Annual Urban Renewal Report, Fiscal Year 2023 - 2024

Levy Authority Summary

Local Government Name: JOHNSTON
Local Government Number: 77G720

Active Urban Renewal Areas	U.R. #	# of Tif Taxing Districts
JOHNSTON EAST CENTRAL URBAN RENEWAL	77026	5
JOHNSTON BEAVER CREEK WEST URBAN RENEWAL	77027	4
JOHNSTON NW 62ND AVENUE URBAN RENEWAL	77057	0
JOHNSTON WINDSOR OFFICE PARK URBAN RENEWAL	77064	0
JOHNSTON NW 100TH ST URBAN RENEWAL	77074	4
JOHNSTON WEST CENTRAL URBAN RENEWAL	77088	4

TIF Debt Outstanding:		**85,659,336**	
TIF Sp. Rev. Fund Cash Balance as of 07-01-2023:	**12,056,955**	**0**	**Amount of 07-01-2023 Cash Balance Restricted for LMI**
TIF Revenue:	9,546,649		
TIF Sp. Revenue Fund Interest:	533,692		
Property Tax Replacement Claims	1,053		
Asset Sales & Loan Repayments:	4,105		
Total Revenue:	**10,085,499**		
Rebate Expenditures:	1,088,895		
Non-Rebate Expenditures:	10,966,388		
Returned to County Treasurer:	0		
Total Expenditures:	**12,055,283**		
TIF Sp. Rev. Fund Cash Balance as of 06-30-2024:	**10,087,171**	**0**	**Amount of 06-30-2024 Cash Balance Restricted for LMI**
Year-End Outstanding TIF Obligations, Net of TIF Special Revenue Fund Balance:		**63,516,882**	

♣ Annual Urban Renewal Report, Fiscal Year 2023 - 2024

Urban Renewal Area Data Collection

Local Government Name: JOHNSTON (77G720)
Urban Renewal Area: JOHNSTON EAST CENTRAL URBAN RENEWAL
UR Area Number: 77026

UR Area Creation Date: 09/1993

UR Area Purpose: Enhance econ develop area to stimulate private investment in commercial&industrial development&redevelopment. Provide adequate public infrastructure,assistance & economic incentives for development. Rehabilitate & redevelop by eliminate blight condition

Tax Districts within this Urban Renewal Area

	Base No.	Increment No.	Increment Value Used
JOHNSTON CITY/JOHNSTON SCH/93 E CENTRAL TIF INCR	770375	770376	201,333,704
JOHNSTON CITY/JOHNSTON SCH/15 AMD #7 E CENTRAL TIF INCR	770377	770378	7,651,014
JOHNSTON CITY AG/JOHNSTON SCH/93 E CENTRAL TIF INCR	770769	770770	0
JOHNSTON CITY/JOHNSTON SCH/13 AMD E CENTRAL TIF INCR	770857	770858	18,649,660
JOHNSTON CITY AG/JOHNSTON SCH/13 AMD E CENTRAL TIF INCR	770859	770860	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	1,178,300	120,087,380	192,565,507	2,658,220	0	-18,520	316,470,887	0	316,470,887
Taxable	1,079,829	65,627,873	167,154,224	2,118,116	0	-18,520	235,961,522	0	235,961,522
Homestead Credits									45

TIF Sp. Rev. Fund Cash Balance as of 07-01-2023:	**5,572,485**	**0**	**Amount of 07-01-2023 Cash Balance Restricted for LMI**
TIF Revenue:	6,555,144		
TIF Sp. Revenue Fund Interest:	268,683		
Property Tax Replacement Claims	65		
Asset Sales & Loan Repayments:	3,902		
Total Revenue:	**6,827,794**		
Rebate Expenditures:	850,532		
Non-Rebate Expenditures:	6,721,853		
Returned to County Treasurer:	0		
Total Expenditures:	**7,572,385**		
TIF Sp. Rev. Fund Cash Balance as of 06-30-2024:	**4,827,894**	**0**	**Amount of 06-30-2024 Cash Balance Restricted for LMI**

Projects For JOHNSTON EAST CENTRAL URBAN RENEWAL

Purchase of properties

Description:	Purchased a blighted residential property and a commercial building converted residential structure. Properties for Public Safety building. 2011B
Classification:	Acquisition of property
Physically Complete:	Yes
Payments Complete:	No

NW 64th Court

Description:	Reconstruction of the road east of Merle Hay Road adjacent to the Public Safety Building 2012A
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

NW Beaver Drive

Description:	Design and construction of improvements to NW Beaver Drive from Johnston Drive to NW 62nd Ave. 2012A
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Cornerstone Commons

Description:	Sold a blighted property that was purchased by the city in 2010 to a developer for the construction of a 62 unit section 42 housing complex. 2012A
Classification:	Low and Moderate Income Housing
Physically Complete:	Yes
Payments Complete:	Yes

Merle Hay Road Redevelopment

Description:	Roadway and streetscape improvements
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

Pioneer Growth Chambers

Description:	Project is a 59,414 sq. ft. growth chamber/office builiding and 24,400 sq ft. lab/office builidng
Classification:	Agribusiness
Physically Complete:	Yes

Payments Complete:	Yes

Merle Hay Gateway & Town Center Redevelopment

Description:	Implementation of a study for the redevelopment of the Merle Hay Area
Classification:	Administrative expenses
Physically Complete:	No
Payments Complete:	No

Merle Hay Gateway & Town Center Redevelopment

Description:	Implementation of a study for the redevelopment of the Merle Hay Area
Classification:	Acquisition of property
Physically Complete:	No
Payments Complete:	No

Administrative Expenses

Description:	Payment of legal and engineering expenses for projects in the urban renewal area. Also asbestos removal of properties purchased, past taxes, and expenses associated with purchasing properties.
Classification:	Administrative expenses
Physically Complete:	Yes
Payments Complete:	No

NW 63rd Place

Description:	Construction of NW 63rd Place from Merle Hay Road to NW 59th Court in conjunction with the Cadence Apartment Development
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Pioneer Research Samples Group

Description:	Construction of a 20,000 sq. ft. building
Classification:	Agribusiness
Physically Complete:	Yes
Payments Complete:	Yes

Cadence Apartments

Description:	Construct 185-205 apartment units in the 6300 block of Merle Hay Road constructed on 5 properties Cadence purchased from the City which the City purchased for redevelopment of Blight area
Classification:	Commercial - apartment/condos (residential use, classified commercial)
Physically Complete:	Yes

Payments Complete:	Yes

Residences @ 62W

Description:	Construction of an apartment complex consisting of 130 -137 apartments located on the South side of NW 62nd between AHEPA apartments & Winwood Apartments. Redevelopment of a blight area
Classification:	Commercial - apartment/condos (residential use, classified commercial)
Physically Complete:	Yes
Payments Complete:	No

NW 63rd 2016A

Description:	2016A NW 63rd from MHR to 59th Place for Cadence Apartments
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

5626 NW 63rd. (2018E)

Description:	Purchase of Blighted Property for Town Center
Classification:	Acquisition of property
Physically Complete:	Yes
Payments Complete:	No

Demolition Expenses 5650 63rd Place

Description:	Purchase of Bighted Property for Town Center
Classification:	Acquisition of property
Physically Complete:	Yes
Payments Complete:	Yes

Acco Expansion

Description:	Construction of office and warehouse
Classification:	Commercial - warehouses and distribution facilities
Physically Complete:	Yes
Payments Complete:	No

