue First Received:	1992
Subject to a Statutory end date?	No

UR Designation	
Slum	12/1987
Blighted	12/1987
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	112,000	0	0	0	0	0	112,000	0	112,000
Taxable	94,114	0	0	0	0	0	94,114	0	94,114
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2022	58,297	53,703	35,817	17,886	367

FY 2022 TIF Revenue Received: 736

TIF Taxing District Data Collection

Local Government Name:	SIOUX CITY (97G938)
Urban Renewal Area:	SIOUX CITY DONNER PARK URBAN RENEWAL (97007)
TIF Taxing District Name:	SIOUX CITY CITY/SGT BLUFF SCH/DONNER PK AM 2 TIF-INCR
TIF Taxing District Inc. Number:	970203
TIF Taxing District Base Year:	1991
FY TIF Revenue First Received:	1993
Subject to a Statutory end date?	No

UR Designation	
Slum	06/1991
Blighted	06/1991
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	0	0	0	0	0

FY 2022 TIF Revenue Received: 0

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TIF Taxing District Data Collection

Local Government Name: SIOUX CITY (97G938)
 Urban Renewal Area: SIOUX CITY DONNER PARK URBAN RENEWAL (97007)
 TIF Taxing District Name: SIOUX CITY CITY AG/SGT BLUFF SCH/DONNER PK AM 4 TIF-INCR
 TIF Taxing District Inc. Number: 970205
 TIF Taxing District Base Year: 1994
 FY TIF Revenue First Received: 1996
 Subject to a Statutory end date? No

UR Designation	
Slum	12/1993
Blighted	12/1993
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	293,900	0	0	0	0	0	293,900	0	293,900
Taxable	246,964	0	0	0	0	0	246,964	0	246,964
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2022	346,900	0	0	0	0

FY 2022 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: SIOUX CITY (97G938)
 Urban Renewal Area: SIOUX CITY DONNER PARK URBAN RENEWAL (97007)
 TIF Taxing District Name: SIOUX CITY CITY/SIOUX CITY SCH/DONNER PK - ORIGINAL TIF - INCR
 TIF Taxing District Inc. Number: 970208
 TIF Taxing District Base Year: 1992
 FY TIF Revenue First Received: 1994
 Subject to a Statutory end date? No

UR Designation	
Slum	12/1987
Blighted	12/1987
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	54,596,000	44,184,000	1,580,800	0	-46,300	100,314,500	0	100,314,500
Taxable	0	30,797,290	39,765,600	1,422,720	0	-46,300	71,939,310	0	71,939,310
Homestead Credits									152

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2022	61,073,379	39,287,421	10,865,931	28,421,490	879,994

FY 2022 TIF Revenue Received: 336,434

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TIF Taxing District Data Collection

Local Government Name:	SIOUX CITY (97G938)
Urban Renewal Area:	SIOUX CITY DONNER PARK URBAN RENEWAL (97007)
TIF Taxing District Name:	SIOUX CITY CITY AG/SIOUX CITY SCH/DONNER PK - ORIGINAL TIF-INCR
TIF Taxing District Inc. Number:	970210
TIF Taxing District Base Year:	1992
FY TIF Revenue First Received:	1994
Subject to a Statutory end date?	No

UR Designation	
Slum	12/1987
Blighted	12/1987
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	7,900	0	0	0	0	0	7,900	0	7,900
Taxable	6,639	0	0	0	0	0	6,639	0	6,639
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2022	5,651	2,249	988	1,261	28

FY 2022 TIF Revenue Received: 23

TIF Taxing District Data Collection

Local Government Name:	SIOUX CITY (97G938)
Urban Renewal Area:	SIOUX CITY DONNER PARK URBAN RENEWAL (97007)
TIF Taxing District Name:	SIOUX CITY CITY/SIOUX CITY SCH/DONNER PK AM 6 TIF - INCR
TIF Taxing District Inc. Number:	970217
TIF Taxing District Base Year:	1998
FY TIF Revenue First Received:	2000
Subject to a Statutory end date?	No

