

Annual Urban Renewal Report, Fiscal Year 2022 - 2023

Levy Authority Summary

Local Government Name: WEST DES MOINES
Local Government Number: 77G727

Active Urban Renewal Areas	U.R. #	# of Tif Taxing Districts
WEST DES MOINES MILLS PKWY URBAN RENEWAL AREA	25023	11
WEST DES MOINES WESTOWN V URBAN RENEWAL AREA	25027	1
WEST DES MOINES ASHWORTH CORRIDOR URBAN RENEWAL AREA	25028	4
WEST DES MOINES WOODLAND HILLS URBAN RENEWAL AREA	25031	3
WEST DES MOINES COACHLIGHT DR URBAN RENEWAL AREA	25037	4
WEST DES MOINES 8300 MILLS CIVIC PKWY URBAN RENEWAL AREA	25042	2
WEST DES MOINES IOWA CLINIC URBAN RENEWAL AREA	25043	1
WEST DES MOINES GRAND PRAIRIE PKWY URBAN RENEWAL AREA	25047	2
WEST DES MOINES 92nd STREET URA	25050	0
WEST DES MOINES SOUTH 81st STREET URA	25051	0
WEST DES MOINES MICROSOFT OSMIUM URBAN RENEWAL	61021	1
WEST DES MOINES MILLS PKWY URBAN RENEWAL	77058	1
WEST DES MOINES WESTOWN V URBAN RENEWAL	77076	2
WEST DES MOINES FULLER ROAD URBAN RENEWAL	77082	1
WEST DES MOINES VAL-GATE URBAN RENEWAL	77090	3
WEST DES MOINES ALLUVION URBAN RENEWAL	77091	9
WEST DES MOINES HISTORIC URBAN RENEWAL	77097	2
WEST DES MOINES EP TRUE PARKWAY URBAN RENEWAL	77098	1
WEST DES MOINES MIDTOWN URBAN RENEWAL	77099	1
WEST DES MOINES GRAND RIDGE URBAN RENEWAL	77107	1
WEST DES MOINES 1525 GRAND URBAN RENEWAL	77110	1
WEST DES MOINES UNIVERSITY AVE CORRIDOR URBAN RENEWAL	77114	1
WEST DES MOINES OSMIUM URBAN RENEWAL	91002	1

TIF Debt Outstanding: 296,649,868

TIF Sp. Rev. Fund Cash Balance as of 07-01-2022:		Amount of 07-01-2022 Cash Balance Restricted for LMI	
	10,177,612	638,517	
TIF Revenue:	23,423,271		
TIF Sp. Revenue Fund Interest:	265,079		
Property Tax Replacement Claims	159,239		
Asset Sales & Loan Repayments:	0		
Total Revenue:	23,847,589		
Rebate Expenditures:	1,765,122		
Non-Rebate Expenditures:	21,755,171		
Returned to County Treasurer:	0		
Total Expenditures:	23,520,293		

TIF Sp. Rev. Fund Cash Balance as of 06-30-2023:		Amount of 06-30-2023 Cash Balance Restricted for LMI	
	10,504,908	632,225	

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

262,624,667

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Urban Renewal Area Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES MILLS PKWY URBAN RENEWAL AREA
 UR Area Number: 25023
 UR Area Creation Date: 07/1999
 UR Area Purpose: see attached plan documents

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
WEST DES MOINES CITY/WAUKEE SCH/WDM MILLS PKWY URA 25023/03 TIF ORD 1560 SUB 1 INCREMENT	250274	250275	34,329,851
WEST DES MOINES CITY AG/WAUKEE SCH/WDM MILLS PKWY URA 25023/03 TIF ORD 1560 SUB 1 INCREMENT	250276	250277	0
WEST DES MOINES CITY/WAUKEE SCH/WDM MILLS PKWY URA 25023/03 TIF ORD 1560 SUB 3 INCREMENT	250288	250289	8,815,029
WEST DES MOINES CITY/WAUKEE SCH/WDM MILLS PKWY URA 25023/03 TIF ORD 1560 SUB 4 INCREMENT	250290	250291	2,399,162
WEST DES MOINES CITY AG/WAUKEE SCH/WDM MILLS PKWY URA 25023/03 TIF ORD 1560 SUB 3 INCREMENT	250298	250299	0
WEST DES MOINES CITY AG/WAUKEE SCH/WDM MILLS PKWY URA 25023/07 TIF ORD 1740 SUB 5 INCREMENT	250338	250339	0
WEST DES MOINES CITY AG/WAUKEE SCH/WDM MILLS PKWY URA 25023/08 TIF ORD 1800 SUB 6 INCREMENT	250359	250360	0
WEST DES MOINES CITY/WAUKEE SCH/WDM MILLS PKWY URA 25023/08 TIF ORD 1800 SUB 6 INCREMENT	250361	250362	10,548,282
WEST DES MOINES CITY AG/WAUKEE SCH/WDM MILLS PKWY URA 25023/08 TIF ORD 1824 SUB 7 INCREMENT	250363	250364	0
WEST DES MOINES CITY/WAUKEE SCH/WDM MILLS PKWY URA 25023/08 TIF ORD 1824 SUB 7 INCREMENT	250369	250370	13,209,486
WEST DES MOINES CITY/WAUKEE SCH/WDM MILLS PKWY URA 25023/07 TIF ORD 1740 SUB 5 INCREMENT	250514	250515	698,179

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

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	135,920	61,947,730	312,757,230	0	0	-38,892	396,002,098	0	396,002,098
Taxable	121,025	33,532,342	281,481,507	0	0	-38,892	328,611,052	0	328,611,052
Homestead Credits									55

TIF Sp. Rev. Fund Cash Balance as of 07-01-2022: **1,646,704** **0** **Amount of 07-01-2022 Cash Balance Restricted for LMI**

TIF Revenue: 1,758,454
 TIF Sp. Revenue Fund Interest: 24,576
 Property Tax Replacement Claims 0
 Asset Sales & Loan Repayments: 0
Total Revenue: 1,783,030

Rebate Expenditures: 0
 Non-Rebate Expenditures: 2,817,023
 Returned to County Treasurer: 0
Total Expenditures: 2,817,023

TIF Sp. Rev. Fund Cash Balance as of 06-30-2023: **612,711** **0** **Amount of 06-30-2023 Cash Balance Restricted for LMI**

Projects For WEST DES MOINES MILLS PKWY URBAN RENEWAL AREA

S 88th St - Booneville to Grand Ave

Description:	Widening, signalization, and other improvements
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Grand Ave - 1/2 mile W of S 88th

Description:	Widening, signalization, and other improvements
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

S 60th/MCP to Grand

Description:	Widening, signalization, and other improvements
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Sugar Creek Conveyance Impr.

Description:	Stormwater Improvements
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

S 60th - MCP to Grand Ph2

Description:	Widening, signalization, and other imprvoements
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Johnson Creek Conveyance Improvements

Description:	Stormwater Improvements
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

S 88th St Grading

Description:	Widening, signalization, and other improvement
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Grand Ave - S JCP to 88th

Description:	Construction of Grand Avenue
Classification:	Roads, Bridges & Utilities

Physically Complete:	No
Payments Complete:	No

Johnson Creek Realignment

Description:	Stormwater Improvements
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

FY 23 Legal Fees

Description:	Legal Fees for Plan Amendment
Classification:	Administrative expenses
Physically Complete:	Yes
Payments Complete:	Yes

Debts/Obligations For WEST DES MOINES MILLS PKWY URBAN RENEWAL AREA

GO Series 2016B - Mills

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	5,235,000
Interest:	673,800
Total:	5,908,800
Annual Appropriation?:	No
Date Incurred:	06/15/2016
FY of Last Payment:	2024

GO Series 2016B - Sub 7 Microsoft

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	1,895,000
Interest:	143,250
Total:	2,038,250
Annual Appropriation?:	No
Date Incurred:	06/15/2016
FY of Last Payment:	2031

GO Series 2017B - Mills

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	1,440,000
Interest:	72,300
Total:	1,512,300
Annual Appropriation?:	No
Date Incurred:	08/22/2017
FY of Last Payment:	2024

GO Series 2017E - Sub 7 Microsoft

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	2,420,000
Interest:	280,291
Total:	2,700,291
Annual Appropriation?:	No
Date Incurred:	08/22/2017
FY of Last Payment:	2029

FY 23 Legal Fees

Debt/Obligation Type:	Internal Loans
Principal:	5,184
Interest:	0
Total:	5,184
Annual Appropriation?:	Yes
Date Incurred:	06/30/2023
FY of Last Payment:	2023

GO Series 2022A - Mills Sub 3

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	5,915,000

Interest:	8,303,996
Total:	14,218,996
Annual Appropriation?:	No
Date Incurred:	06/22/2022
FY of Last Payment:	2028

GO Series 2021C - Mills Sub 9

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	2,990,000
Interest:	4,693,500
Total:	7,683,500
Annual Appropriation?:	No
Date Incurred:	09/23/2021
FY of Last Payment:	2039

Non-Rebates For WEST DES MOINES MILLS PKWY URBAN RENEWAL AREA

TIF Expenditure Amount:	374,342
Tied To Debt:	GO Series 2017E - Sub 7 Microsoft
Tied To Project:	S 88th St - Booneville to Grand Ave

TIF Expenditure Amount:	7,021
Tied To Debt:	GO Series 2017E - Sub 7 Microsoft
Tied To Project:	Grand Ave - 1/2 mile W of S 88th

TIF Expenditure Amount:	1,019,750
Tied To Debt:	GO Series 2016B - Mills
Tied To Project:	S 60th/MCP to Grand

TIF Expenditure Amount:	81,589
Tied To Debt:	GO Series 2016B - Sub 7 Microsoft
Tied To Project:	S 88th St Grading

TIF Expenditure Amount:	308,743
Tied To Debt:	GO Series 2016B - Sub 7 Microsoft
Tied To Project:	S 88th St - Booneville to Grand Ave

TIF Expenditure Amount:	154,376
Tied To Debt:	GO Series 2016B - Sub 7 Microsoft
Tied To Project:	Sugar Creek Conveyance Impr.

TIF Expenditure Amount:	529,559
Tied To Debt:	GO Series 2017B - Mills
Tied To Project:	S 60th - MCP to Grand Ph2

TIF Expenditure Amount:	110,766
Tied To Debt:	GO Series 2016B - Sub 7 Microsoft
Tied To Project:	Grand Ave - S JCP to 88th

TIF Expenditure Amount:	222,016
Tied To Debt:	GO Series 2017B - Mills
Tied To Project:	Grand Ave - S JCP to 88th

TIF Expenditure Amount:	3,676
Tied To Debt:	GO Series 2017B - Mills
Tied To Project:	Johnson Creek Realignment

TIF Expenditure Amount:	5,185
Tied To Debt:	FY 23 Legal Fees
Tied To Project:	FY 23 Legal Fees

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Note: For reporting purposes, City allocates all cash balances AND activity for Mills Pkwy URA to Dallas Co portion of the district.

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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:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES MILLS PKWY URBAN RENEWAL AREA (25023)
TIF Taxing District Name:	WEST DES MOINES CITY/WAUKEE SCH/WDM MILLS PKWY URA 25023/03 TIF
ORD 1560 SUB 1 INCREMENT	
TIF Taxing District Inc. Number:	250275
TIF Taxing District Base Year:	2002
FY TIF Revenue First Received:	2004
Subject to a Statutory end date?	Yes
Fiscal year this TIF Taxing District	
statutorily ends:	2024

UR Designation	
Slum	No
Blighted	No
Economic Development	11/2003

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	10	179,000,010	0	0	0	179,000,020	0	179,000,020
Taxable	0	5	161,100,009	0	0	0	161,100,014	0	161,100,014
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	202,502	161,100,014	34,329,851	126,770,163	3,184,549

FY 2023 TIF Revenue Received: 1,758,454

TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES MILLS PKWY URBAN RENEWAL AREA (25023)
TIF Taxing District Name:	WEST DES MOINES CITY AG/WAUKEE SCH/WDM MILLS PKWY URA 25023/03
TIF ORD 1560 SUB 1 INCREMENT	
TIF Taxing District Inc. Number:	250277
TIF Taxing District Base Year:	2002
FY TIF Revenue First Received:	2004
Subject to a Statutory end date?	Yes
Fiscal year this TIF Taxing District	
statutorily ends:	2024

UR Designation	
Slum	No
Blighted	No
Economic Development	11/2003

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	0	0	0	0	0

FY 2023 TIF Revenue Received: 0

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TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES MILLS PKWY URBAN RENEWAL AREA (25023)
TIF Taxing District Name:	WEST DES MOINES CITY/WAUKEE SCH/WDM MILLS PKWY URA 25023/03 TIF
ORD 1560 SUB 3 INCREMENT	
TIF Taxing District Inc. Number:	250289
TIF Taxing District Base Year:	2002
FY TIF Revenue First Received:	2004
Subject to a Statutory end date?	Yes
Fiscal year this TIF Taxing District statutorily ends:	2024

	UR Designation
Slum	No
Blighted	No
Economic Development	11/2003

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	51,166,120	172,500	0	0	0	72,538,730	0	72,538,730
Taxable	0	27,696,235	155,250	0	0	0	41,366,555	0	41,366,555
Homestead Credits									3

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	161,578	41,366,555	8,815,029	32,551,526	817,716

FY 2023 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES MILLS PKWY URBAN RENEWAL AREA (25023)
TIF Taxing District Name:	WEST DES MOINES CITY/WAUKEE SCH/WDM MILLS PKWY URA 25023/03 TIF
ORD 1560 SUB 4 INCREMENT	
TIF Taxing District Inc. Number:	250291
TIF Taxing District Base Year:	2002
FY TIF Revenue First Received:	2004
Subject to a Statutory end date?	Yes
Fiscal year this TIF Taxing District statutorily ends:	2024

	UR Designation
Slum	No
Blighted	No
Economic Development	11/2003

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	10,781,600	6,068,380	0	0	-38,892	16,811,088	0	16,811,088
Taxable	0	5,836,102	5,461,542	0	0	-38,892	11,258,752	0	11,258,752
Homestead Credits									52

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	484,820	11,258,752	2,399,162	8,859,590	222,559

FY 2023 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES MILLS PKWY URBAN RENEWAL AREA (25023)
TIF Taxing District Name:	WEST DES MOINES CITY AG/WAUKEE SCH/WDM MILLS PKWY URA 25023/03
TIF ORD 1560 SUB 3 INCREMENT	
TIF Taxing District Inc. Number:	250299
TIF Taxing District Base Year:	2002
FY TIF Revenue First Received:	2004
Subject to a Statutory end date?	Yes
Fiscal year this TIF Taxing District statutorily ends:	2024

UR Designation	
Slum	No
Blighted	No
Economic Development	11/2003

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

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	62,350	0	0	0	0	0	62,350	0	62,350
Taxable	55,517	0	0	0	0	0	55,517	0	55,517
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	62,350	0	0	0	0

FY 2023 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES MILLS PKWY URBAN RENEWAL AREA (25023)
TIF Taxing District Name:	WEST DES MOINES CITY AG/WAUKEE SCH/WDM MILLS PKWY URA 25023/07
TIF ORD 1740 SUB 5 INCREMENT	
TIF Taxing District Inc. Number:	250339
TIF Taxing District Base Year:	2006
FY TIF Revenue First Received:	2007
Subject to a Statutory end date?	Yes
Fiscal year this TIF Taxing District statutorily ends:	2027

UR Designation	
Slum	No
Blighted	No
Economic Development	11/2003

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

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	18,160	0	0	0	0	0	18,160	0	18,160
Taxable	16,170	0	0	0	0	0	16,170	0	16,170
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	18,160	0	0	0	0

FY 2023 TIF Revenue Received: 0

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TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES MILLS PKWY URBAN RENEWAL AREA (25023)
TIF Taxing District Name:	WEST DES MOINES CITY AG/WAUKEE SCH/WDM MILLS PKWY URA 25023/08
TIF ORD 1800 SUB 6 INCREMENT	
TIF Taxing District Inc. Number:	250360
TIF Taxing District Base Year:	2007
FY TIF Revenue First Received:	2011
Subject to a Statutory end date?	Yes
Fiscal year this TIF Taxing District statutorily ends:	2031

UR Designation	
Slum	No
Blighted	No
Economic Development	02/2008

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

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	55,410	0	0	0	0	0	55,410	0	55,410
Taxable	49,338	0	0	0	0	0	49,338	0	49,338
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	55,410	0	0	0	0

FY 2023 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES MILLS PKWY URBAN RENEWAL AREA (25023)
TIF Taxing District Name:	WEST DES MOINES CITY/WAUKEE SCH/WDM MILLS PKWY URA 25023/08 TIF
ORD 1800 SUB 6 INCREMENT	
TIF Taxing District Inc. Number:	250362
TIF Taxing District Base Year:	2007
FY TIF Revenue First Received:	2011
Subject to a Statutory end date?	Yes
Fiscal year this TIF Taxing District statutorily ends:	2031