Bricktown Phase 1

Description:	Building 1 & clubhouse of 415 unit Bricktown Apt. Complex
Classification:	Commercial - apartment/condos (residential use, classified commercial)
Physically Complete:	Yes
Payments Complete:	No

Bricktown Phase 2

Description:	Building 2 of 415 unit Bricktown Apt. Complelx
Classification:	Commercial - apartment/condos (residential use, classified commercial)
Physically Complete:	Yes
Payments Complete:	No

Bricktown Phase 3

Description:	Building 3 of 415 unit Bricktown Apt. Complex
Classification:	Commercial - apartment/condos (residential use, classified commercial)
Physically Complete:	Yes
Payments Complete:	No

Bricktown Phase 4

Description:	Building 4 of 415 unit Bricktown Apt. Complex
Classification:	Commercial - apartment/condos (residential use, classified commercial)
Physically Complete:	Yes
Payments Complete:	No

Bricktown Phase 5

Description:	Building 5 of 415 unit Bricktown Apt. Complex
Classification:	Commercial - apartment/condos (residential use, classified commercial)
Physically Complete:	Yes
Payments Complete:	No

Bricktown Phase 6

Description:	Building 6 of 415 unit Bricktown Apt. Complex
Classification:	Commercial - apartment/condos (residential use, classified commercial)
Physically Complete:	Yes
Payments Complete:	No

NW 62nd Ave & Merle Hay Road Intersection

Description:	Reconstruction of the intersection of NW 62nd Avenue & Merle Hay Road
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

Ignit Development

Description:	200,000 sq ft sports complex with outdoor fields
Classification:	Recreational facilities (lake development, parks, ball fields, trails)
Physically Complete:	No
Payments Complete:	No

Property Purchase City of Urbandale

Description:	Property to include with Ignit Development Project
Classification:	Recreational facilities (lake development, parks, ball fields, trails)
Physically Complete:	Yes
Payments Complete:	No

All Star Concrete

Description:	Construction of industrial facility
Classification:	Industrial/manufacturing property
Physically Complete:	Yes
Payments Complete:	No

Underground Magnetics

Description:	Construction of industrial facility
Classification:	Industrial/manufacturing property
Physically Complete:	Yes
Payments Complete:	No

Munro Donovan 1

Description:	Construction of industrial facility
Classification:	Industrial/manufacturing property
Physically Complete:	Yes
Payments Complete:	No

Town Center Building 1 and 2

Description:	Construction of commercial buildings
Classification:	Commercial - retail
Physically Complete:	Yes
Payments Complete:	No

Town Center Infrastructure

Description:	Construction of parking lots, storm water storage, splash pad, ice rink, The Yard, and infrastructure for City Hall
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

Centurion Park Pitch Pkwy

Description:	Construction public park next to the Ignit Facility
Classification:	Recreational facilities (lake development, parks, ball fields, trails)
Physically Complete:	No
Payments Complete:	No

The Flooring Guys, LTD.

Description:	20,000 sq. ft. warehouse & sales office
Classification:	Commercial - retail
Physically Complete:	Yes
Payments Complete:	No

DMR Holdings LLC

Description:	Town Center Hotel Grandstay
Classification:	Commercial - hotels and conference centers
Physically Complete:	Yes
Payments Complete:	No

NW Beaver Development LLC

Description:	25,000 sq. ft. industrial building
Classification:	Industrial/manufacturing property
Physically Complete:	No
Payments Complete:	No

4705 NW 59th LLC

Description:	10,000+ sq. ft. industrial building
Classification:	Industrial/manufacturing property
Physically Complete:	Yes
Payments Complete:	No

Johnston Golf Development

Description:	Predevelopment - Construction of top golf style entertainment center
Classification:	Commercial - hotels and conference centers
Physically Complete:	Yes
Payments Complete:	No

Christstenson Strip Center

Description:	Predevelopment - Construction of commercial building
Classification:	Commercial - retail
Physically Complete:	Yes
Payments Complete:	No

Christenson Hotel

Description:	Construction of a hotel
Classification:	Commercial - hotels and conference centers
Physically Complete:	No
Payments Complete:	No

Munro Donovan 2

Description:	Construction of industrial facility
Classification:	Industrial/manufacturing property
Physically Complete:	No
Payments Complete:	No

Notch and Nail

Description:	Construct industrial building
Classification:	Commercial - warehouses and distribution facilities
Physically Complete:	No
Payments Complete:	No

Debts/Obligations For JOHNSTON EAST CENTRAL URBAN RENEWAL

Cornerstone Commons

Debt/Obligation Type:	Other Debt
Principal:	20,000
Interest:	0
Total:	20,000
Annual Appropriation?:	Yes
Date Incurred:	12/05/2011
FY of Last Payment:	2024

2020C REF G.O. BONDS

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	2,690,000
Interest:	477,750
Total:	3,167,750
Annual Appropriation?:	No
Date Incurred:	11/01/2013
FY of Last Payment:	2033

Administrative Expenses

Debt/Obligation Type:	Internal Loans
Principal:	44,233
Interest:	0
Total:	44,233
Annual Appropriation?:	No
Date Incurred:	06/30/2023
FY of Last Payment:	2024

Residences @ 62W

Debt/Obligation Type:	Rebates
Principal:	359,743
Interest:	0
Total:	359,743
Annual Appropriation?:	Yes
Date Incurred:	04/06/2015
FY of Last Payment:	2023

Cadence Apartments

Debt/Obligation Type:	Rebates
Principal:	117,686
Interest:	0
Total:	117,686
Annual Appropriation?:	Yes
Date Incurred:	03/02/2015

FY of Last Payment:	2026

Ecomomic Development MGR

Debt/Obligation Type:	Internal Loans
Principal:	332,101
Interest:	0
Total:	332,101
Annual Appropriation?:	Yes
Date Incurred:	11/22/2016
FY of Last Payment:	2032

2016A G.O. BONDS

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	710,000
Interest:	119,470
Total:	829,470
Annual Appropriation?:	No
Date Incurred:	07/18/2016
FY of Last Payment:	2036

2021C/2018E G.O. Bonds

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	3,755,000
Interest:	262,710
Total:	4,017,710
Annual Appropriation?:	No
Date Incurred:	03/18/2019
FY of Last Payment:	2025

Bricktown Phases 1-6

Debt/Obligation Type:	Rebates
Principal:	2,912,066
Interest:	0
Total:	2,912,066
Annual Appropriation?:	Yes
Date Incurred:	11/16/2017
FY of Last Payment:	2028

Acco Expansion

Debt/Obligation Type:	Rebates
Principal:	38,170
Interest:	0
Total:	38,170
Annual Appropriation?:	Yes
Date Incurred:	07/03/2019
FY of Last Payment:	2026

2019A G. O. Bonds

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	350,000
Interest:	33,750
Total:	383,750
Annual Appropriation?:	No
Date Incurred:	11/04/2019
FY of Last Payment:	2039

2017D Reallocation G.O. Bonds

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	2,845,000
Interest:	625,400
Total:	3,470,400
Annual Appropriation?:	No
Date Incurred:	08/28/2020
FY of Last Payment:	2035

2018A Reallocation G.O. Bonds

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	2,415,000
Interest:	559,706
Total:	2,974,706
Annual Appropriation?:	No
Date Incurred:	08/08/2020
FY of Last Payment:	2035

