

Annual Urban Renewal Report, Fiscal Year 2022 - 2023

Levy Authority Summary

Local Government Name: NEVADA
Local Government Number: 85G820

Active Urban Renewal Areas	U.R. #	# of Tif Taxing Districts
NEVADA URBAN RENEWAL	85005	14

TIF Debt Outstanding: 26,100,215

TIF Sp. Rev. Fund Cash Balance as of 07-01-2022: 1,860,607 194,568 Amount of 07-01-2022 Cash Balance Restricted for LMI

TIF Revenue:	546,953	
TIF Sp. Revenue Fund Interest:	75,323	
Property Tax Replacement Claims	0	
Asset Sales & Loan Repayments:	0	
Total Revenue:	622,276	
Rebate Expenditures:	336,031	
Non-Rebate Expenditures:	736,739	
Returned to County Treasurer:	0	
Total Expenditures:	1,072,770	

TIF Sp. Rev. Fund Cash Balance as of 06-30-2023: 1,410,113 263,906 Amount of 06-30-2023 Cash Balance Restricted for LMI

Year-End Outstanding TIF Obligations, Net of TIF Special Revenue Fund Balance: 23,617,332

♣ Annual Urban Renewal Report, Fiscal Year 2022 - 2023

Urban Renewal Area Data Collection

Local Government Name: NEVADA (85G820)
 Urban Renewal Area: NEVADA URBAN RENEWAL
 UR Area Number: 85005

UR Area Creation Date: 11/1989

UR Area Purpose: To help local officials promote economic development. Primary goal to stimulate, through public involvement and commitment, private investments in commercial and industrial development and create a sound economic base to serve as the foundation for growth.

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
NEVADA CITY/NEVADA SCH/NEVADA URBAN RENEWAL TIF INCREM	850509	850109	19,042,890
NEVADA CITY AG/NEVADA SCH/NEVADA URBAN RENEWAL TIF INCREM	850510	850110	0
NEVADA CITY/NEVADA SCH/NEVADA URBAN RENEWAL ENLARGEMENT TIF INCREM	850533	850133	0
NEVADA CITY AG/NEVADA SCH/NEVADA URBAN RENEWAL ENLARGEMENT TIF INCREM	850534	850134	0
NEVADA CITY/NEVADA SCH/NEVADA URBAN RENEWAL 2ND ENLARGEMENT TIF INCREM	850554	850154	0
NEVADA CITY AG/NEVADA SCH/NEVADA URBAN RENEWAL 2ND ENLARGEMENT TIF INCREM	850555	850155	0
NEVADA CITY/NEVADA SCH/NEVADA URBAN RENEWAL 3RD ENLARGEMENT TIF INCREM	850562	850162	0
NEVADA CITY/NEVADA SCH/NEVADA UR 4TH ENLARGEMENT TIF INCREM	850582	850182	0
NEVADA CITY AG/NEVADA SCH/NEVADA UR 4TH ENLARGEMENT TIF INCREM	850583	850183	0
NEVADA CITY/NEVADA SCH 2012 URBAN RENEWAL AREA ADDITION TIF INCREM	850596	850196	0
NEVADA CITY AG/NEVADA SCH 2012 URBAN RENEWAL AREA ADDITION TIF INCREM	850637	850237	0
NEVADA CITY/NEVADA SCH 2016 ADDITION NEVADA URBAN RENEWAL TIF INCREMENT (ROSK)	850666	850667	0
NEVADA CITY/NEVADA SCH 2020 SEPTEMBER ADD - PHASE 1 NEVADA URBAN RENEWAL TIF INCREMENT	850668	850669	0
NEVADA CITY AG/NEVADA SCH 2020 SEPTEMBER ADD - PHASE 1 NEVADA URBAN RENEWAL TIF INCREMENT	850670	850671	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	31,871,300	24,908,800	12,657,500	0	-38,892	70,613,908	0	70,613,908
Taxable	0	17,251,995	22,417,920	11,391,750	0	-38,892	51,797,468	0	51,797,468
Homestead Credits									141