UR Designation	
Slum	No
Blighted	No
Economic Development	02/2008

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	55,000,000	0	0	0	55,000,000	0	55,000,000
Taxable	0	0	49,500,000	0	0	0	49,500,000	0	49,500,000
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	313,100	49,500,000	10,548,282	38,951,718	978,493

FY 2023 TIF Revenue Received: 0

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TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES MILLS PKWY URBAN RENEWAL AREA (25023)
TIF Taxing District Name:	WEST DES MOINES CITY AG/WAUKEE SCH/WDM MILLS PKWY URA 25023/08
TIF ORD 1824 SUB 7 INCREMENT	
TIF Taxing District Inc. Number:	250364
TIF Taxing District Base Year:	2007
FY TIF Revenue First Received:	2013
Subject to a Statutory end date?	Yes
Fiscal year this TIF Taxing District statutorily ends:	2033

UR Designation	
Slum	No
Blighted	No
Economic Development	12/2008

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 DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES MILLS PKWY URBAN RENEWAL AREA (25023)
TIF Taxing District Name:	WEST DES MOINES CITY/WAUKEE SCH/WDM MILLS PKWY URA 25023/08 TIF
ORD 1824 SUB 7 INCREMENT	
TIF Taxing District Inc. Number:	250370
TIF Taxing District Base Year:	2007
FY TIF Revenue First Received:	2013
Subject to a Statutory end date?	Yes
Fiscal year this TIF Taxing District statutorily ends:	2033

UR Designation	
Slum	No
Blighted	No
Economic Development	08/2010

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	68,875,820	0	0	0	68,875,820	0	68,875,820
Taxable	0	0	61,988,238	0	0	0	61,988,238	0	61,988,238
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	157,900	61,988,238	13,209,486	48,778,752	1,225,354

FY 2023 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES MILLS PKWY URBAN RENEWAL AREA (25023)
TIF Taxing District Name:	WEST DES MOINES CITY/WAUKEE SCH/WDM MILLS PKWY URA 25023/07 TIF
ORD 1740 SUB 5 INCREMENT	
TIF Taxing District Inc. Number:	250515
TIF Taxing District Base Year:	2006
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	06/2018

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	3,640,520	0	0	0	3,640,520	0	3,640,520
Taxable	0	0	3,276,468	0	0	0	3,276,468	0	3,276,468
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	15,990	3,276,468	698,179	2,578,289	64,768

FY 2023 TIF Revenue Received: 0

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Urban Renewal Area Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES WESTOWN V URBAN RENEWAL AREA
 UR Area Number: 25027
 UR Area Creation Date: 11/2009
 UR Area Purpose: see attached plan documents

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
WEST DES MOINES CITY/WAUKEE SCH/WDM WESTOWN V URA 25027/09 TIF ORD 1848 INCREMENT	250377	250378	16,000,006

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	258,259,850	0	0	0	258,259,850	0	258,259,850
Taxable	0	0	232,433,865	0	0	0	232,433,865	0	232,433,865
Homestead Credits									0

TIF Sp. Rev. Fund Cash Balance as of 07-01-2022: 179,405 0 **Amount of 07-01-2022 Cash Balance Restricted for LMI**

TIF Revenue: 402,604
 TIF Sp. Revenue Fund Interest: 3,908
 Property Tax Replacement Claims 0
 Asset Sales & Loan Repayments: 0
Total Revenue: 406,512

Rebate Expenditures: 405,287
 Non-Rebate Expenditures: 0
 Returned to County Treasurer: 0
Total Expenditures: 405,287

TIF Sp. Rev. Fund Cash Balance as of 06-30-2023: 180,630 0 **Amount of 06-30-2023 Cash Balance Restricted for LMI**

Projects For WEST DES MOINES WESTOWN V URBAN RENEWAL AREA

Wolfe Eye Clinic

Description:	Wolfe Eye Clinic Development Agreement
Classification:	Commercial - office properties
Physically Complete:	Yes
Payments Complete:	No

Penta Partners

Description:	Penta Partners Development Agreement
Classification:	Commercial - office properties
Physically Complete:	Yes
Payments Complete:	No

Jai Hannuman

Description:	Jai Hanuman Development Agreement
Classification:	Commercial - hotels and conference centers
Physically Complete:	Yes
Payments Complete:	No

Debts/Obligations For WEST DES MOINES WESTOWN V URBAN RENEWAL AREA

Wolfe Eye Clinic

Debt/Obligation Type:	Rebates
Principal:	239,316
Interest:	0
Total:	239,316
Annual Appropriation?:	Yes
Date Incurred:	06/25/2018
FY of Last Payment:	2026

Jai Hannuman

Debt/Obligation Type:	Rebates
Principal:	192,152
Interest:	0
Total:	192,152
Annual Appropriation?:	Yes
Date Incurred:	08/05/2019
FY of Last Payment:	2026

Penta Partners

Debt/Obligation Type:	Rebates
Principal:	339,126
Interest:	0
Total:	339,126
Annual Appropriation?:	Yes
Date Incurred:	07/15/2019
FY of Last Payment:	2026

Rebates For WEST DES MOINES WESTOWN V URBAN RENEWAL AREA**Wolfe Eye Clinic**

TIF Expenditure Amount:	127,407
Rebate Paid To:	Wolfe Eye Clinic
Tied To Debt:	Wolfe Eye Clinic
Tied To Project:	Wolfe Eye Clinic
Projected Final FY of Rebate:	2025

Penta Partners

TIF Expenditure Amount:	85,728
Rebate Paid To:	Penta Partners
Tied To Debt:	Penta Partners
Tied To Project:	Penta Partners
Projected Final FY of Rebate:	2026

Jai Hannuman

TIF Expenditure Amount:	192,152
Rebate Paid To:	Jai Hannuman
Tied To Debt:	Jai Hannuman
Tied To Project:	Jai Hannuman
Projected Final FY of Rebate:	2023

Jobs For WEST DES MOINES WESTOWN V URBAN RENEWAL AREA

Project:	Wolfe Eye Clinic
Company Name:	Wolfe Eye Clinic
Date Agreement Began:	06/25/2018
Date Agreement Ends:	06/30/2025
Number of Jobs Created or Retained:	5
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	5,000,000
Total Estimated Cost of Public Infrastructure:	0

Company Name:	Penta Partners LLC
Date Agreement Began:	07/15/2019
Date Agreement Ends:	06/01/2026
Number of Jobs Created or Retained:	5
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	6,349,850
Total Estimated Cost of Public Infrastructure:	0

Company Name:	Jai Hanuman, LLC
Date Agreement Began:	08/05/2019
Date Agreement Ends:	06/01/2026
Number of Jobs Created or Retained:	13
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	3,000,000
Total Estimated Cost of Public Infrastructure:	0

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Note1: For reporting purposes, all fin. activity of Westown V is allocated to Dallas Co. \$66,289 is xfer rev. from Polk FY 20.

Note2: City elected to limit plan length thru plan doc.

Note3: Jobs Wages = \$0 as all developers report to IEDA, not City

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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:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES WESTOWN V URBAN RENEWAL AREA (25027)
TIF Taxing District Name:	WEST DES MOINES CITY/WAUKEE SCH/WDM WESTOWN V URA 25027/09 TIF
ORD 1848 INCREMENT	
TIF Taxing District Inc. Number:	250378
TIF Taxing District Base Year:	2009
FY TIF Revenue First Received:	2012
Subject to a Statutory end date?	Yes
Fiscal year this TIF Taxing District	
statutorily ends:	2024

UR Designation	
Slum	No
Blighted	No
Economic Development	11/2009

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	258,259,850	0	0	0	258,259,850	0	258,259,850
Taxable	0	0	232,433,865	0	0	0	232,433,865	0	232,433,865
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	216,767,500	41,492,350	16,000,006	25,492,344	640,384

FY 2023 TIF Revenue Received: 402,604

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Urban Renewal Area Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES ASHWORTH CORRIDOR URBAN RENEWAL AREA
 UR Area Number: 25028
 UR Area Creation Date: 11/2009
 UR Area Purpose: see attached plan documents

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
WEST DES MOINES CITY/WAUKEE SCH/WDM ASHWORTH CORRIDOR URA 25028/09 TIF ORD 1850 INCREMENT	250381	250382	38,037,970
WEST DES MOINES CITY AG/WAUKEE SCH/WDM ASHWORTH CORRIDOR URA 25028/09 TIF ORD 1850 INCREMENT	250383	250384	0
WEST DES MOINES CITY/WAUKEE SCH/WDM ASHWORTH CORRIDOR URA 25028/16 TIF ORD 2163 INCREMENT	250531	250532	30,543,859
WEST DES MOINES CITY AG/WAUKEE SCH/WDM ASHWORTH CORRIDOR URA 25028/16 TIF ORD 2163 INCREMENT	250533	250534	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	145,300	75,793,520	201,542,384	0	0	-14,816	277,669,014	0	277,669,014
Taxable	129,378	41,027,200	181,388,146	0	0	-14,816	222,659,082	0	222,659,082
Homestead Credits									117

TIF Sp. Rev. Fund Cash Balance as of 07-01-2022:	1,047,965	0	Amount of 07-01-2022 Cash Balance Restricted for LMI
TIF Revenue:	1,722,830		
TIF Sp. Revenue Fund Interest:	22,577		
Property Tax Replacement Claims	0		
Asset Sales & Loan Repayments:	0		
Total Revenue:	1,745,407		
Rebate Expenditures:	877,329		
Non-Rebate Expenditures:	883,594		
Returned to County Treasurer:	0		
Total Expenditures:	1,760,923		

TIF Sp. Rev. Fund Cash Balance as of 06-30-2023:	1,032,449	0	Amount of 06-30-2023 Cash Balance Restricted for LMI
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Projects For WEST DES MOINES ASHWORTH CORRIDOR URBAN RENEWAL AREA

Newport Rebate

Description:	Newport Building
Classification:	Commercial - office properties
Physically Complete:	Yes
Payments Complete:	No

Westfield Rebate

Description:	Westfield Building
Classification:	Commercial - office properties
Physically Complete:	Yes
Payments Complete:	No

Ballenger Rebate

Description:	Ballenger Office Building
Classification:	Commercial - office properties
Physically Complete:	Yes
Payments Complete:	No

LTR Pointe Rebate

Description:	LTR Pointe Office Building
Classification:	Commercial - office properties
Physically Complete:	Yes
Payments Complete:	No

Ashworth - JCP to 81st

Description:	Ashworth Rd - JCP to 81st
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Ashworth - 81st to 88th

Description:	Ashworth Rd - 81st to 88th
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Ashworth - 88th to 98th

Description:	Ashworth Rd - 88th to 98th
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Ashworth & JCP Intersection

Description:	Intersection Impr. - Ashworth & JCP
Classification:	Roads, Bridges & Utilities

Physically Complete:	Yes
Payments Complete:	No

Ashworth Interchange

Description:	Ashworth & I-80 Interchange
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

Ashworth Bridge

Description:	Replace Ashworth Bridge over I-80
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

76th St - S of Ashworth

Description:	Construction of 76th St S of Ashworth Rd
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

Signal - 88th & Ashworth

Description:	Install Traffic Signal at Intersection of 88th & Ashworth
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

Debts/Obligations For WEST DES MOINES ASHWORTH CORRIDOR URBAN RENEWAL AREA

Newport Building

Debt/Obligation Type:	Rebates
Principal:	237,630
Interest:	0
Total:	237,630
Annual Appropriation?:	Yes
Date Incurred:	08/22/2016
FY of Last Payment:	2025

Westfield Building

Debt/Obligation Type:	Rebates
Principal:	3,113,723
Interest:	0
Total:	3,113,723
Annual Appropriation?:	Yes
Date Incurred:	01/23/2017
FY of Last Payment:	2026

2018 Series B Bonds

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	11,475,000
Interest:	2,393,196
Total:	13,868,196
Annual Appropriation?:	No
Date Incurred:	06/13/2018
FY of Last Payment:	2031

Ballenger Building

Debt/Obligation Type:	Rebates
Principal:	93,054
Interest:	0
Total:	93,054
Annual Appropriation?:	Yes
Date Incurred:	08/06/2018
FY of Last Payment:	2025

LTR Pointe Building

Debt/Obligation Type:	Rebates
Principal:	38,766
Interest:	0
Total:	38,766
Annual Appropriation?:	Yes
Date Incurred:	08/06/2018
FY of Last Payment:	2025

Non-Rebates For WEST DES MOINES ASHWORTH CORRIDOR URBAN RENEWAL AREA

TIF Expenditure Amount:	130,826
Tied To Debt:	2018 Series B Bonds
Tied To Project:	Ashworth - JCP to 81st
TIF Expenditure Amount:	362,674
Tied To Debt:	2018 Series B Bonds
Tied To Project:	Ashworth - 81st to 88th
TIF Expenditure Amount:	115,295
Tied To Debt:	2018 Series B Bonds
Tied To Project:	Ashworth - 88th to 98th
TIF Expenditure Amount:	17,810
Tied To Debt:	2018 Series B Bonds
Tied To Project:	Ashworth & JCP Intersection
TIF Expenditure Amount:	46,586
Tied To Debt:	2018 Series B Bonds
Tied To Project:	Ashworth Interchange
TIF Expenditure Amount:	89,714
Tied To Debt:	2018 Series B Bonds
Tied To Project:	Ashworth Bridge
TIF Expenditure Amount:	94,041
Tied To Debt:	2018 Series B Bonds
Tied To Project:	76th St - S of Ashworth
TIF Expenditure Amount:	26,648
Tied To Debt:	2018 Series B Bonds
Tied To Project:	Signal - 88th & Ashworth

Rebates For WEST DES MOINES ASHWORTH CORRIDOR URBAN RENEWAL AREA

Newport Building

TIF Expenditure Amount:	110,664
Rebate Paid To:	Newport LLC
Tied To Debt:	Newport Building
Tied To Project:	Newport Rebate
Projected Final FY of Rebate:	2025

LTR Pointe Building

TIF Expenditure Amount:	34,462
Rebate Paid To:	LTR Pointe
Tied To Debt:	LTR Pointe Building
Tied To Project:	LTR Pointe Rebate
Projected Final FY of Rebate:	2024

Ballenger Building

TIF Expenditure Amount:	41,808
Rebate Paid To:	Ballenger
Tied To Debt:	Ballenger Building
Tied To Project:	Ballenger Rebate
Projected Final FY of Rebate:	2025

Westfield Building

TIF Expenditure Amount:	690,395
Rebate Paid To:	Westfield LLC
Tied To Debt:	Westfield Building
Tied To Project:	Westfield Rebate
Projected Final FY of Rebate:	2026

Jobs For WEST DES MOINES ASHWORTH CORRIDOR URBAN RENEWAL AREA

Project:	Newport Rebate
Company Name:	R&R Realty, Newport Bldg LLC, INTL FC Stone, and E-Path USA
Date Agreement Began:	08/22/2016
Date Agreement Ends:	12/31/2025
Number of Jobs Created or Retained:	103
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	11,780,000
Total Estimated Cost of Public Infrastructure:	0

Project:	Westfield Rebate
Company Name:	R&R Realty and Westfield Building LLC
Date Agreement Began:	01/23/2017
Date Agreement Ends:	12/31/2026
Number of Jobs Created or Retained:	89
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	27,000,000
Total Estimated Cost of Public Infrastructure:	0

Project:	Ballenger Rebate
Company Name:	Ballenger Real Estate LLC
Date Agreement Began:	08/06/2018
Date Agreement Ends:	06/30/2025
Number of Jobs Created or Retained:	5
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	2,000,000
Total Estimated Cost of Public Infrastructure:	0

Project:	LTR Pointe Rebate
Company Name:	LTR Pointe, LLC
Date Agreement Began:	08/06/2018
Date Agreement Ends:	06/30/2025
Number of Jobs Created or Retained:	5
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	925,000
Total Estimated Cost of Public Infrastructure:	0

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TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES ASHWORTH CORRIDOR URBAN RENEWAL AREA (25028)
TIF Taxing District Name:	WEST DES MOINES CITY/WAUKEE SCH/WDM ASHWORTH CORRIDOR URA 25028/09 TIF ORD 1850 INCREMENT
TIF Taxing District Inc. Number:	250382
TIF Taxing District Base Year:	2015
FY TIF Revenue First Received:	0
Subject to a Statutory end date?	No

UR Designation	
Slum	No
Blighted	No
Economic Development	11/2009

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	75,745,060	14,899,544	0	0	-14,816	90,832,414	0	90,832,414
Taxable	0	41,000,969	13,409,590	0	0	-14,816	54,524,917	0	54,524,917
Homestead Credits									116

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	26,685,000	54,524,917	38,037,970	16,486,947	414,163