2020E G.O. Cap Loan Notes

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	2,240,000
Interest:	114,560
Total:	2,354,560
Annual Appropriation?:	No
Date Incurred:	11/05/2020
FY of Last Payment:	2031

Munro-Donovan 1

Debt/Obligation Type:	Rebates
Principal:	85,000
Interest:	0
Total:	85,000
Annual Appropriation?:	Yes
Date Incurred:	10/19/2020
FY of Last Payment:	2027

Underground Magnetics

Debt/Obligation Type:	Rebates
Principal:	803,290
Interest:	0

Total:	803,290
Annual Appropriation?:	Yes
Date Incurred:	03/15/2021
FY of Last Payment:	2027

Ignit - Core Project

Debt/Obligation Type:	Rebates
Principal:	3,000,000
Interest:	0
Total:	3,000,000
Annual Appropriation?:	Yes
Date Incurred:	07/27/2020
FY of Last Payment:	2033

2021A G.O. BONDS

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	5,690,000
Interest:	1,419,600
Total:	7,109,600
Annual Appropriation?:	No
Date Incurred:	07/07/2021
FY of Last Payment:	2041

2021B G.O. BONDS

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	15,125,000
Interest:	5,235,500
Total:	20,360,500
Annual Appropriation?:	No
Date Incurred:	10/20/2021
FY of Last Payment:	2041

2022A G. O. Bonds

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	3,960,000
Interest:	964,850
Total:	4,924,850
Annual Appropriation?:	No
Date Incurred:	06/22/2022
FY of Last Payment:	2032

Johnston Golf Development

Debt/Obligation Type:	Other Debt
Principal:	2,650,000
Interest:	0
Total:	2,650,000
Annual Appropriation?:	Yes
Date Incurred:	02/22/2022

FY of Last Payment:	2025

Christenson Strip Center

Debt/Obligation Type:	Other Debt
Principal:	200,000
Interest:	0
Total:	200,000
Annual Appropriation?:	Yes
Date Incurred:	09/18/2023
FY of Last Payment:	2024

2023A G.O. BONDS

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	1,435,000
Interest:	504,774
Total:	1,939,774
Annual Appropriation?:	No
Date Incurred:	07/06/2023
FY of Last Payment:	2035

Notch and Nail

Debt/Obligation Type:	Rebates
Principal:	140,000
Interest:	0
Total:	140,000
Annual Appropriation?:	Yes
Date Incurred:	12/05/2022
FY of Last Payment:	2029

4705 NW 59th, LLC

Debt/Obligation Type:	Rebates
Principal:	120,000
Interest:	0
Total:	120,000
Annual Appropriation?:	Yes
Date Incurred:	05/01/2023
FY of Last Payment:	2030

Ignit - Quick Lube

Debt/Obligation Type:	Rebates
Principal:	600,000
Interest:	0
Total:	600,000
Annual Appropriation?:	Yes
Date Incurred:	01/18/2022
FY of Last Payment:	2038

The Flooring Guys

Debt/Obligation Type:	Rebates
Principal:	220,000
Interest:	0
Total:	220,000
Annual Appropriation?:	Yes
Date Incurred:	06/06/2022
FY of Last Payment:	2030

Non-Rebates For JOHNSTON EAST CENTRAL URBAN RENEWAL

TIF Expenditure Amount:	320,000
Tied To Debt:	2020C REF G.O. BONDS
Tied To Project:	NW Beaver Drive
TIF Expenditure Amount:	44,233
Tied To Debt:	Administrative Expenses
Tied To Project:	Merle Hay Gateway & Town Center Redevelopment
TIF Expenditure Amount:	332,101
Tied To Debt:	Ecomomic Development MGR
Tied To Project:	Merle Hay Road Redevelopment
TIF Expenditure Amount:	60,990
Tied To Debt:	2016A G.O. BONDS
Tied To Project:	NW 63rd 2016A
TIF Expenditure Amount:	1,177,000
Tied To Debt:	2021C/2018E G.O. Bonds
Tied To Project:	Merle Hay Gateway & Town Center Redevelopment
TIF Expenditure Amount:	65,000
Tied To Debt:	2019A G. O. Bonds
Tied To Project:	Merle Hay Gateway & Town Center Redevelopment
TIF Expenditure Amount:	303,400
Tied To Debt:	2017D Reallocation G.O. Bonds
Tied To Project:	NW 62nd Ave & Merle Hay Road Intersection
TIF Expenditure Amount:	258,744
Tied To Debt:	2018A Reallocation G.O. Bonds
Tied To Project:	NW 62nd Ave & Merle Hay Road Intersection
TIF Expenditure Amount:	294,725
Tied To Debt:	2020E G.O. Cap Loan Notes
Tied To Project:	Ignit Development
TIF Expenditure Amount:	440,560
Tied To Debt:	2021A G.O. BONDS
Tied To Project:	Ignit Development
TIF Expenditure Amount:	1,132,100
Tied To Debt:	2021B G.O. BONDS
Tied To Project:	Town Center Infrastructure

TIF Expenditure Amount:	548,000
Tied To Debt:	2022A G. O. Bonds
Tied To Project:	Centurion Park Pitch Pkwy

TIF Expenditure Amount:	145,000
Tied To Debt:	2023A G.O. BONDS
Tied To Project:	NW 62nd Ave & Merle Hay Road Intersection

TIF Expenditure Amount:	200,000
Tied To Debt:	Christenson Strip Center
Tied To Project:	Christstenson Strip Center

TIF Expenditure Amount:	1,400,000
Tied To Debt:	Johnston Golf Development
Tied To Project:	Johnston Golf Development

Rebates For JOHNSTON EAST CENTRAL URBAN RENEWAL

Cornerstone Commons

TIF Expenditure Amount:	20,000
Rebate Paid To:	Cornerstone
Tied To Debt:	Cornerstone Commons
Tied To Project:	Cornerstone Commons
Projected Final FY of Rebate:	2024

Cadence Apartments

TIF Expenditure Amount:	117,686
Rebate Paid To:	Cadence Apartments
Tied To Debt:	Cadence Apartments
Tied To Project:	Cadence Apartments
Projected Final FY of Rebate:	2024

Residences @ 62W

TIF Expenditure Amount:	151,725
Rebate Paid To:	PMR Realty Group LLC
Tied To Debt:	Residences @ 62W
Tied To Project:	Residences @ 62W
Projected Final FY of Rebate:	2025

Bricktown

TIF Expenditure Amount:	533,515
Rebate Paid To:	Bricktown
Tied To Debt:	Bricktown Phases 1-6
Tied To Project:	Bricktown Phase 1
Projected Final FY of Rebate:	2028

Acco Expansion

TIF Expenditure Amount:	16,427
Rebate Paid To:	Acco
Tied To Debt:	Acco Expansion
Tied To Project:	Acco Expansion
Projected Final FY of Rebate:	2026

Munro-Donovan

TIF Expenditure Amount:	11,179
Rebate Paid To:	Donovan Development LLC
Tied To Debt:	Munro-Donovan 1
Tied To Project:	Munro Donovan 1
Projected Final FY of Rebate:	2028

Jobs For JOHNSTON EAST CENTRAL URBAN RENEWAL

Project:	Acco Expansion
Company Name:	Acco
Date Agreement Began:	04/30/2019
Date Agreement Ends:	01/01/2025
Number of Jobs Created or Retained:	30
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	1,000,000
Total Estimated Cost of Public Infrastructure:	0

