

Annual Urban Renewal Report, Fiscal Year 2022 - 2023

Levy Authority Summary

Local Government Name: HARDIN COUNTY
Local Government Number: 42

Active Urban Renewal Areas	U.R. #	# of Tif Taxing Districts
HARDIN COUNTY JENNINGS PARK URBAN RENEWAL	42011	1
HARDIN COUNTY PINE LAKE CORN PROCESSORS URBAN RENEWAL	42012	2
GARDEN WIND FARM URBAN RENEWAL	42014	4

TIF Debt Outstanding: 0

TIF Sp. Rev. Fund Cash Balance as of 07-01-2022: 3,029 0 Amount of 07-01-2022 Cash Balance Restricted for LMI

TIF Revenue:	17,779
TIF Sp. Revenue Fund Interest:	0
Property Tax Replacement Claims	0
Asset Sales & Loan Repayments:	0
Total Revenue:	17,779

Rebate Expenditures:	7,963
Non-Rebate Expenditures:	0
Returned to County Treasurer:	0
Total Expenditures:	7,963

TIF Sp. Rev. Fund Cash Balance as of 06-30-2023: 12,845 0 Amount of 06-30-2023 Cash Balance Restricted for LMI

Year-End Outstanding TIF Obligations, Net of TIF Special Revenue Fund Balance: -20,808

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Urban Renewal Area Data Collection

Local Government Name: HARDIN COUNTY (42)
 Urban Renewal Area: HARDIN COUNTY JENNINGS PARK URBAN RENEWAL
 UR Area Number: 42011

UR Area Creation Date: 06/2002

UR Area Purpose: See attached plan

Tax Districts within this Urban Renewal Area

	Base No.	Increment No.	Increment Value Used
IOWA FALLS CITY/IOWA FALLS SCH/CO UR1 CARBO TECH INCREMENT	420140	420141	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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The internal loans in 2011-2014 from the Gen.Fund were required to make the bond payments. TIF revenue wasn't enough to do so. The loans are repaid by TIF revenue which will be entirely recaptured between 2015 and 2018. They are included in TIF rev.

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Sum of Private Investment Made Within This Urban Renewal Area
during FY 2023

TIF Taxing District Data Collection

Local Government Name:	HARDIN COUNTY (42)
Urban Renewal Area:	HARDIN COUNTY JENNINGS PARK URBAN RENEWAL (42011)
TIF Taxing District Name:	IOWA FALLS CITY/IOWA FALLS SCH/CO UR1 CARBO TECH INCREMENT
TIF Taxing District Inc. Number:	420141
TIF Taxing District Base Year:	2001
FY TIF Revenue First Received:	2004
Subject to a Statutory end date?	Yes
Fiscal year this TIF Taxing District statutorily ends:	2023

UR Designation	
Slum	No
Blighted	No
Economic Development	04/2002

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	7,070	0	0	0	0

FY 2023 TIF Revenue Received: 0

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Urban Renewal Area Data Collection

Local Government Name: HARDIN COUNTY (42)
 Urban Renewal Area: HARDIN COUNTY PINE LAKE CORN PROCESSORS URBAN RENEWAL
 UR Area Number: 42012

UR Area Creation Date: 08/2003

UR Area Purpose: see attached plan

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
CLAY TWP/AGWSR SCH/PLCP TIF INCREMENT	420146	420147	0
CLAY TWP NRP	420216	420217	906,070

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	1,715,020	0	0	1,715,020	0	1,715,020
Taxable	0	0	0	1,543,518	0	0	1,543,518	0	1,543,518
Homestead Credits									0

TIF Sp. Rev. Fund Cash Balance as of 07-01-2022: **3,029** **0** **Amount of 07-01-2022 Cash Balance Restricted for LMI**

TIF Revenue: 17,779
 TIF Sp. Revenue Fund Interest: 0
 Property Tax Replacement Claims: 0
 Asset Sales & Loan Repayments: 0
Total Revenue: 17,779

Rebate Expenditures: 7,963
 Non-Rebate Expenditures: 0
 Returned to County Treasurer: 0
Total Expenditures: 7,963

TIF Sp. Rev. Fund Cash Balance as of 06-30-2023: **12,845** **0** **Amount of 06-30-2023 Cash Balance Restricted for LMI**

Projects For HARDIN COUNTY PINE LAKE CORN PROCESSORS URBAN RENEWAL

NRP

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

Debts/Obligations For HARDIN COUNTY PINE LAKE CORN PROCESSORS URBAN RENEWAL

NRP rebate

Debt/Obligation Type:	Rebates
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	No
Date Incurred:	12/22/2016
FY of Last Payment:	2029

Rebates For HARDIN COUNTY PINE LAKE CORN PROCESSORS URBAN RENEWAL

33460 170th St Steamboat Rock, IA

TIF Expenditure Amount:	7,963
Rebate Paid To:	NRP
Tied To Debt:	NRP rebate
Tied To Project:	NRP
Projected Final FY of Rebate:	2029

33460 170th St Steamboat Rock

TIF Expenditure Amount:	0
Rebate Paid To:	NRP (prior FY 2nd half payment)
Tied To Debt:	NRP rebate
Tied To Project:	NRP
Projected Final FY of Rebate:	2019

33460 170th St Steamboat Rock

TIF Expenditure Amount:	0
Rebate Paid To:	NRP (FY20/21 2nd Portions)
Tied To Debt:	NRP rebate
Tied To Project:	NRP
Projected Final FY of Rebate:	2029

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PLCP bonds are paid in full (FY19). The NRP rebate is up to 300,000 maximum over ten years.
Only 1 rebate payment was made this year. Will make an additional payment in the next year.