FY 2023 TIF Revenue Received: 1,722,830

TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES ASHWORTH CORRIDOR URBAN RENEWAL AREA (25028)
TIF Taxing District Name:	WEST DES MOINES CITY AG/WAUKEE SCH/WDM ASHWORTH CORRIDOR URA 25028/09 TIF ORD 1850 INCREMENT
TIF Taxing District Inc. Number:	250384
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	11/2009

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

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	89,310	0	0	0	0	0	89,310	0	89,310
Taxable	79,524	0	0	0	0	0	79,524	0	79,524
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	89,310	0	0	0	0

FY 2023 TIF Revenue Received: 0

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TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES ASHWORTH CORRIDOR URBAN RENEWAL AREA (25028)
TIF Taxing District Name:	WEST DES MOINES CITY/WAUKEE SCH/WDM ASHWORTH CORRIDOR URA 25028/16 TIF ORD 2163 INCREMENT
TIF Taxing District Inc. Number:	250532
TIF Taxing District Base Year:	2015
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	06/2009

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	48,460	186,642,840	0	0	0	186,691,300	0	186,691,300
Taxable	0	26,231	167,978,556	0	0	0	168,004,787	0	168,004,787
Homestead Credits									1

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	142,908,710	43,782,590	30,543,859	13,238,731	332,566

FY 2023 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES ASHWORTH CORRIDOR URBAN RENEWAL AREA (25028)
TIF Taxing District Name:	WEST DES MOINES CITY AG/WAUKEE SCH/WDM ASHWORTH CORRIDOR URA 25028/16 TIF ORD 2163 INCREMENT
TIF Taxing District Inc. Number:	250534
TIF Taxing District Base Year:	2015
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	55,990	0	0	0	0	0	55,990	0	55,990
Taxable	49,854	0	0	0	0	0	49,854	0	49,854
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	55,990	0	0	0	0

FY 2023 TIF Revenue Received: 0

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Urban Renewal Area Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES WOODLAND HILLS URBAN RENEWAL AREA
 UR Area Number: 25031

UR Area Creation Date: 06/2011

UR Area Purpose: see attached documents

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
WEST DES MOINES CITY/WAUKEE SCH/WDM WOODLAND HILLS URA 25031/11 TIF ORD 1935 INCREMENT	250462	250463	49,490,011
WEST DES MOINES CITY AG/WAUKEE SCH/WDM WOODLAND HILLS URA 25031/18 TIF ORD 2315 INCREMENT	250596	250597	0
WEST DES MOINES CITY/WAUKEE SCH/WDM WOODLAND HILLS URA 25031/18 TIF ORD 2315 INCREMENT	250598	250599	20,509,977

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	311,303,770	435,870	0	0	-72,228	311,667,412	0	311,667,412
Taxable	0	168,509,375	392,283	0	0	-72,228	168,829,430	0	168,829,430
Homestead Credits									406

TIF Sp. Rev. Fund Cash Balance as of 07-01-2022: **1,031,862** **638,517** **Amount of 07-01-2022 Cash Balance Restricted for LMI**

TIF Revenue: 1,756,708
 TIF Sp. Revenue Fund Interest: 20,898
 Property Tax Replacement Claims: 0
 Asset Sales & Loan Repayments: 0
Total Revenue: 1,777,606

Rebate Expenditures: 0
 Non-Rebate Expenditures: 1,915,425
 Returned to County Treasurer: 0
Total Expenditures: 1,915,425

TIF Sp. Rev. Fund Cash Balance as of 06-30-2023: **894,043** **632,225** **Amount of 06-30-2023 Cash Balance Restricted for LMI**

Projects For WEST DES MOINES WOODLAND HILLS URBAN RENEWAL AREA

LMI Requirement

Description:	LMI Projects
Classification:	Low and Moderate Income Housing
Physically Complete:	Yes
Payments Complete:	Yes

Booneville Road Paving

Description:	Booneville Road Reconstruction - S 88th to S 100th
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

Booneville Sugar Creek Bridge

Description:	Replace Bridge over Sugar Creek on Booneville Rd
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

Debts/Obligations For WEST DES MOINES WOODLAND HILLS URBAN RENEWAL AREA

LMI Requirement

Debt/Obligation Type:	Outstanding LMI Housing Obligations
Principal:	668,345
Interest:	0
Total:	668,345
Annual Appropriation?:	Yes
Date Incurred:	07/01/2014
FY of Last Payment:	2025

2019 D Bonds

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	3,340,000
Interest:	339,500
Total:	3,679,500
Annual Appropriation?:	No
Date Incurred:	06/03/2019
FY of Last Payment:	2025

Non-Rebates For WEST DES MOINES WOODLAND HILLS URBAN RENEWAL AREA

TIF Expenditure Amount:	688,425
Tied To Debt:	LMI Requirement
Tied To Project:	LMI Requirement
TIF Expenditure Amount:	589,114
Tied To Debt:	2019 D Bonds
Tied To Project:	Booneville Road Paving
TIF Expenditure Amount:	637,886
Tied To Debt:	2019 D Bonds
Tied To Project:	Booneville Sugar Creek Bridge

Income Housing For WEST DES MOINES WOODLAND HILLS URBAN RENEWAL AREA

Amount of FY 2023 expenditures that provide or aid in the provision of public improvements related to housing and residential development:	688,425
Lots for low and moderate income housing:	0
Construction of low and moderate income housing:	653,767
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:	34,658
Other low and moderate income housing assistance:	0

TIF Taxing District Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES WOODLAND HILLS URBAN RENEWAL AREA (25031)
 TIF Taxing District Name: WEST DES MOINES CITY/WAUKEE SCH/WDM WOODLAND HILLS URA
 25031/11 TIF ORD 1935 INCREMENT
 TIF Taxing District Inc. Number: 250463
 TIF Taxing District Base Year: 2012
 FY TIF Revenue First Received: 2015
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District
 statutorily ends: 2025

UR Designation	
Slum	No
Blighted	No
Economic Development	06/2011

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	219,901,550	435,870	0	0	-62,968	220,274,452	0	220,274,452
Taxable	0	119,033,162	392,283	0	0	-62,968	119,362,477	0	119,362,477
Homestead Credits									299

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	30,390,160	119,362,477	49,490,011	69,872,466	1,755,242

FY 2023 TIF Revenue Received: 1,756,708

TIF Taxing District Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES WOODLAND HILLS URBAN RENEWAL AREA (25031)
 TIF Taxing District Name: WEST DES MOINES CITY AG/WAUKEE SCH/WDM WOODLAND HILLS URA
 25031/18 TIF ORD 2315 INCREMENT
 TIF Taxing District Inc. Number: 250597
 TIF Taxing District Base Year: 2017
 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

♣ Annual Urban Renewal Report, Fiscal Year 2022 - 2023

TIF Taxing District Data Collection

Local Government Name: WEST DES MOINES (77G727)

Urban Renewal Area: WEST DES MOINES WOODLAND HILLS URBAN RENEWAL AREA (25031)

TIF Taxing District Name: WEST DES MOINES CITY/WAUKEE SCH/WDM WOODLAND HILLS URA

25031/18 TIF ORD 2315 INCREMENT

TIF Taxing District Inc. Number: 250599

TIF Taxing District Base Year: 2017

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

[illegible]

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	3,835,230	49,466,953	20,509,977	28,956,976	727,418

FY 2023 TIF Revenue Received: 0

◆ Annual Urban Renewal Report, Fiscal Year 2022 - 2023

Urban Renewal Area Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES COACHLIGHT DR URBAN RENEWAL AREA
 UR Area Number: 25037

UR Area Creation Date: 02/2017

UR Area Purpose: see attached plan documents

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
WEST DES MOINES CITY/WAUKEE SCH/WDM COACHLIGHT DR URA 25037/17 TIF ORD 2202 INCREMENT	250554	250555	9,160,197
WEST DES MOINES CITY AG/WAUKEE SCH/WDM COACHLIGHT DR URA 25037/17 TIF ORD 2202 INCREMENT	250556	250557	0
WEST DES MOINES CITY/WAUKEE SCH/WDM COACHLIGHT DR URA 25037/18 TIF ORD 2316 INCREMENT	250600	250601	60,839,791
WEST DES MOINES CITY AG/WAUKEE SCH/WDM COACHLIGHT DR URA 25037/18 TIF ORD 2316 INCREMENT	250602	250603	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	89,140	407,799,360	79,934,050	0	0	-153,716	560,019,204	0	560,019,204
Taxable	79,373	220,742,799	71,940,645	0	0	-153,716	338,732,513	0	338,732,513
Homestead Credits									752

TIF Sp. Rev. Fund Cash Balance as of 07-01-2022: 107,012 0 **Amount of 07-01-2022 Cash Balance Restricted for LMI**

TIF Revenue: 1,759,844
 TIF Sp. Revenue Fund Interest: 2,342
 Property Tax Replacement Claims 0
 Asset Sales & Loan Repayments: 0
Total Revenue: 1,762,186

Rebate Expenditures: 218,738
 Non-Rebate Expenditures: 1,541,764
 Returned to County Treasurer: 0
Total Expenditures: 1,760,502

TIF Sp. Rev. Fund Cash Balance as of 06-30-2023: 108,696 0 **Amount of 06-30-2023 Cash Balance Restricted for LMI**

Projects For WEST DES MOINES COACHLIGHT DR URBAN RENEWAL AREA

IMT Insurance and Hurd Parkways LLC

Description:	IMT Development Agreement
Classification:	Commercial - office properties
Physically Complete:	Yes
Payments Complete:	No

Coachlight - JCP to 81st

Description:	Coachlight Drive & 77th - JCP to 81st
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Mills - JCP to 81st

Description:	Widening Mills Pkwy - JCP to 81st
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Parkways Turn Lane

Description:	Parkways RT Turn Lane from SB JCP
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

S 88th & Mills Reconstruction

Description:	Reconstruct S 88th and Mills
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Street Lighting

Description:	Street Lighting Mills Parkway
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Mills - 91st to Grand Prairie

Description:	Widening Mills Pkwy - 91st to Grand Prairie
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

Debts/Obligations For WEST DES MOINES COACHLIGHT DR URBAN RENEWAL AREA

GO Series 2018 C

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	5,805,000
Interest:	1,644,229
Total:	7,449,229
Annual Appropriation?:	No
Date Incurred:	06/13/2018
FY of Last Payment:	2037

IMT Insurance Rebates

Debt/Obligation Type:	Rebates
Principal:	436,908
Interest:	0
Total:	436,908
Annual Appropriation?:	Yes
Date Incurred:	08/07/2017
FY of Last Payment:	2025

GO Series 2019 C

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	3,970,000
Interest:	301,526
Total:	4,271,526
Annual Appropriation?:	No
Date Incurred:	06/03/2019
FY of Last Payment:	2031

GO Series 2020 B

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	4,500,000
Interest:	714,255
Total:	5,214,255
Annual Appropriation?:	No
Date Incurred:	09/03/2020
FY of Last Payment:	2032

Non-Rebates For WEST DES MOINES COACHLIGHT DR URBAN RENEWAL AREA

TIF Expenditure Amount:	228,805
Tied To Debt:	GO Series 2018 C
Tied To Project:	Coachlight - JCP to 81st

TIF Expenditure Amount:	183,735
Tied To Debt:	GO Series 2018 C
Tied To Project:	Mills - JCP to 81st

TIF Expenditure Amount:	14,376
Tied To Debt:	GO Series 2018 C
Tied To Project:	Parkways Turn Lane

TIF Expenditure Amount:	527,558
Tied To Debt:	GO Series 2019 C
Tied To Project:	S 88th & Mills Reconstruction

TIF Expenditure Amount:	6,174
Tied To Debt:	GO Series 2018 C
Tied To Project:	Street Lighting

TIF Expenditure Amount:	486,804
Tied To Debt:	GO Series 2020 B
Tied To Project:	S 88th & Mills Reconstruction

TIF Expenditure Amount:	22,415
Tied To Debt:	GO Series 2018 C
Tied To Project:	Mills - 91st to Grand Prairie

TIF Expenditure Amount:	37,392
Tied To Debt:	GO Series 2019 C
Tied To Project:	Mills - 91st to Grand Prairie

TIF Expenditure Amount:	34,505
Tied To Debt:	GO Series 2020 B
Tied To Project:	Mills - 91st to Grand Prairie

Rebates For WEST DES MOINES COACHLIGHT DR URBAN RENEWAL AREA

IMT Insurance

TIF Expenditure Amount:	218,738
Rebate Paid To:	IMT Insurance
Tied To Debt:	IMT Insurance Rebates
Tied To Project:	IMT Insurance and Hurd Parkways LLC
Projected Final FY of Rebate:	2025

Jobs For WEST DES MOINES COACHLIGHT DR URBAN RENEWAL AREA

Project:	IMT Insurance and Hurd Parkways LLC
Company Name:	IMT Insurance
Date Agreement Began:	08/07/2017
Date Agreement Ends:	06/30/2025
Number of Jobs Created or Retained:	33
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	25,000,000
Total Estimated Cost of Public Infrastructure:	7,000,000

◆ Annual Urban Renewal Report, Fiscal Year 2022 - 2023

Note: Jobs wages listed at \$0.00 because they are reported to the State, not the City

256 Characters Left

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

◆ Annual Urban Renewal Report, Fiscal Year 2022 - 2023

TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES COACHLIGHT DR URBAN RENEWAL AREA (25037)
TIF Taxing District Name:	WEST DES MOINES CITY/WAUKEE SCH/WDM COACHLIGHT DR URA 25037/17
TIF ORD 2202 INCREMENT	
TIF Taxing District Inc. Number:	250555
TIF Taxing District Base Year:	2017
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	29,000,000	0	0	0	29,000,000	0	29,000,000
Taxable	0	0	26,100,000	0	0	0	26,100,000	0	26,100,000
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	151,180	26,100,000	9,160,197	16,939,803	425,539

FY 2023 TIF Revenue Received: 1,759,844

TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES COACHLIGHT DR URBAN RENEWAL AREA (25037)
TIF Taxing District Name:	WEST DES MOINES CITY AG/WAUKEE SCH/WDM COACHLIGHT DR URA 25037/17 TIF ORD 2202 INCREMENT
TIF Taxing District Inc. Number:	250557
TIF Taxing District Base Year:	2017
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	1,590	0	0	0	0	0	1,590	0	1,590
Taxable	1,416	0	0	0	0	0	1,416	0	1,416
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	1,590	0	0	0	0

FY 2023 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES COACHLIGHT DR URBAN RENEWAL AREA (25037)
TIF Taxing District Name:	WEST DES MOINES CITY/WAUKEE SCH/WDM COACHLIGHT DR URA 25037/18
TIF ORD 2316 INCREMENT	
TIF Taxing District Inc. Number:	250601
TIF Taxing District Base Year:	2017
FY TIF Revenue First Received:	2020
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	407,799,360	50,934,050	0	0	-153,716	530,930,064	0	530,930,064
Taxable	0	220,742,799	45,840,645	0	0	-153,716	312,553,140	0	312,553,140
Homestead Credits									752

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	357,733,270	173,350,510	60,839,791	112,510,719	2,826,343

FY 2023 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES COACHLIGHT DR URBAN RENEWAL AREA (25037)
TIF Taxing District Name:	WEST DES MOINES CITY AG/WAUKEE SCH/WDM COACHLIGHT DR URA 25037/18 TIF ORD 2316 INCREMENT
TIF Taxing District Inc. Number:	250603
TIF Taxing District Base Year:	2017
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	87,550	0	0	0	0	0	87,550	0	87,550
Taxable	77,957	0	0	0	0	0	77,957	0	77,957
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	87,550	0	0	0	0

FY 2023 TIF Revenue Received: 0

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Urban Renewal Area Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES 8300 MILLS CIVIC PKWY URBAN RENEWAL AREA
 UR Area Number: 25042
 UR Area Creation Date: 04/2019
 UR Area Purpose: See attached plan documents

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
WEST DES MOINES CITY/WAUKEE SCH/WDM 8300 MCP URA 25042/19 TIF ORD 2354 INCREMENT	250615	250616	49,500,000
WEST DES MOINES CITY AG/WAUKEE SCH/WDM 8300 MCP URA 25042/19 TIF ORD 2354 INCREMENT	250617	250618	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	8,030	0	55,000,000	0	0	0	55,008,030	0	55,008,030
Taxable	7,150	0	49,500,000	0	0	0	49,507,150	0	49,507,150
Homestead Credits									0

TIF Sp. Rev. Fund Cash Balance as of 07-01-2022: -1,709,783 0 **Amount of 07-01-2022 Cash Balance Restricted for LMI**

TIF Revenue: 1,243,472
 TIF Sp. Revenue Fund Interest: 0
 Property Tax Replacement Claims 13,474
 Asset Sales & Loan Repayments: 0
Total Revenue: 1,256,946