UR Designation	
Slum	03/1997
Blighted	03/1997
Economic Development	03/1997

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	17,027,400	0	0	0	-11,112	17,016,288	0	17,016,288
Taxable	0	9,605,055	0	0	0	-11,112	9,593,943	0	9,593,943
Homestead Credits									33

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2022	8,144,838	8,882,562	1,449,105	7,433,457	230,157

FY 2022 TIF Revenue Received: 44,869

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TIF Taxing District Data Collection

Local Government Name: SIOUX CITY (97G938)
 Urban Renewal Area: SIOUX CITY DONNER PARK URBAN RENEWAL (97007)
 TIF Taxing District Name: SIOUX CITY CITY/SGT BLUFF SCH/DONNER PK AM 3 TIF - INCR
 TIF Taxing District Inc. Number: 970220
 TIF Taxing District Base Year: 1998
 FY TIF Revenue First Received: 2000
 Subject to a Statutory end date? No

UR Designation	
Slum	12/1992
Blighted	12/1992
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	0	0	0	0	0

FY 2022 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: SIOUX CITY (97G938)
 Urban Renewal Area: SIOUX CITY DONNER PARK URBAN RENEWAL (97007)
 TIF Taxing District Name: SIOUX CITY CITY/SGT BLUFF SCH/DONNER PARK AM#8 TIF INCR
 TIF Taxing District Inc. Number: 970257
 TIF Taxing District Base Year: 2008
 FY TIF Revenue First Received:
 Subject to a Statutory end date? No

UR Designation	
Slum	No
Blighted	No
Economic Development	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	7,619,300	20,241,300	0	0	27,860,600	0	27,860,600
Taxable	0	0	6,857,370	18,217,170	0	0	25,074,540	0	25,074,540
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2022	14,413,638	13,446,962	10,660,902	2,786,060	80,484

FY 2022 TIF Revenue Received: 307,975

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TIF Taxing District Data Collection

Local Government Name: SIOUX CITY (97G938)
 Urban Renewal Area: SIOUX CITY DONNER PARK URBAN RENEWAL (97007)
 TIF Taxing District Name: SIOUX CITY CITY AG/SGT BLUFF SCH/DONNER PARK AM 8 INCR
 TIF Taxing District Inc. Number: 970259
 TIF Taxing District Base Year: 2009
 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	84,400	0	0	0	0	0	84,400	0	84,400
Taxable	70,922	0	0	0	0	0	70,922	0	70,922
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2022	66,969	17,431	3,953	13,478	277

FY 2022 TIF Revenue Received: 84

TIF Taxing District Data Collection

Local Government Name: SIOUX CITY (97G938)
 Urban Renewal Area: SIOUX CITY DONNER PARK URBAN RENEWAL (97007)
 TIF Taxing District Name: SIOUX CITY CITY/SIOUX CITY SCH/DONNER PARK AM 8 INCR
 TIF Taxing District Inc. Number: 970261
 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	21,514,400	1,006,300	0	0	-33,336	25,067,164	0	25,067,164
Taxable	0	12,136,139	905,670	0	0	-33,336	14,749,839	0	14,749,839
Homestead Credits									75

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2022	14,472,191	10,628,309	277,648	10,350,661	320,480

FY 2022 TIF Revenue Received: 8,595

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TIF Taxing District Data Collection

Local Government Name: SIOUX CITY (97G938)
 Urban Renewal Area: SIOUX CITY DONNER PARK URBAN RENEWAL (97007)
 TIF Taxing District Name: SIOUX CITY CITY/SIOUX CITY SCH/DONNER PARK AM 8 TIF INCR
 TIF Taxing District Inc. Number: 970263
 TIF Taxing District Base Year: 2009
 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	180,600	0	0	0	0

