

Annual Urban Renewal Report, Fiscal Year 2022 - 2023

Levy Authority Summary

Local Government Name: MILFORD
Local Government Number: 30G274

Active Urban Renewal Areas	U.R. #	# of Tif Taxing Districts
MILFORD SOUTH INDUSTRIAL PARK URBAN RENEWAL	30005	10
MILFORD COUNTRY MEADOWS URBAN RENEWAL	30019	1
MILFORD PONDS AT HUNTER HILLS URBAN RENEWAL	30020	1
MILFORD MAYER SUBDIV URBAN RENEWAL	30021	1
MILFORD NATURES TRAILS URBAN RENEWAL	30029	1
MILFORD HUNTER HILLS URBAN RENEWAL	30031	1
MILFORD 2009 ADDITION URBAN RENEWAL	30032	3
MILFORD NATURE TRAILS 2 URBAN RENEWAL	30034	1

TIF Debt Outstanding: 5,317,696

TIF Sp. Rev. Fund Cash Balance as of 07-01-2022:		Amount of 07-01-2022 Cash Balance Restricted for LMI	
	301,901	0	
TIF Revenue:	839,146		
TIF Sp. Revenue Fund Interest:	0		
Property Tax Replacement Claims	0		
Asset Sales & Loan Repayments:	0		
Total Revenue:	839,146		
Rebate Expenditures:	181,457		
Non-Rebate Expenditures:	703,284		
Returned to County Treasurer:	113,303		
Total Expenditures:	998,044		

TIF Sp. Rev. Fund Cash Balance as of 06-30-2023:		Amount of 06-30-2023 Cash Balance Restricted for LMI	
	143,003	0	

**Year-End Outstanding TIF
Obligations, Net of TIF Special
Revenue Fund Balance:** 4,289,952

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Urban Renewal Area Data Collection

Local Government Name: MILFORD (30G274)
 Urban Renewal Area: MILFORD SOUTH INDUSTRIAL PARK URBAN RENEWAL
 UR Area Number: 30005

UR Area Creation Date: 06/1989

UR Area Purpose: This plan is intended to stabilize, revitalize and improve the community by encouraging development and providing the opportunity for creating a vital, dynamic and competitive economic development area for the persons of Milford and surrounding areas.

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
MILFORD CITY AG/OKOBOJI SCH/SOUTH INDUSTRIAL PARK INCREM	300073	300074	0
MILFORD CITY/OKOBOJI SCH/UR SOUTH INDUSTRIAL PARK #2 INCREM	300083	300084	24,690,971
MILFORD CITY/OKOBOJI SCH/UR TIF SOUTH INDUSTRIAL PARK INCRE	300147	300148	0
MILFORD CITY/OKOBOJI SCH/UR SOUTH INDUSTRIAL PARK #1 INCRE	300149	300150	0
MILFORD CITY/OKOBOJI SCH/UR SOUTH INDUSTRIAL PARK #3 INCRE	300151	300152	0
MILFORD CITY/OKOBOJI SCH/UR SOUTH INDUSTRIAL PARK #4 INCRE	300153	300154	0
MILFORD CITY/OKOBOJI SCH/UR SAFARI CHILD CARE CENTER INCRE	300160	300161	0
MILFORD CITY/OKOBOJI SCH/MCRPH TIF INCREM	300162	300163	98,300
MILFORD CITY/OKOBOJI SCH/UR TIF BOULDERS INCREM	300170	300171	1,553,940
MILFORD CITY/OKOBOJI SCH/UR TIF SAFCO INCREM	300172	300173	1,837,378

Urban Renewal Area Value by Class - 1/1/2021 for FY 2023

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	16,224,500	20,229,371	5,424,400	0	-20,372	42,586,599	0	42,586,599
Taxable	0	8,782,354	18,206,433	4,881,960	0	-20,372	32,314,923	0	32,314,923
Homestead Credits									73

TIF Sp. Rev. Fund Cash Balance as of 07-01-2022: 188,597 0 **Amount of 07-01-2022 Cash Balance Restricted for LMI**

TIF Revenue: 628,227
 TIF Sp. Revenue Fund Interest: 0
 Property Tax Replacement Claims: 0
 Asset Sales & Loan Repayments: 0
Total Revenue: 628,227

Rebate Expenditures: 76,088
 Non-Rebate Expenditures: 648,420
 Returned to County Treasurer: 0
Total Expenditures: 724,508

TIF Sp. Rev. Fund Cash Balance as of 06-30-2023: 92,316 0 **Amount of 06-30-2023 Cash Balance Restricted for LMI**

