

Annual Urban Renewal Report, Fiscal Year 2022 - 2023

Levy Authority Summary

Local Government Name: WEST LIBERTY  
Local Government Number: 70G656

Active Urban Renewal Areas	U.R. #	# of Tif Taxing Districts
WEST LIBERTY URBAN RENEWAL	70010	7

TIF Debt Outstanding: 3,231,781

TIF Sp. Rev. Fund Cash Balance as of 07-01-2022: 52,049 0 Amount of 07-01-2022 Cash Balance Restricted for LMI

TIF Revenue:	33,003	
TIF Sp. Revenue Fund Interest:	3,243	
Property Tax Replacement Claims	636,663	
Asset Sales & Loan Repayments:	0	
Total Revenue:	672,909	
Rebate Expenditures:	113,642	
Non-Rebate Expenditures:	572,131	
Returned to County Treasurer:	0	
Total Expenditures:	685,773	

TIF Sp. Rev. Fund Cash Balance as of 06-30-2023: 39,185 0 Amount of 06-30-2023 Cash Balance Restricted for LMI

Year-End Outstanding TIF Obligations, Net of TIF Special Revenue Fund Balance: 2,506,823

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

## Urban Renewal Area Data Collection

Local Government Name: WEST LIBERTY (70G656)  
 Urban Renewal Area: WEST LIBERTY URBAN RENEWAL  
 UR Area Number: 70010

UR Area Creation Date: 11/2000

UR Area Purpose: To fund upgrades to infrastructure and incentives for economic growth in the plan area to accommodate current and anticipated growth.

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
WEST LIBERTY CITY/WEST LIBERTY SCH/WEST LIBERTY FIRE/UR TIF INCREM	700113	700114	19,137,741
WEST LIBERTY CITY/WEST LIB SCH/WEST LIB FIRE/UR SO INCREM	700204	700205	472,597
WEST LIBERTY CITY AG/WEST LIB SCH/WEST LIB FIRE/UR SO INCREM	700206	700207	0
WEST LIBERTY CITY/WEST LIB SCH/WEST LIB FIRE/UR ALTA INCREM	700208	700209	558,306
WEST LIBERTY CITY AG/WEST LIB SCH/WEST LIB FIRE/UR ALTA INCREM	700210	700211	0
WEST LIB CITY AG/WEST LIB SCH/WEST LIB FIRE/UR INCREM	700227	700228	178
WEST LIBERTYCITY/WEST LIB SCH/WEST LIB FIRE/UR ALTA II INCREM	700237	700238	480,746

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

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	1,360	129,800,160	11,662,152	2,547,600	0	-109,268	149,614,551	0	149,614,551
Taxable	1,211	70,261,118	10,495,940	2,292,840	0	-109,268	86,583,596	0	86,583,596
Homestead Credits									490

**TIF Sp. Rev. Fund Cash Balance as of 07-01-2022:** **52,049** **0** **Amount of 07-01-2022 Cash Balance Restricted for LMI**

TIF Revenue: 33,003  
 TIF Sp. Revenue Fund Interest: 3,243  
 Property Tax Replacement Claims: 636,663  
 Asset Sales & Loan Repayments: 0  
**Total Revenue: 672,909**

Rebate Expenditures: 113,642  
 Non-Rebate Expenditures: 572,131  
 Returned to County Treasurer: 0  
**Total Expenditures: 685,773**

**TIF Sp. Rev. Fund Cash Balance as of 06-30-2023:** **39,185** **0** **Amount of 06-30-2023 Cash Balance Restricted for LMI**

## Projects For WEST LIBERTY URBAN RENEWAL

### Street Improvement Refunding Notes 2016A

Description:	Street and infrastructure improvements
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	Yes

### Maxson Street Improvement Project

Description:	Street and infrastructure improvements
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	Yes

### 2016 Alta Ventures LLC Development

Description:	Phase I housing development LMI revenue
Classification:	Low and Moderate Income Housing
Physically Complete:	Yes
Payments Complete:	No