Rebate Expenditures: 0
 Non-Rebate Expenditures: 1,142,500
 Returned to County Treasurer: 0
Total Expenditures: 1,142,500

TIF Sp. Rev. Fund Cash Balance as of 06-30-2023: -1,595,337 0 **Amount of 06-30-2023 Cash Balance Restricted for LMI**

Projects For WEST DES MOINES 8300 MILLS CIVIC PKWY URBAN RENEWAL AREA

S 81st & Cascade Widening

Description:	S 81st & Cascade Ave Widening
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

S 85th St - Cascade to Mills

Description:	Construction of S 85th St from Cascade Ave to Mills Pkwy
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Sammons Rebate

Description:	Rebates to Sammons Financial Group
Classification:	Commercial - office properties
Physically Complete:	No
Payments Complete:	No

Utility Relocation

Description:	Relocation of Utility Box
Classification:	Commercial - office properties
Physically Complete:	Yes
Payments Complete:	Yes

Debts/Obligations For WEST DES MOINES 8300 MILLS CIVIC PKWY URBAN RENEWAL AREA

GO URA Bonds Series 2019A

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	4,050,000
Interest:	518,750
Total:	4,568,750
Annual Appropriation?:	No
Date Incurred:	07/03/2019
FY of Last Payment:	2026

Sammons Rebate

Debt/Obligation Type:	Rebates
Principal:	16,393,192
Interest:	0
Total:	16,393,192
Annual Appropriation?:	Yes
Date Incurred:	03/18/2019
FY of Last Payment:	2036

Non-Rebates For WEST DES MOINES 8300 MILLS CIVIC PKWY URBAN RENEWAL AREA

TIF Expenditure Amount:	333,528
Tied To Debt:	GO URA Bonds Series 2019A
Tied To Project:	S 81st & Cascade Widening

TIF Expenditure Amount:	655,912
Tied To Debt:	GO URA Bonds Series 2019A
Tied To Project:	S 85th St - Cascade to Mills

TIF Expenditure Amount:	153,060
Tied To Debt:	GO URA Bonds Series 2019A
Tied To Project:	Utility Relocation

Rebates For WEST DES MOINES 8300 MILLS CIVIC PKWY URBAN RENEWAL AREA

Sammons Financial Group

TIF Expenditure Amount:	0
Rebate Paid To:	Midland Financial dba Sammons
Tied To Debt:	Sammons Rebate
Tied To Project:	Sammons Rebate
Projected Final FY of Rebate:	2036

Jobs For WEST DES MOINES 8300 MILLS CIVIC PKWY URBAN RENEWAL AREA

Project:	Sammons Rebate
	Sammons Financial Group &
Company Name:	Midland National Life
Date Agreement Began:	03/18/2019
Date Agreement Ends:	06/30/2039
Number of Jobs Created or Retained:	605
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	55,000,000
Total Estimated Cost of Public Infrastructure:	6,000,000

▲ Annual Urban Renewal Report, Fiscal Year 2022 - 2023

Jobs wages are not reported to the city.

256 Characters Left

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

0

▲ Annual Urban Renewal Report, Fiscal Year 2022 - 2023

TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES 8300 MILLS CIVIC PKWY URBAN RENEWAL AREA (25042)
TIF Taxing District Name:	WEST DES MOINES CITY/WAUKEE SCH/WDM 8300 MCP URA 25042/19 TIF ORD 2354 INCREMENT
TIF Taxing District Inc. Number:	250616
TIF Taxing District Base Year:	2019
FY TIF Revenue First Received:	2022
Subject to a Statutory end date?	Yes
Fiscal year this TIF Taxing District statutorily ends:	2042

UR Designation	
Slum	No
Blighted	No
Economic Development	04/2019

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	55,000,000	0	0	0	55,000,000	0	55,000,000
Taxable	0	0	49,500,000	0	0	0	49,500,000	0	49,500,000
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	37,940	49,500,000	49,500,000	0	0

FY 2023 TIF Revenue Received: 1,243,472

TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES 8300 MILLS CIVIC PKWY URBAN RENEWAL AREA (25042)
TIF Taxing District Name:	WEST DES MOINES CITY AG/WAUKEE SCH/WDM 8300 MCP URA 25042/19 TIF ORD 2354 INCREMENT
TIF Taxing District Inc. Number:	250618
TIF Taxing District Base Year:	2019
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	8,030	0	0	0	0	0	8,030	0	8,030
Taxable	7,150	0	0	0	0	0	7,150	0	7,150
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	8,030	0	0	0	0

FY 2023 TIF Revenue Received: 0

♣ Annual Urban Renewal Report, Fiscal Year 2022 - 2023

Urban Renewal Area Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES IOWA CLINIC URBAN RENEWAL AREA
 UR Area Number: 25043
 UR Area Creation Date: 05/2019
 UR Area Purpose: See attached plan documents

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
WEST DES MOINES CITY/WAUKEE SCH/WDM IOWA CLINIC URA 25043/19 TIF ORD 2366 INCREMENT	250621	250622	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	28,981,000	0	0	0	28,981,000	0	28,981,000
Taxable	0	0	26,082,900	0	0	0	26,082,900	0	26,082,900
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:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES IOWA CLINIC URBAN RENEWAL AREA (25043)
TIF Taxing District Name:	WEST DES MOINES CITY/WAUKEE SCH/WDM IOWA CLINIC URA 25043/19 TIF
ORD 2366 INCREMENT	
TIF Taxing District Inc. Number:	250622
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	28,981,000	0	0	0	28,981,000	0	28,981,000
Taxable	0	0	26,082,900	0	0	0	26,082,900	0	26,082,900
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	0	26,082,900	0	26,082,900	655,219

FY 2023 TIF Revenue Received: 0

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Urban Renewal Area Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES GRAND PRAIRIE PKWY URBAN RENEWAL AREA
 UR Area Number: 25047

UR Area Creation Date: 04/2021

UR Area Purpose: see attached plan docs

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
WEST DES MOINES CITY AG/WAUKEE SCH/WDM GPP URA 25047/21 TIF ORD 2467 INCREMENT	250641	250642	0
WEST DES MOINES CITY/WAUKEE SCH/WDM GPP URA 25047/21 TIF ORD 2467 INCREMENT	250643	250644	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	234,360	0	0	0	0	0	234,360	0	234,360
Taxable	208,677	0	0	0	0	0	208,677	0	208,677
Homestead Credits									0

TIF Sp. Rev. Fund Cash Balance as of 07-01-2022: -3,816 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: -3,816 0 **Amount of 06-30-2023 Cash Balance Restricted for LMI**

Projects For WEST DES MOINES GRAND PRAIRIE PKWY URBAN RENEWAL AREA

Johnson Creek Realignment

Description:	Realigning Johnson Creek - N of Raccoon River Dr
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

GPP - Mills to Stagecoach

Description:	Grand Prairie Pkwy - Mills Pkwy to Stagecoach Dr
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Grand Ave - Environmental

Description:	Grand Ave - Acquisition of Wetland Credits
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Booneville Rd - 100th to 115th

Description:	Booneville Rd - S 100th St to S 115th St
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Grand Ave - GPP to 115th

Description:	Grand Ave - S Grand Prairie Pkwy to S 115th
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

GPP - Stagecoach to Booneville

Description:	Grand Prairie Pkwy - Stagecoach Dr to Booneville Rd
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

GPP - Booneville to Grand

Description:	Grand Prairie Pkwy - Booneville Rd to Grand Ave
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

GPP - Grand to RR Drive

Description:	Grand Prairie Pkwy - Grand Ave to Raccoon River Dr
Classification:	Roads, Bridges & Utilities

Physically Complete:	No
Payments Complete:	No

115th - Booneville to Grand

Description:	S 115th St - Booneville Rd to Grand Ave
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Grand Ave - S 88th to GPP

Description:	Grand Ave - S 88th to S Grand Prairie Pkwy
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

Grand Ave W 5BA Sewer

Description:	Grand Ave West Segment 5BA Sewer
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

Debts/Obligations For WEST DES MOINES GRAND PRAIRIE PKWY URBAN RENEWAL AREA

GO Bonds Series 2021B

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	20,395,000
Interest:	5,182,500
Total:	25,577,500
Annual Appropriation?:	No
Date Incurred:	09/23/2021
FY of Last Payment:	2040

GO Bonds Series 2022F

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	13,730,000
Interest:	4,475,625
Total:	18,205,625
Annual Appropriation?:	No
Date Incurred:	11/22/2022
FY of Last Payment:	2035

GO Bonds Series 2023C

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	20,330,000
Interest:	8,056,910
Total:	28,386,910
Annual Appropriation?:	No
Date Incurred:	05/31/2023
FY of Last Payment:	2037

GO Bonds Series 2023D

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	4,625,000
Interest:	1,201,642
Total:	5,826,642
Annual Appropriation?:	No
Date Incurred:	05/31/2023
FY of Last Payment:	2031

TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES GRAND PRAIRIE PKWY URBAN RENEWAL AREA (25047)
TIF Taxing District Name:	WEST DES MOINES CITY AG/WAUKEE SCH/WDM GPP URA 25047/21 TIF ORD 2467 INCREMENT
TIF Taxing District Inc. Number:	250642
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	234,360	0	0	0	0	0	234,360	0	234,360
Taxable	208,677	0	0	0	0	0	208,677	0	208,677
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	0	208,677	0	208,677	3,982

FY 2023 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES GRAND PRAIRIE PKWY URBAN RENEWAL AREA (25047)
TIF Taxing District Name:	WEST DES MOINES CITY/WAUKEE SCH/WDM GPP URA 25047/21 TIF ORD 2467 INCREMENT
TIF Taxing District Inc. Number:	250644
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

▲ Annual Urban Renewal Report, Fiscal Year 2022 - 2023

Urban Renewal Area Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES 92nd STREET URA
 UR Area Number: 25050

UR Area Creation Date: 03/2022

UR Area Purpose: See attached plan documents

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
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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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♣ Annual Urban Renewal Report, Fiscal Year 2022 - 2023

Urban Renewal Area Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES SOUTH 81st STREET URA
 UR Area Number: 25051

UR Area Creation Date: 03/2023

UR Area Purpose: see attached plan document

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
----------------------------------------------	-------------	------------------	----------------------------

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:	-4,306	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:	2,643
Returned to County Treasurer:	0
Total Expenditures:	2,643

TIF Sp. Rev. Fund Cash Balance as of 06-30-2023:	-6,949	0	Amount of 06-30-2023 Cash Balance Restricted for LMI
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Projects For WEST DES MOINES SOUTH 81st STREET URA

FY 23 Legal Fees

Description:	FY 23 Legal Fees
Classification:	Administrative expenses
Physically Complete:	No
Payments Complete:	No

Debts/Obligations For WEST DES MOINES SOUTH 81st STREET URA

FY 23 Legal Fees

Debt/Obligation Type:	Internal Loans
Principal:	2,643
Interest:	0
Total:	2,643
Annual Appropriation?:	Yes
Date Incurred:	06/30/2023
FY of Last Payment:	2023

Non-Rebates For WEST DES MOINES SOUTH 81st STREET URA

TIF Expenditure Amount:	2,643
Tied To Debt:	FY 23 Legal Fees
Tied To Project:	FY 23 Legal Fees

Urban Renewal Area Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES MICROSOFT OSMIUM URBAN RENEWAL
 UR Area Number: 61021

UR Area Creation Date: 11/2016

UR Area Purpose: see attached plan documents - note that for purposes of this report, all financial activity for the Osmium URA is reported with the Warren County portion

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
WEST DES MOINES CITY/ WINTERSET SCH/ MSOFT OSMIUM TIF INCR	610237	610238	5,382,692

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	6,645,300	0	0	0	6,645,300	0	6,645,300
Taxable	0	0	5,980,770	0	0	0	5,980,770	0	5,980,770
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**

◆ Annual Urban Renewal Report, Fiscal Year 2022 - 2023

This URA involves both Warren and Madison Counties. For purposes of this report, all financial information is consolidated in Warren County.

256 Characters Left

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

TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES MICROSOFT OSMIUM URBAN RENEWAL (61021)
TIF Taxing District Name:	WEST DES MOINES CITY/ WINTERSET SCH/ MSOFT OSMIUM TIF INCR
TIF Taxing District Inc. Number:	610238
TIF Taxing District Base Year:	2017
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	6,645,300	0	0	0	6,645,300	0	6,645,300
Taxable	0	0	5,980,770	0	0	0	5,980,770	0	5,980,770
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	66,800	5,980,770	5,382,692	598,078	17,378

FY 2023 TIF Revenue Received: 0

▲ Annual Urban Renewal Report, Fiscal Year 2022 - 2023

Urban Renewal Area Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES MILLS PKWY URBAN RENEWAL
 UR Area Number: 77058

UR Area Creation Date: 07/1999

UR Area Purpose: see attached plan documents

Tax Districts within this Urban Renewal Area

	Base No.	Increment No.	Increment Value Used
W DES MOINES CITY/WDM SCH/14 AMD #5 99 MILLS PKWY TIF INCR	770885	770886	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**

▲ Annual Urban Renewal Report, Fiscal Year 2022 - 2023

For reporting purposes, West Des Moines maintains one cash balance for both the Polk and Dallas portions of this area. All activity is reported in Dallas County.

256 Characters Left

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

TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES MILLS PKWY URBAN RENEWAL (77058)
TIF Taxing District Name:	W DES MOINES CITY/WDM SCH/14 AMD #5 99 MILLS PKWY TIF INCR
TIF Taxing District Inc. Number:	770886
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	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

♣ Annual Urban Renewal Report, Fiscal Year 2022 - 2023

Urban Renewal Area Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES WESTOWN V URBAN RENEWAL
 UR Area Number: 77076

UR Area Creation Date: 11/2009

UR Area Purpose: see attached plan documents

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
W DES MOINES CITY/WDM SCH/09 WESTOWN V TIF INCR	770750	770751	0
W DES MOINES CITY AG/WDM SCH/09 WESTOWN V TIF INCR	770813	770814	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	36,021,000	0	0	0	36,021,000	0	36,021,000
Taxable	0	0	32,418,900	0	0	0	32,418,900	0	32,418,900
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**

♣ Annual Urban Renewal Report, Fiscal Year 2022 - 2023

Note 1: For reporting purposes, all financial activity for Westown V URA is reported with the Dallas County portion of the district.

256 Characters Left

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

0

♣ Annual Urban Renewal Report, Fiscal Year 2022 - 2023

TIF Taxing District Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES WESTOWN V URBAN RENEWAL (77076)
 TIF Taxing District Name: W DES MOINES CITY/WDM SCH/09 WESTOWN V TIF INCR
 TIF Taxing District Inc. Number: 770751
 TIF Taxing District Base Year: 2009
 FY TIF Revenue First Received: 2012
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2032

	UR Designation
Slum	No
Blighted	No
Economic Development	11/2009

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	36,021,000	0	0	0	36,021,000	0	36,021,000
Taxable	0	0	32,418,900	0	0	0	32,418,900	0	32,418,900
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	18,842,800	17,178,200	0	17,178,200	515,545

FY 2023 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES WESTOWN V URBAN RENEWAL (77076)
 TIF Taxing District Name: W DES MOINES CITY AG/WDM SCH/09 WESTOWN V TIF INCR
 TIF Taxing District Inc. Number: 770814
 TIF Taxing District Base Year: 2009
 FY TIF Revenue First Received: 2012
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2032

	UR Designation
Slum	No
Blighted	No
Economic Development	11/2009

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

◆ Annual Urban Renewal Report, Fiscal Year 2022 - 2023

Urban Renewal Area Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES FULLER ROAD URBAN RENEWAL
 UR Area Number: 77082

UR Area Creation Date: 03/2010

UR Area Purpose: see attached plan documents

Tax Districts within this Urban Renewal Area

	Base No.	Increment No.	Increment Value Used
W DES MOINES CITY/WDM SCH/10 FULLER ROAD TIF INCR	770825	770826	2,027,145

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	38,110,470	41,914,300	0	0	80,024,770	0	80,024,770
Taxable	0	0	34,299,423	37,722,870	0	0	72,022,293	0	72,022,293
Homestead Credits									0

TIF Sp. Rev. Fund Cash Balance as of 07-01-2022: **1,185** **0** **Amount of 07-01-2022 Cash Balance Restricted for LMI**

TIF Revenue: 60,838
 TIF Sp. Revenue Fund Interest: 24
 Property Tax Replacement Claims: 0
 Asset Sales & Loan Repayments: 0
Total Revenue: 60,862

Rebate Expenditures: 61,050
 Non-Rebate Expenditures: 2,140
 Returned to County Treasurer: 0
Total Expenditures: 63,190

TIF Sp. Rev. Fund Cash Balance as of 06-30-2023: **-1,143** **0** **Amount of 06-30-2023 Cash Balance Restricted for LMI**