FY 2022 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: SIOUX CITY (97G938)
 Urban Renewal Area: SIOUX CITY DONNER PARK URBAN RENEWAL (97007)
 TIF Taxing District Name: SIOUX CITY CITY/SGT BLUFF SCH/DONNER PARK AM 8 TIF INCR
 TIF Taxing District Inc. Number: 970265
 TIF Taxing District Base Year: 2009
 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	13,067,300	5,114,800	0	0	18,182,100	0	18,182,100
Taxable	0	0	11,760,570	4,603,320	0	0	16,363,890	0	16,363,890
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2022	12,942,185	5,239,915	3,421,705	1,818,210	52,525

FY 2022 TIF Revenue Received: 98,846

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TIF Taxing District Data Collection

Local Government Name:	SIOUX CITY (97G938)
Urban Renewal Area:	SIOUX CITY DONNER PARK URBAN RENEWAL (97007)
TIF Taxing District Name:	SIOUX CITY CITY/SIOUX CITY SCH/DONNER PARK AM 9 - TIF INCR
TIF Taxing District Inc. Number:	970267
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	1,403,100	0	0	0	-1,852	1,401,248	0	1,401,248
Taxable	0	791,480	0	0	0	-1,852	789,628	0	789,628
Homestead Credits									3

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2022	670,353	732,747	119,275	613,472	18,994

FY 2022 TIF Revenue Received: 3,692

TIF Taxing District Data Collection

Local Government Name:	SIOUX CITY (97G938)
Urban Renewal Area:	SIOUX CITY DONNER PARK URBAN RENEWAL (97007)
TIF Taxing District Name:	SIOUX CITY CITY/SGT BLUFF SCH/DONNER PARK AM 5 - TIF INCR
TIF Taxing District Inc. Number:	970269
TIF Taxing District Base Year:	1994
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	26,495,000	0	0	0	-24,076	26,470,924	0	26,470,924
Taxable	0	14,945,668	0	0	0	-24,076	14,921,592	0	14,921,592
Homestead Credits									85

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2022	11,185,857	14,921,592	3,735,735	11,185,857	323,138

FY 2022 TIF Revenue Received: 107,919

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TIF Taxing District Data Collection

Local Government Name:	SIOUX CITY (97G938)
Urban Renewal Area:	SIOUX CITY DONNER PARK URBAN RENEWAL (97007)
TIF Taxing District Name:	SIOUX CITY CITY/SGT BLUFF SCH/DONNER PARK AM 5 - TIF INCR
TIF Taxing District Inc. Number:	970271
TIF Taxing District Base Year:	1994
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	2,830,500	655,900	0	0	3,486,400	0	3,486,400
Taxable	0	0	2,547,450	590,310	0	0	3,137,760	0	3,137,760
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2022	2,648,764	837,636	488,996	348,640	10,072

FY 2022 TIF Revenue Received: 14,129

TIF Taxing District Data Collection

Local Government Name:	SIOUX CITY (97G938)
Urban Renewal Area:	SIOUX CITY DONNER PARK URBAN RENEWAL (97007)
TIF Taxing District Name:	DONNER PARK WEST D/PARK SL AM#8
TIF Taxing District Inc. Number:	970283
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	277,100	0	0	0	0

FY 2022 TIF Revenue Received: 0

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TIF Taxing District Data Collection

Local Government Name:	SIOUX CITY (97G938)
Urban Renewal Area:	SIOUX CITY DONNER PARK URBAN RENEWAL (97007)
TIF Taxing District Name:	EAGLE RIDGE SUB/AREA ORIGINAL LL
TIF Taxing District Inc. Number:	970285
TIF Taxing District Base Year:	2014
FY TIF Revenue First Received:	2018
Subject to a Statutory end date?	No

UR Designation	
Slum	06/2038
Blighted	06/2038
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	0	0	0	0	0

