

Annual Urban Renewal Report, Fiscal Year 2022 - 2023

Levy Authority Summary

Local Government Name: OSKALOOSA  
Local Government Number: 62G590

Active Urban Renewal Areas	U.R. #	# of Tif Taxing Districts
OSKALOOSA CITY URBAN RENEWAL	62001	4

TIF Debt Outstanding: 3,037,225

TIF Sp. Rev. Fund Cash Balance as of 07-01-2022:	80,190	65,872	Amount of 07-01-2022 Cash Balance Restricted for LMI
TIF Revenue:	362,199		
TIF Sp. Revenue Fund Interest:	2,810		
Property Tax Replacement Claims	0		
Asset Sales & Loan Repayments:	0		
Total Revenue:	365,009		
Rebate Expenditures:	207,110		
Non-Rebate Expenditures:	149,687		
Returned to County Treasurer:	0		
Total Expenditures:	356,797		

TIF Sp. Rev. Fund Cash Balance as of 06-30-2023:	88,402	66,593	Amount of 06-30-2023 Cash Balance Restricted for LMI
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Year-End Outstanding TIF  
Obligations, Net of TIF Special  
Revenue Fund Balance: 2,592,026

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

## Urban Renewal Area Data Collection

Local Government Name: OSKALOOSA (62G590)  
 Urban Renewal Area: OSKALOOSA CITY URBAN RENEWAL  
 UR Area Number: 62001

UR Area Creation Date: 06/1985

UR Area Purpose: Elimination of blight within the  
 Urban Renewal Area boundaries  
 and promote economic  
 development.

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
OSKALOOSA CITY/OSKALOOSA SCH/OSKALOOSA UR TIF INCREM	620053	620056	10,622,257
OSKALOOSA CITY/OSKALOOSA SCH/OSKALOOSA UR IRONWOOD TIF INCREMENT	620085	620086	78,887
OSKALOOSA CITY AG/OSKALOOSA SCH/OSK AG 2014 TIF INCREMENT	620087	620088	0
OSKALOOSA CITY/OSK SCH/POST 2014 ANNEX TIF INCREM	620089	620090	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	185,630	464,435,700	91,694,249	31,630,140	0	-671,350	623,268,970	0	623,268,970
Taxable	165,288	251,400,128	82,524,824	28,467,126	0	-671,350	384,832,602	0	384,832,602
Homestead Credits									2,357

<b>TIF Sp. Rev. Fund Cash Balance as of 07-01-2022:</b>	<b>80,190</b>	<b>65,872</b>	<b>Amount of 07-01-2022 Cash Balance Restricted for LMI</b>
TIF Revenue:	362,199		
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<b>TIF Sp. Rev. Fund Cash Balance as of 06-30-2023:</b>	<b>88,402</b>	<b>66,593</b>	<b>Amount of 06-30-2023 Cash Balance Restricted for LMI</b>
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## Projects For OSKALOOSA CITY URBAN RENEWAL

### TIF Administration

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

### Reserves of Ironwood

Description:	Apartment Complex
Classification:	Low and Moderate Income Housing
Physically Complete:	Yes
Payments Complete:	No

### Downtown Facade Project

Description:	Downtown Facade Project
	Main Street Iowa Program-Iowa Economic Development
Classification:	Authority
Physically Complete:	Yes
Payments Complete:	No

### Phase II Facade Design

Description:	Downtown Facade Design Services
	Main Street Iowa Program-Iowa Economic Development
Classification:	Authority
Physically Complete:	Yes
Payments Complete:	Yes

### Phase II Facade Project

Description:	Downtown Facade Project
	Main Street Iowa Program-Iowa Economic Development
Classification:	Authority
Physically Complete:	Yes
Payments Complete:	Yes

### Marje, L.C.

Description:	Marje, L.C.
Classification:	Residential property (classified residential)
Physically Complete:	No
Payments Complete:	No

