

## Annual Urban Renewal Report, Fiscal Year 2023 - 2024

### Levy Authority Summary

Local Government Name: ST ANSGAR  
 Local Government Number: 66G629

Active Urban Renewal Areas	U.R. #	# of Tif Taxing Districts
ST ANSGAR NW URBAN RENEWAL	66003	5
ST. ANSGAR 1ST SEASON ADDITION URBAN RENEWAL	66007	2
ST ANSGAR ROCK RIDGE	66014	2

**TIF Debt Outstanding:** **5,782,464**

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<b>TIF Sp. Rev. Fund Cash Balance</b>		<b>Amount of 07-01-2023 Cash Balance</b>
<b>as of 07-01-2023:</b>	<b>518,958</b>	<b>0</b>
		<b>Restricted for LMI</b>

TIF Revenue:	816,230
TIF Sp. Revenue Fund Interest:	5,892
Property Tax Replacement Claims	0
Asset Sales & Loan Repayments:	0
<b>Total Revenue:</b>	<b>822,122</b>

Rebate Expenditures:	523,026
Non-Rebate Expenditures:	189,042
Returned to County Treasurer:	0
<b>Total Expenditures:</b>	<b>712,068</b>

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<b>TIF Sp. Rev. Fund Cash Balance</b>		<b>Amount of 06-30-2024 Cash Balance</b>
<b>as of 06-30-2024:</b>	<b>629,012</b>	<b>0</b>
		<b>Restricted for LMI</b>

**Year-End Outstanding TIF Obligations, Net of TIF Special Revenue Fund Balance:** **4,441,384**

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**Urban Renewal Area Data Collection**

Local Government Name: ST ANSGAR (66G629)  
 Urban Renewal Area: ST ANSGAR NW URBAN RENEWAL  
 UR Area Number: 66003

UR Area Creation Date: 11/1986

Provide opportunities, incentives, and sites for community economic development purposes, including new and expanded industrial development.

UR Area Purpose:

**Tax Districts within this Urban Renewal Area**

	Base No.	Increment No.	Increment Value Used
ST. ANSGAR CITY/ST ANSGAR SCH UR TIF INCREMENT	660044	660045	9,712,901
ST ANSGAR CITY/ST ANSGAR SCH/#2 UR INCREMENT	660050	660051	13,713,755
ST ANSGAR CITY AG/ST ANSGAR SCH/UR INCREMENT	660052	660053	0
ST ANSGAR CITY/ST ANSGAR SCH/#3 UR TIF INCREMENT	660056	660057	4,188,379
ST ANSGAR CITY AG/ST ANSGAR SCH/#2 UR TIF INCREMENT	660058	660059	0

**Urban Renewal Area Value by Class - 1/1/2022 for FY 2024**

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	6,880	16,025,114	11,946,296	36,480,460	0	-24,076	64,434,674	0	64,434,674
Taxable	6,304	8,757,749	8,424,449	32,434,033	0	-24,076	49,598,459	0	49,598,459
Homestead Credits									89

**TIF Sp. Rev. Fund Cash Balance as of 07-01-2023:** 188,820      0      **Amount of 07-01-2023 Cash Balance Restricted for LMI**

TIF Revenue: 746,701  
 TIF Sp. Revenue Fund Interest: 5,421  
 Property Tax Replacement Claims: 0  
 Asset Sales & Loan Repayments: 0  
**Total Revenue: 752,122**

Rebate Expenditures: 523,026  
 Non-Rebate Expenditures: 137,357  
 Returned to County Treasurer: 0  
**Total Expenditures: 660,383**

**TIF Sp. Rev. Fund Cash Balance as of 06-30-2024:** 280,559      0      **Amount of 06-30-2024 Cash Balance Restricted for LMI**

## Projects For ST ANSGAR NW URBAN RENEWAL

### Grain Millers Rebate 2008

Description:	C mill construction
Classification:	Industrial/manufacturing property
Physically Complete:	Yes
Payments Complete:	Yes

### Renew Energy Rebate 2008

Description:	building construction
Classification:	Industrial/manufacturing property
Physically Complete:	Yes
Payments Complete:	Yes