FY 2022 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name:	SIOUX CITY (97G938)
Urban Renewal Area:	SIOUX CITY DONNER PARK URBAN RENEWAL (97007)
TIF Taxing District Name:	EAGLE RIDGE SUB/AREA ORIGINAL SL
TIF Taxing District Inc. Number:	970287
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	0	0	0	0	0

FY 2022 TIF Revenue Received: 0

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Urban Renewal Area Data Collection

Local Government Name: SIOUX CITY (97G938)
 Urban Renewal Area: SIOUX CITY TETON URBAN RENEWAL
 UR Area Number: 97008

UR Area Creation Date: 12/1991

UR Area Purpose: Strengthen the economy, alleviate and prevent conditions of unemployment, stimulate the development of Sioux City by the encouragement and assistance to residential and commercial enterprises

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
SIOUX CITY CITY/SIOUX CITY SCH/INDIAN HILLS TIF - INCR	970135	970136	0
SIOUX CITY CITY/SIOUX CITY SCH/TETON TIF - INCR	970137	970138	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	77,536,400	44,121,700	0	0	-96,304	145,924,196	0	145,924,196
Taxable	0	43,737,893	39,709,530	0	0	-96,304	99,795,741	0	99,795,741
Homestead Credits									257

TIF Sp. Rev. Fund Cash Balance as of 07-01-2021: **390,407** **0** **Amount of 07-01-2021 Cash Balance Restricted for LMI**

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

Rebate Expenditures:	0
Non-Rebate Expenditures:	146,659
Returned to County Treasurer:	0
Total Expenditures:	146,659

TIF Sp. Rev. Fund Cash Balance as of 06-30-2022: **243,749** **0** **Amount of 06-30-2022 Cash Balance Restricted for LMI**

Projects For SIOUX CITY TETON URBAN RENEWAL

719-334

Description:	Outer Belt Floyd to Lewis
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	Yes

549-153

Description:	Chambers/Glenn Oak Drainage
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	Yes

719-212

Description:	Glen Oaks Exit to Chambers
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	Yes

Teton Admin

Description:	Teton Admin
Classification:	Administrative expenses
Physically Complete:	No
Payments Complete:	No

719-344

Description:	41st Street Improvements -Bridge Removal
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	Yes

719-284

Description:	Chestnut Ave
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Debts/Obligations For SIOUX CITY TETON URBAN RENEWAL

TIF Admin

Debt/Obligation Type:	Other Debt
Principal:	238,039
Interest:	0
Total:	238,039
Annual Appropriation?:	No
Date Incurred:	07/01/2015
FY of Last Payment:	2020

911-183

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	90,704
Interest:	3,080
Total:	93,784
Annual Appropriation?:	No
Date Incurred:	06/01/2018
FY of Last Payment:	2022

Non-Rebates For SIOUX CITY TETON URBAN RENEWAL

TIF Expenditure Amount:	52,874
Tied To Debt:	TIF Admin
Tied To Project:	Teton Admin

TIF Expenditure Amount:	72,470
Tied To Debt:	911-183
Tied To Project:	719-334

TIF Expenditure Amount:	21,315
Tied To Debt:	911-183
Tied To Project:	719-344

♣ Annual Urban Renewal Report, Fiscal Year 2021 - 2022

TIF Taxing District Data Collection

Local Government Name: SIOUX CITY (97G938)
 Urban Renewal Area: SIOUX CITY TETON URBAN RENEWAL (97008)
 TIF Taxing District Name: SIOUX CITY CITY/SIOUX CITY SCH/INDIAN HILLS TIF - INCR
 TIF Taxing District Inc. Number: 970136
 TIF Taxing District Base Year: 1991
 FY TIF Revenue First Received: 1993
 Subject to a Statutory end date? No

UR Designation	
Slum	12/1991
Blighted	12/1991
Economic Development	12/1991

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	27,187,600	9,693,100	0	0	-20,372	49,623,928	0	49,623,928
Taxable	0	15,336,435	8,723,790	0	0	-20,372	32,655,284	0	32,655,284
Homestead Credits									62