### Gateway Hotel

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

### Phase III Facade Application

Description:	Downtown Facade Application
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	Main Street Iowa Program-Iowa Economic Development
Classification:	Authority
Physically Complete:	No
Payments Complete:	No

**Phase III Facade Project**

Description:	Downtown Facade Project
	Main Street Iowa Program-Iowa Economic Development
Classification:	Authority
Physically Complete:	No
Payments Complete:	No

**Mahaska Chamber Grant**

Description:	Economic Development Activites
	Main Street Iowa Program-Iowa Economic Development
Classification:	Authority
Physically Complete:	No
Payments Complete:	No

## Debts/Obligations For OSKALOOSA CITY URBAN RENEWAL

### Ironwood Partners, LLC

Debt/Obligation Type:	Rebates
Principal:	348,873
Interest:	0
Total:	348,873
Annual Appropriation?:	No
Date Incurred:	09/15/2014
FY of Last Payment:	2032

### Downtown Facade Project

Debt/Obligation Type:	Internal Loans
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	No
Date Incurred:	06/16/2016
FY of Last Payment:	2020

### TIF Administration

Debt/Obligation Type:	Internal Loans
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	No
Date Incurred:	10/18/2021
FY of Last Payment:	2023

### Downtown Facade Design II

Debt/Obligation Type:	Internal Loans
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	No
Date Incurred:	12/07/2017
FY of Last Payment:	2021

### Downtown Facade Project II

Debt/Obligation Type:	Internal Loans
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	No
Date Incurred:	12/07/2017
FY of Last Payment:	2022

### Marje, L.C.

Debt/Obligation Type:	Rebates
Principal:	570,000
Interest:	0

Total:	570,000
Annual Appropriation?:	No
Date Incurred:	06/18/2018
FY of Last Payment:	2033

## Gateway Hotel Project

Debt/Obligation Type:	Rebates
Principal:	776,497
Interest:	0
Total:	776,497
Annual Appropriation?:	No
Date Incurred:	07/01/2019
FY of Last Payment:	2031

## TIF Administration

Debt/Obligation Type:	Internal Loans
Principal:	5,855
Interest:	0
Total:	5,855
Annual Appropriation?:	No
Date Incurred:	10/21/2019
FY of Last Payment:	2021

## Phase III Facade Application

Debt/Obligation Type:	Internal Loans
Principal:	3,000
Interest:	0
Total:	3,000
Annual Appropriation?:	No
Date Incurred:	06/01/2020
FY of Last Payment:	2022

## Phase III Facade Project

Debt/Obligation Type:	Internal Loans
Principal:	265,000
Interest:	0
Total:	265,000
Annual Appropriation?:	No
Date Incurred:	10/05/2020
FY of Last Payment:	2024

## Mahaska Chamber Grant

Debt/Obligation Type:	Internal Loans
Principal:	95,000
Interest:	0
Total:	95,000
Annual Appropriation?:	No
Date Incurred:	07/07/2021
FY of Last Payment:	2023

## Oskaloosa Post Development

Debt/Obligation Type:	Internal Loans
Principal:	973,000
Interest:	0
Total:	973,000

Annual Appropriation?:	No
Date Incurred:	07/19/2021
FY of Last Payment:	2030

## Non-Rebates For OSKALOOSA CITY URBAN RENEWAL

TIF Expenditure Amount:	5,855
Tied To Debt:	TIF Adminstration
Tied To Project:	TIF Administration
TIF Expenditure Amount:	0
Tied To Debt:	Downtown Facade Design II
Tied To Project:	Phase II Facade Design
TIF Expenditure Amount:	0
Tied To Debt:	Downtown Facade Project II
Tied To Project:	Phase II Facade Project
TIF Expenditure Amount:	0
Tied To Debt:	Downtown Facade Design II
Tied To Project:	Phase II Facade Design
TIF Expenditure Amount:	0
Tied To Debt:	Downtown Facade Project
Tied To Project:	Downtown Facade Project
TIF Expenditure Amount:	0
Tied To Debt:	Marje, L.C.
Tied To Project:	Marje, L.C.
TIF Expenditure Amount:	3,000
Tied To Debt:	Phase III Facade Application
Tied To Project:	Phase III Facade Application
TIF Expenditure Amount:	45,000
Tied To Debt:	Mahaska Chamber Grant
Tied To Project:	Mahaska Chamber Grant
TIF Expenditure Amount:	95,832
Tied To Debt:	Phase III Facade Project
Tied To Project:	Phase III Facade Project