### 2017 Alta Ventures LLC Development

Description:	Phase II housing development LMI Revenue
Classification:	Low and Moderate Income Housing
Physically Complete:	Yes
Payments Complete:	No

### WL Economic Development Matching Grant

Description:	City Matching Grant for Building Renovation Project
	Mixed use property (ie: a significant portion is residential and significant portion is commercial)
Classification:	
Physically Complete:	Yes
Payments Complete:	Yes

### West Liberty Economic Development Agreement

Description:	WELEAD Agreement for Economic Development
Classification:	Administrative expenses
Physically Complete:	No
Payments Complete:	No

### West Liberty Administration

Description:	Internal Loan for Administrative work
Classification:	Administrative expenses
Physically Complete:	No
Payments Complete:	No

### Buysee Development

Description:	Housing Development Dutton Area
Classification:	Residential property (classified residential)
Physically Complete:	No



## Debts/Obligations For WEST LIBERTY URBAN RENEWAL

### GO Corportate Purpose and Refunding Bonds Series 2016A

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	580,000
Interest:	22,125
Total:	602,125
Annual Appropriation?:	No
Date Incurred:	11/29/2016
FY of Last Payment:	2025

### GO Corporate Purpose Bond Series 2017

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	1,680,000
Interest:	319,888
Total:	1,999,888
Annual Appropriation?:	No
Date Incurred:	06/01/2017
FY of Last Payment:	2032

### Alta Ventures LLC Rebate Phase II

Debt/Obligation Type:	Rebates
Principal:	28,345
Interest:	0
Total:	28,345
Annual Appropriation?:	Yes
Date Incurred:	01/17/2017
FY of Last Payment:	2028

### Alta Ventures LLC Rebate Phase II

Debt/Obligation Type:	Rebates
Principal:	102,475
Interest:	0
Total:	102,475
Annual Appropriation?:	Yes
Date Incurred:	05/17/2016
FY of Last Payment:	2026

### West Liberty Economic Development Grant

Debt/Obligation Type:	Rebates
Principal:	100,000
Interest:	0
Total:	100,000
Annual Appropriation?:	Yes
Date Incurred:	12/01/2020
FY of Last Payment:	2024

### WELEAD Agreement

Debt/Obligation Type:	Internal Loans
Principal:	53,700
Interest:	0

Total:	53,700
Annual Appropriation?:	Yes
Date Incurred:	12/01/2020
FY of Last Payment:	2024

## CITY OF WEST LIBERTY ADMINISTRATION

Debt/Obligation Type:	Internal Loans
Principal:	145,248
Interest:	0
Total:	145,248
Annual Appropriation?:	Yes
Date Incurred:	12/01/2020
FY of Last Payment:	2024

## GO Economic Development Note

Debt/Obligation Type:	Other Debt
Principal:	200,000
Interest:	0
Total:	200,000
Annual Appropriation?:	No
Date Incurred:	07/05/2022
FY of Last Payment:	2027

## Buysee Development

Debt/Obligation Type:	Rebates
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	No
Date Incurred:	03/21/2023
FY of Last Payment:	2032

## Non-Rebates For WEST LIBERTY URBAN RENEWAL

TIF Expenditure Amount:	199,500
Tied To Debt:	GO Corportate Purpose and Refunding Bonds Series 2016A
Tied To Project:	Street Improvement Refunding Notes 2016A
TIF Expenditure Amount:	150,200
Tied To Debt:	GO Corporate Purpose Bond Series 2017
Tied To Project:	Maxson Street Improvement Project
TIF Expenditure Amount:	23,483
Tied To Debt:	West Liberty Economic Development Grant
Tied To Project:	WL Economic Development Matching Grant
TIF Expenditure Amount:	53,700
Tied To Debt:	WELEAD Agreement
Tied To Project:	West Liberty Economic Development Agreement
TIF Expenditure Amount:	145,248
Tied To Debt:	CITY OF WEST LIBERTY ADMINISTRATION
Tied To Project:	West Liberty Administration