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2022	1,584,750	32,655,284	0	32,655,284	1,011,082

FY 2022 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: SIOUX CITY (97G938)
 Urban Renewal Area: SIOUX CITY TETON URBAN RENEWAL (97008)
 TIF Taxing District Name: SIOUX CITY CITY/SIOUX CITY SCH/TETON TIF - INCR
 TIF Taxing District Inc. Number: 970138
 TIF Taxing District Base Year: 1991
 FY TIF Revenue First Received: 1993
 Subject to a Statutory end date? No

UR Designation	
Slum	12/1991
Blighted	12/1991
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	50,348,800	34,428,600	0	0	-75,932	96,300,268	0	96,300,268
Taxable	0	28,401,458	30,985,740	0	0	-75,932	67,140,457	0	67,140,457
Homestead Credits									195

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2022	19,570,600	67,140,457	0	67,140,457	2,078,821

FY 2022 TIF Revenue Received: 1

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Urban Renewal Area Data Collection

Local Government Name: SIOUX CITY (97G938)
 Urban Renewal Area: SIOUX CITY HIGHLAND PARK URBAN RENEWAL
 UR Area Number: 97009

UR Area Creation Date: 12/1992

UR Area Purpose: This district has expired.

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
SIOUX CITY CITY/SIOUX CITY SCH/HIGHLAND PARK TIF - INCR	970139	970140	0
SIOUX CITY CITY AG/SIOUX CITY SCH/HIGHLAND PARK TIF - INCR	970141	970142	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**

TIF Taxing District Data Collection

Local Government Name:	SIOUX CITY (97G938)
Urban Renewal Area:	SIOUX CITY HIGHLAND PARK URBAN RENEWAL (97009)
TIF Taxing District Name:	SIOUX CITY CITY/SIOUX CITY SCH/HIGHLAND PARK TIF - INCR
TIF Taxing District Inc. Number:	970140
TIF Taxing District Base Year:	1992
FY TIF Revenue First Received:	1995
Subject to a Statutory end date?	No

UR Designation	
Slum	12/1992
Blighted	12/1992
Economic Development	12/1992

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	15,768,393	0	0	0	0

FY 2022 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name:	SIOUX CITY (97G938)
Urban Renewal Area:	SIOUX CITY HIGHLAND PARK URBAN RENEWAL (97009)
TIF Taxing District Name:	SIOUX CITY CITY AG/SIOUX CITY SCH/HIGHLAND PARK TIF - INCR
TIF Taxing District Inc. Number:	970142
TIF Taxing District Base Year:	1992
FY TIF Revenue First Received:	1995
Subject to a Statutory end date?	No

UR Designation	
Slum	12/1992
Blighted	12/1992
Economic Development	12/1992

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	13,700	0	0	0	0

FY 2022 TIF Revenue Received: 0

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Urban Renewal Area Data Collection

Local Government Name: SIOUX CITY (97G938)
 Urban Renewal Area: SIOUX CITY HOEVEN URBAN RENEWAL
 UR Area Number: 97022

UR Area Creation Date: 08/2003

UR Area Purpose: Determined the existence of a slum and blighted area within the City of Sioux City. Repay bonds that will be sold for land acquisition, relocation and street construction costs.