TIF Sp. Rev. Fund Cash Balance as of 07-01-2022:	1,860,607	194,568	Amount of 07-01-2022 Cash Balance Restricted for LMI
TIF Revenue:	546,953		
TIF Sp. Revenue Fund Interest:	75,323		
Property Tax Replacement Claims	0		
Asset Sales & Loan Repayments:	0		
Total Revenue:	622,276		
Rebate Expenditures:	336,031		
Non-Rebate Expenditures:	736,739		
Returned to County Treasurer:	0		
Total Expenditures:	1,072,770		

TIF Sp. Rev. Fund Cash Balance as of 06-30-2023:	1,410,113	263,906	Amount of 06-30-2023 Cash Balance Restricted for LMI
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Projects For NEVADA URBAN RENEWAL

NEDC AA Membership

Description:	Economic Development Membership
Classification:	Industrial/manufacturing property
Physically Complete:	Yes
Payments Complete:	No

Key Coop, 20 yr

Description:	Rebate Agreement
Classification:	Agribusiness
Physically Complete:	Yes
Payments Complete:	No

Almaco

Description:	Expansion
Classification:	Industrial/manufacturing property
Physically Complete:	Yes
Payments Complete:	No

Airport Road, Plat 6

Description:	Street, Water, Wastewater Infrastructure and Platting
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Van Wall Properties Agreement

Description:	Economic Development Incentive
Classification:	Industrial/manufacturing property
Physically Complete:	Yes
Payments Complete:	No

R Friedrich Housing Dev

Description:	Housing and Infrastructure Project
Classification:	Residential property (classified residential)
Physically Complete:	No
Payments Complete:	No

ROSK Housing Dev

Description:	Housing and Infrastructure Project
Classification:	Residential property (classified residential)
Physically Complete:	No
Payments Complete:	No

Mid States Material Handling

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

Verbio, amended

Description:	Rebate Agreement
Classification:	Industrial/manufacturing property
Physically Complete:	No
Payments Complete:	No

DDCE DuPont Project

Description:	Street, Water, Wastewater Infrastructure
Classification:	Industrial/manufacturing property
Physically Complete:	Yes
Payments Complete:	No

Central Business District Project

Description:	Street, Water, Wastewater Infrastrucure
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

South Glen Sub - Phase 1

Description:	Housing and Infrastructure Project
Classification:	Residential property (classified residential)
Physically Complete:	No
Payments Complete:	No

#2 Mid States Material Handling

Description:	Rebate Agreement
Classification:	Industrial/manufacturing property
Physically Complete:	No
Payments Complete:	No

On Track, West F Ind Park

Description:	Rebate Agreement
Classification:	Industrial/manufacturing property
Physically Complete:	No
Payments Complete:	No

M&R Properties Iowa, LLC

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

Verbio, 2nd North Prop, RR

Description:	Rebate Agreement
Classification:	Industrial/manufacturing property
Physically Complete:	No
Payments Complete:	No

Nevada Journal Bld, Richards

Description:	Rebate Agreement
Classification:	Commercial - retail

Physically Complete:	No
Payments Complete:	No

Nevada Dev, Henry Prop

Description:	Rebate Agreement
Classification:	Residential property (classified residential)
Physically Complete:	No
Payments Complete:	No

AK System Solutions

Description:	Rebate Agreement
Classification:	Commercial - warehouses and distribution facilities
Physically Complete:	No
Payments Complete:	No

Van Houweling Properties II

Description:	Rebate Agreement
Classification:	Agribusiness
Physically Complete:	No
Payments Complete:	No

Mid States-3rd Offices

Description:	Rebate Agreement
Classification:	Industrial/manufacturing property
Physically Complete:	No
Payments Complete:	No

Oak Park Estates

Description:	Rebate Agreement
Classification:	Residential property (classified residential)
Physically Complete:	No
Payments Complete:	No

Syngenta

Description:	Rebate Agreement
Classification:	Industrial/manufacturing property
Physically Complete:	No
Payments Complete:	No

Work-It

Description:	Rebate Agreement
Classification:	Commercial - office properties
Physically Complete:	No
Payments Complete:	No

Cutting Edge

Description:	Rebate Agreement
Classification:	Commercial - office properties
Physically Complete:	No
Payments Complete:	No

Peterson, Copper Spaces

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

JLA Kockler, Tipton Bldg

Description:	Rebate Agreement
	Mixed use property (ie: a significant portion is residential and significant portion is commercial)
Classification:	
Physically Complete:	No
Payments Complete:	No