Project:	All Star Concrete
Company Name:	All Star Concrete
Date Agreement Began:	05/26/2020
Date Agreement Ends:	05/26/2026
Number of Jobs Created or Retained:	70
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	1,300,000
Total Estimated Cost of Public Infrastructure:	0

Project:	Underground Magnetics
Company Name:	Underground Magnetics
Date Agreement Began:	03/15/2021
Date Agreement Ends:	12/31/2029
Number of Jobs Created or Retained:	12
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	6,500,000
Total Estimated Cost of Public Infrastructure:	0

Project:	The Flooring Guys, LTD.
Company Name:	The Flooring Guys
Date Agreement Began:	06/06/2022
Date Agreement Ends:	12/31/2029
Number of Jobs Created or Retained:	8
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	2,800,000
Total Estimated Cost of Public Infrastructure:	0

Project:	DMR Holdings LLC
Company Name:	Hotel Grandstay
Date Agreement Began:	11/10/2022
Date Agreement Ends:	12/30/2030
Number of Jobs Created or Retained:	5
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	2,200,000
Total Estimated Cost of Public Infrastructure:	0

Project:	NW Beaver Development LLC
Company Name:	Notch and Nails
Date Agreement Began:	12/05/2022
Date Agreement Ends:	12/31/2031

Number of Jobs Created or Retained:	11
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	2,600,000
Total Estimated Cost of Public Infrastructure:	0

Project:	4705 NW 59th LLC
Company Name:	4705 NW 59th LLC
Date Agreement Began:	04/14/2023
Date Agreement Ends:	12/31/2030
Number of Jobs Created or Retained:	13
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	1,700,000
Total Estimated Cost of Public Infrastructure:	0

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TIF Taxing District Data Collection

Local Government Name: JOHNSTON (77G720)
Urban Renewal Area: JOHNSTON EAST CENTRAL URBAN RENEWAL (77026)
TIF Taxing District Name: JOHNSTON CITY/JOHNSTON SCH/93 E CENTRAL TIF INCR
TIF Taxing District Inc. Number: 770376

TIF Taxing District Base Year: 1992
FY TIF Revenue First Received: 1996
Subject to a Statutory end date? No

	UR Designation
Slum	No
Blighted	06/2010
Economic Development	09/1993

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	106,087,380	163,673,257	2,658,220	0	-18,520	272,400,337	0	272,400,337
Taxable	0	57,976,859	141,257,249	2,118,116	0	-18,520	201,333,704	0	201,333,704
Homestead Credits									45

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2024	37,373,391	201,333,704	201,333,704	0	0

FY 2024 TIF Revenue Received: 5,794,734

TIF Taxing District Data Collection

Local Government Name: JOHNSTON (77G720)
Urban Renewal Area: JOHNSTON EAST CENTRAL URBAN RENEWAL (77026)
TIF Taxing District Name: JOHNSTON CITY/JOHNSTON SCH/15 AMD #7 E CENTRAL TIF INCR
TIF Taxing District Inc. Number: 770378

TIF Taxing District Base Year: 2014
FY TIF Revenue First Received: 2016
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	14,000,000	0	0	0	0	14,000,000	0	14,000,000
Taxable	0	7,651,014	0	0	0	0	7,651,014	0	7,651,014
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2024	591,300	7,651,014	7,651,014	0	0

FY 2024 TIF Revenue Received: 221,208

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TIF Taxing District Data Collection

Local Government Name: JOHNSTON (77G720)
Urban Renewal Area: JOHNSTON EAST CENTRAL URBAN RENEWAL (77026)
TIF Taxing District Name: JOHNSTON CITY AG/JOHNSTON SCH/93 E CENTRAL TIF INCR
TIF Taxing District Inc. Number: 770770
TIF Taxing District Base Year: 1992
FY TIF Revenue First Received: 1997
Subject to a Statutory end date? Yes
Fiscal year this TIF Taxing District statutorily ends: 2018

	UR Designation
Slum	No
Blighted	No
Economic Development	09/1993

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

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	45,490	0	0	0	0	0	45,490	0	45,490
Taxable	41,688	0	0	0	0	0	41,688	0	41,688
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2024	45,490	0	0	0	0

FY 2024 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: JOHNSTON (77G720)
Urban Renewal Area: JOHNSTON EAST CENTRAL URBAN RENEWAL (77026)
TIF Taxing District Name: JOHNSTON CITY/JOHNSTON SCH/13 AMD E CENTRAL TIF INCR
TIF Taxing District Inc. Number: 770858
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: 2033

	UR Designation
Slum	No
Blighted	No
Economic Development	07/2015

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	28,892,250	0	0	0	28,892,250	0	28,892,250
Taxable	0	0	25,896,975	0	0	0	25,896,975	0	25,896,975
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2024	10,242,590	18,649,660	18,649,660	0	0

FY 2024 TIF Revenue Received: 539,202

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TIF Taxing District Data Collection

Local Government Name: JOHNSTON (77G720)
Urban Renewal Area: JOHNSTON EAST CENTRAL URBAN RENEWAL (77026)
TIF Taxing District Name: JOHNSTON CITY AG/JOHNSTON SCH/13 AMD E CENTRAL TIF INCR
TIF Taxing District Inc. Number: 770860

TIF Taxing District Base Year: 2012
FY TIF Revenue First Received:
Subject to a Statutory end date? No

	UR Designation
Slum	No
Blighted	07/2015
Economic Development	07/2015

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

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	1,132,810	0	0	0	0	0	1,132,810	0	1,132,810
Taxable	1,038,141	0	0	0	0	0	1,038,141	0	1,038,141
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2024	1,132,810	0	0	0	0

FY 2024 TIF Revenue Received: 0

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Urban Renewal Area Data Collection

Local Government Name:	JOHNSTON (77G720)
Urban Renewal Area:	JOHNSTON BEAVER CREEK WEST URBAN RENEWAL
UR Area Number:	77027
UR Area Creation Date:	08/1996
UR Area Purpose:	Enhancing an economic development area for the purpose of stimulating private investment in commercial & industrial development and redevelopment. Provide adequate public infrastructure and provide assistance and economic incentives for development.

Tax Districts within this Urban Renewal Area

	Base No.	Increment No.	Increment Value Used
JOHNSTON CITY/JOHNSTON SCH/05 AMD BEAVER CRK W TIF INCR	770676	770677	3,542,900
JOHNSTON CITY/JOHNSTON SCH/11 AMD BEAVER CRK W TIF INCR	770819	770820	2,877,000
JOHNSTON CITY/JOHNSTON SCH/18 AMD NO 4 BEAVER CRK W TIF INCR	770909	770910	2,717,708
JOHNSTON CITY AG/JOHNSTON SCH/18 AMD NO 4 BEAVER CRK W TIF INCR	770911	770912	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	6,024,110	8,570,000	0	0	-1,852	14,592,258	0	14,592,258
Taxable	0	3,292,184	7,394,852	0	0	-1,852	10,685,184	0	10,685,184
Homestead Credits									11

TIF Sp. Rev. Fund Cash Balance as of 07-01-2023:	**384,060**	**0**	**Amount of 07-01-2023 Cash Balance Restricted for LMI**
TIF Revenue:	264,304		
TIF Sp. Revenue Fund Interest:	21,571		
Property Tax Replacement Claims	0		
Asset Sales & Loan Repayments:	0		
Total Revenue:	**285,875**		
Rebate Expenditures:	208,269		
Non-Rebate Expenditures:	91,794		
Returned to County Treasurer:	0		
Total Expenditures:	**300,063**		
TIF Sp. Rev. Fund Cash Balance as of 06-30-2024:	**369,872**	**0**	**Amount of 06-30-2024 Cash Balance Restricted for LMI**