### Falk Const. Rebate 2009

Description:	building construction
Classification:	Commercial - office properties
Physically Complete:	Yes
Payments Complete:	Yes

### Wold Rebate 2010

Description:	building construction
Classification:	Industrial/manufacturing property
Physically Complete:	Yes
Payments Complete:	Yes

### Grain Millers Rebate 2011

Description:	multiple construction listings
Classification:	Industrial/manufacturing property
Physically Complete:	Yes
Payments Complete:	No

### 2008 Grain Millers Drive

Description:	road construction
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	Yes

### 2009 Renew Energy Infra

Description:	water/wastewater/street construction
Classification:	Industrial/manufacturing property
Physically Complete:	Yes

Payments Complete: Yes

## 2010 Ind Park expansion

Description: water/wastewater/street construction  
Classification: Industrial/manufacturing property  
Physically Complete: Yes  
Payments Complete: No

## Internal Loan

Description: payment of incurred legal & admini expenses  
Classification: Administrative expenses  
Physically Complete: Yes  
Payments Complete: Yes

## 2013 Ind Park expansion

Description: water/wastewater/street construction  
Classification: Industrial/manufacturing property  
Physically Complete: Yes  
Payments Complete: No

## 2012 Grain Millers Rebate

Description: Addn.#1 Warehouse construction  
Classification: Industrial/manufacturing property  
Physically Complete: Yes  
Payments Complete: No

## 2012 Wold Rebate

Description: building construction  
Classification: Industrial/manufacturing property  
Physically Complete: Yes  
Payments Complete: Yes

## 2013 Kelly Minnis Rebate

Description: building construction  
Classification: Industrial/manufacturing property  
Physically Complete: Yes  
Payments Complete: Yes

## 2014 Grain Millers Rebate

Description: modified plant fiber bldg construction  
Classification: Industrial/manufacturing property  
Physically Complete: Yes  
Payments Complete: No

## 2012/14 Wold Rebate Amendment

Description:	building construction
Classification:	Industrial/manufacturing property
Physically Complete:	Yes
Payments Complete:	Yes

### **2013/14 Minnis Rebate Amendment**

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

### **2018 Grain Millers Silos**

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

### **2019 Industrial Park Roads**

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

### **2020 Schulz/Milkhouse**

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

### **2021 Wold Office**

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

### **2022 Gonnerman Add Rebate**

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

### **2023 Grain Millers Truck Shop**

Description:	Building Construction
Classification:	Industrial/manufacturing property
Physically Complete:	Yes

Payments Complete: No

**2022 Drainage, Park, Equip**

Description: Drainage, Park, Equip  
Mixed use property (ie: a significant portion is residential and significant portion is commercial)  
Classification:  
Physically Complete: Yes  
Payments Complete: No

## Debts/Obligations For ST ANSGAR NW URBAN RENEWAL

### 2008 Grain Millers Rebate

Debt/Obligation Type:	Rebates
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	Yes
Date Incurred:	10/13/2008
FY of Last Payment:	2019

### 2008 Renew Energy Rebate

Debt/Obligation Type:	Rebates
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	Yes
Date Incurred:	12/08/2008
FY of Last Payment:	2021

### 2009 Falk Rebate

Debt/Obligation Type:	Rebates
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	Yes
Date Incurred:	04/13/2009
FY of Last Payment:	2021

### 2010 Wold Rebate

Debt/Obligation Type:	Rebates
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	Yes
Date Incurred:	10/11/2010
FY of Last Payment:	2022

### 2011 Grain Millers Rebate

Debt/Obligation Type:	Rebates
Principal:	1,006,166
Interest:	0
Total:	1,006,166
Annual Appropriation?:	Yes
Date Incurred:	11/14/2011

FY of Last Payment: 2027

### **2010 GO Combination Bond**

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	47,850
Interest:	4,089
Total:	51,939
Annual Appropriation?:	No
Date Incurred:	11/15/2010
FY of Last Payment:	2026

### **2013A GO Comb. Bond**

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	7,650
Interest:	161
Total:	7,811
Annual Appropriation?:	No
Date Incurred:	06/25/2013
FY of Last Payment:	2024

