

# Annual Urban Renewal Report, Fiscal Year 2022 - 2023

## Levy Authority Summary

Local Government Name: COLUMBUS JUNCTION  
Local Government Number: 58G555

Active Urban Renewal Areas	U.R. #	# of Tif Taxing Districts
COLUMBUS JCT URBAN RENEWAL	58004	3
COLUMBUS JCT 2005 URBAN RENEWAL	58005	2

**TIF Debt Outstanding: 239,724**

<b>TIF Sp. Rev. Fund Cash Balance as of 07-01-2022:</b>	<b>26,429</b>	<b>13,629</b>	<b>Amount of 07-01-2022 Cash Balance Restricted for LMI</b>
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TIF Revenue:	34,286		
TIF Sp. Revenue Fund Interest:	0		
Property Tax Replacement Claims	0		
Asset Sales & Loan Repayments:	0		
<b>Total Revenue:</b>	<b>34,286</b>		

Rebate Expenditures:	0		
Non-Rebate Expenditures:	18,953		
Returned to County Treasurer:	0		
<b>Total Expenditures:</b>	<b>18,953</b>		

<b>TIF Sp. Rev. Fund Cash Balance as of 06-30-2023:</b>	<b>41,762</b>	<b>13,836</b>	<b>Amount of 06-30-2023 Cash Balance Restricted for LMI</b>
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**Year-End Outstanding TIF  
Obligations, Net of TIF Special  
Revenue Fund Balance: 179,009**

# ♣ Annual Urban Renewal Report, Fiscal Year 2022 - 2023

## Urban Renewal Area Data Collection

Local Government Name: COLUMBUS JUNCTION (58G555)  
 Urban Renewal Area: COLUMBUS JCT URBAN RENEWAL  
 UR Area Number: 58004

UR Area Creation Date: 09/1998

UR Area Purpose: TO FINANCE ROADWAY  
 CONSTRUCTION IN SUPPORT  
 OF NEW SINGLE AND MULTI-  
 FAMILY RESIDENTIAL  
 DEVELOPMENT BY  
 DEVELOPER, COLONIAL  
 MANORS, LC. REBATES TO  
 COLONIAL HEIGHTS LC AND  
 PROVISIONS FOR LMI  
 RESIDENTS.

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
COLUMBUS JCT CITY AG/COLUMBUS SCH/U R COL MANOR/INCREM	580070	580071	0
COLUMBUS JCT CITY/COLUMBUS SCH/U R COLONIAL MANOR INCREM	580072	580073	0
COLUMBUS JCT CITY/COLUMBUS SCH/2010 UR TIF INCREM	580088	580089	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
<b>Total Revenue:</b>	<b>0</b>

Rebate Expenditures:	0
Non-Rebate Expenditures:	0
Returned to County Treasurer:	0
<b>Total Expenditures:</b>	<b>0</b>

**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 COLUMBUS JCT URBAN RENEWAL

### SIDEWALK PROGRAM

Description:	REPLACEMENT OF SIDEWALKS
Classification:	Low and Moderate Income Housing
Physically Complete:	No
Payments Complete:	No

### COLONIAL HEIGHTS REBATE

Description:	STREETS, UTILITY, DEVELOPER
Classification:	Residential property (classified residential)
Physically Complete:	Yes
Payments Complete:	Yes

## Debts/Obligations For COLUMBUS JCT URBAN RENEWAL

### LMI OBLIGATION OUTSTANDING

Debt/Obligation Type:	Outstanding LMI Housing Obligations
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	Yes
Date Incurred:	07/10/2013
FY of Last Payment:	2025

**Non-Rebates For COLUMBUS JCT URBAN RENEWAL**

TIF Expenditure Amount:	0
Tied To Debt:	LMI OBLIGATION OUTSTANDING
Tied To Project:	SIDEWALK PROGRAM

## ♣ Annual Urban Renewal Report, Fiscal Year 2022 - 2023

### TIF Taxing District Data Collection

Local Government Name: COLUMBUS JUNCTION (58G555)  
 Urban Renewal Area: COLUMBUS JCT URBAN RENEWAL (58004)  
 TIF Taxing District Name: COLUMBUS JCT CITY AG/COLUMBUS SCH/U R COL MANOR/INCREM  
 TIF Taxing District Inc. Number: 580071  
 TIF Taxing District Base Year: 1999  
 FY TIF Revenue First Received: 2001  
 Subject to a Statutory end date? No

UR Designation	
Slum	No
Blighted	No
Economic Development	10/1998

### 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	17,130	0	0	0	0

FY 2023 TIF Revenue Received: 0

### TIF Taxing District Data Collection

Local Government Name: COLUMBUS JUNCTION (58G555)  
 Urban Renewal Area: COLUMBUS JCT URBAN RENEWAL (58004)  
 TIF Taxing District Name: COLUMBUS JCT CITY/COLUMBUS SCH/U R COLONIAL MANOR INCREM  
 TIF Taxing District Inc. Number: 580073  
 TIF Taxing District Base Year: 1999  
 FY TIF Revenue First Received: 2001  
 Subject to a Statutory end date? No