Projects For JOHNSTON BEAVER CREEK WEST URBAN RENEWAL

Birchwood Crossing

Description:	1999 rebate agreement for property improvements-to make property developable-and as an incentive to construct commercial buildings.
Classification:	Commercial - office properties
Physically Complete:	Yes
Payments Complete:	Yes

Administrative Expenses

Description:	Legal Services with the amendment of the area and the potential sunsetting of portions of the district
Classification:	Administrative expenses
Physically Complete:	Yes
Payments Complete:	Yes

Birchwood Flex-Tech Building 1 & Infrastructure

Description:	Birchwood Office Building and Road
Classification:	Commercial - office properties
Physically Complete:	Yes
Payments Complete:	Yes

Birchwood Flex-Tech Building 1 Part 2

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

Birchwood Flex-Tech Building #2

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

Roughwood Phase I

Description:	Single Story Retail and infrastructure to the area
Classification:	Commercial - retail
Physically Complete:	Yes
Payments Complete:	No

Roughwood Phase II

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

Roughwood Phase III

Description:	Single Story Retail
Classification:	Commercial - retail
Physically Complete:	No
Payments Complete:	No

Stahan Partners

Description:	Forgivable Loan - demo former Burger King for new restaurant
Classification:	Commercial - retail
Physically Complete:	Yes
Payments Complete:	Yes

Debts/Obligations For JOHNSTON BEAVER CREEK WEST URBAN RENEWAL

Administrative Expense

Debt/Obligation Type:	Internal Loans
Principal:	11,794
Interest:	0
Total:	11,794
Annual Appropriation?:	No
Date Incurred:	06/30/2022
FY of Last Payment:	2024

Birchwood Flex-Tech Building 1 Part 2

Debt/Obligation Type:	Rebates
Principal:	689,413
Interest:	0
Total:	689,413
Annual Appropriation?:	Yes
Date Incurred:	10/01/2018
FY of Last Payment:	2027

Birchwood Flex-Tech Building 2

Debt/Obligation Type:	Rebates
Principal:	920,000
Interest:	0
Total:	920,000
Annual Appropriation?:	Yes
Date Incurred:	10/01/2018
FY of Last Payment:	2029

Roughwood Phase I

Debt/Obligation Type:	Rebates
Principal:	591,692
Interest:	0
Total:	591,692
Annual Appropriation?:	Yes
Date Incurred:	05/06/2019
FY of Last Payment:	2030

Stahan Partners

Debt/Obligation Type:	Other Debt
Principal:	80,000
Interest:	0
Total:	80,000

Annual Appropriation?:	Yes
Date Incurred:	07/17/2023
FY of Last Payment:	2024

Non-Rebates For JOHNSTON BEAVER CREEK WEST URBAN RENEWAL

TIF Expenditure Amount:	11,794
Tied To Debt:	Administrative Expense
Tied To Project:	Administrative Expenses

TIF Expenditure Amount:	80,000
Tied To Debt:	Stahan Partners
Tied To Project:	Stahan Partners

Rebates For JOHNSTON BEAVER CREEK WEST URBAN RENEWAL

Roughwood Parcel A

TIF Expenditure Amount:	81,987
Rebate Paid To:	LSJT Of Iowa LLC
Tied To Debt:	Roughwood Phase I
Tied To Project:	Roughwood Phase I
Projected Final FY of Rebate:	2029

7901 Birchwood

TIF Expenditure Amount:	126,282
Rebate Paid To:	Birchwood Crossing Business Park 1
Tied To Debt:	Birchwood Flex-Tech Building 1 Part 2
Tied To Project:	Birchwood Flex-Tech Building 1 Part 2
Projected Final FY of Rebate:	2025

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TIF Taxing District Data Collection

Local Government Name: JOHNSTON (77G720)
Urban Renewal Area: JOHNSTON BEAVER CREEK WEST URBAN RENEWAL (77027)
TIF Taxing District Name: JOHNSTON CITY/JOHNSTON SCH/05 AMD BEAVER CRK W TIF INCR
TIF Taxing District Inc. Number: 770677
TIF Taxing District Base Year: 2004
FY TIF Revenue First Received: 2007
Subject to a Statutory end date? Yes
Fiscal year this TIF Taxing District statutorily ends: 2026

	UR Designation
Slum	No
Blighted	No
Economic Development	11/2005

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	5,100,000	0	0	0	5,100,000	0	5,100,000
Taxable	0	0	4,324,876	0	0	0	4,324,876	0	4,324,876
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2024	1,557,100	3,542,900	3,542,900	0	0

FY 2024 TIF Revenue Received: 102,434

TIF Taxing District Data Collection

Local Government Name: JOHNSTON (77G720)
Urban Renewal Area: JOHNSTON BEAVER CREEK WEST URBAN RENEWAL (77027)
TIF Taxing District Name: JOHNSTON CITY/JOHNSTON SCH/11 AMD BEAVER CRK W TIF INCR
TIF Taxing District Inc. Number: 770820
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: 2032

	UR Designation
Slum	No
Blighted	No
Economic Development	01/2010

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	1,047,800	3,470,000	0	0	0	4,517,800	0	4,517,800
Taxable	0	572,624	3,069,976	0	0	0	3,642,600	0	3,642,600
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2024	1,640,800	2,877,000	2,877,000	0	0

FY 2024 TIF Revenue Received: 83,179

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TIF Taxing District Data Collection

Local Government Name: JOHNSTON (77G720)
Urban Renewal Area: JOHNSTON BEAVER CREEK WEST URBAN RENEWAL (77027)
TIF Taxing District Name: JOHNSTON CITY/JOHNSTON SCH/18 AMD NO 4 BEAVER CRK W TIF INCR
TIF Taxing District Inc. Number: 770910

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 - 1/1/2022 for FY 2024

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	4,976,310	0	0	0	-1,852	4,974,458	0	4,974,458
Taxable	0	2,719,560	0	0	0	-1,852	2,717,708	0	2,717,708
Homestead Credits									11

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2024	191,700	2,717,708	2,717,708	0	0

FY 2024 TIF Revenue Received: 78,691

TIF Taxing District Data Collection

Local Government Name: JOHNSTON (77G720)
Urban Renewal Area: JOHNSTON BEAVER CREEK WEST URBAN RENEWAL (77027)
TIF Taxing District Name: JOHNSTON CITY AG/JOHNSTON SCH/18 AMD NO 4 BEAVER CRK W TIF INCR
TIF Taxing District Inc. Number: 770912

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 - 1/1/2022 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

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Urban Renewal Area Data Collection

Local Government Name: JOHNSTON (77G720)
Urban Renewal Area: JOHNSTON NW 62ND AVENUE URBAN RENEWAL
UR Area Number: 77057

UR Area Creation Date: 11/1998

UR Area Purpose: Enhance an economic development area for the purpose of stimulating private investment in commercial & industrial development and redevelopment. Provide adequate public infrastructure and provide assistance and economic incentives for development.