### **2012 Grain Millers Rebate**

Debt/Obligation Type:	Rebates
Principal:	909,091
Interest:	0
Total:	909,091
Annual Appropriation?:	Yes
Date Incurred:	11/12/2012
FY of Last Payment:	2028

### **2012 Wold Rebate/2014 Amend**

Debt/Obligation Type:	Rebates
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	Yes
Date Incurred:	11/12/2012
FY of Last Payment:	2024

### **2013 Kelly Minnis Rebate/2014 Amend**

Debt/Obligation Type:	Rebates
Principal:	77,715
Interest:	0
Total:	77,715
Annual Appropriation?:	Yes
Date Incurred:	11/11/2013
FY of Last Payment:	2025

### **2012 Grain Millers Rebate**

Debt/Obligation Type:	Internal Loans
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	No
Date Incurred:	12/10/2012
FY of Last Payment:	2015

### **2012 Wold Rebate**

Debt/Obligation Type:	Internal Loans
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	No
Date Incurred:	11/10/2012
FY of Last Payment:	2015

### **2013 Minnis Rebate**

Debt/Obligation Type:	Internal Loans
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	No
Date Incurred:	11/09/2013
FY of Last Payment:	2016

### **2014 Grain Millers MPF Rebate**

Debt/Obligation Type:	Rebates
Principal:	373,330
Interest:	0
Total:	373,330
Annual Appropriation?:	Yes
Date Incurred:	09/08/2016
FY of Last Payment:	2030

### **2018 Grain Miller Silos**

Debt/Obligation Type:	Rebates
Principal:	950,343
Interest:	0
Total:	950,343
Annual Appropriation?:	Yes
Date Incurred:	07/09/2018
FY of Last Payment:	2033

### **2019A Industrial Park Roads**

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	493,000
Interest:	688,100

Total:	1,181,100
Annual Appropriation?:	No
Date Incurred:	04/18/2019
FY of Last Payment:	2031

### **2019 Schulz/Milkhouse**

Debt/Obligation Type:	Rebates
Principal:	163,372
Interest:	0
Total:	163,372
Annual Appropriation?:	Yes
Date Incurred:	02/15/2019
FY of Last Payment:	2031

### **2022A Drainage, Park, Equip**

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	498,000
Interest:	116,321
Total:	614,321
Annual Appropriation?:	No
Date Incurred:	10/01/2022
FY of Last Payment:	2030

### **2021 Wold office addition**

Debt/Obligation Type:	Rebates
Principal:	85,000
Interest:	0
Total:	85,000
Annual Appropriation?:	Yes
Date Incurred:	02/01/2022
FY of Last Payment:	2033

### **2023 Grain Millers Truck Shop**

Debt/Obligation Type:	Rebates
Principal:	200,000
Interest:	0
Total:	200,000
Annual Appropriation?:	Yes
Date Incurred:	11/13/2023
FY of Last Payment:	2035

### **2022 Gonnerman Add Rebate**

Debt/Obligation Type:	Rebates
Principal:	50,000
Interest:	0
Total:	50,000
Annual Appropriation?:	Yes
Date Incurred:	08/08/2022

FY of Last Payment:

2035

## Non-Rebates For ST ANSGAR NW URBAN RENEWAL

TIF Expenditure Amount:	16,860
Tied To Debt:	2010 GO Combination Bond
Tied To Project:	2010 Ind Park expansion

TIF Expenditure Amount:	0
Tied To Debt:	2010 GO Combination Bond
Tied To Project:	2010 Ind Park expansion

TIF Expenditure Amount:	0
Tied To Debt:	2012 Grain Millers Rebate
Tied To Project:	2013 Ind Park expansion

TIF Expenditure Amount:	7,811
Tied To Debt:	2013A GO Comb. Bond
Tied To Project:	2013 Ind Park expansion

TIF Expenditure Amount:	70,870
Tied To Debt:	2019A Industrial Park Roads
Tied To Project:	2019 Industrial Park Roads

TIF Expenditure Amount:	41,816
Tied To Debt:	2022A Drainage, Park, Equip
Tied To Project:	2022 Drainage, Park, Equip

