

Annual Urban Renewal Report, Fiscal Year 2022 - 2023

Levy Authority Summary

Local Government Name: PAULLINA
Local Government Number: 71G662

Active Urban Renewal Areas	U.R. #	# of Tif Taxing Districts
PAULLINA BUSINESS PARK WEST	71005	2
PAULLINA URBAN RENEWAL	71007	1
PAULLINA #2 URBAN RENEWAL	71012	4

TIF Debt Outstanding: 1,668,462

TIF Sp. Rev. Fund Cash Balance as of 07-01-2022: 101,877 0 Amount of 07-01-2022 Cash Balance Restricted for LMI

TIF Revenue:	114,936
TIF Sp. Revenue Fund Interest:	4,212
Property Tax Replacement Claims	3,514
Asset Sales & Loan Repayments:	0
Total Revenue:	122,662

Rebate Expenditures:	46,851
Non-Rebate Expenditures:	0
Returned to County Treasurer:	0
Total Expenditures:	46,851

TIF Sp. Rev. Fund Cash Balance as of 06-30-2023: 177,688 0 Amount of 06-30-2023 Cash Balance Restricted for LMI

Year-End Outstanding TIF Obligations, Net of TIF Special Revenue Fund Balance: 1,443,923

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Urban Renewal Area Data Collection

Local Government Name: PAULLINA (71G662)
 Urban Renewal Area: PAULLINA BUSINESS PARK WEST
 UR Area Number: 71005

UR Area Creation Date: 07/2017

UR Area Purpose: The Paullina Business Park Urban Renewal Plan has been created to help local officials promote economic development in the City of Paullina. We intend to stimulate private investment in new commercial and industrial developments in this area.

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
PAULLINA CITY/SOUTH O'BRIEN SCH/PA BUSINESS PARK WEST UR INCRE	710142	710143	2,780,424
PAULLINA CITY AG/SOUTH O'BRIEN SCH/PA AG BUSINESS PARK WEST INCRE	710144	710145	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	3,089,360	0	0	0	3,089,360	0	3,089,360
Taxable	0	0	2,780,424	0	0	0	2,780,424	0	2,780,424
Homestead Credits									0

TIF Sp. Rev. Fund Cash Balance as of 07-01-2022: **61,969** **0** **Amount of 07-01-2022 Cash Balance Restricted for LMI**

TIF Revenue: 68,757
 TIF Sp. Revenue Fund Interest: 2,106
 Property Tax Replacement Claims: 2,000
 Asset Sales & Loan Repayments: 0
Total Revenue: 72,863

Rebate Expenditures: 27,552
 Non-Rebate Expenditures: 0
 Returned to County Treasurer: 0
Total Expenditures: 27,552

TIF Sp. Rev. Fund Cash Balance as of 06-30-2023: **107,280** **0** **Amount of 06-30-2023 Cash Balance Restricted for LMI**

Projects For PAULLINA BUSINESS PARK WEST

West Industrial Lot

Description:	Ground work and retaining pond
Classification:	Industrial/manufacturing property
Physically Complete:	Yes
Payments Complete:	Yes

West Industrial Lot

Description:	Water and Sewer installation
Classification:	Industrial/manufacturing property
Physically Complete:	Yes
Payments Complete:	Yes

West Industrial Lot

Description:	Street Construction Project
Classification:	Industrial/manufacturing property
Physically Complete:	Yes
Payments Complete:	Yes

West Industrial Lot

Description:	Electric System Upgrade
Classification:	Industrial/manufacturing property
Physically Complete:	Yes
Payments Complete:	Yes

Debts/Obligations For PAULLINA BUSINESS PARK WEST

Ground work & retaining pond

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	No
Date Incurred:	09/01/2017
FY of Last Payment:	2032

Water and sewer install

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	550,000
Interest:	235,660
Total:	785,660
Annual Appropriation?:	No
Date Incurred:	09/14/2018
FY of Last Payment:	2038

Street Construction

Debt/Obligation Type:	Internal Loans
Principal:	176,465
Interest:	73,610
Total:	250,075
Annual Appropriation?:	No
Date Incurred:	06/18/2020
FY of Last Payment:	2030

Electric Materials purchase

Debt/Obligation Type:	Internal Loans
Principal:	129,864
Interest:	54,171
Total:	184,035
Annual Appropriation?:	No
Date Incurred:	12/01/2020
FY of Last Payment:	2045

Electric Install

Debt/Obligation Type:	Internal Loans
Principal:	280,027
Interest:	96,417
Total:	376,444
Annual Appropriation?:	No
Date Incurred:	12/01/2020
FY of Last Payment:	2041