Nevada Field House Project

Description:	Recreation center Project
Classification:	Municipal and other publicly-owned or leased buildings
Physically Complete:	No
Payments Complete:	No

Debts/Obligations For NEVADA URBAN RENEWAL

NEDC AA-Membership

Debt/Obligation Type:	Other Debt
Principal:	195,000
Interest:	0
Total:	195,000
Annual Appropriation?:	Yes
Date Incurred:	09/23/2020
FY of Last Payment:	2025

Key Coop - 20 Yr

Debt/Obligation Type:	Rebates
Principal:	73,017
Interest:	0
Total:	73,017
Annual Appropriation?:	No
Date Incurred:	06/25/2007
FY of Last Payment:	2026

Almaco

Debt/Obligation Type:	Rebates
Principal:	250,605
Interest:	0
Total:	250,605
Annual Appropriation?:	Yes
Date Incurred:	03/12/2012
FY of Last Payment:	2026

Van Wall Properties

Debt/Obligation Type:	Rebates
Principal:	44,000
Interest:	0
Total:	44,000
Annual Appropriation?:	Yes
Date Incurred:	01/28/2013
FY of Last Payment:	2023

2017R/2013 Bond - Dupont Portion

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	820,000
Interest:	32,950
Total:	852,950
Annual Appropriation?:	No
Date Incurred:	09/28/2017
FY of Last Payment:	2024

2017R/2013 Bond - Airport Rd Portion

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	877,117
Interest:	80,200

Total:	957,317
Annual Appropriation?:	No
Date Incurred:	09/28/2017
FY of Last Payment:	2026

R Friedrich Dev Agreement

Debt/Obligation Type:	Rebates
Principal:	521,546
Interest:	0
Total:	521,546
Annual Appropriation?:	Yes
Date Incurred:	10/28/2013
FY of Last Payment:	2027

ROSK Housing Dev Agreement

Debt/Obligation Type:	Rebates
Principal:	67,000
Interest:	0
Total:	67,000
Annual Appropriation?:	Yes
Date Incurred:	01/23/2017
FY of Last Payment:	2025

R Friedrich Development, LMI

Debt/Obligation Type:	Outstanding LMI Housing Obligations
Principal:	458,338
Interest:	0
Total:	458,338
Annual Appropriation?:	Yes
Date Incurred:	10/28/2013
FY of Last Payment:	2027

Mid States Manufacturing Agreement

Debt/Obligation Type:	Rebates
Principal:	147,763
Interest:	0
Total:	147,763
Annual Appropriation?:	Yes
Date Incurred:	09/24/2018
FY of Last Payment:	2025

Verbio

Debt/Obligation Type:	Rebates
Principal:	408,004
Interest:	0
Total:	408,004
Annual Appropriation?:	Yes
Date Incurred:	07/08/2020
FY of Last Payment:	2025

2020 Bond, CBD Project

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	8,905,000
Interest:	1,248,800

Total:	10,153,800
Annual Appropriation?:	No
Date Incurred:	03/09/2020
FY of Last Payment:	2032

Mid States Manu, #2

Debt/Obligation Type:	Rebates
Principal:	225,000
Interest:	0
Total:	225,000
Annual Appropriation?:	Yes
Date Incurred:	11/19/2020
FY of Last Payment:	2028

South Glen Subdivision

Debt/Obligation Type:	Rebates
Principal:	1,500,000
Interest:	0
Total:	1,500,000
Annual Appropriation?:	Yes
Date Incurred:	10/26/2020
FY of Last Payment:	2036

On Track Construction LLC

Debt/Obligation Type:	Rebates
Principal:	1,500,000
Interest:	0
Total:	1,500,000
Annual Appropriation?:	Yes
Date Incurred:	10/26/2020
FY of Last Payment:	2034

South Glen Subdivision, LMI

Debt/Obligation Type:	Outstanding LMI Housing Obligations
Principal:	1,329,121
Interest:	0
Total:	1,329,121
Annual Appropriation?:	Yes
Date Incurred:	10/26/2020
FY of Last Payment:	2036

M&R Properties

Debt/Obligation Type:	Rebates
Principal:	55,000
Interest:	0
Total:	55,000
Annual Appropriation?:	Yes
Date Incurred:	07/12/2021
FY of Last Payment:	2028