## Rebates For WEST LIBERTY URBAN RENEWAL

### Alta Ventures LLC Phase I

TIF Expenditure Amount:	0
Rebate Paid To:	GIRI LLC
Tied To Debt:	Alta Ventures LLC Rebate Phase II
Tied To Project:	Street Improvement Refunding Notes 2016A
Projected Final FY of Rebate:	2026

### Alta Ventures LLC Phase II

TIF Expenditure Amount:	0
Rebate Paid To:	GIRI LLC
Tied To Debt:	Alta Ventures LLC Rebate Phase II
Tied To Project:	Street Improvement Refunding Notes 2016A
Projected Final FY of Rebate:	2028

### BELL 627 PROJECT

TIF Expenditure Amount:	25,000
Rebate Paid To:	KACEE BELL
Tied To Debt:	West Liberty Economic Development Grant
Tied To Project:	WL Economic Development Matching Grant
Projected Final FY of Rebate:	2022

### WEST ELLE SALON

TIF Expenditure Amount:	25,000
Rebate Paid To:	WEST ELE SALON
Tied To Debt:	West Liberty Economic Development Grant
Tied To Project:	WL Economic Development Matching Grant
Projected Final FY of Rebate:	2023

### WLFE INC

TIF Expenditure Amount:	25,000
Rebate Paid To:	WLFE INC
Tied To Debt:	West Liberty Economic Development Grant
Tied To Project:	WL Economic Development Matching Grant
Projected Final FY of Rebate:	2023

### ROCK DANCE STUDIO

TIF Expenditure Amount:	19,362
Rebate Paid To:	NICOLE ROCK
Tied To Debt:	West Liberty Economic Development Grant



Tied To Project:	West Liberty Economic Development Agreement
Projected Final FY of Rebate:	2023

**NEW STRAND THEATRE**

TIF Expenditure Amount:	15,680
Rebate Paid To:	MAC HOWES
Tied To Debt:	West Liberty Economic Development Grant
Tied To Project:	WL Economic Development Matching Grant
Projected Final FY of Rebate:	2022

**KEELE LAW**

TIF Expenditure Amount:	3,600
Rebate Paid To:	KEELE LAW OFFICES
Tied To Debt:	West Liberty Economic Development Grant
Tied To Project:	WL Economic Development Matching Grant
Projected Final FY of Rebate:	2022

♣ Annual Urban Renewal Report, Fiscal Year 2022 - 2023

CITY OF WEST LIBERTY CREATED A WEST LIBERTY ECONOMIC GRANT AND FUNDED PROJECTS FOR IMPROVEMENT IN TOTAL 143000 PROJECTS HAVE BEEN PAID OUT. WE LEAD INVESTMENT FOR ECONOMOIC DEVELOPMENT PARTNERSHIP 53,750 AND THEN ADMINISTRATIVE COSTS TO ADMINISTER PROJECTS

256 Characters Left

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

600000

### TIF Taxing District Data Collection

Local Government Name: WEST LIBERTY (70G656)  
 Urban Renewal Area: WEST LIBERTY URBAN RENEWAL (70010)  
 TIF Taxing District Name: WEST LIBERTY CITY/WEST LIBERTY SCH/WEST LIBERTY FIRE/UR TIF INCREM  
 TIF Taxing District Inc. Number: 700114  
 TIF Taxing District Base Year: 1999  
 FY TIF Revenue First Received: 2018  
 Subject to a Statutory end date? Yes  
 Fiscal year this TIF Taxing District statutorily ends: 2038

UR Designation	
Slum	No
Blighted	No
Economic Development	06/2017

#### 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	115,447,420	10,770,412	683,610	0	-98,156	131,664,163	0	131,664,163
Taxable	0	62,491,933	9,693,374	615,249	0	-98,156	75,801,215	0	75,801,215
Homestead Credits									447

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	60,316,900	71,445,419	19,137,741	52,307,678	1,686,837