Projects For WEST DES MOINES FULLER ROAD URBAN RENEWAL

Innovative Injection Technology

Description:	I2T Development Agreement
Classification:	Industrial/manufacturing property
Physically Complete:	Yes
Payments Complete:	No

FY 23 Legal Fees

Description:	Legal Fees
Classification:	Administrative expenses
Physically Complete:	Yes
Payments Complete:	Yes

I2T and Triple J Logistics

Description:	I2T and Triple J Development Agreement
Classification:	Industrial/manufacturing property
Physically Complete:	No
Payments Complete:	No

Steffes Holdings - Agree #2

Description:	Steffes #2 Development Agreement
Classification:	Commercial - warehouses and distribution facilities
Physically Complete:	No
Payments Complete:	No

Debts/Obligations For WEST DES MOINES FULLER ROAD URBAN RENEWAL

I2T Development Agreement

Debt/Obligation Type:	Rebates
Principal:	108,158
Interest:	0
Total:	108,158
Annual Appropriation?:	Yes
Date Incurred:	09/19/2016
FY of Last Payment:	2026

FY 23 Legal Fees

Debt/Obligation Type:	Internal Loans
Principal:	2,140
Interest:	0
Total:	2,140
Annual Appropriation?:	Yes
Date Incurred:	06/30/2023
FY of Last Payment:	2023

I2T & Triple J Development Agreement

Debt/Obligation Type:	Rebates
Principal:	275,116
Interest:	0
Total:	275,116
Annual Appropriation?:	Yes
Date Incurred:	07/19/2021
FY of Last Payment:	2028

Non-Rebates For WEST DES MOINES FULLER ROAD URBAN RENEWAL

TIF Expenditure Amount:	2,140
Tied To Debt:	FY 23 Legal Fees
Tied To Project:	FY 23 Legal Fees

Rebates For WEST DES MOINES FULLER ROAD URBAN RENEWAL

I2 Technologies

TIF Expenditure Amount:	61,050
Rebate Paid To:	I2 Technologies
Tied To Debt:	I2T Development Agreement
Tied To Project:	Innovative Injection Technology
Projected Final FY of Rebate:	2026

Jobs For WEST DES MOINES FULLER ROAD URBAN RENEWAL

Project:	Innovative Injection Technology
Company Name:	Innovative Injection Technology (I2T)
Date Agreement Began:	09/16/2016
Date Agreement Ends:	06/30/2026
Number of Jobs Created or Retained:	186
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	10,700,000
Total Estimated Cost of Public Infrastructure:	0

Project:	I2T and Triple J Logistics
Company Name:	Innovation Injection Technologies and Triple J Logistics
Date Agreement Began:	07/19/2021
Date Agreement Ends:	06/30/2028
Number of Jobs Created or Retained:	60
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	3,000,000
Total Estimated Cost of Public Infrastructure:	0

Project:	Steffes Holdings - Agree #2
Company Name:	Steffes Holdings, LLC
Date Agreement Began:	06/19/2023
Date Agreement Ends:	06/30/2031
Number of Jobs Created or Retained:	50
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	2,250,000
Total Estimated Cost of Public Infrastructure:	0

TIF Taxing District Data Collection

Local Government Name: WEST DES MOINES (77G727)
Urban Renewal Area: WEST DES MOINES FULLER ROAD URBAN RENEWAL (77082)
TIF Taxing District Name: W DES MOINES CITY/WDM SCH/10 FULLER ROAD TIF INCR
TIF Taxing District Inc. Number: 770826
TIF Taxing District Base Year: 2010
FY TIF Revenue First Received: 2013
Subject to a Statutory end date? Yes
Fiscal year this TIF Taxing District statutorily ends: 2033

UR Designation	
Slum	No
Blighted	No
Economic Development	03/2010

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	38,110,470	41,914,300	0	0	80,024,770	0	80,024,770
Taxable	0	0	34,299,423	37,722,870	0	0	72,022,293	0	72,022,293
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	42,714,370	37,310,400	2,027,145	35,283,255	1,058,907

FY 2023 TIF Revenue Received: 60,838

▲ Annual Urban Renewal Report, Fiscal Year 2022 - 2023

Urban Renewal Area Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES VAL-GATE URBAN RENEWAL
 UR Area Number: 77090

UR Area Creation Date: 10/2014

UR Area Purpose: see attached plan documents

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
W DES MOINES CITY/DM SCH/14 VAL-GATE TIF INCR	770879	770880	0
W DES MOINES CITY/WDM SCH/14 VAL-GATE TIF INCR	770881	770882	0
W DES MOINES CITY/WDM SCH/URB WIND-HTS SS/14 VAL-GATE TIF INCR	770883	770884	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	763,500	22,364,783	5,734,500	0	0	28,862,783	0	28,862,783
Taxable	0	413,284	20,128,305	5,161,050	0	0	25,702,639	0	25,702,639
Homestead Credits									2

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: 1,404
 Returned to County Treasurer: 0
Total Expenditures: 1,404

TIF Sp. Rev. Fund Cash Balance as of 06-30-2023: -1,404 0 **Amount of 06-30-2023 Cash Balance Restricted for LMI**

Projects For WEST DES MOINES VAL-GATE URBAN RENEWAL

FY 2023 Legal Fees

Description:	FY 2023 Legal Fees
Classification:	Administrative expenses
Physically Complete:	Yes
Payments Complete:	Yes

VAB, LLC

Description:	Renovation of Val-Air Ballroom
Classification:	Commercial - retail
Physically Complete:	No
Payments Complete:	No

Debts/Obligations For WEST DES MOINES VAL-GATE URBAN RENEWAL

FY 2023 Legal Fees

Debt/Obligation Type:	Internal Loans
Principal:	1,404
Interest:	0
Total:	1,404
Annual Appropriation?:	Yes
Date Incurred:	06/30/2023
FY of Last Payment:	2023

VAB, LLC Rebates

Debt/Obligation Type:	Rebates
Principal:	1,110,250
Interest:	0
Total:	1,110,250
Annual Appropriation?:	Yes
Date Incurred:	01/03/2023
FY of Last Payment:	2035

Non-Rebates For WEST DES MOINES VAL-GATE URBAN RENEWAL

TIF Expenditure Amount:	1,404
Tied To Debt:	FY 2023 Legal Fees
Tied To Project:	FY 2023 Legal Fees

Jobs For WEST DES MOINES VAL-GATE URBAN RENEWAL

Project:	VAB, LLC
Company Name:	VAB, LLC
Date Agreement Began:	01/03/2023
Date Agreement Ends:	06/30/2035
Number of Jobs Created or Retained:	5
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	14,500,000
Total Estimated Cost of Public Infrastructure:	0

▲ Annual Urban Renewal Report, Fiscal Year 2022 - 2023

TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES VAL-GATE URBAN RENEWAL (77090)
TIF Taxing District Name:	W DES MOINES CITY/DM SCH/14 VAL-GATE TIF INCR
TIF Taxing District Inc. Number:	770880
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	9,200	0	0	0	9,200	0	9,200
Taxable	0	0	8,280	0	0	0	8,280	0	8,280
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	0	8,280	0	8,280	262

FY 2023 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES VAL-GATE URBAN RENEWAL (77090)
TIF Taxing District Name:	W DES MOINES CITY/WDM SCH/14 VAL-GATE TIF INCR
TIF Taxing District Inc. Number:	770882
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	763,500	22,025,383	5,734,500	0	0	28,523,383	0	28,523,383
Taxable	0	413,284	19,822,845	5,161,050	0	0	25,397,179	0	25,397,179
Homestead Credits									2

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	0	25,397,179	0	25,397,179	762,210

FY 2023 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES VAL-GATE URBAN RENEWAL (77090)
TIF Taxing District Name:	W DES MOINES CITY/WDM SCH/URB WIND-HTS SS/14 VAL-GATE TIF INCR
TIF Taxing District Inc. Number:	770884
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	330,200	0	0	0	330,200	0	330,200
Taxable	0	0	297,180	0	0	0	297,180	0	297,180
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	0	297,180	0	297,180	9,031

FY 2023 TIF Revenue Received: 0

♣ Annual Urban Renewal Report, Fiscal Year 2022 - 2023

Urban Renewal Area Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES ALLUVION URBAN RENEWAL
 UR Area Number: 77091

UR Area Creation Date: 05/2014

UR Area Purpose: See attached plan documents

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
W DES MOINES CITY/WDM SCH/15 ALLUVION TIF INCR	770887	770888	68,092,200
W DES MOINES CITY/WDM SCH/16-09-19 ALLUVION ORD 2170 TIF INCR	770889	770890	97,699,500
W DES MOINES CITY/WDM SCH/16-11-28 ALLUVION ORD 2185 TIF INCR	770891	770892	53,561,700
W DES MOINES CITY/WDM SCH/16-11-28 ALLUVION ORD 2186 TIF INCR	770893	770894	53,070
W DES MOINES CITY AG/WDM SCH/16-11-28 ALLUVION ORD 2186 TIF INCR	770895	770896	0
W DES MOINES CITY/WDM SCH/20-01-06 ALLUVION ORD 2401 TIF INCR	770953	770954	2,801,810
W DES MOINES CITY AG/WDM SCH/20-01-06 ALLUVION ORD 2401 TIF INCR	770955	770956	0
W DES MOINES CITY/WDM SCH/21 PCLS ALLUVION ORD 2487 TIF INCR	771003	771004	13,563
W DES MOINES CITY AG/WDM SCH/21 PCLS ALLUVION ORD 2487 TIF INCR	771005	771006	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	285,450	983,600	247,074,470	0	0	0	248,343,520	0	248,343,520
Taxable	254,168	532,424	222,367,023	0	0	0	223,153,615	0	223,153,615
Homestead Credits									0

TIF Sp. Rev. Fund Cash Balance as of 07-01-2022: 7,812,259 0 **Amount of 07-01-2022 Cash Balance Restricted for LMI**

TIF Revenue: 6,669,233
 TIF Sp. Revenue Fund Interest: 189,513
 Property Tax Replacement Claims: 63,682
 Asset Sales & Loan Repayments: 0
Total Revenue: 6,922,428

Rebate Expenditures: 0
 Non-Rebate Expenditures: 5,083,568
 Returned to County Treasurer: 0
Total Expenditures: 5,083,568

TIF Sp. Rev. Fund Cash Balance as of 06-30-2023: 9,651,119 0 **Amount of 06-30-2023 Cash Balance Restricted for LMI**

Projects For WEST DES MOINES ALLUVION URBAN RENEWAL

Microsoft Alluvion Dev Agree

Description:	Microsoft Alluvion Data Center
Classification:	Industrial/manufacturing property
Physically Complete:	Yes
Payments Complete:	No

Mid Am Transmission Lines

Description:	Relocate Mid Am Transmssion Lines
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Maffit Lake Road

Description:	Maffitt Lake Road - Vets to Solteria
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Pine Ave

Description:	Pine - S 8th to End of pvmt
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Pine Ave

Description:	Pine - East Corp Limit to Soltera
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Solteria Ave

Description:	Solteria - Willow Creek Dr to Pine
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Solteria Ave

Description:	Solteria - White Crane to County Line
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Trail Study

Description:	Study relocation of Great Western Trail
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

White Crane Rd

Description:	White Crane - Solteria to Corp Limit
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Army Post Road ASR

Description:	Aquafier Storage Reservoir
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Water Mains & Booster Station

Description:	Water Mains 1A1/1A2 & Booster Station
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Veterans Parkway

Description:	Veterans Parkway - Maffitt to Adams
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

SE Public Safety Station Land

Description:	Acquire Land for future Public Safety Station
Classification:	Acquisition of property
Physically Complete:	Yes
Payments Complete:	No

Salix St

Description:	Salix - Veterans Pkwy to SE 1st
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

SE 1st Watermain

Description:	Watermain from SE 1st to Willow Creek Dr
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

SE County Line Rd - E of Vets

Description:	SE County Line Rd - Soteria to Veterans Pkwy
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	Yes

Microsoft Ginger East Dev Agree

Description:	Microsoft Ginger East Data Center
Classification:	Industrial/manufacturing property

Physically Complete:	No
Payments Complete:	No

SE County Line Rd - W of Vets

Description:	SE County Line Rd - Veterans Pkwy to SE Orilla Rd
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

SE Adams St - Vets to Orilla

Description:	SE Adams St - Veterans Pkwy to SE Orilla Rd
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

Debts/Obligations For WEST DES MOINES ALLUVION URBAN RENEWAL

2015 Series A Tax Exempt Bonds

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	14,105,000
Interest:	1,726,988
Total:	15,831,988
Annual Appropriation?:	No
Date Incurred:	04/07/2015
FY of Last Payment:	2029

2015 Series B Taxable Bonds

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	4,850,000
Interest:	266,813
Total:	5,116,813
Annual Appropriation?:	No
Date Incurred:	04/07/2015
FY of Last Payment:	2025

2016 Series D Tax Exempt Bonds

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	7,435,000
Interest:	988,700
Total:	8,423,700
Annual Appropriation?:	No
Date Incurred:	11/16/2016
FY of Last Payment:	2030

2022 Series B Tax Exempt Bonds

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	8,365,000
Interest:	2,853,465
Total:	11,218,465
Annual Appropriation?:	No
Date Incurred:	06/22/2022
FY of Last Payment:	2033

2022 Series C Taxable Bonds

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	1,735,000
Interest:	332,808
Total:	2,067,808
Annual Appropriation?:	No
Date Incurred:	06/22/2022
FY of Last Payment:	2029

Non-Rebates For WEST DES MOINES ALLUVION URBAN RENEWAL

TIF Expenditure Amount:	175,134
Tied To Debt:	2015 Series A Tax Exempt Bonds
Tied To Project:	Maffit Lake Road

TIF Expenditure Amount:	81,748
Tied To Debt:	2016 Series D Tax Exempt Bonds
Tied To Project:	Maffit Lake Road

TIF Expenditure Amount:	263,169
Tied To Debt:	2015 Series A Tax Exempt Bonds
Tied To Project:	Pine Ave

TIF Expenditure Amount:	122,842
Tied To Debt:	2016 Series D Tax Exempt Bonds
Tied To Project:	Pine Ave

TIF Expenditure Amount:	74,290
Tied To Debt:	2015 Series A Tax Exempt Bonds
Tied To Project:	Pine Ave

TIF Expenditure Amount:	34,677
Tied To Debt:	2016 Series D Tax Exempt Bonds
Tied To Project:	Pine Ave

TIF Expenditure Amount:	164,356
Tied To Debt:	2015 Series A Tax Exempt Bonds
Tied To Project:	Solteria Ave

TIF Expenditure Amount:	76,718
Tied To Debt:	2016 Series D Tax Exempt Bonds
Tied To Project:	Solteria Ave

TIF Expenditure Amount:	143,740
Tied To Debt:	2015 Series A Tax Exempt Bonds
Tied To Project:	Solteria Ave

TIF Expenditure Amount:	67,095
Tied To Debt:	2016 Series D Tax Exempt Bonds
Tied To Project:	Solteria Ave

TIF Expenditure Amount:	2,950
Tied To Debt:	2015 Series A Tax Exempt Bonds
Tied To Project:	Trail Study

TIF Expenditure Amount:	1,377
Tied To Debt:	2016 Series D Tax Exempt Bonds
Tied To Project:	Trail Study

TIF Expenditure Amount:	272,183
Tied To Debt:	2015 Series A Tax Exempt Bonds
Tied To Project:	Army Post Road ASR

TIF Expenditure Amount:	127,049
Tied To Debt:	2016 Series D Tax Exempt Bonds
Tied To Project:	Army Post Road ASR

TIF Expenditure Amount:	109,251
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Tied To Debt:	2015 Series A Tax Exempt Bonds
Tied To Project:	Water Mains & Booster Station
TIF Expenditure Amount:	50,996
Tied To Debt:	2016 Series D Tax Exempt Bonds
Tied To Project:	Water Mains & Booster Station
TIF Expenditure Amount:	471,358
Tied To Debt:	2015 Series A Tax Exempt Bonds
Tied To Project:	Veterans Parkway
TIF Expenditure Amount:	220,020
Tied To Debt:	2016 Series D Tax Exempt Bonds
Tied To Project:	Veterans Parkway
TIF Expenditure Amount:	183,095
Tied To Debt:	2015 Series B Taxable Bonds
Tied To Project:	Mid Am Transmission Lines
TIF Expenditure Amount:	304,916
Tied To Debt:	2015 Series A Tax Exempt Bonds
Tied To Project:	SE Public Safety Station Land
TIF Expenditure Amount:	142,329
Tied To Debt:	2016 Series D Tax Exempt Bonds
Tied To Project:	SE Public Safety Station Land
TIF Expenditure Amount:	17,817
Tied To Debt:	2015 Series A Tax Exempt Bonds
Tied To Project:	Salix St
TIF Expenditure Amount:	8,316
Tied To Debt:	2016 Series D Tax Exempt Bonds
Tied To Project:	Salix St
TIF Expenditure Amount:	28,319
Tied To Debt:	2015 Series A Tax Exempt Bonds
Tied To Project:	SE 1st Watermain
TIF Expenditure Amount:	13,219
Tied To Debt:	2016 Series D Tax Exempt Bonds
Tied To Project:	SE 1st Watermain
TIF Expenditure Amount:	204,533
Tied To Debt:	2015 Series A Tax Exempt Bonds
Tied To Project:	SE County Line Rd - E of Vets
TIF Expenditure Amount:	95,472
Tied To Debt:	2016 Series D Tax Exempt Bonds
Tied To Project:	SE County Line Rd - E of Vets
TIF Expenditure Amount:	1,522,152
Tied To Debt:	2015 Series B Taxable Bonds
Tied To Project:	Microsoft Alluvion Dev Agree
TIF Expenditure Amount:	28,165
Tied To Debt:	2015 Series A Tax Exempt Bonds
Tied To Project:	SE County Line Rd - W of Vets
TIF Expenditure Amount:	13,147
Tied To Debt:	2016 Series D Tax Exempt Bonds
Tied To Project:	SE County Line Rd - W of Vets

TIF Expenditure Amount:	4,058
Tied To Debt:	2016 Series D Tax Exempt Bonds
Tied To Project:	SE Adams St - Vets to Orilla
TIF Expenditure Amount:	1,894
Tied To Debt:	2015 Series A Tax Exempt Bonds
Tied To Project:	SE Adams St - Vets to Orilla
TIF Expenditure Amount:	57,183
Tied To Debt:	2022 Series C Taxable Bonds
Tied To Project:	Microsoft Alluvion Dev Agree

Jobs For WEST DES MOINES ALLUVION URBAN RENEWAL

Project:	Microsoft Alluvion Dev Agree
Company Name:	Microsoft Corp
Date Agreement Began:	12/18/2014
Date Agreement Ends:	12/31/2034
Number of Jobs Created or Retained:	84
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	1,126,218,400
Total Estimated Cost of Public Infrastructure:	61,750,000

Project:	Microsoft Ginger East Dev Agree
Company Name:	Microsoft Corp
Date Agreement Began:	01/18/2022
Date Agreement Ends:	06/01/2033
Number of Jobs Created or Retained:	20
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	1,500,000,000
Total Estimated Cost of Public Infrastructure:	11,000,000

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Microsoft wages in jobs tab listed as \$0 because these are reported to IEDA, not the City.