## Rebates For ST ANSGAR NW URBAN RENEWAL

### 605 Grain Millers Drive

TIF Expenditure Amount: 0  
Rebate Paid To: Grain Millers, Inc.  
Tied To Debt: 2008 Grain Millers Rebate  
Tied To Project: Grain Millers Rebate 2008  
Projected Final FY of Rebate: 2019

### 509 North Park Street

TIF Expenditure Amount: 0  
Rebate Paid To: RENEW Energy MCI LLC  
Tied To Debt: 2008 Renew Energy Rebate  
Tied To Project: Renew Energy Rebate 2008  
Projected Final FY of Rebate: 2021

### 141 West 4th Street

TIF Expenditure Amount: 0  
Rebate Paid To: L. R. Falk Construction Co.  
Tied To Debt: 2009 Falk Rebate  
Tied To Project: Falk Const. Rebate 2009  
Projected Final FY of Rebate: 2021

### 103 Industrial Drive

TIF Expenditure Amount: 0  
Rebate Paid To: R.A. Wold & Sons, Inc.  
Tied To Debt: 2010 Wold Rebate  
Tied To Project: Wold Rebate 2010  
Projected Final FY of Rebate: 2022

### 605 Grain Millers Drive

TIF Expenditure Amount: 244,327  
Rebate Paid To: Grain Miller, Inc.  
Tied To Debt: 2011 Grain Millers Rebate  
Tied To Project: Grain Millers Rebate 2011  
Projected Final FY of Rebate: 2027

### 605 Grain Millers Drive

TIF Expenditure Amount: 64,956  
Rebate Paid To: Grain Millers, Inc.  
Tied To Debt: 2012 Grain Millers Rebate  
Tied To Project: 2012 Grain Millers Rebate  
Projected Final FY of Rebate: 2028

### **103 Industrial Drive/2014 Amend**

TIF Expenditure Amount:	0
Rebate Paid To:	R.A. Wold & Sons, Inc
Tied To Debt:	2012 Wold Rebate
Tied To Project:	2012 Wold Rebate
Projected Final FY of Rebate:	2024

### **210 Industrial Park Drive/2014 Amend**

TIF Expenditure Amount:	10,732
Rebate Paid To:	Kelly Minnis
Tied To Debt:	2013 Minnis Rebate
Tied To Project:	2013 Kelly Minnis Rebate
Projected Final FY of Rebate:	2025

### **605 Grain Millers Drive**

TIF Expenditure Amount:	76,298
Rebate Paid To:	Grain Miller, Inc.
Tied To Debt:	2014 Grain Millers MPF Rebate
Tied To Project:	2014 Grain Millers Rebate
Projected Final FY of Rebate:	2030

### **605 Grain Millers Drive**

TIF Expenditure Amount:	104,111
Rebate Paid To:	Grain Miller, Inc
Tied To Debt:	2018 Grain Miller Silos
Tied To Project:	2018 Grain Millers Silos
Projected Final FY of Rebate:	2033

### **506 Development Parkway**

TIF Expenditure Amount:	17,610
Rebate Paid To:	Tim and Jodie Schulz
Tied To Debt:	2019 Schulz/Milkhouse
Tied To Project:	2020 Schulz/Milkhouse
Projected Final FY of Rebate:	2031

### **103 Industrial Drive**

TIF Expenditure Amount:	4,992
Rebate Paid To:	R.A. Wold & Sons, Inc
Tied To Debt:	2022A Drainage, Park, Equip
Tied To Project:	2021 Wold Office
Projected Final FY of Rebate:	2032

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**TIF Taxing District Data Collection**

Local Government Name: ST ANSGAR (66G629)  
 Urban Renewal Area: ST ANSGAR NW URBAN RENEWAL (66003)  
 TIF Taxing District Name: ST. ANSGAR CITY/ST ANSGAR SCH UR TIF INCREMENT  
 TIF Taxing District Inc. Number: 660045  
 TIF Taxing District Base Year: 1992  
 FY TIF Revenue First Received: 1995  
 Subject to a Statutory end date? No