Projects For MILFORD SOUTH INDUSTRIAL PARK URBAN RENEWAL

Boulders Inn & Suites

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

Creative Photography Studio

Description:	Photography Studio
Classification:	Commercial - office properties
Physically Complete:	Yes
Payments Complete:	No

Safco

Description:	Manufacturing Expansion
Classification:	Industrial/manufacturing property
Physically Complete:	Yes
Payments Complete:	No

Police Station

Description:	Police Station building
Classification:	Acquisition of property
Physically Complete:	No
Payments Complete:	No

P Ave project

Description:	P Ave-2021 refunding
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Debts/Obligations For MILFORD SOUTH INDUSTRIAL PARK URBAN RENEWAL

Creative Photography

Debt/Obligation Type:	Rebates
Principal:	40,660
Interest:	0
Total:	40,660
Annual Appropriation?:	Yes
Date Incurred:	04/11/2011
FY of Last Payment:	2022

Boulders Inn & Suites

Debt/Obligation Type:	Rebates
Principal:	147,950
Interest:	0
Total:	147,950
Annual Appropriation?:	Yes
Date Incurred:	10/10/2011
FY of Last Payment:	2023

Safco

Debt/Obligation Type:	Rebates
Principal:	369,776
Interest:	0
Total:	369,776
Annual Appropriation?:	Yes
Date Incurred:	03/12/2018
FY of Last Payment:	2029

Internal TIF Loan

Debt/Obligation Type:	Internal Loans
Principal:	435,000
Interest:	0
Total:	435,000
Annual Appropriation?:	No
Date Incurred:	12/01/2019
FY of Last Payment:	2022

Series 2021 refund & streets

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	2,285,000
Interest:	566,931
Total:	2,851,931
Annual Appropriation?:	No
Date Incurred:	05/10/2021
FY of Last Payment:	2040

Non-Rebates For MILFORD SOUTH INDUSTRIAL PARK URBAN RENEWAL

TIF Expenditure Amount:	354,120
Tied To Debt:	Internal TIF Loan
Tied To Project:	Police Station
TIF Expenditure Amount:	294,300
Tied To Debt:	Series 2021 refund & streets
Tied To Project:	P Ave project

Rebates For MILFORD SOUTH INDUSTRIAL PARK URBAN RENEWAL

610 Okoboji Ave

TIF Expenditure Amount:	0
Rebate Paid To:	Creative Photography
Tied To Debt:	Creative Photography
Tied To Project:	Creative Photography Studio
Projected Final FY of Rebate:	2022

Highway 71 North

TIF Expenditure Amount:	34,865
Rebate Paid To:	Boulders Inn & Suites
Tied To Debt:	Boulders Inn & Suites
Tied To Project:	Boulders Inn & Suites
Projected Final FY of Rebate:	2023

Highway 71 South

TIF Expenditure Amount:	41,223
Rebate Paid To:	Safco
Tied To Debt:	Safco
Tied To Project:	Safco
Projected Final FY of Rebate:	2023

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TIF Taxing District Data Collection

Local Government Name: MILFORD (30G274)
 Urban Renewal Area: MILFORD SOUTH INDUSTRIAL PARK URBAN RENEWAL (30005)
 TIF Taxing District Name: MILFORD CITY AG/OKOBOJI SCH/SOUTH INDUSTRIAL PARK INCREM
 TIF Taxing District Inc. Number: 300074
 TIF Taxing District Base Year: 1995
 FY TIF Revenue First Received: 1999
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2019

UR Designation	
Slum	No
Blighted	No
Economic Development	09/1997

TIF Taxing District Value by Class - 1/1/2021 for FY 2023

	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 2023	127,900	0	0	0	0

FY 2023 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: MILFORD (30G274)
 Urban Renewal Area: MILFORD SOUTH INDUSTRIAL PARK URBAN RENEWAL (30005)
 TIF Taxing District Name: MILFORD CITY/OKOBOJI SCH/UR SOUTH INDUSTRIAL PARK #2 INCREM
 TIF Taxing District Inc. Number: 300084
 TIF Taxing District Base Year: 1988
 FY TIF Revenue First Received: 1998
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2018

UR Designation	
Slum	No
Blighted	No
Economic Development	06/1996

TIF Taxing District Value by Class - 1/1/2021 for FY 2023

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	16,224,500	18,360,771	2,341,700	0	-20,372	37,635,299	0	37,635,299
Taxable	0	8,782,354	16,524,693	2,107,530	0	-20,372	27,858,753	0	27,858,753
Homestead Credits									73