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
SIOUX CITY CITY/SIOUX CITY SCH/HOEVEN TIF - INCR	970223	970224	0
SIOUX CITY CITY AG/SIOUX CITY SCH/HOEVEN TIF - INCR	970225	970226	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	186,700	6,079,600	74,321,762	35,829,700	0	-9,260	116,593,440	0	116,593,440
Taxable	156,885	3,429,450	66,889,586	32,246,730	0	-9,260	102,838,225	0	102,838,225
Homestead Credits									42

TIF Sp. Rev. Fund Cash Balance as of 07-01-2021:	1,305,517	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:	61,900		
Returned to County Treasurer:	0		
Total Expenditures:	61,900		

TIF Sp. Rev. Fund Cash Balance as of 06-30-2022:	1,243,617	0	Amount of 06-30-2022 Cash Balance Restricted for LMI
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Projects For SIOUX CITY HOEVEN URBAN RENEWAL

719-334

Description:	Outer Belt Floyd to Lewis
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

663-053

Description:	Hoeven Valley Infrastructure Development
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

539-001

Description:	41st Street Sanitary Sewer
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

459-026

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

TIF Administration

Description:	TIF area administration
Classification:	Administrative expenses
Physically Complete:	No
Payments Complete:	No

A.D. LLC - Fenton

Description:	Building - Warehouse
Classification:	Commercial - warehouses and distribution facilities
Physically Complete:	No
Payments Complete:	No

719-071

Description:	18th Street Viaduct
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

Debts/Obligations For SIOUX CITY HOEVEN URBAN RENEWAL

TIF Administration

Debt/Obligation Type:	Internal Loans
Principal:	115,865
Interest:	0
Total:	115,865
Annual Appropriation?:	No
Date Incurred:	07/01/2015
FY of Last Payment:	2026

911-176

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	66,394
Interest:	133
Total:	66,527
Annual Appropriation?:	No
Date Incurred:	06/01/2015
FY of Last Payment:	2022

911-183

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	24,972
Interest:	841
Total:	25,813
Annual Appropriation?:	No
Date Incurred:	06/01/2018
FY of Last Payment:	2022

911-191

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	65,363
Interest:	2,891
Total:	68,254
Annual Appropriation?:	No
Date Incurred:	06/01/2021
FY of Last Payment:	2031

Non-Rebates For SIOUX CITY HOEVEN URBAN RENEWAL

TIF Expenditure Amount:	22,488
Tied To Debt:	TIF Administration
Tied To Project:	TIF Administration
TIF Expenditure Amount:	25,813
Tied To Debt:	911-183
Tied To Project:	663-053
TIF Expenditure Amount:	13,599
Tied To Debt:	911-191
Tied To Project:	719-071

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TIF Taxing District Data Collection

Local Government Name: SIOUX CITY (97G938)
 Urban Renewal Area: SIOUX CITY HOEVEN URBAN RENEWAL (97022)
 TIF Taxing District Name: SIOUX CITY CITY/SIOUX CITY SCH/HOEVEN TIF - INCR
 TIF Taxing District Inc. Number: 970224
 TIF Taxing District Base Year: 2003
 FY TIF Revenue First Received: 2004
 Subject to a Statutory end date? No

UR Designation	
Slum	08/2003
Blighted	08/2003
Economic Development	08/2003

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	6,079,600	74,321,762	35,829,700	0	-9,260	116,406,740	0	116,406,740
Taxable	0	3,429,450	66,889,586	32,246,730	0	-9,260	102,681,340	0	102,681,340
Homestead Credits									42

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2022	62,979,967	53,436,033	0	53,436,033	1,654,501

FY 2022 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: SIOUX CITY (97G938)
 Urban Renewal Area: SIOUX CITY HOEVEN URBAN RENEWAL (97022)
 TIF Taxing District Name: SIOUX CITY CITY AG/SIOUX CITY SCH/HOEVEN TIF - INCR
 TIF Taxing District Inc. Number: 970226
 TIF Taxing District Base Year: 2003
 FY TIF Revenue First Received: 2004
 Subject to a Statutory end date? No

UR Designation	
Slum	08/2003
Blighted	08/2003
Economic Development	08/2003

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

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	186,700	0	0	0	0	0	186,700	0	186,700
Taxable	156,885	0	0	0	0	0	156,885	0	156,885
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2022	50,900	135,800	0	135,800	3,068

FY 2022 TIF Revenue Received: 0