UR Designation	
Slum	No
Blighted	No
Economic Development	No

TIF Taxing District Value by Class - 1/1/2022 for FY 2024

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	0	19,419,180	0	0	19,419,180	0	19,419,180
Taxable	0	0	0	17,442,806	0	0	17,442,806	0	17,442,806
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2024	559,903	17,442,806	9,712,901	7,729,905	208,443

FY 2024 TIF Revenue Received: 369,840

**TIF Taxing District Data Collection**

Local Government Name: ST ANSGAR (66G629)  
 Urban Renewal Area: ST ANSGAR NW URBAN RENEWAL (66003)  
 TIF Taxing District Name: ST ANSGAR CITY/ST ANSGAR SCH/#2 UR INCREMENT  
 TIF Taxing District Inc. Number: 660051  
 TIF Taxing District Base Year: 1989  
 FY TIF Revenue First Received: 1997  
 Subject to a Statutory end date? No

UR Designation	
Slum	No
Blighted	No
Economic Development	No

TIF Taxing District Value by Class - 1/1/2022 for FY 2024

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	15,258,594	8,774,036	11,455,880	0	-22,224	35,466,286	0	35,466,286
Taxable	0	8,338,845	6,149,372	10,161,702	0	-22,224	24,627,695	0	24,627,695
Homestead Credits									86

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2024	8,118,670	24,627,695	13,713,755	10,913,940	294,304

FY 2024 TIF Revenue Received: 113,140

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**TIF Taxing District Data Collection**

Local Government Name: ST ANSGAR (66G629)  
 Urban Renewal Area: ST ANSGAR NW URBAN RENEWAL (66003)  
 TIF Taxing District Name: ST ANSGAR CITY AG/ST ANSGAR SCH/UR INCREMENT  
 TIF Taxing District Inc. Number: 660053  
 TIF Taxing District Base Year: 1989  
 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 - 1/1/2022 for FY 2024

	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 2024	740	0	0	0	0

FY 2024 TIF Revenue Received: 0

**TIF Taxing District Data Collection**

Local Government Name: ST ANSGAR (66G629)  
 Urban Renewal Area: ST ANSGAR NW URBAN RENEWAL (66003)  
 TIF Taxing District Name: ST ANSGAR CITY/ST ANSGAR SCH/#3 UR TIF INCREMENT  
 TIF Taxing District Inc. Number: 660057  
 TIF Taxing District Base Year: 1992  
 FY TIF Revenue First Received: 2015  
 Subject to a Statutory end date? Yes  
 Fiscal year this TIF Taxing District statutorily ends: 2030

UR Designation	
Slum	No
Blighted	No
Economic Development	No

TIF Taxing District Value by Class - 1/1/2022 for FY 2024

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	766,520	3,172,260	5,605,400	0	-1,852	9,542,328	0	9,542,328
Taxable	0	418,904	2,275,077	4,829,525	0	-1,852	7,521,654	0	7,521,654
Homestead Credits									3

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2024	210,300	7,521,654	4,188,379	3,333,275	89,885

FY 2024 TIF Revenue Received: 263,721

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**TIF Taxing District Data Collection**

Local Government Name: ST ANSGAR (66G629)  
 Urban Renewal Area: ST ANSGAR NW URBAN RENEWAL (66003)  
 TIF Taxing District Name: ST ANSGAR CITY AG/ST ANSGAR SCH/#2 UR TIF INCREMENT  
 TIF Taxing District Inc. Number: 660059

TIF Taxing District Base Year:	1992	<b>UR Designation</b>	
FY TIF Revenue First Received:		Slum	No
Subject to a Statutory end date?	No	Blighted	No
		Economic Development	No

TIF Taxing District Value by Class - 1/1/2022 for FY 2024

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	6,880	0	0	0	0	0	6,880	0	6,880
Taxable	6,304	0	0	0	0	0	6,304	0	6,304
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2024	79,260	0	0	0	0

FY 2024 TIF Revenue Received: 0

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**Urban Renewal Area Data Collection**

Local Government Name: ST ANSGAR (66G629)  
 Urban Renewal Area: ST. ANSGAR 1ST SEASON ADDITION URBAN RENEWAL  
 UR Area Number: 66007

UR Area Creation Date: 08/2007

UR Area Purpose: The City's objective in this Urban Renewal Area is to promote new residential development.