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	12,964,700	24,690,971	24,690,971	0	0

FY 2023 TIF Revenue Received: 552,139

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TIF Taxing District Data Collection

Local Government Name:	MILFORD (30G274)
Urban Renewal Area:	MILFORD SOUTH INDUSTRIAL PARK URBAN RENEWAL (30005)
TIF Taxing District Name:	MILFORD CITY/OKOBOJI SCH/UR TIF SOUTH INDUSTRIAL PARK INCRE
TIF Taxing District Inc. Number:	300148
TIF Taxing District Base Year:	1988
FY TIF Revenue First Received:	1990
Subject to a Statutory end date?	No

UR Designation	
Slum	No
Blighted	No
Economic Development	06/1989

TIF Taxing District Value by Class - 1/1/2021 for FY 2023

	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 2023	1,235,334	0	0	0	0

FY 2023 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name:	MILFORD (30G274)
Urban Renewal Area:	MILFORD SOUTH INDUSTRIAL PARK URBAN RENEWAL (30005)
TIF Taxing District Name:	MILFORD CITY/OKOBOJI SCH/UR SOUTH INDUSTRIAL PARK #1 INCRE
TIF Taxing District Inc. Number:	300150
TIF Taxing District Base Year:	1989
FY TIF Revenue First Received:	1992
Subject to a Statutory end date?	No

UR Designation	
Slum	No
Blighted	No
Economic Development	07/1990

TIF Taxing District Value by Class - 1/1/2021 for FY 2023

	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 2023	63,900	0	0	0	0

FY 2023 TIF Revenue Received: 0

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TIF Taxing District Data Collection

Local Government Name: MILFORD (30G274)
 Urban Renewal Area: MILFORD SOUTH INDUSTRIAL PARK URBAN RENEWAL (30005)
 TIF Taxing District Name: MILFORD CITY/OKOBOJI SCH/UR SOUTH INDUSTRIAL PARK #3 INCRE
 TIF Taxing District Inc. Number: 300152
 TIF Taxing District Base Year: 1996
 FY TIF Revenue First Received: 1999
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2019

UR Designation	
Slum	No
Blighted	No
Economic Development	09/1997

TIF Taxing District Value by Class - 1/1/2021 for FY 2023

	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 2023	62,500	0	0	0	0

FY 2023 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: MILFORD (30G274)
 Urban Renewal Area: MILFORD SOUTH INDUSTRIAL PARK URBAN RENEWAL (30005)
 TIF Taxing District Name: MILFORD CITY/OKOBOJI SCH/UR SOUTH INDUSTRIAL PARK #4 INCRE
 TIF Taxing District Inc. Number: 300154
 TIF Taxing District Base Year: 1999
 FY TIF Revenue First Received: 2002
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2022

UR Designation	
Slum	No
Blighted	No
Economic Development	07/2000

TIF Taxing District Value by Class - 1/1/2021 for FY 2023

	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 2023	36,500	0	0	0	0

FY 2023 TIF Revenue Received: 0

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TIF Taxing District Data Collection

Local Government Name: MILFORD (30G274)
 Urban Renewal Area: MILFORD SOUTH INDUSTRIAL PARK URBAN RENEWAL (30005)
 TIF Taxing District Name: MILFORD CITY/OKOBOJI SCH/UR SAFARI CHILD CARE CENTER INCRE
 TIF Taxing District Inc. Number: 300161
 TIF Taxing District Base Year: 2009
 FY TIF Revenue First Received: 2012
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2022

UR Designation	
Slum	No
Blighted	No
Economic Development	09/2010

TIF Taxing District Value by Class - 1/1/2021 for FY 2023

	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 2023	60,900	0	0	0	0

FY 2023 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: MILFORD (30G274)
 Urban Renewal Area: MILFORD SOUTH INDUSTRIAL PARK URBAN RENEWAL (30005)
 TIF Taxing District Name: MILFORD CITY/OKOBOJI SCH/MCRPH TIF INCREM
 TIF Taxing District Inc. Number: 300163
 TIF Taxing District Base Year: 2010
 FY TIF Revenue First Received: 2012
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2022

UR Designation	
Slum	No
Blighted	No
Economic Development	04/2011

TIF Taxing District Value by Class - 1/1/2021 for FY 2023

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	142,000	0	0	0	142,000	0	142,000
Taxable	0	0	127,800	0	0	0	127,800	0	127,800
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	43,700	98,300	98,300	0	0

FY 2023 TIF Revenue Received: 0

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TIF Taxing District Data Collection