Verbio, 2nd North Prop, RR

Debt/Obligation Type:	Rebates
Principal:	100,000
Interest:	0

Total:	100,000
Annual Appropriation?:	Yes
Date Incurred:	08/08/2022
FY of Last Payment:	2030

Nevada Journal Bld, Richards

Debt/Obligation Type:	Rebates
Principal:	30,000
Interest:	0
Total:	30,000
Annual Appropriation?:	Yes
Date Incurred:	08/22/2022
FY of Last Payment:	2030

Nevada Dev, Henry Prop

Debt/Obligation Type:	Rebates
Principal:	1,500,000
Interest:	0
Total:	1,500,000
Annual Appropriation?:	Yes
Date Incurred:	08/22/2022
FY of Last Payment:	2027

AK Systems Solutions

Debt/Obligation Type:	Rebates
Principal:	500,000
Interest:	0
Total:	500,000
Annual Appropriation?:	Yes
Date Incurred:	08/14/2023
FY of Last Payment:	2031

Van Houweling Properties II

Debt/Obligation Type:	Rebates
Principal:	110,000
Interest:	0
Total:	110,000
Annual Appropriation?:	Yes
Date Incurred:	12/12/2022
FY of Last Payment:	2031

Mid States-3rd Offices

Debt/Obligation Type:	Rebates
Principal:	300,000
Interest:	0
Total:	300,000
Annual Appropriation?:	Yes
Date Incurred:	01/09/2023
FY of Last Payment:	2030

Oak Park Estates

Debt/Obligation Type:	Rebates
Principal:	1,800,000
Interest:	0
Total:	1,800,000

Annual Appropriation?:	Yes
Date Incurred:	05/22/2023
FY of Last Payment:	2049

Sygenta

Debt/Obligation Type:	Rebates
Principal:	200,000
Interest:	0
Total:	200,000
Annual Appropriation?:	Yes
Date Incurred:	05/22/2023
FY of Last Payment:	2031

Work-It

Debt/Obligation Type:	Rebates
Principal:	50,000
Interest:	0
Total:	50,000
Annual Appropriation?:	Yes
Date Incurred:	05/22/2023
FY of Last Payment:	2031

Cutting Edge

Debt/Obligation Type:	Rebates
Principal:	75,000
Interest:	0
Total:	75,000
Annual Appropriation?:	Yes
Date Incurred:	05/22/2023
FY of Last Payment:	2031

Peterson, Copper Spaces

Debt/Obligation Type:	Rebates
Principal:	20,000
Interest:	0
Total:	20,000
Annual Appropriation?:	Yes
Date Incurred:	12/13/2021
FY of Last Payment:	2029

JLA, Kockler, Tipton

Debt/Obligation Type:	Rebates
Principal:	20,000
Interest:	0
Total:	20,000
Annual Appropriation?:	Yes
Date Incurred:	12/13/2021
FY of Last Payment:	2030

ROSK Housing, LMI

Debt/Obligation Type:	Outstanding LMI Housing Obligations
Principal:	52,429
Interest:	0
Total:	52,429

Annual Appropriation?:	Yes
Date Incurred:	01/23/2017
FY of Last Payment:	2025

2023A Field House Bonds

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	2,380,000
Interest:	224,325
Total:	2,604,325
Annual Appropriation?:	No
Date Incurred:	06/28/2023
FY of Last Payment:	2026

Non-Rebates For NEVADA URBAN RENEWAL

TIF Expenditure Amount:	426,537
Tied To Debt:	2017R/2013 Bond - Dupont Portion
Tied To Project:	DDCE DuPont Project

TIF Expenditure Amount:	237,013
Tied To Debt:	2017R/2013 Bond - Airport Rd Portion
Tied To Project:	Airport Road, Plat 6

TIF Expenditure Amount:	61,224
Tied To Debt:	R Friedrich Development, LMI
Tied To Project:	R Friedrich Housing Dev

TIF Expenditure Amount:	0
Tied To Debt:	2020 Bond, CBD Project
Tied To Project:	Central Business District Project

TIF Expenditure Amount:	0
Tied To Debt:	2023A Field House Bonds
Tied To Project:	Nevada Field House Project