**Tax Districts within this Urban Renewal Area**

	Base No.	Increment No.	Increment Value Used
ST. ANSGAR CITY/ST. ANSGAR SCH/UR TIF INCREMENT	660095	660096	959,258
ST. ANSGAR CITY ST. ANSGAR SCH SEASON'S 2ND ADD. TIF INCREMENT	660105	660106	1,565,368

**Urban Renewal Area Value by Class - 1/1/2022 for FY 2024**

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	9,332,860	0	0	0	-11,112	9,321,748	0	9,321,748
Taxable	0	5,100,412	0	0	0	-11,112	5,089,300	0	5,089,300
Homestead Credits									32

**TIF Sp. Rev. Fund Cash Balance as of 07-01-2023:** 330,138      0      **Amount of 07-01-2023 Cash Balance Restricted for LMI**

TIF Revenue:	69,529
TIF Sp. Revenue Fund Interest:	471
Property Tax Replacement Claims	0
Asset Sales & Loan Repayments:	0
<b>Total Revenue:</b>	<b>70,000</b>

Rebate Expenditures:	0
Non-Rebate Expenditures:	51,685
Returned to County Treasurer:	0
<b>Total Expenditures:</b>	<b>51,685</b>

**TIF Sp. Rev. Fund Cash Balance as of 06-30-2024:** 348,453      0      **Amount of 06-30-2024 Cash Balance Restricted for LMI**

## Projects For ST. ANSGAR 1ST SEASON ADDITION URBAN RENEWAL

### 2008 Seasons Housing Dev

Description:	water, sanitary sewer & road construction
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	Yes

### 2010 Seasons 1st Addition

Description:	water, sanitary sewer & road construction
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

### 2013 Seasons 2nd Addition

Description:	water, sanitary sewer & road construction
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

## Debts/Obligations For ST. ANSGAR 1ST SEASON ADDITION URBAN RENEWAL

### 2008 GO Combination Bond

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	No
Date Incurred:	10/12/2008
FY of Last Payment:	2015

### 2010 GO Combination Bond

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	82,650
Interest:	7,062
Total:	89,712
Annual Appropriation?:	No
Date Incurred:	11/15/2010
FY of Last Payment:	2026

### 2013A GO Combination Bond

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	22,100
Interest:	464
Total:	22,564
Annual Appropriation?:	No
Date Incurred:	06/25/2013
FY of Last Payment:	2024

### 2013 GO Combined Loan

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	No
Date Incurred:	06/25/2013
FY of Last Payment:	2018

## **Non-Rebates For ST. ANSGAR 1ST SEASON ADDITION URBAN RENEWAL**

TIF Expenditure Amount:	0
Tied To Debt:	2008 GO Combination Bond
Tied To Project:	2008 Seasons Housing Dev

TIF Expenditure Amount:	29,121
Tied To Debt:	2010 GO Combination Bond
Tied To Project:	2010 Seasons 1st Addition

TIF Expenditure Amount:	22,564
Tied To Debt:	2013A GO Combination Bond
Tied To Project:	2013 Seasons 2nd Addition

TIF Expenditure Amount:	0
Tied To Debt:	2013 GO Combined Loan
Tied To Project:	2013 Seasons 2nd Addition

◆ Annual Urban Renewal Report, Fiscal Year 2023 - 2024

**TIF Taxing District Data Collection**

Local Government Name: ST ANSGAR (66G629)  
 Urban Renewal Area: ST. ANSGAR 1ST SEASON ADDITION URBAN RENEWAL (66007)  
 TIF Taxing District Name: ST. ANSGAR CITY/ST. ANSGAR SCH/UR TIF INCREMENT  
 TIF Taxing District Inc. Number: 660096  
 TIF Taxing District Base Year: 2007  
 FY TIF Revenue First Received: 2010  
 Subject to a Statutory end date? Yes  
 Fiscal year this TIF Taxing District statutorily ends: 2028