Local Government Name: MILFORD (30G274)
 Urban Renewal Area: MILFORD SOUTH INDUSTRIAL PARK URBAN RENEWAL (30005)
 TIF Taxing District Name: MILFORD CITY/OKOBOJI SCH/UR TIF BOULDERS INCREM
 TIF Taxing District Inc. Number: 300171
 TIF Taxing District Base Year: 2011
 FY TIF Revenue First Received: 2013
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2023

UR Designation	
Slum	No
Blighted	No
Economic Development	10/2011

TIF Taxing District Value by Class - 1/1/2021 for FY 2023

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	1,726,600	0	0	0	1,726,600	0	1,726,600
Taxable	0	0	1,553,940	0	0	0	1,553,940	0	1,553,940
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	146,200	1,553,940	1,553,940	0	0

FY 2023 TIF Revenue Received: 34,865

TIF Taxing District Data Collection

Local Government Name: MILFORD (30G274)
 Urban Renewal Area: MILFORD SOUTH INDUSTRIAL PARK URBAN RENEWAL (30005)
 TIF Taxing District Name: MILFORD CITY/OKOBOJI SCH/UR TIF SAFCO INCREM
 TIF Taxing District Inc. Number: 300173
 TIF Taxing District Base Year: 2011
 FY TIF Revenue First Received: 2013
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2023

UR Designation	
Slum	No
Blighted	No
Economic Development	11/2012

TIF Taxing District Value by Class - 1/1/2021 for FY 2023

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	0	3,082,700	0	0	3,082,700	0	3,082,700
Taxable	0	0	0	2,774,430	0	0	2,774,430	0	2,774,430
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	1,245,322	1,837,378	1,837,378	0	0

FY 2023 TIF Revenue Received: 41,223

Urban Renewal Area Data Collection

Local Government Name: MILFORD (30G274)
 Urban Renewal Area: MILFORD COUNTRY MEADOWS URBAN RENEWAL
 UR Area Number: 30019

UR Area Creation Date: 09/2003

UR Area Purpose: To facilitate use of Tax Increment Financing the installation of public infrastructure such as streets, curb and gutter, street lighting, sanitary sewer lines, water mains, storm sewer lines, and sidewalks for a residential subdivision.

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
MILFORD CITY/OKOBOJI SCH/COUNTRY MEADOWS UR INCREM	300121	300122	0

Urban Renewal Area Value by Class - 1/1/2021 for FY 2023

	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 07-01-2022: 0 0 **Amount of 07-01-2022 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 06-30-2023: 0 0 **Amount of 06-30-2023 Cash Balance Restricted for LMI**

TIF Taxing District Data Collection

Local Government Name:	MILFORD (30G274)
Urban Renewal Area:	MILFORD COUNTRY MEADOWS URBAN RENEWAL (30019)
TIF Taxing District Name:	MILFORD CITY/OKOBOJI SCH/COUNTRY MEADOWS UR INCREM
TIF Taxing District Inc. Number:	300122
TIF Taxing District Base Year:	2003
FY TIF Revenue First Received:	2006
Subject to a Statutory end date?	Yes
Fiscal year this TIF Taxing District statutorily ends:	2016

UR Designation	
Slum	No
Blighted	No
Economic Development	09/2003

TIF Taxing District Value by Class - 1/1/2021 for FY 2023

	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 2023	36,000	0	0	0	0

FY 2023 TIF Revenue Received: 0

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Urban Renewal Area Data Collection

Local Government Name: MILFORD (30G274)
 Urban Renewal Area: MILFORD PONDS AT HUNTER HILLS URBAN RENEWAL
 UR Area Number: 30020

UR Area Creation Date: 06/2004

UR Area Purpose: To facilitate use of Tax Increment Financing the installation of public infrastructure such as streets, curb and gutter, street lighting, sanitary sewer lines, water mains, storm sewer lines, and sidewalks for a residential subdivision.