TIF Expenditure Amount:	11,965
Tied To Debt:	ROSK Housing, LMI
Tied To Project:	ROSK Housing Dev

Rebates For NEVADA URBAN RENEWAL

22703 600th Ave Nevada IA

TIF Expenditure Amount:	24,339
Rebate Paid To:	Heart of Iowa
Tied To Debt:	Key Coop - 20 Yr
Tied To Project:	Key Coop, 20 yr
Projected Final FY of Rebate:	2025

99 M Ave Nevada IA

TIF Expenditure Amount:	0
Rebate Paid To:	Almaco
Tied To Debt:	Almaco
Tied To Project:	Almaco
Projected Final FY of Rebate:	2026

516 K Ave, Ste 100

TIF Expenditure Amount:	65,000
Rebate Paid To:	NEDC, Membership
Tied To Debt:	NEDC AA-Membership
Tied To Project:	NEDC AA Membership
Projected Final FY of Rebate:	2020

Indian Ridge Plat 5 & 6

TIF Expenditure Amount:	78,239
Rebate Paid To:	R Friedrich & Sons
Tied To Debt:	R Friedrich Dev Agreement
Tied To Project:	R Friedrich Housing Dev
Projected Final FY of Rebate:	2027

1468 W A Avenue

TIF Expenditure Amount:	44,000
Rebate Paid To:	Van Houwelling, Van Wall
Tied To Debt:	Van Wall Properties
Tied To Project:	Van Wall Properties Agreement
Projected Final FY of Rebate:	2023

1124 6th Street

TIF Expenditure Amount:	15,290
Rebate Paid To:	ROSK Development
Tied To Debt:	ROSK Housing Dev Agreement
Tied To Project:	ROSK Housing Dev
Projected Final FY of Rebate:	2025

1116 S B Avenue

TIF Expenditure Amount:	21,046
Rebate Paid To:	Mid States Manufacturing
Tied To Debt:	Mid States Manufacturing Agreement
Tied To Project:	Mid States Material Handling

Projected Final FY of Rebate: 2025

59219 Lincoln Highway

TIF Expenditure Amount:	88,117
Rebate Paid To:	Verbio
Tied To Debt:	Verbio
Tied To Project:	Verbio, amended
Projected Final FY of Rebate:	2025

Jobs For NEVADA URBAN RENEWAL

Project:	Almaco
Company Name:	Almaco
Date Agreement Began:	03/12/2012
Date Agreement Ends:	06/01/2026
Number of Jobs Created or Retained:	57
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	5,000,000
Total Estimated Cost of Public Infrastructure:	0

Project:	Mid States Material Handling
Company Name:	Mid States Material Handling
Date Agreement Began:	10/09/2018
Date Agreement Ends:	06/01/2025
Number of Jobs Created or Retained:	14
Total Annual Wages of Required Jobs:	679,341
Total Estimated Private Capital Investment:	4,850,000
Total Estimated Cost of Public Infrastructure:	0

Project:	#2 Mid States Material Handling
Company Name:	Mid States Material Handling
Date Agreement Began:	11/19/2020
Date Agreement Ends:	06/30/2028
Number of Jobs Created or Retained:	10
Total Annual Wages of Required Jobs:	549,430
Total Estimated Private Capital Investment:	4,000,000
Total Estimated Cost of Public Infrastructure:	0

Project:	Verbio, amended
Company Name:	Verbio Nevada
Date Agreement Began:	07/12/2019
Date Agreement Ends:	06/01/2027
Number of Jobs Created or Retained:	48
Total Annual Wages of Required Jobs:	2,934,000
Total Estimated Private Capital Investment:	80,000,000
Total Estimated Cost of Public Infrastructure:	0

Income Housing For NEVADA URBAN RENEWAL

Amount of FY 2023 expenditures that provide or aid in the provision of public improvements related to housing and residential development:	93,528
Lots for low and moderate income housing:	0
Construction of low and moderate income housing:	0
Grants, credits or other direct assistance to low and moderate income families:	0
Payments to a low and moderate income housing fund established by the municipality, including matching funds for any state or federal moneys used for such purposes:	3,850
Other low and moderate income housing assistance:	0

♣ Annual Urban Renewal Report, Fiscal Year 2022 - 2023

For more information on the use of TIF Funds in our city, visit
www.cityofnevadaaiowa.org.