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Sum of Private Investment Made Within This Urban Renewal Area
during FY 2023

0

TIF Taxing District Data Collection

Local Government Name:	HARDIN COUNTY (42)
Urban Renewal Area:	HARDIN COUNTY PINE LAKE CORN PROCESSORS URBAN RENEWAL (42012)
TIF Taxing District Name:	CLAY TWP/AGWSR SCH/PLCP TIF INCREMENT
TIF Taxing District Inc. Number:	420147
TIF Taxing District Base Year:	2002
FY TIF Revenue First Received:	2007
Subject to a Statutory end date?	Yes
Fiscal year this TIF Taxing District statutorily ends:	2023

UR Designation	
Slum	No
Blighted	No
Economic Development	06/2003

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	166,385	0	0	0	0

FY 2023 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name:	HARDIN COUNTY (42)
Urban Renewal Area:	HARDIN COUNTY PINE LAKE CORN PROCESSORS URBAN RENEWAL (42012)
TIF Taxing District Name:	CLAY TWP NRP
TIF Taxing District Inc. Number:	420217
TIF Taxing District Base Year:	2016
FY TIF Revenue First Received:	2017
Subject to a Statutory end date?	Yes
Fiscal year this TIF Taxing District statutorily ends:	2029

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	0	0	1,715,020	0	0	1,715,020	0	1,715,020
Taxable	0	0	0	1,543,518	0	0	1,543,518	0	1,543,518
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	808,950	906,070	906,070	0	0

FY 2023 TIF Revenue Received: 17,779

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Urban Renewal Area Data Collection

Local Government Name: HARDIN COUNTY (42)
 Urban Renewal Area: GARDEN WIND FARM URBAN RENEWAL
 UR Area Number: 42014

UR Area Creation Date: 06/2010

UR Area Purpose: See attached plan

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
CONCORD TWP/HUB-RAD SCH/GARDEN WIND TIF INCREMENT	420180	420181	0
GRANT TWP/HUB-RAD SCH/GARDEN WIND TIF INCREMENT	420182	420183	0
GRANT TWP/NESCO SCH/GARDEN WIND TIF INCREMENT	420184	420185	0
CONCORD TWP/NESCO SCH/GARDEN WIND TIF INCREMENT	420186	420187	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 GARDEN WIND FARM URBAN RENEWAL

County Road D-65

Description:	Hot Mix Asphalt Overlay work, 8.0 miles
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

County Road D-65

Description:	Hot Mix Asphalt Overlay work, 8.0 miles
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Debts/Obligations For GARDEN WIND FARM URBAN RENEWAL

GO Bond 2017 Refunding/refinance

Debt/Obligation Type:	TIF Revenue Bonds/Notes
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	No
Date Incurred:	05/10/2017
FY of Last Payment:	2022

Non-Rebates For GARDEN WIND FARM URBAN RENEWAL

TIF Expenditure Amount:	0
Tied To Debt:	GO Bond 2017 Refunding/refinance
Tied To Project:	County Road D-65

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GO Bonds were refinanced/refunded in 2017. Additional cash was paid towards principal from the TIF fund balance. This shaved five years off the payment schedule.

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Sum of Private Investment Made Within This Urban Renewal Area
during FY 2023

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TIF Taxing District Data Collection

Local Government Name: HARDIN COUNTY (42)
 Urban Renewal Area: GARDEN WIND FARM URBAN RENEWAL (42014)
 TIF Taxing District Name: CONCORD TWP/HUB-RAD SCH/GARDEN WIND TIF INCREMENT
 TIF Taxing District Inc. Number: 420181
 TIF Taxing District Base Year: 2010
 FY TIF Revenue First Received: 2013
 Subject to a Statutory end date? No

UR Designation	
Slum	No
Blighted	No
Economic Development	05/2010

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	0	0	0	0	0

FY 2023 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: HARDIN COUNTY (42)
 Urban Renewal Area: GARDEN WIND FARM URBAN RENEWAL (42014)
 TIF Taxing District Name: GRANT TWP/HUB-RAD SCH/GARDEN WIND TIF INCREMENT
 TIF Taxing District Inc. Number: 420183
 TIF Taxing District Base Year: 2010
 FY TIF Revenue First Received: 2013
 Subject to a Statutory end date? No

UR Designation	
Slum	No
Blighted	No
Economic Development	05/2010

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	0	0	0	0	0

FY 2023 TIF Revenue Received: 0

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TIF Taxing District Data Collection

Local Government Name: HARDIN COUNTY (42)
 Urban Renewal Area: GARDEN WIND FARM URBAN RENEWAL (42014)
 TIF Taxing District Name: GRANT TWP/NESCO SCH/GARDEN WIND TIF INCREMENT
 TIF Taxing District Inc. Number: 420185
 TIF Taxing District Base Year: 2010
 FY TIF Revenue First Received: 2013
 Subject to a Statutory end date? No

UR Designation	
Slum	No
Blighted	No
Economic Development	05/2010

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	0	0	0	0	0

FY 2023 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: HARDIN COUNTY (42)
 Urban Renewal Area: GARDEN WIND FARM URBAN RENEWAL (42014)
 TIF Taxing District Name: CONCORD TWP/NESCO SCH/GARDEN WIND TIF INCREMENT
 TIF Taxing District Inc. Number: 420187
 TIF Taxing District Base Year: 2010
 FY TIF Revenue First Received: 2013
 Subject to a Statutory end date? No

UR Designation	
Slum	No
Blighted	No
Economic Development	05/2010

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	0	0	0	0	0

FY 2023 TIF Revenue Received: 0