Tax Districts within this Urban Renewal Area

Base No.	Increment No.	Increment Value Used

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

TIF Sp. Rev. Fund Cash Balance as of 07-01-2023:	**1,647,939**	**0**	**Amount of 07-01-2023 Cash Balance Restricted for LMI**

TIF Revenue:	0
TIF Sp. Revenue Fund Interest:	16,020
Property Tax Replacement Claims	0
Asset Sales & Loan Repayments:	203
Total Revenue:	**16,223**
Rebate Expenditures:	0
Non-Rebate Expenditures:	1,664,162
Returned to County Treasurer:	0
Total Expenditures:	**1,664,162**

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

Projects For JOHNSTON NW 62ND AVENUE URBAN RENEWAL

Administrative Expenses

Description:	Administrative expenses relating to all of the development projects in this area
Classification:	Administrative expenses
Physically Complete:	Yes
Payments Complete:	Yes

Crown Point Renovation

Description:	Crown Point Community Center & Tennis/Pickleball Court Renovation
Classification:	Recreational facilities (lake development, parks, ball fields, trails)
Physically Complete:	No
Payments Complete:	Yes

Debts/Obligations For JOHNSTON NW 62ND AVENUE URBAN RENEWAL

Administrative Expenses

Debt/Obligation Type:	Internal Loans
Principal:	3,135
Interest:	0
Total:	3,135
Annual Appropriation?:	No
Date Incurred:	06/30/2024
FY of Last Payment:	2024

Crown Point Community Center Advance

Debt/Obligation Type:	Internal Loans
Principal:	1,661,027
Interest:	0
Total:	1,661,027
Annual Appropriation?:	No
Date Incurred:	11/06/2023
FY of Last Payment:	2024

Non-Rebates For JOHNSTON NW 62ND AVENUE URBAN RENEWAL

TIF Expenditure Amount:	3,135
Tied To Debt:	Administrative Expenses
Tied To Project:	Administrative Expenses
TIF Expenditure Amount:	1,661,027
Tied To Debt:	Crown Point Community Center Advance
Tied To Project:	Crown Point Renovation

Jobs For JOHNSTON NW 62ND AVENUE URBAN RENEWAL

Company Name:	Pioneer Hi-Bred International
Date Agreement Began:	06/11/2014
Date Agreement Ends:	01/01/2022
Number of Jobs Created or Retained:	105
Total Annual Wages of Required Jobs:	9,800,000
Total Estimated Private Capital Investment:	0
Total Estimated Cost of Public Infrastructure:	0

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Urban Renewal Area Data Collection

Local Government Name: JOHNSTON (77G720)
Urban Renewal Area: JOHNSTON WINDSOR OFFICE PARK URBAN RENEWAL
UR Area Number: 77064

UR Area Creation Date: 09/2002

UR Area Purpose: Enhance an economic development area for the purpose of stimulating private investment in commercial development and redevelopment. Provide adequate public infrastructure and provide assistance and economic incentives for development.

Tax Districts within this Urban Renewal Area

Base No.	Increment No.	Increment Value Used

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

TIF Sp. Rev. Fund Cash Balance as of 07-01-2023:	**71,715**	**0**	**Amount of 07-01-2023 Cash Balance Restricted for LMI**

TIF Revenue:	0
TIF Sp. Revenue Fund Interest:	3,405
Property Tax Replacement Claims	0
Asset Sales & Loan Repayments:	0
Total Revenue:	**3,405**
Rebate Expenditures:	0
Non-Rebate Expenditures:	0
Returned to County Treasurer:	0
Total Expenditures:	**0**

TIF Sp. Rev. Fund Cash Balance as of 06-30-2024:	**75,120**	**0**	**Amount of 06-30-2024 Cash Balance Restricted for LMI**

Projects For JOHNSTON WINDSOR OFFICE PARK URBAN RENEWAL

Administrative Expenses

Description:	Administrative Expenses for the amendment to urban renewal area & Transfer for the 21A Refunding
Classification:	Administrative expenses
Physically Complete:	Yes
Payments Complete:	No

Debts/Obligations For JOHNSTON WINDSOR OFFICE PARK URBAN RENEWAL

Administrative Expenses

Debt/Obligation Type:	Other Debt
Principal:	75,120
Interest:	0
Total:	75,120
Annual Appropriation?:	No
Date Incurred:	06/30/2023
FY of Last Payment:	2025

Non-Rebates For JOHNSTON WINDSOR OFFICE PARK URBAN RENEWAL

TIF Expenditure Amount:	0
Tied To Debt:	Administrative Expenses
Tied To Project:	Administrative Expenses

Jobs For JOHNSTON WINDSOR OFFICE PARK URBAN RENEWAL

Company Name:	Impact7G
Date Agreement Began:	11/02/2020
Date Agreement Ends:	11/02/2026
Number of Jobs Created or Retained:	30
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	2,600,000
Total Estimated Cost of Public Infrastructure:	0

Company Name:	Setpoint Mechanical
Date Agreement Began:	04/15/2021
Date Agreement Ends:	04/15/2026
Number of Jobs Created or Retained:	22
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	2,000,000
Total Estimated Cost of Public Infrastructure:	0

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Urban Renewal Area Data Collection

Local Government Name: JOHNSTON (77G720)
Urban Renewal Area: JOHNSTON NW 100TH ST URBAN RENEWAL
UR Area Number: 77074

UR Area Creation Date: 10/2008

UR Area Purpose: Enhance an economic development area for the purpose of stimulating private investment in commercial & industrial development and redevelopment. Provide adequate public infrastructure and provide assistance and economic incentives for development.

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
JOHNSTON CITY/JOHNSTON SCH/08 NW 100TH ST TIF INCR	770731	770732	62,104,138
JOHNSTON CITY AG/JOHNSTON SCH/08 NW 100TH ST TIF INCR	770773	770774	0
JOHNSTON CITY/JOHNSTON SCH/20 AMEND NO 1 NW 100TH ST TIF INCR	770967	770968	60,000
JOHNSTON CITY AG/JOHNSTON SCH/20 AMEND NO 1 NW 100TH ST TIF INCR	770969	770970	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	54,020	72,724,100	27,118,200	0	0	-3,704	99,892,616	0	99,892,616
Taxable	49,506	39,743,797	23,490,996	0	0	-3,704	63,280,595	0	63,280,595
Homestead Credits									28

TIF Sp. Rev. Fund Cash Balance as of 07-01-2023:	**3,328,647**	**0**	**Amount of 07-01-2023 Cash Balance Restricted for LMI**
TIF Revenue:	1,797,318		
TIF Sp. Revenue Fund Interest:	169,874		
Property Tax Replacement Claims	249		
Asset Sales & Loan Repayments:	0		
Total Revenue:	**1,967,441**		
Rebate Expenditures:	30,094		
Non-Rebate Expenditures:	1,758,871		
Returned to County Treasurer:	0		
Total Expenditures:	**1,788,965**		
TIF Sp. Rev. Fund Cash Balance as of 06-30-2024:	**3,507,123**	**0**	**Amount of 06-30-2024 Cash Balance Restricted for LMI**

Projects For JOHNSTON NW 100TH ST URBAN RENEWAL

NW 62nd Intersection of PSB #2

Description:	Reconstruction of a portion of NW 62nd Avenue to accomodate the construction of Fire Station #2.
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	Yes

NW 62nd W. of NW 100th to CL

Description:	Reconstruction NW 62nd Ave West of NW 100th Street to the West City Limits - Joint timed project with Grimes
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Administrative Expenses

Description:	Legal and engineering relating to projects
Classification:	Administrative expenses
Physically Complete:	Yes
Payments Complete:	Yes

NW 54th Avenue Reconstruction

Description:	Joint project with Urbandale reconstructing NW 54th Avenue
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