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

185400000

♣ Annual Urban Renewal Report, Fiscal Year 2022 - 2023

TIF Taxing District Data Collection

Local Government Name:	NEVADA (85G820)
Urban Renewal Area:	NEVADA URBAN RENEWAL (85005)
TIF Taxing District Name:	NEVADA CITY/NEVADA SCH/NEVADA URBAN RENEWAL TIF INCREM
TIF Taxing District Inc. Number:	850109
TIF Taxing District Base Year:	1988
FY TIF Revenue First Received:	1993
Subject to a Statutory end date?	No

	UR Designation
Slum	No
Blighted	No
Economic Development	11/1989

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	31,871,300	24,908,800	12,657,500	0	-38,892	70,613,908	0	70,613,908
Taxable	0	17,251,995	22,417,920	11,391,750	0	-38,892	51,797,468	0	51,797,468
Homestead Credits									141

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	23,146,049	47,506,751	19,042,890	28,463,861	818,080

FY 2023 TIF Revenue Received: 546,953

TIF Taxing District Data Collection

Local Government Name:	NEVADA (85G820)
Urban Renewal Area:	NEVADA URBAN RENEWAL (85005)
TIF Taxing District Name:	NEVADA CITY AG/NEVADA SCH/NEVADA URBAN RENEWAL TIF INCREM
TIF Taxing District Inc. Number:	850110
TIF Taxing District Base Year:	1988
FY TIF Revenue First Received:	1993
Subject to a Statutory end date?	Yes
Fiscal year this TIF Taxing District statutorily ends:	2015

	UR Designation
Slum	No
Blighted	No
Economic Development	11/1989

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	7,661	0	0	0	0

FY 2023 TIF Revenue Received: 0

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TIF Taxing District Data Collection

Local Government Name:	NEVADA (85G820)
Urban Renewal Area:	NEVADA URBAN RENEWAL (85005)
TIF Taxing District Name:	NEVADA CITY/NEVADA SCH/NEVADA URBAN RENEWAL ENLARGEMENT
TIF INCREM	
TIF Taxing District Inc. Number:	850133
TIF Taxing District Base Year:	1991
FY TIF Revenue First Received:	1993
Subject to a Statutory end date?	No

UR Designation	
Slum	No
Blighted	No
Economic Development	06/1992

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	365,685	0	0	0	0

FY 2023 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name:	NEVADA (85G820)
Urban Renewal Area:	NEVADA URBAN RENEWAL (85005)
TIF Taxing District Name:	NEVADA CITY AG/NEVADA SCH/NEVADA URBAN RENEWAL ENLARGEMENT
TIF INCREM	
TIF Taxing District Inc. Number:	850134
TIF Taxing District Base Year:	1991
FY TIF Revenue First Received:	1993
Subject to a Statutory end date?	Yes
Fiscal year this TIF Taxing District statutorily ends:	2015

UR Designation	
Slum	No
Blighted	No
Economic Development	06/1992

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	50,572	0	0	0	0

FY 2023 TIF Revenue Received: 0

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TIF Taxing District Data Collection

Local Government Name: NEVADA (85G820)
 Urban Renewal Area: NEVADA URBAN RENEWAL (85005)
 TIF Taxing District Name: NEVADA CITY/NEVADA SCH/NEVADA URBAN RENEWAL 2ND
 ENLARGEMENT TIF INCREM
 TIF Taxing District Inc. Number: 850154
 TIF Taxing District Base Year: 2003
 FY TIF Revenue First Received: 2004
 Subject to a Statutory end date? No

UR Designation	
Slum	No
Blighted	No
Economic Development	10/2004

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	4,433,228	0	0	0	0

FY 2023 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: NEVADA (85G820)
 Urban Renewal Area: NEVADA URBAN RENEWAL (85005)
 TIF Taxing District Name: NEVADA CITY AG/NEVADA SCH/NEVADA URBAN RENEWAL 2ND
 ENLARGEMENT TIF INCREM
 TIF Taxing District Inc. Number: 850155
 TIF Taxing District Base Year: 2003
 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	10/2004