UR Designation	
Slum	No
Blighted	No
Economic Development	10/1998

### 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	11,202	0	0	0	0

FY 2023 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name:	COLUMBUS JUNCTION (58G555)
Urban Renewal Area:	COLUMBUS JCT URBAN RENEWAL (58004)
TIF Taxing District Name:	COLUMBUS JCT CITY/COLUMBUS SCH/2010 UR TIF INCREM
TIF Taxing District Inc. Number:	580089
TIF Taxing District Base Year:	2010
FY TIF Revenue First Received:	2011
Subject to a Statutory end date?	Yes
Fiscal year this TIF Taxing District statutorily ends:	2020

UR Designation	
Slum	No
Blighted	No
Economic Development	10/1998

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	778,603	0	0	0	0

FY 2023 TIF Revenue Received: 0

**Urban Renewal Area Data Collection**

Local Government Name: COLUMBUS JUNCTION (58G555)  
 Urban Renewal Area: COLUMBUS JCT 2005 URBAN RENEWAL  
 UR Area Number: 58005

UR Area Creation Date: 08/2005

UR Area Purpose: TO PROMOTE NEW  
 RESIDENTIAL DEVELOPMENT  
 BY PROVIDING NEW STREET,  
 WATER, SEWER, AND STREET  
 LIGHTS TO AREA.

**Tax Districts within this Urban Renewal Area**

	Base No.	Increment No.	Increment Value Used
COLUMBUS JCT CITY AG/COLUMBUS SCH/2005 UR TIF INCREM	580084	580085	0
COLUMBUS JCT CITY/COLUMBUS SCH/2005 UR TIF INCREM	580086	580087	1,127,546

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

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	2,000	2,089,870	0	0	0	-3,704	2,088,166	0	2,088,166
Taxable	1,781	1,131,250	0	0	0	-3,704	1,129,327	0	1,129,327
Homestead Credits									7

**TIF Sp. Rev. Fund Cash Balance  
as of 07-01-2022:**

26,429

13,629

**Amount of 07-01-2022 Cash Balance  
Restricted for LMI**

TIF Revenue: 34,286

TIF Sp. Revenue Fund Interest: 0

Property Tax Replacement Claims: 0

Asset Sales & Loan Repayments: 0

**Total Revenue: 34,286**

Rebate Expenditures: 0

Non-Rebate Expenditures: 18,953

Returned to County Treasurer: 0

**Total Expenditures: 18,953**

**TIF Sp. Rev. Fund Cash Balance  
as of 06-30-2023:**

41,762

13,836

**Amount of 06-30-2023 Cash Balance  
Restricted for LMI**



## Projects For COLUMBUS JCT 2005 URBAN RENEWAL

### NEW HERITAGE 2005

Description:	STREET, UTILITY, LIGHTS, LMI
Classification:	Residential property (classified residential)
Physically Complete:	Yes
Payments Complete:	No

### New Heritage Village phase II Subdivision

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

**Debts/Obligations For COLUMBUS JCT 2005 URBAN RENEWAL****New Heritage Phase II**

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	232,180
Interest:	7,544
Total:	239,724
Annual Appropriation?:	Yes
Date Incurred:	07/19/2017
FY of Last Payment:	2037

## Non-Rebates For COLUMBUS JCT 2005 URBAN RENEWAL

TIF Expenditure Amount:	18,953
Tied To Debt:	New Heritage Phase II
Tied To Project:	New Heritage Village phase II Subdivision

# Income Housing For COLUMBUS JCT 2005 URBAN RENEWAL

Amount of FY 2023 expenditures that provide or aid in the provision of public improvements related to housing and residential development:	0
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Lots for low and moderate income housing:	0
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:	COLUMBUS JUNCTION (58G555)
Urban Renewal Area:	COLUMBUS JCT 2005 URBAN RENEWAL (58005)
TIF Taxing District Name:	COLUMBUS JCT CITY AG/COLUMBUS SCH/2005 UR TIF INCREM
TIF Taxing District Inc. Number:	580085
TIF Taxing District Base Year:	2005
FY TIF Revenue First Received:	2005
Subject to a Statutory end date?	No

UR Designation	
Slum	No
Blighted	No
Economic Development	08/2005

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

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	2,000	0	0	0	0	0	2,000	0	2,000
Taxable	1,781	0	0	0	0	0	1,781	0	1,781
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	3,048	0	0	0	0

FY 2023 TIF Revenue Received: 0

**TIF Taxing District Data Collection**

Local Government Name:	COLUMBUS JUNCTION (58G555)
Urban Renewal Area:	COLUMBUS JCT 2005 URBAN RENEWAL (58005)
TIF Taxing District Name:	COLUMBUS JCT CITY/COLUMBUS SCH/2005 UR TIF INCREM
TIF Taxing District Inc. Number:	580087
TIF Taxing District Base Year:	2005
FY TIF Revenue First Received:	2005
Subject to a Statutory end date?	No

UR Designation	
Slum	No
Blighted	No
Economic Development	08/2005

**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	2,089,870	0	0	0	-3,704	2,086,166	0	2,086,166
Taxable	0	1,131,250	0	0	0	-3,704	1,127,546	0	1,127,546
Homestead Credits									7

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	1,558	1,127,546	1,127,546	0	0

FY 2023 TIF Revenue Received: 34,286