DRE Dermatology

Description:	Construction of Doctor Clinic
Classification:	Commercial-Medical
Physically Complete:	Yes
Payments Complete:	No

MECH Sales

Description:	Expenses of Expanding Building
Classification:	Industrial/manufacturing property
Physically Complete:	Yes
Payments Complete:	No

100th Street Reconstruction

Description:	Reconstruction of 100th Street - widening and improved pedestrian access
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

Westfield

Description:	Construct 3 commercial office buildings - 3 phases
Classification:	Commercial - office properties
Physically Complete:	No
Payments Complete:	No

Debts/Obligations For JOHNSTON NW 100TH ST URBAN RENEWAL

Administrative Expenses

Debt/Obligation Type:	Internal Loans
Principal:	171
Interest:	0
Total:	171
Annual Appropriation?:	No
Date Incurred:	06/30/2022
FY of Last Payment:	2022

2019A

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	535,000
Interest:	51,450
Total:	586,450
Annual Appropriation?:	No
Date Incurred:	11/18/2019
FY of Last Payment:	2029

DRE Dermatology

Debt/Obligation Type:	Rebates
Principal:	132,498
Interest:	0
Total:	132,498
Annual Appropriation?:	Yes
Date Incurred:	05/10/2019
FY of Last Payment:	2027

MECH Sales

Debt/Obligation Type:	Rebates
Principal:	42,212
Interest:	0
Total:	42,212
Annual Appropriation?:	Yes
Date Incurred:	07/09/2019
FY of Last Payment:	2027

2020A

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	1,515,000
Interest:	258,400
Total:	1,773,400
Annual Appropriation?:	Yes
Date Incurred:	02/18/2020

FY of Last Payment:	2039

2021A

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	2,325,000
Interest:	411,250
Total:	2,736,250
Annual Appropriation?:	No
Date Incurred:	07/07/2021
FY of Last Payment:	2041

2022A

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	315,000
Interest:	32,000
Total:	347,000
Annual Appropriation?:	No
Date Incurred:	06/22/2022
FY of Last Payment:	2026

2023A

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	4,175,000
Interest:	747,455
Total:	4,922,455
Annual Appropriation?:	No
Date Incurred:	07/06/2023
FY of Last Payment:	2029

Westfield

Debt/Obligation Type:	Rebates
Principal:	260,000
Interest:	0
Total:	260,000
Annual Appropriation?:	Yes
Date Incurred:	08/15/2022
FY of Last Payment:	2030

Non-Rebates For JOHNSTON NW 100TH ST URBAN RENEWAL

TIF Expenditure Amount:	171
Tied To Debt:	Administrative Expenses
Tied To Project:	Administrative Expenses
TIF Expenditure Amount:	100,000
Tied To Debt:	2019A
Tied To Project:	NW 54th Avenue Reconstruction
TIF Expenditure Amount:	297,000
Tied To Debt:	2020A
Tied To Project:	NW 54th Avenue Reconstruction
TIF Expenditure Amount:	492,000
Tied To Debt:	2021A
Tied To Project:	NW 54th Avenue Reconstruction
TIF Expenditure Amount:	115,700
Tied To Debt:	2022A
Tied To Project:	100th Street Reconstruction
TIF Expenditure Amount:	754,000
Tied To Debt:	2023A
Tied To Project:	100th Street Reconstruction

Rebates For JOHNSTON NW 100TH ST URBAN RENEWAL

DRE Dermatology

TIF Expenditure Amount:	22,359
Rebate Paid To:	DRE Dermatology
Tied To Debt:	DRE Dermatology
Tied To Project:	DRE Dermatology
Projected Final FY of Rebate:	2026

Mechanical Sales

TIF Expenditure Amount:	7,735
Rebate Paid To:	Mechanical Sales
Tied To Debt:	MECH Sales
Tied To Project:	MECH Sales
Projected Final FY of Rebate:	2030

Jobs For JOHNSTON NW 100TH ST URBAN RENEWAL

Project:	MECH Sales
Company Name:	Mechanical Sales
Date Agreement Began:	06/01/2019
Date Agreement Ends:	01/01/2027
Number of Jobs Created or Retained:	19
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	750,000
Total Estimated Cost of Public Infrastructure:	0

Project:	DRE Dermatology
Company Name:	DREGL
Date Agreement Began:	05/10/2019
Date Agreement Ends:	01/01/2025
Number of Jobs Created or Retained:	7
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	1,500,000
Total Estimated Cost of Public Infrastructure:	0

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West Park, Phase I, Building I - The agreement calls for 23 new jobs; however, a wage rate was not established in the agreement. Therefore, we're reporting $0.00 for wages.

256 Characters Left

Sum of Private Investment Made Within This Urban Renewal Area during FY 2024

0

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TIF Taxing District Data Collection

Local Government Name: JOHNSTON (77G720)
Urban Renewal Area: JOHNSTON NW 100TH ST URBAN RENEWAL (77074)
TIF Taxing District Name: JOHNSTON CITY/JOHNSTON SCH/08 NW 100TH ST TIF INCR
TIF Taxing District Inc. Number: 770732
TIF Taxing District Base Year: 2007
FY TIF Revenue First Received: 2012
Subject to a Statutory end date? Yes
Fiscal year this TIF Taxing District statutorily ends: 2029

	UR Designation
Slum	No
Blighted	No
Economic Development	10/2008

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	72,724,100	25,748,200	0	0	-3,704	98,468,596	0	98,468,596
Taxable	0	39,743,797	22,364,045	0	0	-3,704	62,104,138	0	62,104,138
Homestead Credits									28

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2024	10,383,420	62,104,138	62,104,138	0	0

FY 2024 TIF Revenue Received: 1,795,583

TIF Taxing District Data Collection

Local Government Name: JOHNSTON (77G720)
Urban Renewal Area: JOHNSTON NW 100TH ST URBAN RENEWAL (77074)
TIF Taxing District Name: JOHNSTON CITY AG/JOHNSTON SCH/08 NW 100TH ST TIF INCR
TIF Taxing District Inc. Number: 770774
TIF Taxing District Base Year: 2007
FY TIF Revenue First Received: 2012
Subject to a Statutory end date? Yes
Fiscal year this TIF Taxing District statutorily ends: 2029

	UR Designation
Slum	No
Blighted	No
Economic Development	10/2008

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

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	54,020	0	0	0	0	0	54,020	0	54,020
Taxable	49,506	0	0	0	0	0	49,506	0	49,506
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2024	54,020	0	0	0	0

FY 2024 TIF Revenue Received: 0

♦ Annual Urban Renewal Report, Fiscal Year 2023 - 2024

TIF Taxing District Data Collection

Local Government Name: JOHNSTON (77G720)
Urban Renewal Area: JOHNSTON NW 100TH ST URBAN RENEWAL (77074)
TIF Taxing District Name: JOHNSTON CITY/JOHNSTON SCH/20 AMEND NO 1 NW 100TH ST TIF INCR
TIF Taxing District Inc. Number: 770968

TIF Taxing District Base Year: 2019
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 - 1/1/2022 for FY 2024

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	1,370,000	0	0	0	1,370,000	0	1,370,000
Taxable	0	0	1,126,951	0	0	0	1,126,951	0	1,126,951
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2024	1,310,000	60,000	60,000	0	0

FY 2024 TIF Revenue Received: 1,735

TIF Taxing District Data Collection

Local Government Name: JOHNSTON (77G720)
Urban Renewal Area: JOHNSTON NW 100TH ST URBAN RENEWAL (77074)
TIF Taxing District Name: JOHNSTON CITY AG/JOHNSTON SCH/20 AMEND NO 1 NW 100TH ST TIF INCR
TIF Taxing District Inc. Number: 770970

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 - 1/1/2022 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

▲ Annual Urban Renewal Report, Fiscal Year 2023 - 2024

Urban Renewal Area Data Collection

Local Government Name: JOHNSTON (77G720)
Urban Renewal Area: JOHNSTON WEST CENTRAL URBAN RENEWAL
UR Area Number: 77088

UR Area Creation Date: 07/2013

UR Area Purpose: An economic development area, and that the rehabilitation, conservation, redevelopment, development or combination thereof, is in the interest of the public health, safety or welfare of the residents of Johnston.