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
MILFORD CITY/OKOBOJI SCH/PONDS AT HUNTER HILLS UR INCREM	300123	300124	0

Urban Renewal Area Value by Class - 1/1/2021 for FY 2023

	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 07-01-2022: 0 0 **Amount of 07-01-2022 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 06-30-2023: 0 0 **Amount of 06-30-2023 Cash Balance Restricted for LMI**

Projects For MILFORD PONDS AT HUNTER HILLS URBAN RENEWAL

Ponds @ Hunter Hills Phase I

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

Debts/Obligations For MILFORD PONDS AT HUNTER HILLS URBAN RENEWAL

Ponds @ Hunter Hills Phase I Residential Subdivision

Debt/Obligation Type:	Rebates
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	No
Date Incurred:	11/28/2005
FY of Last Payment:	2022

LMI Requirement

Debt/Obligation Type:	Outstanding LMI Housing Obligations
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	No
Date Incurred:	11/28/2005
FY of Last Payment:	2022

Non-Rebates For MILFORD PONDS AT HUNTER HILLS URBAN RENEWAL

TIF Expenditure Amount:	0
Tied To Debt:	LMI Requirement
Tied To Project:	Ponds @ Hunter Hills Phase I

Rebates For MILFORD PONDS AT HUNTER HILLS URBAN RENEWAL

Ponds @ Hunter Hills Residential Subdivision

TIF Expenditure Amount:	0
Rebate Paid To:	D & W Development
Tied To Debt:	Ponds @ Hunter Hills Phase I Residential Subdivision
Tied To Project:	Ponds @ Hunter Hills Phase I
Projected Final FY of Rebate:	2022

Income Housing For MILFORD PONDS AT HUNTER HILLS URBAN RENEWAL

Amount of FY 2023 expenditures that provide or aid in the provision of public improvements related to housing and residential development:	21,197
Lots for low and moderate income housing:	0
Construction of low and moderate income housing:	0
Grants, credits or other direct assistance to low and moderate income families:	0
Payments to a low and moderate income housing fund established by the municipality, including matching funds for any state or federal moneys used for such purposes:	21,197
Other low and moderate income housing assistance:	0

TIF Taxing District Data Collection

Local Government Name:	MILFORD (30G274)
Urban Renewal Area:	MILFORD PONDS AT HUNTER HILLS URBAN RENEWAL (30020)
TIF Taxing District Name:	MILFORD CITY/OKOBOJI SCH/PONDS AT HUNTER HILLS UR INCREM
TIF Taxing District Inc. Number:	300124
TIF Taxing District Base Year:	2004
FY TIF Revenue First Received:	2007
Subject to a Statutory end date?	Yes
Fiscal year this TIF Taxing District statutorily ends:	2022

UR Designation	
Slum	No
Blighted	No
Economic Development	06/2004

TIF Taxing District Value by Class - 1/1/2021 for FY 2023

	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 2023	9,800	0	0	0	0

FY 2023 TIF Revenue Received: 0

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Urban Renewal Area Data Collection

Local Government Name: MILFORD (30G274)
 Urban Renewal Area: MILFORD MAYER SUBDIV URBAN RENEWAL
 UR Area Number: 30021

UR Area Creation Date: 03/2005

UR Area Purpose: To facilitate use of Tax Increment Financing the installation of public infrastructure such as streets, curb and gutter, street lighting, sanitary sewer lines, water mains, storm sewer lines, and sidewalks for a residential subdivision.

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
MILFORD CITY/OKOBOJI SCH/MAYER SUBDIV UR INCREM	300125	300126	0

Urban Renewal Area Value by Class - 1/1/2021 for FY 2023

	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 07-01-2022:	0	0	Amount of 07-01-2022 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 06-30-2023:	0	0	Amount of 06-30-2023 Cash Balance Restricted for LMI
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Income Housing For MILFORD MAYER SUBDIV URBAN RENEWAL

Amount of FY 2023 expenditures that provide or aid in the provision of public improvements related to housing and residential development:	0
Lots for low and moderate income housing:	0
Construction of low and moderate income housing:	0
Grants, credits or other direct assistance to low and moderate income families:	0
Payments to a low and moderate income housing fund established by the municipality, including matching funds for any state or federal moneys used for such purposes:	0
Other low and moderate income housing assistance:	0

TIF Taxing District Data Collection

Local Government Name:	MILFORD (30G274)
Urban Renewal Area:	MILFORD MAYER SUBDIV URBAN RENEWAL (30021)
TIF Taxing District Name:	MILFORD CITY/OKOBOJI SCH/MAYER SUBDIV UR INCREM
TIF Taxing District Inc. Number:	300126
TIF Taxing District Base Year:	2004
FY TIF Revenue First Received:	2007
Subject to a Statutory end date?	Yes
Fiscal year this TIF Taxing District statutorily ends:	2022

UR Designation	
Slum	No
Blighted	No
Economic Development	03/2005

TIF Taxing District Value by Class - 1/1/2021 for FY 2023

	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 2023	39,000	0	0	0	0

FY 2023 TIF Revenue Received: 0

Urban Renewal Area Data Collection

Local Government Name: MILFORD (30G274)
 Urban Renewal Area: MILFORD NATURES TRAILS URBAN RENEWAL
 UR Area Number: 30029

UR Area Creation Date: 06/2004

UR Area Purpose: To stabilize, revitalize and improve the community by encouraging new housing development and provide the opportunity for creating vital, dynamic, and competitive housing for persons of the City of Milford and Dickinson County, Iowa.