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

♣ Annual Urban Renewal Report, Fiscal Year 2022 - 2023

TIF Taxing District Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES ALLUVION URBAN RENEWAL (77091)
 TIF Taxing District Name: W DES MOINES CITY/WDM SCH/15 ALLUVION TIF INCR
 TIF Taxing District Inc. Number: 770888
 TIF Taxing District Base Year: 2014
 FY TIF Revenue First Received: 2017
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2037

	UR Designation
Slum	No
Blighted	No
Economic Development	05/2014

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	75,658,000	0	0	0	75,658,000	0	75,658,000
Taxable	0	0	68,092,200	0	0	0	68,092,200	0	68,092,200
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	209,400	68,092,200	68,092,200	0	0

FY 2023 TIF Revenue Received: 6,669,233

TIF Taxing District Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES ALLUVION URBAN RENEWAL (77091)
 TIF Taxing District Name: W DES MOINES CITY/WDM SCH/16-09-19 ALLUVION ORD 2170 TIF INCR
 TIF Taxing District Inc. Number: 770890
 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	108,555,000	0	0	0	108,555,000	0	108,555,000
Taxable	0	0	97,699,500	0	0	0	97,699,500	0	97,699,500
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	1,937,000	97,699,500	97,699,500	0	0

FY 2023 TIF Revenue Received: 0

♣ Annual Urban Renewal Report, Fiscal Year 2022 - 2023

TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES ALLUVION URBAN RENEWAL (77091)
TIF Taxing District Name:	W DES MOINES CITY/WDM SCH/16-11-28 ALLUVION ORD 2185 TIF INCR
TIF Taxing District Inc. Number:	770892
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	59,513,000	0	0	0	59,513,000	0	59,513,000
Taxable	0	0	53,561,700	0	0	0	53,561,700	0	53,561,700
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	620,000	53,561,700	53,561,700	0	0

FY 2023 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES ALLUVION URBAN RENEWAL (77091)
TIF Taxing District Name:	W DES MOINES CITY/WDM SCH/16-11-28 ALLUVION ORD 2186 TIF INCR
TIF Taxing District Inc. Number:	770894
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	740,000	0	0	0	0	740,000	0	740,000
Taxable	0	400,563	0	0	0	0	400,563	0	400,563
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	686,930	53,070	53,070	0	0

FY 2023 TIF Revenue Received: 0

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TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES ALLUVION URBAN RENEWAL (77091)
TIF Taxing District Name:	W DES MOINES CITY AG/WDM SCH/16-11-28 ALLUVION ORD 2186 TIF INCR
TIF Taxing District Inc. Number:	770896
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	47,680	0	0	0	0	0	47,680	0	47,680
Taxable	42,455	0	0	0	0	0	42,455	0	42,455
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	47,680	0	0	0	0

FY 2023 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES ALLUVION URBAN RENEWAL (77091)
TIF Taxing District Name:	W DES MOINES CITY/WDM SCH/20-01-06 ALLUVION ORD 2401 TIF INCR
TIF Taxing District Inc. Number:	770954
TIF Taxing District Base Year:	2019
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	243,600	3,333,400	0	0	0	3,577,000	0	3,577,000
Taxable	0	131,861	3,000,060	0	0	0	3,131,921	0	3,131,921
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	775,190	2,801,810	2,801,810	0	0

FY 2023 TIF Revenue Received: 0

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TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES ALLUVION URBAN RENEWAL (77091)
TIF Taxing District Name:	W DES MOINES CITY AG/WDM SCH/20-01-06 ALLUVION ORD 2401 TIF INCR
TIF Taxing District Inc. Number:	770956
TIF Taxing District Base Year:	2019
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	44,010	0	0	0	0	0	44,010	0	44,010
Taxable	39,187	0	0	0	0	0	39,187	0	39,187
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	44,010	0	0	0	0

FY 2023 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES ALLUVION URBAN RENEWAL (77091)
TIF Taxing District Name:	W DES MOINES CITY/WDM SCH/21 PCLS ALLUVION ORD 2487 TIF INCR
TIF Taxing District Inc. Number:	771004
TIF Taxing District Base Year:	2020
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	15,070	0	0	0	15,070	0	15,070
Taxable	0	0	13,563	0	0	0	13,563	0	13,563
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	0	13,563	13,563	0	0

FY 2023 TIF Revenue Received: 0

♣ Annual Urban Renewal Report, Fiscal Year 2022 - 2023

TIF Taxing District Data Collection

Local Government Name: WEST DES MOINES (77G727)

Urban Renewal Area: WEST DES MOINES ALLUVION URBAN RENEWAL (77091)

TIF Taxing District Name: W DES MOINES CITY AG/WDM SCH/21 PCLS ALLUVION ORD 2487 TIF INCR

TIF Taxing District Inc. Number: 771006

TIF Taxing District Base Year: 2020

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

[illegible]

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	188,700	5,060	0	5,060	121

FY 2023 TIF Revenue Received: 0

◆ Annual Urban Renewal Report, Fiscal Year 2022 - 2023

Urban Renewal Area Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES HISTORIC URBAN RENEWAL
 UR Area Number: 77097

UR Area Creation Date: 04/2017

UR Area Purpose: see attached plan documents

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
W DES MOINES CITY/WDM SCH/19 DEC HISTORIC ORD 2399 TIF INCR	770957	770958	5,794,183
W DES MOINES CITY AG/WDM SCH/19 DEC HISTORIC ORD 2399 TIF INCR	770959	770960	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	6,530,900	36,720,880	781,000	0	-3,704	47,358,196	0	47,358,196
Taxable	0	3,535,183	33,048,792	702,900	0	-3,704	39,405,490	0	39,405,490
Homestead Credits									28

TIF Sp. Rev. Fund Cash Balance as of 07-01-2022: 567 0 **Amount of 07-01-2022 Cash Balance Restricted for LMI**

TIF Revenue: 171,651
 TIF Sp. Revenue Fund Interest: 960
 Property Tax Replacement Claims: 0
 Asset Sales & Loan Repayments: 0
Total Revenue: 172,611

Rebate Expenditures: 85,377
 Non-Rebate Expenditures: 1,182
 Returned to County Treasurer: 0
Total Expenditures: 86,559

TIF Sp. Rev. Fund Cash Balance as of 06-30-2023: 86,619 0 **Amount of 06-30-2023 Cash Balance Restricted for LMI**

Projects For WEST DES MOINES HISTORIC URBAN RENEWAL

Steffes Holdings Dev. Agree

Description:	Andersen Windows Building Expansion
Classification:	Commercial - warehouses and distribution facilities
Physically Complete:	Yes
Payments Complete:	No

The Foundry Dev. Agree

Description:	The Foundry Renovation
Classification:	Commercial - retail
Physically Complete:	Yes
Payments Complete:	No

Dalton Partners Dev. Agree.

Description:	St Kilda's Restaurant
Classification:	Commercial - retail
Physically Complete:	Yes
Payments Complete:	No

Willie T Dev. Agree

Description:	Cat Cafe Restaurant
Classification:	Commercial - retail
Physically Complete:	Yes
Payments Complete:	No

Junction House 329 Dev Agree

Description:	New Construction of Multi-Use Building
Classification:	Mixed use property (ie: a significant portion is residential and significant portion is commercial)
Physically Complete:	Yes
Payments Complete:	No

First National Bank Dev Agree

Description:	First National Bank
Classification:	Commercial - retail
Physically Complete:	Yes
Payments Complete:	No

Taxium LLC Dev Agree

Description:	New Construction of Multi-Use Building
Classification:	Mixed use property (ie: a significant portion is residential and significant portion is commercial)
Physically Complete:	Yes
Payments Complete:	No

Junction Dev Catalyst Dev Agree

Description:	New Construction of Multi-Use Building
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Classification:	Mixed use property (ie: a significant portion is residential and significant portion is commercial)
Physically Complete:	Yes
Payments Complete:	No

FY 23 Legal Fees

Description:	Legal Fees
Classification:	Administrative expenses
Physically Complete:	Yes
Payments Complete:	Yes

111 5th St LLC

Description:	New Restaurant Building
Classification:	Commercial - retail
Physically Complete:	Yes
Payments Complete:	No

Debts/Obligations For WEST DES MOINES HISTORIC URBAN RENEWAL

Steffes Dev. Agreement

Debt/Obligation Type:	Rebates
Principal:	53,396
Interest:	0
Total:	53,396
Annual Appropriation?:	Yes
Date Incurred:	04/03/2017
FY of Last Payment:	2024

Dalton Partners Dev. Agreement

Debt/Obligation Type:	Rebates
Principal:	158,973
Interest:	0
Total:	158,973
Annual Appropriation?:	Yes
Date Incurred:	04/15/2019
FY of Last Payment:	2027

Willie T Dev Agreement

Debt/Obligation Type:	Rebates
Principal:	27,782
Interest:	0
Total:	27,782
Annual Appropriation?:	Yes
Date Incurred:	12/16/2019
FY of Last Payment:	2027

Junction House 329 Dev Agree

Debt/Obligation Type:	Rebates
Principal:	621,087
Interest:	0
Total:	621,087
Annual Appropriation?:	Yes
Date Incurred:	04/06/2020
FY of Last Payment:	2031

Legal Fees FY 23

Debt/Obligation Type:	Internal Loans
Principal:	1,182
Interest:	0
Total:	1,182
Annual Appropriation?:	Yes
Date Incurred:	06/30/2023
FY of Last Payment:	2023

First National Bank

Debt/Obligation Type:	Rebates
Principal:	133,585
Interest:	0

Total:	133,585
Annual Appropriation?:	Yes
Date Incurred:	06/07/2021
FY of Last Payment:	2029

Taxium LLC

Debt/Obligation Type:	Rebates
Principal:	406,420
Interest:	0
Total:	406,420
Annual Appropriation?:	Yes
Date Incurred:	06/07/2021
FY of Last Payment:	2029

Junction Dev Catalyst LLC

Debt/Obligation Type:	Rebates
Principal:	150,985
Interest:	0
Total:	150,985
Annual Appropriation?:	Yes
Date Incurred:	06/07/2021
FY of Last Payment:	2029

111 5th St

Debt/Obligation Type:	Rebates
Principal:	302,210
Interest:	0
Total:	302,210
Annual Appropriation?:	Yes
Date Incurred:	05/16/2022
FY of Last Payment:	2034

Non-Rebates For WEST DES MOINES HISTORIC URBAN RENEWAL

TIF Expenditure Amount:	1,182
Tied To Debt:	Legal Fees FY 23
Tied To Project:	FY 23 Legal Fees

Rebates For WEST DES MOINES HISTORIC URBAN RENEWAL

Steffes Holdings

TIF Expenditure Amount:	18,919
Rebate Paid To:	Steffes Holdings
Tied To Debt:	Steffes Dev. Agreement
Tied To Project:	Steffes Holdings Dev. Agree
Projected Final FY of Rebate:	2024

The Foundry

TIF Expenditure Amount:	37,496
Rebate Paid To:	The Foundry dba The Hall
Tied To Debt:	Dalton Partners Dev. Agreement
Tied To Project:	The Foundry Dev. Agree
Projected Final FY of Rebate:	2023

Dalton Partners St Kilda

TIF Expenditure Amount:	25,715
Rebate Paid To:	Dalton Partners
Tied To Debt:	Dalton Partners Dev. Agreement
Tied To Project:	Dalton Partners Dev. Agree.
Projected Final FY of Rebate:	2027

Willie T Cat Cafe

TIF Expenditure Amount:	3,247
Rebate Paid To:	Willie T LLC
Tied To Debt:	Willie T Dev Agreement
Tied To Project:	Willie T Dev. Agree
Projected Final FY of Rebate:	2027

Jobs For WEST DES MOINES HISTORIC URBAN RENEWAL

Project:	Steffes Holdings Dev. Agree
Company Name:	Steffes Holdings LLC
Date Agreement Began:	04/03/2017
Date Agreement Ends:	06/30/2024
Number of Jobs Created or Retained:	5
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	550,000
Total Estimated Cost of Public Infrastructure:	0

Project:	The Foundry Dev. Agree
Company Name:	The Foundry LLC, Tenex Adventures 2, LLC
Date Agreement Began:	04/17/2017
Date Agreement Ends:	06/30/2024
Number of Jobs Created or Retained:	5
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	4,700,000
Total Estimated Cost of Public Infrastructure:	0

Project:	Dalton Partners Dev. Agree.
Company Name:	St Kilda
Date Agreement Began:	04/15/2019
Date Agreement Ends:	06/30/2027
Number of Jobs Created or Retained:	16
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	1,500,000
Total Estimated Cost of Public Infrastructure:	0

Project:	Willie T Dev. Agree
Company Name:	Willie T, LLC
Date Agreement Began:	03/02/2020
Date Agreement Ends:	06/30/2027
Number of Jobs Created or Retained:	5
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	655,000
Total Estimated Cost of Public Infrastructure:	0

Project:	Junction House 329 Dev Agree
Company Name:	Junction House 329, LLC
Date Agreement Began:	04/06/2020
Date Agreement Ends:	06/30/2035
Number of Jobs Created or Retained:	5
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	3,400,000
Total Estimated Cost of Public Infrastructure:	0

Project:	First National Bank Dev Agree
Company Name:	First National Bank Ames, Iowa
Date Agreement Began:	06/07/2021
Date Agreement Ends:	06/30/2029
Number of Jobs Created or Retained:	5
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	1,928,000
Total Estimated Cost of Public Infrastructure:	0

Project:	Taxium LLC Dev Agree
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Company Name:	Taxium LLC
Date Agreement Began:	06/07/2021
Date Agreement Ends:	06/30/2029
Number of Jobs Created or Retained:	15
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	4,900,000
Total Estimated Cost of Public Infrastructure:	0

Project:	Junction Dev Catalyst Dev Agree
	Junction Development Catalyst
Company Name:	LLC
Date Agreement Began:	06/07/2021
Date Agreement Ends:	06/30/2029
Number of Jobs Created or Retained:	5
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	2,640,000
Total Estimated Cost of Public Infrastructure:	0

Project:	111 5th St LLC
Company Name:	111 5th St LLC
Date Agreement Began:	05/16/2022
Date Agreement Ends:	06/30/2034
Number of Jobs Created or Retained:	5
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	1,400,000
Total Estimated Cost of Public Infrastructure:	0

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All rebates are subject to the payment of property taxes