	UR Designation
Slum	No
Blighted	No
Economic Development	08/2007

TIF Taxing District Value by Class - 1/1/2022 for FY 2024

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	3,545,170	0	0	0	-3,704	3,541,466	0	3,541,466
Taxable	0	1,937,437	0	0	0	-3,704	1,933,733	0	1,933,733
Homestead Credits									14

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2024	57,390	1,933,733	959,258	974,475	26,278

FY 2024 TIF Revenue Received: 25,878

**TIF Taxing District Data Collection**

Local Government Name: ST ANSGAR (66G629)  
 Urban Renewal Area: ST. ANSGAR 1ST SEASON ADDITION URBAN RENEWAL (66007)  
 TIF Taxing District Name: ST. ANSGAR CITY ST. ANSGAR SCH SEASON'S 2ND ADD. TIF INCREMENT  
 TIF Taxing District Inc. Number: 660106  
 TIF Taxing District Base Year: 2012  
 FY TIF Revenue First Received: 2014  
 Subject to a Statutory end date? Yes  
 Fiscal year this TIF Taxing District statutorily ends: 2028

	UR Designation
Slum	No
Blighted	No
Economic Development	08/2012

TIF Taxing District Value by Class - 1/1/2022 for FY 2024

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	5,787,690	0	0	0	-7,408	5,780,282	0	5,780,282
Taxable	0	3,162,975	0	0	0	-7,408	3,155,567	0	3,155,567
Homestead Credits									18

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2024	221,100	3,155,567	1,565,368	1,590,199	42,881

FY 2024 TIF Revenue Received: 43,651

▲ Annual Urban Renewal Report, Fiscal Year 2023 - 2024

**Urban Renewal Area Data Collection**

Local Government Name: ST ANSGAR (66G629)  
 Urban Renewal Area: ST ANSGAR ROCK RIDGE  
 UR Area Number: 66014

UR Area Creation Date: 07/2022

UR Area Purpose: The objective of the City is to increase the number of housing units in the City that are safe, attractive and comfortable.

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
ST ANSGAR	660132	660133	0
ST ANSGAR AG	660134	660135	0

**Urban Renewal Area Value by Class - 1/1/2022 for FY 2024**

	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

<b>TIF Sp. Rev. Fund Cash Balance as of 07-01-2023:</b>	<b>0</b>	<b>0</b>	<b>Amount of 07-01-2023 Cash Balance Restricted for LMI</b>	
TIF Revenue:	0			
TIF Sp. Revenue Fund Interest:	0			
Property Tax Replacement Claims	0			
Asset Sales & Loan Repayments:	0			
<b>Total Revenue:</b>	<b>0</b>			
Rebate Expenditures:	0			
Non-Rebate Expenditures:	0			
Returned to County Treasurer:	0			
<b>Total Expenditures:</b>	<b>0</b>			
<b>TIF Sp. Rev. Fund Cash Balance as of 06-30-2024:</b>	<b>0</b>	<b>0</b>	<b>Amount of 06-30-2024 Cash Balance Restricted for LMI</b>	

**▲ Annual Urban Renewal Report, Fiscal Year 2023 - 2024**

**TIF Taxing District Data Collection**

Local Government Name: ST ANSGAR (66G629)  
 Urban Renewal Area: ST ANSGAR ROCK RIDGE (66014)  
 TIF Taxing District Name: ST ANSGAR  
 TIF Taxing District Inc. Number: 660133  
 TIF Taxing District Base Year: 2020  
 FY TIF Revenue First Received: 2025  
 Subject to a Statutory end date? Yes  
 Fiscal year this TIF Taxing District statutorily ends: 2040

	UR Designation
Slum	No
Blighted	No
Economic Development	07/2022

**TIF Taxing District Value by Class - 1/1/2022 for FY 2024**

	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 2024	0	0	0	0	0

FY 2024 TIF Revenue Received: 0

**TIF Taxing District Data Collection**

Local Government Name: ST ANSGAR (66G629)  
 Urban Renewal Area: ST ANSGAR ROCK RIDGE (66014)  
 TIF Taxing District Name: ST ANSGAR AG  
 TIF Taxing District Inc. Number: 660135  
 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 - 1/1/2022 for FY 2024**

	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 2024	33,740	0	0	0	0

FY 2024 TIF Revenue Received: 0