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
MILFORD CITY/OKOBOJI SCH/UR TIF NATURE'S TRAILS INCRE	300139	300140	4,044,053

Urban Renewal Area Value by Class - 1/1/2021 for FY 2023

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	21,512,600	0	0	0	-7,408	21,505,192	0	21,505,192
Taxable	0	11,644,819	0	0	0	-7,408	11,637,411	0	11,637,411
Homestead Credits									45

TIF Sp. Rev. Fund Cash Balance as of 07-01-2022: **113,303** **0** **Amount of 07-01-2022 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: 113,303
Total Expenditures: 113,303

TIF Sp. Rev. Fund Cash Balance as of 06-30-2023: **0** **0** **Amount of 06-30-2023 Cash Balance Restricted for LMI**

Projects For MILFORD NATURES TRAILS URBAN RENEWAL

Nature Trails Subdivision Development

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

Debts/Obligations For MILFORD NATURES TRAILS URBAN RENEWAL

Nature Trails Residential Subdivision

Debt/Obligation Type:	Rebates
Principal:	113,303
Interest:	0
Total:	113,303
Annual Appropriation?:	No
Date Incurred:	01/08/2007
FY of Last Payment:	2022

LMI Requirement

Debt/Obligation Type:	Outstanding LMI Housing Obligations
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	No
Date Incurred:	01/08/2007
FY of Last Payment:	2022

Non-Rebates For MILFORD NATURES TRAILS URBAN RENEWAL

TIF Expenditure Amount:	0
Tied To Debt:	LMI Requirement
Tied To Project:	Nature Trails Subdivision
	Development

Rebates For MILFORD NATURES TRAILS URBAN RENEWAL

Nature Trails Residential Subdivision

TIF Expenditure Amount:	0
Rebate Paid To:	Eastview Inc & United Community Bank
Tied To Debt:	Nature Trails Residential Subdivision
Tied To Project:	Nature Trails Subdivision Development
Projected Final FY of Rebate:	2022

Income Housing For MILFORD NATURES TRAILS URBAN RENEWAL

Amount of FY 2023 expenditures that provide or aid in the provision of public improvements related to housing and residential development:	0
Lots for low and moderate income housing:	0
Construction of low and moderate income housing:	0
Grants, credits or other direct assistance to low and moderate income families:	0
Payments to a low and moderate income housing fund established by the municipality, including matching funds for any state or federal moneys used for such purposes:	0
Other low and moderate income housing assistance:	0

TIF Taxing District Data Collection

Local Government Name: MILFORD (30G274)
 Urban Renewal Area: MILFORD NATURES TRAILS URBAN RENEWAL (30029)
 TIF Taxing District Name: MILFORD CITY/OKOBOJI SCH/UR TIF NATURE'S TRAILS INCRE
 TIF Taxing District Inc. Number: 300140
 TIF Taxing District Base Year: 2004
 FY TIF Revenue First Received: 2007
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District
 statutorily ends: 2022

	UR Designation
Slum	No
Blighted	No
Economic Development	06/2004

TIF Taxing District Value by Class - 1/1/2021 for FY 2023

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	21,512,600	0	0	0	-7,408	21,505,192	0	21,505,192
Taxable	0	11,644,819	0	0	0	-7,408	11,637,411	0	11,637,411
Homestead Credits									45

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	37,000	11,637,411	4,044,053	7,593,358	170,367

FY 2023 TIF Revenue Received: 0

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Urban Renewal Area Data Collection

Local Government Name: MILFORD (30G274)
 Urban Renewal Area: MILFORD HUNTER HILLS URBAN RENEWAL
 UR Area Number: 30031

UR Area Creation Date: 09/1997

UR Area Purpose: Designate the area being added as an economic development area that is appropriate for the promotion of residential and industrial development.