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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: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES HISTORIC URBAN RENEWAL (77097)
 TIF Taxing District Name: W DES MOINES CITY/WDM SCH/19 DEC HISTORIC ORD 2399 TIF INCR
 TIF Taxing District Inc. Number: 770958
 TIF Taxing District Base Year: 2018
 FY TIF Revenue First Received: 2021
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2038

	UR Designation
Slum	No
Blighted	No
Economic Development	04/2017

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	6,530,900	36,720,880	781,000	0	-3,704	47,358,196	0	47,358,196
Taxable	0	3,535,183	33,048,792	702,900	0	-3,704	39,405,490	0	39,405,490
Homestead Credits									28

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	37,274,990	10,086,910	5,794,183	4,292,727	128,832

FY 2023 TIF Revenue Received: 171,651

TIF Taxing District Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES HISTORIC URBAN RENEWAL (77097)
 TIF Taxing District Name: W DES MOINES CITY AG/WDM SCH/19 DEC HISTORIC ORD 2399 TIF INCR
 TIF Taxing District Inc. Number: 770960
 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	0	0	0	0	0

FY 2023 TIF Revenue Received: 0

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Urban Renewal Area Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES EP TRUE PARKWAY URBAN RENEWAL
 UR Area Number: 77098
 UR Area Creation Date: 10/2017
 UR Area Purpose: See attached plan documents

Tax Districts within this Urban Renewal Area

	Base No.	Increment No.	Increment Value Used
W DES MOINES CITY/WDM SCH/17 EP TRUE PARKWAY TIF INCR	770343	770344	1,127,654

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	15,138,500	0	0	0	15,138,500	0	15,138,500
Taxable	0	0	13,624,650	0	0	0	13,624,650	0	13,624,650
Homestead Credits									0

TIF Sp. Rev. Fund Cash Balance as of 07-01-2022: -3,606 0 **Amount of 07-01-2022 Cash Balance Restricted for LMI**

TIF Revenue: 33,843
 TIF Sp. Revenue Fund Interest: 0
 Property Tax Replacement Claims: 0
 Asset Sales & Loan Repayments: 0
Total Revenue: 33,843

Rebate Expenditures: 27,170
 Non-Rebate Expenditures: 0
 Returned to County Treasurer: 0
Total Expenditures: 27,170

TIF Sp. Rev. Fund Cash Balance as of 06-30-2023: 3,067 0 **Amount of 06-30-2023 Cash Balance Restricted for LMI**

Projects For WEST DES MOINES EP TRUE PARKWAY URBAN RENEWAL

Ridgway Properties

Description:	Bike World and other Retail Tenants
Classification:	Commercial - retail
Physically Complete:	Yes
Payments Complete:	No

Debts/Obligations For WEST DES MOINES EP TRUE PARKWAY URBAN RENEWAL

Ridgway Development Agreement

Debt/Obligation Type:	Rebates
Principal:	27,170
Interest:	0
Total:	27,170
Annual Appropriation?:	Yes
Date Incurred:	11/13/2017
FY of Last Payment:	2023

Rebates For WEST DES MOINES EP TRUE PARKWAY URBAN RENEWAL

Bike World

TIF Expenditure Amount:	27,170
Rebate Paid To:	Ridgway Properties
Tied To Debt:	Ridgway Development Agreement
Tied To Project:	Ridgway Properties
Projected Final FY of Rebate:	2023

Jobs For WEST DES MOINES EP TRUE PARKWAY URBAN RENEWAL

Project:	Ridgway Properties
	Ridgway Properties dba Bike
Company Name:	World
Date Agreement Began:	11/13/2017
Date Agreement Ends:	06/30/2025
Number of Jobs Created or Retained:	5
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	2,500,000
Total Estimated Cost of Public Infrastructure:	0

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TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)										
Urban Renewal Area:	WEST DES MOINES EP TRUE PARKWAY URBAN RENEWAL (77098)										
TIF Taxing District Name:	W DES MOINES CITY/WDM SCH/17 EP TRUE PARKWAY TIF INCR										
TIF Taxing District Inc. Number:	770344										
TIF Taxing District Base Year:	2017										
FY TIF Revenue First Received:	2021										
Subject to a Statutory end date?	Yes										
Fiscal year this TIF Taxing District statutorily ends:	2038										
	<table><tr><th colspan="2">UR Designation</th></tr><tr><td>Slum</td><td>No</td></tr><tr><td>Blighted</td><td>No</td></tr><tr><td>Economic Development</td><td>06/2018</td></tr></table>			UR Designation		Slum	No	Blighted	No	Economic Development	06/2018
UR Designation											
Slum	No										
Blighted	No										
Economic Development	06/2018										

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	15,138,500	0	0	0	15,138,500	0	15,138,500
Taxable	0	0	13,624,650	0	0	0	13,624,650	0	13,624,650
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	11,682,000	3,456,500	1,127,654	2,328,846	69,892

FY 2023 TIF Revenue Received: 33,843

♣ Annual Urban Renewal Report, Fiscal Year 2022 - 2023

Urban Renewal Area Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES MIDTOWN URBAN RENEWAL
 UR Area Number: 77099

UR Area Creation Date: 09/2017

UR Area Purpose: see attached plan documents

Tax Districts within this Urban Renewal Area

	Base No.	Increment No.	Increment Value Used
W DES MOINES CITY/WDM SCH/17 MIDTOWN TIF INCR	770345	770346	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	44,343,830	186,300	0	0	74,975,190	0	74,975,190
Taxable	0	0	39,909,447	167,670	0	0	59,485,843	0	59,485,843
Homestead Credits									0

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

3,627

0

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

TIF Revenue: 0

TIF Sp. Revenue Fund Interest: 79

Property Tax Replacement Claims 0

Asset Sales & Loan Repayments: 0

Total Revenue: 79

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:**

3,706

0

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

Projects For WEST DES MOINES MIDTOWN URBAN RENEWAL

JCG Holdings 8th St PH 1

Description:	JCG Development Agreement PH 1
Classification:	Commercial - office properties
Physically Complete:	No
Payments Complete:	No

JCG Holdings 8th St PH 2

Description:	JCG Development Agreement PH 2
Classification:	Commercial - office properties
Physically Complete:	No
Payments Complete:	No

Debts/Obligations For WEST DES MOINES MIDTOWN URBAN RENEWAL

JCG Holdings 8th St PH 1

Debt/Obligation Type:	Rebates
Principal:	707,485
Interest:	0
Total:	707,485
Annual Appropriation?:	Yes
Date Incurred:	02/15/2021
FY of Last Payment:	2029

JCG Holdings 8th ST PH 2

Debt/Obligation Type:	Rebates
Principal:	693,970
Interest:	0
Total:	693,970
Annual Appropriation?:	Yes
Date Incurred:	02/15/2021
FY of Last Payment:	2029

Non-Rebates For WEST DES MOINES MIDTOWN URBAN RENEWAL

TIF Expenditure Amount:	0
Tied To Debt:	JCG Holdings 8th St PH 1
Tied To Project:	JCG Holdings 8th St PH 1

Jobs For WEST DES MOINES MIDTOWN URBAN RENEWAL

Project:	JCG Holdings 8th St PH 1
Company Name:	JCG Holdings LLC
Date Agreement Began:	02/15/2021
Date Agreement Ends:	06/30/2029
Number of Jobs Created or Retained:	7
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	9,802,250
Total Estimated Cost of Public Infrastructure:	0

Company Name:	JCG Holdings
Date Agreement Began:	02/15/2021
Date Agreement Ends:	06/30/2029
Number of Jobs Created or Retained:	7
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	6,385,000
Total Estimated Cost of Public Infrastructure:	0

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Rebates are subject to their payment of property taxes

256 Characters Left

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

0

TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES MIDTOWN URBAN RENEWAL (77099)
TIF Taxing District Name:	W DES MOINES CITY/WDM SCH/17 MIDTOWN TIF INCR
TIF Taxing District Inc. Number:	770346
TIF Taxing District Base Year:	2016
FY TIF Revenue First Received:	2019
Subject to a Statutory end date?	Yes
Fiscal year this TIF Taxing District statutorily ends:	2039

UR Designation	
Slum	No
Blighted	No
Economic Development	09/2017

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	0	44,343,830	186,300	0	0	74,975,190	0	74,975,190
Taxable	0	0	39,909,447	167,670	0	0	59,485,843	0	59,485,843
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	60,090,900	14,884,290	0	14,884,290	446,702

FY 2023 TIF Revenue Received: 0

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Urban Renewal Area Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES GRAND RIDGE URBAN RENEWAL
 UR Area Number: 77107

UR Area Creation Date: 10/2018

UR Area Purpose: See attached plan documents

Tax Districts within this Urban Renewal Area

	Base No.	Increment No.	Increment Value Used
W DES MOINES CITY/WDM SCH/18 GRAND RIDGE TIF INCR	770927	770928	359,117

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	7,182,000	0	0	0	7,182,000	0	7,182,000
Taxable	0	0	6,463,800	0	0	0	6,463,800	0	6,463,800
Homestead Credits									0

TIF Sp. Rev. Fund Cash Balance as of 07-01-2022: **6,748** **0** **Amount of 07-01-2022 Cash Balance Restricted for LMI**

TIF Revenue: 10,778

TIF Sp. Revenue Fund Interest: 122

Property Tax Replacement Claims 0

Asset Sales & Loan Repayments: 0

Total Revenue: **10,900**

Rebate Expenditures: 13,086

Non-Rebate Expenditures: 0

Returned to County Treasurer: 0

Total Expenditures: **13,086**

TIF Sp. Rev. Fund Cash Balance as of 06-30-2023: **4,562** **0** **Amount of 06-30-2023 Cash Balance Restricted for LMI**

Projects For WEST DES MOINES GRAND RIDGE URBAN RENEWAL

Gilbert and Cook

Description:	Gilbert and Cook Development Agreement
Classification:	Commercial - office properties
Physically Complete:	No
Payments Complete:	No

Debts/Obligations For WEST DES MOINES GRAND RIDGE URBAN RENEWAL

Gilbert and Cook Dev Agree

Debt/Obligation Type:	Rebates
Principal:	13,086
Interest:	0
Total:	13,086
Annual Appropriation?:	Yes
Date Incurred:	02/04/2019
FY of Last Payment:	2023

Rebates For WEST DES MOINES GRAND RIDGE URBAN RENEWAL

Gilbert & Cook

TIF Expenditure Amount:	13,086
Rebate Paid To:	Gilbert & Cook
Tied To Debt:	Gilbert and Cook Dev Agree
Tied To Project:	Gilbert and Cook
Projected Final FY of Rebate:	2023

Jobs For WEST DES MOINES GRAND RIDGE URBAN RENEWAL

Project:	Gilbert and Cook
Company Name:	Gilbert and Cook
Date Agreement Began:	02/04/2019
Date Agreement Ends:	06/30/2023
Number of Jobs Created or Retained:	25
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	500,000
Total Estimated Cost of Public Infrastructure:	0

TIF Taxing District Data Collection

Local Government Name:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES GRAND RIDGE URBAN RENEWAL (77107)
TIF Taxing District Name:	W DES MOINES CITY/WDM SCH/18 GRAND RIDGE TIF INCR
TIF Taxing District Inc. Number:	770928
TIF Taxing District Base Year:	2018
FY TIF Revenue First Received:	2021
Subject to a Statutory end date?	No

UR Designation	
Slum	No
Blighted	No
Economic Development	10/2018

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	7,182,000	0	0	0	7,182,000	0	7,182,000
Taxable	0	0	6,463,800	0	0	0	6,463,800	0	6,463,800
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	5,929,000	1,253,000	359,117	893,883	26,827

FY 2023 TIF Revenue Received: 10,778

▲ Annual Urban Renewal Report, Fiscal Year 2022 - 2023

Urban Renewal Area Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES 1525 GRAND URBAN RENEWAL
 UR Area Number: 77110

UR Area Creation Date: 05/2019

UR Area Purpose: See attached plan documents

Tax Districts within this Urban Renewal Area

	Base No.	Increment No.	Increment Value Used
W DES MOINES CITY/WDM SCH/19 1525 GRAND TIF INCR	770935	770936	2,581,011

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	3,550,000	0	0	0	3,550,000	0	3,550,000
Taxable	0	0	3,195,000	0	0	0	3,195,000	0	3,195,000
Homestead Credits									0

TIF Sp. Rev. Fund Cash Balance as of 07-01-2022: **3,472** **0** **Amount of 07-01-2022 Cash Balance Restricted for LMI**

TIF Revenue: 77,461
 TIF Sp. Revenue Fund Interest: 80
 Property Tax Replacement Claims: 0
 Asset Sales & Loan Repayments: 0
Total Revenue: 77,541

Rebate Expenditures: 77,085
 Non-Rebate Expenditures: 0
 Returned to County Treasurer: 0
Total Expenditures: 77,085

TIF Sp. Rev. Fund Cash Balance as of 06-30-2023: **3,928** **0** **Amount of 06-30-2023 Cash Balance Restricted for LMI**

Projects For WEST DES MOINES 1525 GRAND URBAN RENEWAL

Mercy Clinic Dev Agreement

Description:	Mercy Clinic
Classification:	Commercial-Medical
Physically Complete:	Yes
Payments Complete:	No

Debts/Obligations For WEST DES MOINES 1525 GRAND URBAN RENEWAL

Mercy Clinic Dev Agree

Debt/Obligation Type:	Rebates
Principal:	302,745
Interest:	0
Total:	302,745
Annual Appropriation?:	Yes
Date Incurred:	05/20/2019
FY of Last Payment:	2026

Rebates For WEST DES MOINES 1525 GRAND URBAN RENEWAL

1525 Grand Ave

TIF Expenditure Amount:	77,085
Rebate Paid To:	RB WDM LLC (Mercy Clinic)
Tied To Debt:	Mercy Clinic Dev Agree
Tied To Project:	Mercy Clinic Dev Agreement
Projected Final FY of Rebate:	2026

Jobs For WEST DES MOINES 1525 GRAND URBAN RENEWAL

Project:	Mercy Clinic Dev Agreement
Company Name:	RB WDM LLC dba Mercy Clinic
Date Agreement Began:	05/20/2019
Date Agreement Ends:	06/30/2026
Number of Jobs Created or Retained:	5
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	3,500,000
Total Estimated Cost of Public Infrastructure:	0

TIF Taxing District Data Collection

Local Government Name: WEST DES MOINES (77G727)
Urban Renewal Area: WEST DES MOINES 1525 GRAND URBAN RENEWAL (77110)
TIF Taxing District Name: W DES MOINES CITY/WDM SCH/19 1525 GRAND TIF INCR
TIF Taxing District Inc. Number: 770936
TIF Taxing District Base Year: 2018
FY TIF Revenue First Received: 2022
Subject to a Statutory end date? Yes
Fiscal year this TIF Taxing District statutorily ends: 2039

UR Designation	
Slum	No
Blighted	No
Economic Development	06/2019

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	3,550,000	0	0	0	3,550,000	0	3,550,000
Taxable	0	0	3,195,000	0	0	0	3,195,000	0	3,195,000
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	443,068	3,106,932	2,581,011	525,921	15,784

FY 2023 TIF Revenue Received: 77,461

♣ Annual Urban Renewal Report, Fiscal Year 2022 - 2023

Urban Renewal Area Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES UNIVERSITY AVE CORRIDOR URBAN RENEWAL
 UR Area Number: 77114
 UR Area Creation Date: 02/2021
 UR Area Purpose: See plan documents

Tax Districts within this Urban Renewal Area

	Base No.	Increment No.	Increment Value Used
W DES MOINES CITY/WDM SCH/21 CLAIM DOC UNIV AVE CORR TIF INCR	771007	771008	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	1,996,000	0	0	0	1,996,000	0	1,996,000
Taxable	0	0	1,796,400	0	0	0	1,796,400	0	1,796,400
Homestead Credits									0

TIF Sp. Rev. Fund Cash Balance as of 07-01-2022: -6,136 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: 1,995
 Returned to County Treasurer: 0
Total Expenditures: 1,995

TIF Sp. Rev. Fund Cash Balance as of 06-30-2023: -8,131 0 **Amount of 06-30-2023 Cash Balance Restricted for LMI**

Projects For WEST DES MOINES UNIVERSITY AVE CORRIDOR URBAN RENEWAL

FY 23 Legal Fees

Description:	FY 23 Legal Fees
Classification:	Administrative expenses
Physically Complete:	Yes
Payments Complete:	Yes

Claim Doc

Description:	Claim Doc Development Agreement
Classification:	Commercial - office properties
Physically Complete:	Yes
Payments Complete:	No

Debts/Obligations For WEST DES MOINES UNIVERSITY AVE CORRIDOR URBAN RENEWAL

FY 22 Legal Fees

Debt/Obligation Type:	Internal Loans
Principal:	1,995
Interest:	0
Total:	1,995
Annual Appropriation?:	Yes
Date Incurred:	06/30/2023
FY of Last Payment:	2023

**Non-Rebates For WEST DES MOINES UNIVERSITY AVE CORRIDOR
URBAN RENEWAL**

TIF Expenditure Amount:	1,995
Tied To Debt:	FY 22 Legal Fees
Tied To Project:	FY 23 Legal Fees

Jobs For WEST DES MOINES UNIVERSITY AVE CORRIDOR URBAN RENEWAL

Project:	Claim Doc
Company Name:	Claim Doc, LLC
Date Agreement Began:	05/17/2021
Date Agreement Ends:	06/30/2026
Number of Jobs Created or Retained:	54
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	4,000,000
Total Estimated Cost of Public Infrastructure:	0

♣ Annual Urban Renewal Report, Fiscal Year 2022 - 2023

Wages related to created jobs under the HQJ program are legally are reported to State of Iowa, not the City of West Des Moines, so all data reported at \$0 on this report.