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	93,400	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: NEVADA (85G820)
 Urban Renewal Area: NEVADA URBAN RENEWAL (85005)
 TIF Taxing District Name: NEVADA CITY/NEVADA SCH/NEVADA URBAN RENEWAL 3RD
 ENLARGEMENT TIF INCREM
 TIF Taxing District Inc. Number: 850162
 TIF Taxing District Base Year: 2004
 FY TIF Revenue First Received:
 Subject to a Statutory end date? No

UR Designation	
Slum	No
Blighted	No
Economic Development	11/2005

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

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	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	1,215,514	0	0	0	0

FY 2023 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: NEVADA (85G820)
 Urban Renewal Area: NEVADA URBAN RENEWAL (85005)
 TIF Taxing District Name: NEVADA CITY/NEVADA SCH/NEVADA UR 4TH ENLARGEMENT TIF INCREM
 TIF Taxing District Inc. Number: 850182
 TIF Taxing District Base Year: 2007
 FY TIF Revenue First Received: 2013
 Subject to a Statutory end date? No

UR Designation	
Slum	No
Blighted	No
Economic Development	11/2008

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	81,509	0	0	0	0

FY 2023 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: NEVADA (85G820)
 Urban Renewal Area: NEVADA URBAN RENEWAL (85005)
 TIF Taxing District Name: NEVADA CITY AG/NEVADA SCH/NEVADA UR 4TH ENLARGEMENT TIF INCREM
 TIF Taxing District Inc. Number: 850183
 TIF Taxing District Base Year: 2007
 FY TIF Revenue First Received: 2008
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2028

UR Designation	
Slum	No
Blighted	No
Economic Development	11/2008

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	49,291	0	0	0	0

FY 2023 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: NEVADA (85G820)
 Urban Renewal Area: NEVADA URBAN RENEWAL (85005)
 TIF Taxing District Name: NEVADA CITY/NEVADA SCH 2012 URBAN RENEWAL AREA ADDITION TIF INCREM
 TIF Taxing District Inc. Number: 850196
 TIF Taxing District Base Year: 2011
 FY TIF Revenue First Received: 2015
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2035

UR Designation	
Slum	No
Blighted	No
Economic Development	01/2012

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	447,000	0	0	0	0

FY 2023 TIF Revenue Received: 0

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TIF Taxing District Data Collection

Local Government Name:	NEVADA (85G820)
Urban Renewal Area:	NEVADA URBAN RENEWAL (85005)
TIF Taxing District Name:	NEVADA CITY AG/NEVADA SCH 2012 URBAN RENEWAL AREA ADDITION TIF INCREM
TIF Taxing District Inc. Number:	850237
TIF Taxing District Base Year:	2011
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	366,000	0	0	0	0

FY 2023 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name:	NEVADA (85G820)
Urban Renewal Area:	NEVADA URBAN RENEWAL (85005)
TIF Taxing District Name:	NEVADA CITY/NEVADA SCH 2016 ADDITION NEVADA URBAN RENEWAL TIF INCREMENT (ROSK)
TIF Taxing District Inc. Number:	850667
TIF Taxing District Base Year:	2015
FY TIF Revenue First Received:	
Subject to a Statutory end date?	No

UR Designation	
Slum	No
Blighted	No
Economic Development	No

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

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	0	0	0	0	0	0	0
Taxable	0	0	0	0	0	0	0	0	0
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	70,500	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: NEVADA (85G820)
 Urban Renewal Area: NEVADA URBAN RENEWAL (85005)
 TIF Taxing District Name: NEVADA CITY/NEVADA SCH 2020 SEPTEMBER ADD - PHASE 1 NEVADA URBAN RENEWAL TIF INCREMENT
 TIF Taxing District Inc. Number: 850669
 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	0	0	0	0	0	0	0	0
Taxable	0	0	0	0	0	0	0	0	0
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2023	14,093	0	0	0	0

FY 2023 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: NEVADA (85G820)
 Urban Renewal Area: NEVADA URBAN RENEWAL (85005)
 TIF Taxing District Name: NEVADA CITY AG/NEVADA SCH 2020 SEPTEMBER ADD - PHASE 1 NEVADA URBAN RENEWAL TIF INCREMENT
 TIF Taxing District Inc. Number: 850671
 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	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	32,007	0	0	0	0

FY 2023 TIF Revenue Received: 0