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
MILFORD CITY/OKOBOJI SCH/UR TIF HUNTER HILLS INCRE	300145	300146	0

Urban Renewal Area Value by Class - 1/1/2021 for FY 2023

	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 07-01-2022: 0 0 **Amount of 07-01-2022 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 06-30-2023: 0 0 **Amount of 06-30-2023 Cash Balance Restricted for LMI**

TIF Taxing District Data Collection

Local Government Name:	MILFORD (30G274)
Urban Renewal Area:	MILFORD HUNTER HILLS URBAN RENEWAL (30031)
TIF Taxing District Name:	MILFORD CITY/OKOBOJI SCH/UR TIF HUNTER HILLS INCRE
TIF Taxing District Inc. Number:	300146
TIF Taxing District Base Year:	1997
FY TIF Revenue First Received:	1999
Subject to a Statutory end date?	Yes
Fiscal year this TIF Taxing District statutorily ends:	2014

UR Designation	
Slum	No
Blighted	No
Economic Development	09/1997

TIF Taxing District Value by Class - 1/1/2021 for FY 2023

	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 2023	5,700	0	0	0	0

FY 2023 TIF Revenue Received: 0

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Urban Renewal Area Data Collection

Local Government Name: MILFORD (30G274)
 Urban Renewal Area: MILFORD 2009 ADDITION URBAN RENEWAL
 UR Area Number: 30032

UR Area Creation Date: 12/2009

UR Area Purpose: Expand the the Milford Urban Renewal Area to facilitate the use of tax increment financing in support of new commercial development, including retail, water park, restaurant, office and nursing/assisted living facilities and related public infrastructure.

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
MILFORD CITY/OKOBOJI SCH/UR 2009 ADDITION INCRE	300158	300159	2,259,100
MILFORD CITY/OKOBOJI SCH/HAWKEYE CARE CENTER TIF INCREM	300164	300165	0
MILFORD CITY/OKOBOJI SCH/MVEST TIF INCREM	300166	300167	0

Urban Renewal Area Value by Class - 1/1/2021 for FY 2023

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	8,350,700	0	0	0	8,350,700	0	8,350,700
Taxable	0	0	7,515,630	0	0	0	7,515,630	0	7,515,630
Homestead Credits									0

TIF Sp. Rev. Fund Cash Balance as of 07-01-2022: 0 0 **Amount of 07-01-2022 Cash Balance Restricted for LMI**

TIF Revenue: 50,687
 TIF Sp. Revenue Fund Interest: 0
 Property Tax Replacement Claims: 0
 Asset Sales & Loan Repayments: 0
Total Revenue: 50,687

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

TIF Sp. Rev. Fund Cash Balance as of 06-30-2023: 50,687 0 **Amount of 06-30-2023 Cash Balance Restricted for LMI**

♣ Annual Urban Renewal Report, Fiscal Year 2022 - 2023

TIF Taxing District Data Collection

Local Government Name: MILFORD (30G274)
 Urban Renewal Area: MILFORD 2009 ADDITION URBAN RENEWAL (30032)
 TIF Taxing District Name: MILFORD CITY/OKOBOJI SCH/UR 2009 ADDITION INCRE
 TIF Taxing District Inc. Number: 300159
 TIF Taxing District Base Year: 2009
 FY TIF Revenue First Received: 2012
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2032

UR Designation	
Slum	No
Blighted	No
Economic Development	12/2009

TIF Taxing District Value by Class - 1/1/2021 for FY 2023

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	7,982,300	0	0	0	7,982,300	0	7,982,300
Taxable	0	0	7,184,070	0	0	0	7,184,070	0	7,184,070
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	5,723,200	2,259,100	2,259,100	0	0

FY 2023 TIF Revenue Received: 50,687

TIF Taxing District Data Collection

Local Government Name: MILFORD (30G274)
 Urban Renewal Area: MILFORD 2009 ADDITION URBAN RENEWAL (30032)
 TIF Taxing District Name: MILFORD CITY/OKOBOJI SCH/HAWKEYE CARE CENTER TIF INCREM
 TIF Taxing District Inc. Number: 300165
 TIF Taxing District Base Year: 2010
 FY TIF Revenue First Received: 2012
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2032

UR Designation	
Slum	No
Blighted	No
Economic Development	12/2009

TIF Taxing District Value by Class - 1/1/2021 for FY 2023

	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 2023	3,303,100	0	0	0	0

FY 2023 TIF Revenue Received: 0

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TIF Taxing District Data Collection

Local Government Name: MILFORD (30G274)
 Urban Renewal Area: MILFORD 2009 ADDITION URBAN RENEWAL (30032)
 TIF Taxing District Name: MILFORD CITY/OKOBOJI SCH/MVEST TIF INCREM
 TIF Taxing District Inc. Number: 300167
 TIF Taxing District Base Year: 2010
 FY TIF Revenue First Received: 2015
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District
 statutorily ends: 2021