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
JOHNSTON CITY/JOHNSTON SCH/17 AMD 13 W CENTRAL TIF INCR	770382	770383	6,295,258
JOHNSTON CITY AG/JOHNSTON SCH/17 AMD 13 W CENTRAL TIF INCR	770384	770385	0
JOHNSTON CITY/JOHNSTON SCH/13 W CENTRAL TIF INCR	770861	770862	25,866,975
JOHNSTON CITY AG/JOHNSTON SCH/13 W CENTRAL TIF INCR	770863	770864	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	106,170	11,519,100	28,800,100	0	0	0	40,425,370	0	40,425,370
Taxable	97,298	6,295,203	25,867,030	0	0	0	32,259,531	0	32,259,531
Homestead Credits									1

TIF Sp. Rev. Fund Cash Balance as of 07-01-2023:	**1,052,109**	**0**	**Amount of 07-01-2023 Cash Balance Restricted for LMI**
TIF Revenue:	929,883		
TIF Sp. Revenue Fund Interest:	54,139		
Property Tax Replacement Claims	739		
Asset Sales & Loan Repayments:	0		
Total Revenue:	**984,761**		
Rebate Expenditures:	0		
Non-Rebate Expenditures:	729,708		
Returned to County Treasurer:	0		
Total Expenditures:	**729,708**		
TIF Sp. Rev. Fund Cash Balance as of 06-30-2024:	**1,307,162**	**0**	**Amount of 06-30-2024 Cash Balance Restricted for LMI**

Projects For JOHNSTON WEST CENTRAL URBAN RENEWAL

Administrative Expenses

Description:	Legal work to establish Urban Renewal Area
Classification:	Administrative expenses
Physically Complete:	No
Payments Complete:	No

NW 70th Reconstruction

Description:	NW 70th Reconstruction to 4 lane road. Construction in 3 phases
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

NW 100th Street

Description:	NW 70th Ave to Hidden Valley Drive (City Limits)
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

Debts/Obligations For JOHNSTON WEST CENTRAL URBAN RENEWAL

Administrative Expenses

Debt/Obligation Type:	Internal Loans
Principal:	714
Interest:	0
Total:	714
Annual Appropriation?:	No
Date Incurred:	06/30/2023
FY of Last Payment:	2024

2017D NW 70th Phase 1

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	5,725,000
Interest:	1,270,125
Total:	6,995,125
Annual Appropriation?:	No
Date Incurred:	08/17/2017
FY of Last Payment:	2035

2018A NW 70th Phase 3

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	240,000
Interest:	52,875
Total:	292,875
Annual Appropriation?:	No
Date Incurred:	08/06/2018
FY of Last Payment:	2035

2023A NW 100th - 70 to CL

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	330,000
Interest:	32,646
Total:	362,646
Annual Appropriation?:	No
Date Incurred:	07/06/2023
FY of Last Payment:	2026

Non-Rebates For JOHNSTON WEST CENTRAL URBAN RENEWAL

TIF Expenditure Amount:	714
Tied To Debt:	Administrative Expenses
Tied To Project:	Administrative Expenses
TIF Expenditure Amount:	590,000
Tied To Debt:	2017D NW 70th Phase 1
Tied To Project:	NW 70th Reconstruction
TIF Expenditure Amount:	28,994
Tied To Debt:	2018A NW 70th Phase 3
Tied To Project:	NW 70th Reconstruction
TIF Expenditure Amount:	110,000
Tied To Debt:	2023A NW 100th - 70 to CL
Tied To Project:	NW 100th Street

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Asset Sales & Notes repayments is the Accounts Receivable/Accounts Payable calculation for this TIF area

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Sum of Private Investment Made Within This Urban Renewal Area during FY 2024

0

▲ Annual Urban Renewal Report, Fiscal Year 2023 - 2024

TIF Taxing District Data Collection

Local Government Name: JOHNSTON (77G720)
Urban Renewal Area: JOHNSTON WEST CENTRAL URBAN RENEWAL (77088)
TIF Taxing District Name: JOHNSTON CITY/JOHNSTON SCH/17 AMD 13 W CENTRAL TIF INCR
TIF Taxing District Inc. Number: 770383

TIF Taxing District Base Year: 2016
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 - 1/1/2022 for FY 2024

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	11,519,100	100	0	0	0	11,519,200	0	11,519,200
Taxable	0	6,295,203	55	0	0	0	6,295,258	0	6,295,258
Homestead Credits									1

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2024	697,600	6,295,258	6,295,258	0	0

FY 2024 TIF Revenue Received: 182,012

TIF Taxing District Data Collection

Local Government Name: JOHNSTON (77G720)
Urban Renewal Area: JOHNSTON WEST CENTRAL URBAN RENEWAL (77088)
TIF Taxing District Name: JOHNSTON CITY AG/JOHNSTON SCH/17 AMD 13 W CENTRAL TIF INCR
TIF Taxing District Inc. Number: 770385

TIF Taxing District Base Year: 2016
FY TIF Revenue First Received:
Subject to a Statutory end date? No

	UR Designation
Slum	No
Blighted	No
Economic Development	No

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

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	106,170	0	0	0	0	0	106,170	0	106,170
Taxable	97,298	0	0	0	0	0	97,298	0	97,298
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2024	106,170	0	0	0	0

FY 2024 TIF Revenue Received: 0

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TIF Taxing District Data Collection

Local Government Name: JOHNSTON (77G720)
Urban Renewal Area: JOHNSTON WEST CENTRAL URBAN RENEWAL (77088)
TIF Taxing District Name: JOHNSTON CITY/JOHNSTON SCH/13 W CENTRAL TIF INCR
TIF Taxing District Inc. Number: 770862
TIF Taxing District Base Year: 2013
FY TIF Revenue First Received: 2017
Subject to a Statutory end date? Yes
Fiscal year this TIF Taxing District statutorily ends: 2035

	UR Designation
Slum	No
Blighted	No
Economic Development	07/2013

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	28,800,000	0	0	0	28,800,000	0	28,800,000
Taxable	0	0	25,866,975	0	0	0	25,866,975	0	25,866,975
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2024	946,260	25,866,975	25,866,975	0	0

FY 2024 TIF Revenue Received: 747,871

TIF Taxing District Data Collection

Local Government Name: JOHNSTON (77G720)
Urban Renewal Area: JOHNSTON WEST CENTRAL URBAN RENEWAL (77088)
TIF Taxing District Name: JOHNSTON CITY AG/JOHNSTON SCH/13 W CENTRAL TIF INCR
TIF Taxing District Inc. Number: 770864
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 - 1/1/2022 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