Bunkers Rebate

Debt/Obligation Type:	Rebates
Principal:	41,008
Interest:	0

Total:	41,008
Annual Appropriation?:	Yes
Date Incurred:	06/01/2021
FY of Last Payment:	2030

Non-Rebates For PAULLINA BUSINESS PARK WEST

TIF Expenditure Amount:	0
Tied To Debt:	Water and sewer install
Tied To Project:	West Industrial Lot

Rebates For PAULLINA BUSINESS PARK WEST

413 Garfield Avenue

TIF Expenditure Amount:	27,552
Rebate Paid To:	Bunkers Feed and & Supply
Tied To Debt:	Water and sewer install
Tied To Project:	West Industrial Lot
Projected Final FY of Rebate:	2023

There were no expenditures this year

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

0

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TIF Taxing District Data Collection

Local Government Name:	PAULLINA (71G662)
Urban Renewal Area:	PAULLINA BUSINESS PARK WEST (71005)
TIF Taxing District Name:	PAULLINA CITY/SOUTH O'BRIEN SCH/PA BUSINESS PARK WEST UR INCRE
TIF Taxing District Inc. Number:	710143
TIF Taxing District Base Year:	2018
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	0	3,089,360	0	0	0	3,089,360	0	3,089,360
Taxable	0	0	2,780,424	0	0	0	2,780,424	0	2,780,424
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	43,680	2,780,424	2,780,424	0	0

FY 2023 TIF Revenue Received: 68,757

TIF Taxing District Data Collection

Local Government Name:	PAULLINA (71G662)
Urban Renewal Area:	PAULLINA BUSINESS PARK WEST (71005)
TIF Taxing District Name:	PAULLINA CITY AG/SOUTH O'BRIEN SCH/PA AG BUSINESS PARK WEST INCRE
TIF Taxing District Inc. Number:	710145
TIF Taxing District Base Year:	2018
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	8,730	0	0	0	0

FY 2023 TIF Revenue Received: 0

Urban Renewal Area Data Collection

Local Government Name: PAULLINA (71G662)
 Urban Renewal Area: PAULLINA URBAN RENEWAL
 UR Area Number: 71007

UR Area Creation Date: 11/1999

UR Area Purpose: The City of Paullina Urban Renewal Area I is being created to stimulate economic development, specifically commercial development, within a commercial/light industrial development area.

Tax Districts within this Urban Renewal Area

	Base No.	Increment No.	Increment Value Used
PAULLINA CITY/SOUTH O'BRIEN SCH/PAULLINA URB NEW INCREM	710091	710065	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:	PAULLINA (71G662)
Urban Renewal Area:	PAULLINA URBAN RENEWAL (71007)
TIF Taxing District Name:	PAULLINA CITY/SOUTH O`BRIEN SCH/PAULLINA URB NEW INCREM
TIF Taxing District Inc. Number:	710065
TIF Taxing District Base Year:	1998
FY TIF Revenue First Received:	2001
Subject to a Statutory end date?	Yes
Fiscal year this TIF Taxing District statutorily ends:	2019

UR Designation	
Slum	No
Blighted	No
Economic Development	11/1999

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	550,901	0	0	0	0

FY 2023 TIF Revenue Received: 0

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Urban Renewal Area Data Collection

Local Government Name: PAULLINA (71G662)
 Urban Renewal Area: PAULLINA #2 URBAN RENEWAL
 UR Area Number: 71012

UR Area Creation Date: 08/2006

UR Area Purpose: The Urban Renewal Area District 2 was created to develop and stimulate economic development. In September of 2013 an amendment was made to the district adding 20+ acres to the original Urban Renewal Area.

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
PAULLINA CITY AG/SOUTH O'BRIEN SCH/PAULLINA UR #2 INCRE	710099	710098	0
PAULLINA CITY/SOUTH O'BRIEN SCH/PAULLINA URB REN #2 INCRE	710108	710109	0
PAULLINA CITY AG/SOUTH O'BRIEN SCH/PS UR#2 AMEND#2	710130	710131	0
PAULLINA CITY/SOUTH O'BRIEN SCH/PA UR #2AMEND2	710140	710141	1,874,100

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	2,599,520	0	0	0	2,599,520	0	2,599,520
Taxable	0	0	2,339,568	0	0	0	2,339,568	0	2,339,568
Homestead Credits									0

TIF Sp. Rev. Fund Cash Balance as of 07-01-2022: **39,908** **0** **Amount of 07-01-2022 Cash Balance Restricted for LMI**

TIF Revenue: 46,179
 TIF Sp. Revenue Fund Interest: 2,106
 Property Tax Replacement Claims 1,514
 Asset Sales & Loan Repayments: 0
Total Revenue: 49,799