	UR Designation
Slum	No
Blighted	No
Economic Development	07/2010

TIF Taxing District Value by Class - 1/1/2021 for FY 2023

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	368,400	0	0	0	368,400	0	368,400
Taxable	0	0	331,560	0	0	0	331,560	0	331,560
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	426,200	0	0	0	0

FY 2023 TIF Revenue Received: 0

Urban Renewal Area Data Collection

Local Government Name: MILFORD (30G274)
 Urban Renewal Area: MILFORD NATURE TRAILS 2 URBAN RENEWAL
 UR Area Number: 30034

UR Area Creation Date: 11/2016

UR Area Purpose: Designate the area being added as an economic development area that is appropriate for the promotion of residential and industrial development.

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
MILFORD CITY/OKOBOJISCH/UR TIF NATURE'S TRAILS 2 INCRE	300186	300187	7,154,335

Urban Renewal Area Value by Class - 1/1/2021 for FY 2023

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	13,234,000	0	0	0	-9,260	13,224,740	0	13,224,740
Taxable	0	7,163,595	0	0	0	-9,260	7,154,335	0	7,154,335
Homestead Credits									29

TIF Sp. Rev. Fund Cash Balance as of 07-01-2022: 1 0 **Amount of 07-01-2022 Cash Balance Restricted for LMI**

TIF Revenue: 160,232
 TIF Sp. Revenue Fund Interest: 0
 Property Tax Replacement Claims: 0
 Asset Sales & Loan Repayments: 0
Total Revenue: 160,232

Rebate Expenditures: 105,369
 Non-Rebate Expenditures: 54,864
 Returned to County Treasurer: 0
Total Expenditures: 160,233

TIF Sp. Rev. Fund Cash Balance as of 06-30-2023: 0 0 **Amount of 06-30-2023 Cash Balance Restricted for LMI**

Projects For MILFORD NATURE TRAILS 2 URBAN RENEWAL

Nature Trails II

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

Debts/Obligations For MILFORD NATURE TRAILS 2 URBAN RENEWAL**Nature Trails II**

Debt/Obligation Type:	Rebates
Principal:	893,728
Interest:	0
Total:	893,728
Annual Appropriation?:	Yes
Date Incurred:	11/14/2016
FY of Last Payment:	2032

LMI Requirement

Debt/Obligation Type:	Outstanding LMI Housing Obligations
Principal:	465,348
Interest:	0
Total:	465,348
Annual Appropriation?:	Yes
Date Incurred:	11/14/2016
FY of Last Payment:	2032

Non-Rebates For MILFORD NATURE TRAILS 2 URBAN RENEWAL

TIF Expenditure Amount:	54,864
Tied To Debt:	LMI Requirement
Tied To Project:	Nature Trails II

Rebates For MILFORD NATURE TRAILS 2 URBAN RENEWAL

Nature Trails II

TIF Expenditure Amount:	105,369
Rebate Paid To:	Eastview Inc & United Comm Bank
Tied To Debt:	Nature Trails II
Tied To Project:	Nature Trails II
Projected Final FY of Rebate:	2032

Income Housing For MILFORD NATURE TRAILS 2 URBAN RENEWAL

Amount of FY 2023 expenditures that provide or aid in the provision of public improvements related to housing and residential development:	54,864
Lots for low and moderate income housing:	0
Construction of low and moderate income housing:	0
Grants, credits or other direct assistance to low and moderate income families:	0
Payments to a low and moderate income housing fund established by the municipality, including matching funds for any state or federal moneys used for such purposes:	54,864
Other low and moderate income housing assistance:	0

TIF Taxing District Data Collection

Local Government Name:	MILFORD (30G274)		
Urban Renewal Area:	MILFORD NATURE TRAILS 2 URBAN RENEWAL (30034)		
TIF Taxing District Name:	MILFORD CITY/OKOBOJISCH/UR TIF NATURE'S TRAILS 2 INCRE		
TIF Taxing District Inc. Number:	300187		
TIF Taxing District Base Year:	2015		
FY TIF Revenue First Received:	0		
Subject to a Statutory end date?	No		
		UR Designation	
		Slum	No
		Blighted	No
		Economic Development	No

TIF Taxing District Value by Class - 1/1/2021 for FY 2023

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	13,234,000	0	0	0	-9,260	13,224,740	0	13,224,740
Taxable	0	7,163,595	0	0	0	-9,260	7,154,335	0	7,154,335
Homestead Credits									29

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	75,500	7,154,335	7,154,335	0	0

FY 2023 TIF Revenue Received: 160,232