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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:	WEST DES MOINES (77G727)
Urban Renewal Area:	WEST DES MOINES UNIVERSITY AVE CORRIDOR URBAN RENEWAL (77114)
TIF Taxing District Name:	W DES MOINES CITY/WDM SCH/21 CLAIM DOC UNIV AVE CORR TIF INCR
TIF Taxing District Inc. Number:	771008
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	1,996,000	0	0	0	1,996,000	0	1,996,000
Taxable	0	0	1,796,400	0	0	0	1,796,400	0	1,796,400
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	0	1,796,400	0	1,796,400	53,913

FY 2023 TIF Revenue Received: 0

◆ Annual Urban Renewal Report, Fiscal Year 2022 - 2023

Urban Renewal Area Data Collection

Local Government Name: WEST DES MOINES (77G727)
 Urban Renewal Area: WEST DES MOINES OSMIUM URBAN RENEWAL
 UR Area Number: 91002

UR Area Creation Date: 11/2016

UR Area Purpose: see attached plan documents

Tax Districts within this Urban Renewal Area

	Base No.	Increment No.	Increment Value Used
WEST DES MOINES\NORWALK SCH\OSMIUM TIF INC	910347	910348	270,347,850

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	300,386,500	0	0	0	300,386,500	0	300,386,500
Taxable	0	0	270,347,850	0	0	0	270,347,850	0	270,347,850
Homestead Credits									0

TIF Sp. Rev. Fund Cash Balance as of 07-01-2022:	64,453	0	Amount of 07-01-2022 Cash Balance Restricted for LMI
---------------------------------------------------------	---------------	----------	-------------------------------------------------------------

TIF Revenue:	7,755,555
TIF Sp. Revenue Fund Interest:	0
Property Tax Replacement Claims	82,083
Asset Sales & Loan Repayments:	0
Total Revenue:	7,837,638

Rebate Expenditures:	0
Non-Rebate Expenditures:	8,361,933
Returned to County Treasurer:	0
Total Expenditures:	8,361,933

TIF Sp. Rev. Fund Cash Balance as of 06-30-2023:	-459,842	0	Amount of 06-30-2023 Cash Balance Restricted for LMI
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Projects For WEST DES MOINES OSMIUM URBAN RENEWAL

Veterans Pkwy - Adams to 50th

Description:	Veterans Parkway - SE Adams to SE 50th
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Veterans Pkwy - 50th to 60th

Description:	Veterans Parkway - SE 50th to SW 60th
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Veterans Pkwy - 60th to Wild Rose

Description:	Veterans Parkway - SW 60th to Wild Rose Lane
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

GPP - Madison to RR Drive

Description:	Grand Prairie Parkway - Madison Ave to Raccoon River Drive, incl Bridge
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

GPP - Veterans Pkwy to Madison

Description:	Grand Prairie Parkway - Veterans Parkway to Madison Ave
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

SW 60th St - Vets Pkwy going South

Description:	SW 60th St - from Veterans Parkway to the South
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

SE 50th St & Adams St

Description:	Temp Paving SE 50th and Adams Streets
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Grand Prairie Grade Separation

Description:	Grand Prairie Parkway - Grade Separation at Raccoon River Drive
Classification:	Roads, Bridges & Utilities

Physically Complete:	No
Payments Complete:	No

Middle Creek Sewer Extension

Description:	Extend Middle Creek Sewer to Osmium Site
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Environmental

	Environmental associated with Roads - Wetlands and Other
Description:	Requirements
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Fiber

Description:	Fiber Planning
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Clearing

Description:	Clearing costs for Roadways
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Johnson Creek Realignment

Description:	Realignment of Johnson Creek around Roadways
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

Veterans Parkway Enhancements

Description:	Roadway Features
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Microsoft Development Agreement

Description:	Microsoft Osmium Data Center
Classification:	Industrial/manufacturing property
Physically Complete:	No
Payments Complete:	No

Veterans Pkwy - Wild Rose to GPP

	Veterans Parkway - Wild Rose Lane to Grand Prairie
Description:	Parkway
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Grand Prairie Pkwy - Grand to RRD

Description:	Grand Prairie Pkwy - Grand to RRD (Bridge)
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

Debts/Obligations For WEST DES MOINES OSMIUM URBAN RENEWAL

GO URA Bonds Series 2018D

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	15,425,000
Interest:	4,293,173
Total:	19,718,173
Annual Appropriation?:	No
Date Incurred:	05/14/2018
FY of Last Payment:	2036

GO URA Bonds Series 2018E

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	9,480,000
Interest:	733,875
Total:	10,213,875
Annual Appropriation?:	No
Date Incurred:	12/10/2018
FY of Last Payment:	2026

GO URA Bonds Series 2019A

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	6,375,000
Interest:	1,018,700
Total:	7,393,700
Annual Appropriation?:	No
Date Incurred:	06/03/2019
FY of Last Payment:	2028

GO URA Bonds Series 2017C

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	7,440,000
Interest:	1,302,633
Total:	8,742,633
Annual Appropriation?:	No
Date Incurred:	07/24/2017
FY of Last Payment:	2032

GO URA Bonds Series 2017D

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	24,055,000
Interest:	5,898,265
Total:	29,953,265
Annual Appropriation?:	No
Date Incurred:	07/24/2017
FY of Last Payment:	2036

Non-Rebates For WEST DES MOINES OSMIUM URBAN RENEWAL

TIF Expenditure Amount: 83,740
 Tied To Debt: GO URA Bonds Series 2017C
 Tied To Project: Veterans Pkwy - Adams to 50th

TIF Expenditure Amount: 212,576
 Tied To Debt: GO URA Bonds Series 2017D
 Tied To Project: Veterans Pkwy - Adams to 50th

TIF Expenditure Amount: 99,325
 Tied To Debt: GO URA Bonds Series 2018D
 Tied To Project: Veterans Pkwy - Adams to 50th

TIF Expenditure Amount: 135,314
 Tied To Debt: GO URA Bonds Series 2017C
 Tied To Project: Veterans Pkwy - 50th to 60th

TIF Expenditure Amount: 343,498
 Tied To Debt: GO URA Bonds Series 2017D
 Tied To Project: Veterans Pkwy - 50th to 60th

TIF Expenditure Amount: 160,497
 Tied To Debt: GO URA Bonds Series 2018D
 Tied To Project: Veterans Pkwy - 50th to 60th

TIF Expenditure Amount: 82,509
 Tied To Debt: GO URA Bonds Series 2017C
 Tied To Project: Veterans Pkwy - 60th to Wild Rose

TIF Expenditure Amount: 209,451
 Tied To Debt: GO URA Bonds Series 2017D
 Tied To Project: Veterans Pkwy - 60th to Wild Rose

TIF Expenditure Amount: 97,864
 Tied To Debt: GO URA Bonds Series 2018D
 Tied To Project: Veterans Pkwy - 60th to Wild Rose

TIF Expenditure Amount: 54,041
 Tied To Debt: GO URA Bonds Series 2017C
 Tied To Project: Veterans Pkwy - Wild Rose to GPP

TIF Expenditure Amount: 137,185
 Tied To Debt: GO URA Bonds Series 2017D
 Tied To Project: Veterans Pkwy - Wild Rose to GPP

TIF Expenditure Amount: 64,098
 Tied To Debt: GO URA Bonds Series 2018D
 Tied To Project: Veterans Pkwy - Wild Rose to GPP

TIF Expenditure Amount: 79,773
 Tied To Debt: GO URA Bonds Series 2017C
 Tied To Project: GPP - Veterans Pkwy to Madison

TIF Expenditure Amount: 202,505
 Tied To Debt: GO URA Bonds Series 2017D
 Tied To Project: GPP - Veterans Pkwy to Madison

TIF Expenditure Amount: 94,619

Tied To Debt:	GO URA Bonds Series 2018D
Tied To Project:	GPP - Veterans Pkwy to Madison
TIF Expenditure Amount:	215,794
Tied To Debt:	GO URA Bonds Series 2017C
Tied To Project:	GPP - Madison to RR Drive
TIF Expenditure Amount:	547,799
Tied To Debt:	GO URA Bonds Series 2017D
Tied To Project:	GPP - Madison to RR Drive
TIF Expenditure Amount:	255,955
Tied To Debt:	GO URA Bonds Series 2018D
Tied To Project:	GPP - Madison to RR Drive
TIF Expenditure Amount:	42,896
Tied To Debt:	GO URA Bonds Series 2017C
Tied To Project:	SW 60th St - Vets Pkwy going South
TIF Expenditure Amount:	108,894
Tied To Debt:	GO URA Bonds Series 2017D
Tied To Project:	SW 60th St - Vets Pkwy going South
TIF Expenditure Amount:	50,880
Tied To Debt:	GO URA Bonds Series 2018D
Tied To Project:	SW 60th St - Vets Pkwy going South
TIF Expenditure Amount:	25,882
Tied To Debt:	GO URA Bonds Series 2017C
Tied To Project:	SE 50th St & Adams St
TIF Expenditure Amount:	65,703
Tied To Debt:	GO URA Bonds Series 2017D
Tied To Project:	SE 50th St & Adams St
TIF Expenditure Amount:	30,699
Tied To Debt:	GO URA Bonds Series 2018D
Tied To Project:	SE 50th St & Adams St
TIF Expenditure Amount:	2,424
Tied To Debt:	GO URA Bonds Series 2017C
Tied To Project:	Grand Prairie Grade Separation
TIF Expenditure Amount:	6,154
Tied To Debt:	GO URA Bonds Series 2017D
Tied To Project:	Grand Prairie Grade Separation
TIF Expenditure Amount:	2,876
Tied To Debt:	GO URA Bonds Series 2018D
Tied To Project:	Grand Prairie Grade Separation
TIF Expenditure Amount:	38,421
Tied To Debt:	GO URA Bonds Series 2017C
Tied To Project:	Middle Creek Sewer Extension
TIF Expenditure Amount:	97,533
Tied To Debt:	GO URA Bonds Series 2017D
Tied To Project:	Middle Creek Sewer Extension

TIF Expenditure Amount:	45,571
Tied To Debt:	GO URA Bonds Series 2018D
Tied To Project:	Middle Creek Sewer Extension
TIF Expenditure Amount:	12,434
Tied To Debt:	GO URA Bonds Series 2017C
Tied To Project:	Environmental
TIF Expenditure Amount:	31,564
Tied To Debt:	GO URA Bonds Series 2017D
Tied To Project:	Environmental
TIF Expenditure Amount:	14,748
Tied To Debt:	GO URA Bonds Series 2018D
Tied To Project:	Environmental
TIF Expenditure Amount:	5,532
Tied To Debt:	GO URA Bonds Series 2017C
Tied To Project:	Fiber
TIF Expenditure Amount:	14,043
Tied To Debt:	GO URA Bonds Series 2017D
Tied To Project:	Fiber
TIF Expenditure Amount:	6,561
Tied To Debt:	GO URA Bonds Series 2018D
Tied To Project:	Fiber
TIF Expenditure Amount:	1,901
Tied To Debt:	GO URA Bonds Series 2017C
Tied To Project:	Clearing
TIF Expenditure Amount:	4,827
Tied To Debt:	GO URA Bonds Series 2017D
Tied To Project:	Clearing
TIF Expenditure Amount:	2,255
Tied To Debt:	GO URA Bonds Series 2018D
Tied To Project:	Clearing
TIF Expenditure Amount:	10,368
Tied To Debt:	GO URA Bonds Series 2017C
Tied To Project:	Veterans Parkway Enhancements
TIF Expenditure Amount:	26,320
Tied To Debt:	GO URA Bonds Series 2017D
Tied To Project:	Veterans Parkway Enhancements
TIF Expenditure Amount:	12,298
Tied To Debt:	GO URA Bonds Series 2018D
Tied To Project:	Veterans Parkway Enhancements
TIF Expenditure Amount:	2,552,494
Tied To Debt:	GO URA Bonds Series 2018E
Tied To Project:	Microsoft Development Agreement
TIF Expenditure Amount:	161,392
Tied To Debt:	GO URA Bonds Series 2019A
Tied To Project:	Veterans Pkwy - Adams to 50th
TIF Expenditure Amount:	260,790
Tied To Debt:	GO URA Bonds Series 2019A

Tied To Project:	Veterans Pkwy - 50th to 60th
TIF Expenditure Amount:	159,019
Tied To Debt:	GO URA Bonds Series 2019A
Tied To Project:	Veterans Pkwy - 60th to Wild Rose
TIF Expenditure Amount:	104,153
Tied To Debt:	GO URA Bonds Series 2019A
Tied To Project:	Veterans Pkwy - Wild Rose to GPP
TIF Expenditure Amount:	153,746
Tied To Debt:	GO URA Bonds Series 2019A
Tied To Project:	GPP - Veterans Pkwy to Madison
TIF Expenditure Amount:	415,900
Tied To Debt:	GO URA Bonds Series 2019A
Tied To Project:	GPP - Madison to RR Drive
TIF Expenditure Amount:	82,675
Tied To Debt:	GO URA Bonds Series 2019A
Tied To Project:	SW 60th St - Vets Pkwy going South
TIF Expenditure Amount:	49,883
Tied To Debt:	GO URA Bonds Series 2019A
Tied To Project:	SE 50th St & Adams St
TIF Expenditure Amount:	4,672
Tied To Debt:	GO URA Bonds Series 2019A
Tied To Project:	Grand Prairie Grade Separation
TIF Expenditure Amount:	74,049
Tied To Debt:	GO URA Bonds Series 2019A
Tied To Project:	Middle Creek Sewer Extension
TIF Expenditure Amount:	23,964
Tied To Debt:	GO URA Bonds Series 2019A
Tied To Project:	Environmental
TIF Expenditure Amount:	10,661
Tied To Debt:	GO URA Bonds Series 2019A
Tied To Project:	Fiber
TIF Expenditure Amount:	3,665
Tied To Debt:	GO URA Bonds Series 2019A
Tied To Project:	Clearing
TIF Expenditure Amount:	19,983
Tied To Debt:	GO URA Bonds Series 2019A
Tied To Project:	Veterans Parkway Enhancements
TIF Expenditure Amount:	82,316
Tied To Debt:	GO URA Bonds Series 2017C
Tied To Project:	Grand Prairie Pkwy - Grand to RRD
TIF Expenditure Amount:	208,962
Tied To Debt:	GO URA Bonds Series 2017D
Tied To Project:	Grand Prairie Pkwy - Grand to RRD
TIF Expenditure Amount:	97,636

Tied To Debt:	GO URA Bonds Series 2018D
Tied To Project:	Grand Prairie Pkwy - Grand to RRD
TIF Expenditure Amount:	158,646
Tied To Debt:	GO URA Bonds Series 2019A
Tied To Project:	Grand Prairie Pkwy - Grand to RRD

◆ Annual Urban Renewal Report, Fiscal Year 2022 - 2023

This URA involves both Warren and Madison Counties. For purposes of this report, all financial information is consolidated in Warren County.

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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:	WEST DES MOINES (77G727)										
Urban Renewal Area:	WEST DES MOINES OSMIUM URBAN RENEWAL (91002)										
TIF Taxing District Name:	WEST DES MOINES\NORWALK SCH\OSMIUM TIF INC										
TIF Taxing District Inc. Number:	910348										
TIF Taxing District Base Year:	2018										
FY TIF Revenue First Received:	2020										
Subject to a Statutory end date?	Yes										
Fiscal year this TIF Taxing District	<table><tr><th colspan="2">UR Designation</th></tr><tr><td>Slum</td><td>No</td></tr><tr><td>Blighted</td><td>No</td></tr><tr><td>Economic Development</td><td>11/2016</td></tr></table>			UR Designation		Slum	No	Blighted	No	Economic Development	11/2016
UR Designation											
Slum				No							
Blighted	No										
Economic Development	11/2016										
statutorily ends:	2041										

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	300,386,500	0	0	0	300,386,500	0	300,386,500
Taxable	0	0	270,347,850	0	0	0	270,347,850	0	270,347,850
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	302,400	270,347,850	270,347,850	0	0

FY 2023 TIF Revenue Received: 7,755,555