Rebate Expenditures: 19,299
 Non-Rebate Expenditures: 0
 Returned to County Treasurer: 0
Total Expenditures: 19,299

TIF Sp. Rev. Fund Cash Balance as of 06-30-2023: **70,408** **0** **Amount of 06-30-2023 Cash Balance Restricted for LMI**

Projects For PAULLINA #2 URBAN RENEWAL

Paullina Business Park

Description:	Business Park Development
Classification:	Industrial/manufacturing property
Physically Complete:	Yes
Payments Complete:	Yes

Paullina Business Park

Description:	ICON DEVELOPMENT
Classification:	Agribusiness
Physically Complete:	Yes
Payments Complete:	No

Paullina Business Park

Description:	Street Construction
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	Yes

Debts/Obligations For PAULLINA #2 URBAN RENEWAL

Business Park Street Project

Debt/Obligation Type:	Internal Loans
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	No
Date Incurred:	11/14/2018
FY of Last Payment:	2030

Water/Sewer line

Debt/Obligation Type:	Internal Loans
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	No
Date Incurred:	01/20/2014
FY of Last Payment:	2030

Agri Vision Rebate

Debt/Obligation Type:	Rebates
Principal:	31,240
Interest:	0
Total:	31,240
Annual Appropriation?:	Yes
Date Incurred:	06/01/2017
FY of Last Payment:	2029

Non-Rebates For PAULLINA #2 URBAN RENEWAL

TIF Expenditure Amount:	0
Tied To Debt:	Water/Sewer line
Tied To Project:	Paullina Business Park

Rebates For PAULLINA #2 URBAN RENEWAL

5671 Street

TIF Expenditure Amount:	19,299
Rebate Paid To:	Agrivision
Tied To Debt:	Business Park Street Project
Tied To Project:	Paullina Business Park
Projected Final FY of Rebate:	2031

Jobs For PAULLINA #2 URBAN RENEWAL

Project:	Paullina Business Park
Company Name:	ICON
Date Agreement Began:	01/27/2014
Date Agreement Ends:	06/01/2021
Number of Jobs Created or Retained:	8
Total Annual Wages of Required Jobs:	250,000
Total Estimated Private Capital Investment:	3,000,000
Total Estimated Cost of Public Infrastructure:	223,000

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There were no expenditures this year

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

0

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TIF Taxing District Data Collection

Local Government Name: PAULLINA (71G662)
 Urban Renewal Area: PAULLINA #2 URBAN RENEWAL (71012)
 TIF Taxing District Name: PAULLINA CITY AG/SOUTH O'BRIEN SCH/PAULLINA UR #2 INCRE
 TIF Taxing District Inc. Number: 710098
 TIF Taxing District Base Year: 2005
 FY TIF Revenue First Received: 2008
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2026

UR Designation	
Slum	No
Blighted	No
Economic Development	08/2006

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	38,439	0	0	0	0

FY 2023 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: PAULLINA (71G662)
 Urban Renewal Area: PAULLINA #2 URBAN RENEWAL (71012)
 TIF Taxing District Name: PAULLINA CITY/SOUTH O'BRIEN SCH/PAULLINA URB REN #2 INCRE
 TIF Taxing District Inc. Number: 710109
 TIF Taxing District Base Year: 2005
 FY TIF Revenue First Received: 2008
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2026

UR Designation	
Slum	No
Blighted	No
Economic Development	08/2006

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	14,331	0	0	0	0

FY 2023 TIF Revenue Received: 0

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TIF Taxing District Data Collection

Local Government Name: PAULLINA (71G662)
 Urban Renewal Area: PAULLINA #2 URBAN RENEWAL (71012)
 TIF Taxing District Name: PAULLINA CITY AG/SOUTH O'BRIEN SCH/PS UR#2 AMEND#2
 TIF Taxing District Inc. Number: 710131
 TIF Taxing District Base Year: 2012
 FY TIF Revenue First Received:
 Subject to a Statutory end date? No

UR Designation	
Slum	No
Blighted	No
Economic Development	02/2014

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	17,778	0	0	0	0

FY 2023 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: PAULLINA (71G662)
 Urban Renewal Area: PAULLINA #2 URBAN RENEWAL (71012)
 TIF Taxing District Name: PAULLINA CITY/SOUTH O'BRIEN SCH/PA UR #2AMEND2
 TIF Taxing District Inc. Number: 710141
 TIF Taxing District Base Year: 2012
 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	0	2,599,520	0	0	0	2,599,520	0	2,599,520
Taxable	0	0	2,339,568	0	0	0	2,339,568	0	2,339,568
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	34,666	2,339,568	1,874,100	465,468	11,845

FY 2023 TIF Revenue Received: 46,179