FY 2023 TIF Revenue Received: 0

### TIF Taxing District Data Collection

Local Government Name: WEST LIBERTY (70G656)  
 Urban Renewal Area: WEST LIBERTY URBAN RENEWAL (70010)  
 TIF Taxing District Name: WEST LIBERTY CITY/WEST LIB SCH/WEST LIB FIRE/UR SO INCREM  
 TIF Taxing District Inc. Number: 700205  
 TIF Taxing District Base Year: 2015  
 FY TIF Revenue First Received: 2016  
 Subject to a Statutory end date? Yes  
 Fiscal year this TIF Taxing District statutorily ends: 2038

UR Designation	
Slum	No
Blighted	06/2016
Economic Development	06/2016

#### 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	12,271,580	891,740	1,863,990	0	-11,112	15,867,868	0	15,867,868
Taxable	0	6,642,637	802,566	1,677,591	0	-11,112	9,654,622	0	9,654,622
Homestead Credits									43

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	14,114,730	1,764,250	472,597	1,291,653	41,654

FY 2023 TIF Revenue Received: 0

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

### TIF Taxing District Data Collection

Local Government Name:	WEST LIBERTY (70G656)
Urban Renewal Area:	WEST LIBERTY URBAN RENEWAL (70010)
TIF Taxing District Name:	WEST LIBERTY CITY AG/WEST LIB SCH/WEST LIB FIRE/UR SO INCREM
TIF Taxing District Inc. Number:	700207
TIF Taxing District Base Year:	2015
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	2,450	0	0	0	0

FY 2023 TIF Revenue Received: 0

### TIF Taxing District Data Collection

Local Government Name:	WEST LIBERTY (70G656)
Urban Renewal Area:	WEST LIBERTY URBAN RENEWAL (70010)
TIF Taxing District Name:	WEST LIBERTY CITY/WEST LIB SCH/WEST LIB FIRE/UR ALTA INCREM
TIF Taxing District Inc. Number:	700209
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:	2026

UR Designation	
Slum	No
Blighted	No
Economic Development	06/2015

#### 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	1,035,720	0	0	0	0	1,035,720	0	1,035,720
Taxable	0	560,640	0	0	0	0	560,640	0	560,640
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	10,440	560,640	558,306	2,334	75

FY 2023 TIF Revenue Received: 18,001

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

### TIF Taxing District Data Collection

Local Government Name:	WEST LIBERTY (70G656)
Urban Renewal Area:	WEST LIBERTY URBAN RENEWAL (70010)
TIF Taxing District Name:	WEST LIBERTY CITY AG/WEST LIB SCH/WEST LIB FIRE/UR ALTA INCREM
TIF Taxing District Inc. Number:	700211
TIF Taxing District Base Year:	2016
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

### TIF Taxing District Data Collection

Local Government Name:	WEST LIBERTY (70G656)
Urban Renewal Area:	WEST LIBERTY URBAN RENEWAL (70010)
TIF Taxing District Name:	WEST LIB CITY AG/WEST LIB SCH/WEST LIB FIRE/UR INCREM
TIF Taxing District Inc. Number:	700228
TIF Taxing District Base Year:	1999
FY TIF Revenue First Received:	2019
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	1,360	0	0	0	0	0	1,360	0	1,360
Taxable	1,211	0	0	0	0	0	1,211	0	1,211
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	700	660	178	482	10

FY 2023 TIF Revenue Received: 0

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

### TIF Taxing District Data Collection

Local Government Name: WEST LIBERTY (70G656)  
 Urban Renewal Area: WEST LIBERTY URBAN RENEWAL (70010)  
 TIF Taxing District Name: WEST LIBERTYCITY/WEST LIB SCH/WEST LIB FIRE/UR ALTA II INCREM  
 TIF Taxing District Inc. Number: 700238  
 TIF Taxing District Base Year: 2017  
 FY TIF Revenue First Received: 2018  
 Subject to a Statutory end date? Yes  
 Fiscal year this TIF Taxing District statutorily ends: 2028

	UR Designation
Slum	No
Blighted	No
Economic Development	01/2017

### 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	1,045,440	0	0	0	0	1,045,440	0	1,045,440
Taxable	0	565,908	0	0	0	0	565,908	0	565,908
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	95,640	565,908	480,746	85,162	2,746

FY 2023 TIF Revenue Received: 15,002