## Rebates For OSKALOOSA CITY URBAN RENEWAL

### 1320 High Ave West-Oskaloosa

TIF Expenditure Amount:	51,915
Rebate Paid To:	Ironwood Partners, LLC.
Tied To Debt:	Ironwood Partners, LLC
Tied To Project:	Reserves of Ironwood
Projected Final FY of Rebate:	2032

### 2325 Coal Min Loop-Oskaloosa

TIF Expenditure Amount:	155,195
Rebate Paid To:	Oskaloosa Gateway Hotel
Tied To Debt:	Gateway Hotel Project
Tied To Project:	Gateway Hotel
Projected Final FY of Rebate:	2031

# Income Housing For OSKALOOSA CITY 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

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

### TIF Taxing District Data Collection

Local Government Name:	OSKALOOSA (62G590)
Urban Renewal Area:	OSKALOOSA CITY URBAN RENEWAL (62001)
TIF Taxing District Name:	OSKALOOSA CITY/OSKALOOSA SCH/OSKALOOSA UR TIF INCREM
TIF Taxing District Inc. Number:	620056
TIF Taxing District Base Year:	1979
FY TIF Revenue First Received:	1986
Subject to a Statutory end date?	No

UR Designation	
Slum	02/1978
Blighted	02/1978
Economic Development	02/1978

#### 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	464,435,700	89,537,579	31,630,140	0	-671,350	620,926,670	0	620,926,670
Taxable	0	251,400,128	80,583,821	28,467,126	0	-671,350	382,726,311	0	382,726,311
Homestead Credits									2,357

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	360,240,025	261,357,995	10,622,257	250,735,738	8,291,166

FY 2023 TIF Revenue Received: 362,199

### TIF Taxing District Data Collection

Local Government Name:	OSKALOOSA (62G590)
Urban Renewal Area:	OSKALOOSA CITY URBAN RENEWAL (62001)
TIF Taxing District Name:	OSKALOOSA CITY/OSKALOOSA SCH/OSKALOOSA UR IRONWOOD TIF INCREMENT
TIF Taxing District Inc. Number:	620086
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 - 1/1/2021 for FY 2023

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	2,156,670	0	0	0	2,156,670	0	2,156,670
Taxable	0	0	1,941,003	0	0	0	1,941,003	0	1,941,003
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	145,730	1,941,003	78,887	1,862,116	61,575

FY 2023 TIF Revenue Received: 0

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### TIF Taxing District Data Collection

Local Government Name:	OSKALOOSA (62G590)
Urban Renewal Area:	OSKALOOSA CITY URBAN RENEWAL (62001)
TIF Taxing District Name:	OSKALOOSA CITY AG/OSKALOOSA SCH/OSK AG 2014 TIF INCREMENT
TIF Taxing District Inc. Number:	620088
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 - 1/1/2021 for FY 2023

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	185,630	0	0	0	0	0	185,630	0	185,630
Taxable	165,288	0	0	0	0	0	165,288	0	165,288
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	387,790	0	0	0	0

FY 2023 TIF Revenue Received: 0

### TIF Taxing District Data Collection

Local Government Name:	OSKALOOSA (62G590)
Urban Renewal Area:	OSKALOOSA CITY URBAN RENEWAL (62001)
TIF Taxing District Name:	OSKALOOSA CITY/OSK SCH/POST 2014 ANNEX TIF INCREM
TIF Taxing District Inc. Number:	620090
TIF Taxing District Base Year:	0
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 - 1/1/2021 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