

Annual Urban Renewal Report, Fiscal Year 2024 - 2025

Levy Authority Summary

Local Government Name: BOONE
 Local Government Number: 08G057

Active Urban Renewal Areas	U.R. #	# of Tif Taxing Districts
BOONE CITY SE URBAN RENEWAL	08001	7
BOONE CITY NE URBAN RENEWAL	08002	2
BOONE CITY SW URBAN RENEWAL	08005	2
BOONE CITY WC URBAN RENEWAL	08006	2
SOUTH BOONE HOUSING (SBH) TIFF	08010	1
BOONE SOUTHWEST HOUSING URBAN RENEWAL	08012	0
BOONE NORTH HOUSING URBAN RENEWAL	08013	0
BOONE SOUTH MARSHALL URBAN RENEWAL	08014	0

TIF Debt Outstanding: 3,421,599

TIF Sp. Rev. Fund Cash Balance as of 07-01-2024:	825,863	106,039	Amount of 07-01-2024 Cash Balance Restricted for LMI
TIF Revenue:	803,533		
TIF Sp. Revenue Fund Interest:	0		
Property Tax Replacement Claims	0		
Asset Sales & Loan Repayments:	0		
Total Revenue:	803,533		
Rebate Expenditures:	118,213		
Non-Rebate Expenditures:	624,142		
Returned to County Treasurer:	0		
Total Expenditures:	742,355		
TIF Sp. Rev. Fund Cash Balance as of 06-30-2025:	887,041	141,842	Amount of 06-30-2025 Cash Balance Restricted for LMI

Year-End Outstanding TIF Obligations, Net of TIF Special Revenue Fund Balance: 1,792,203

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Urban Renewal Area Data Collection

Local Government Name: BOONE (08G057)
 Urban Renewal Area: BOONE CITY SE URBAN RENEWAL
 UR Area Number: 08001

 UR Area Creation Date: 07/1989

 UR Area Purpose: See attachment

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
BOONE CITY/BOONE SCH/SE BOONE UR TIF INCREMENT	080069	080070	18,095,803
BOONE CITY AG/BOONE SCH/SE BOONE UR TIF INCREM	080077	080078	254
BOONE CITY/UNITED SCH/SE BOONE UR TIF INCREM	080079	080080	2,479
BOONE CITY AG/UNITED SCH/SE BOONE UR TIF INCREM	080081	080082	87
DES MOINES TWP/BOONE SCH/SE BOONE UR TIF INCREM	080091	080092	2,191
DES MOINES TWP/UNITED SCH/SE BOONE UR TIF INCREM	080093	080094	6,113
BOONE CITY/BOONE SCH/SE BOONE#6 UR TIF INC	080132	080133	42,530

Urban Renewal Area Value by Class - 1/1/2023 for FY 2025

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	2,243,108	415,172,968	106,639,000	56,957,269	0	-932,000	580,080,345	0	580,080,345
Taxable	1,611,380	192,402,654	81,847,238	49,736,268	0	-932,000	323,479,290	0	323,479,290
Homestead Credits									1,476

TIF Sp. Rev. Fund Cash Balance as of 07-01-2024:	580,466	52,734	Amount of 07-01-2024 Cash Balance Restricted for LMI
TIF Revenue:	560,749		
TIF Sp. Revenue Fund Interest:	0		
Property Tax Replacement Claims	0		
Asset Sales & Loan Repayments:	0		
Total Revenue:	560,749		
Rebate Expenditures:	74,651		
Non-Rebate Expenditures:	448,042		
Returned to County Treasurer:	0		
Total Expenditures:	522,693		

TIF Sp. Rev. Fund Cash Balance as of 06-30-2025:	618,522	63,928	Amount of 06-30-2025 Cash Balance Restricted for LMI
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Projects For BOONE CITY SE URBAN RENEWAL

Sanitary Sewer IIIA

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

Sanitary Sewer IIIB & NE Sanitary Sewer Drainage

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

Quartz Ave/Ind. Park Rd

Description:	Street Pavement Proj with County
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	Yes

Boulder Inn/Cobblestone

Description:	Hotel Tax Rebate
Classification:	Commercial - hotels and conference centers
Physically Complete:	Yes
Payments Complete:	No

ALICE/TIF Senior 1

Description:	55+ LMI Apartment Complex
Classification:	Commercial - apartment/condos (residential use, classified commercial)
Physically Complete:	Yes
Payments Complete:	No

Midland Power

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

LMI Projects

Description:	SunAm & Golf Estates
Classification:	Low and Moderate Income Housing
Physically Complete:	No
Payments Complete:	No

Debts/Obligations For BOONE CITY SE URBAN RENEWAL

San Sewer IIB & NE 2,980,000 GO (25%)

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	463,750
Interest:	33,150
Total:	496,900
Annual Appropriation?:	No
Date Incurred:	04/01/2001
FY of Last Payment:	2030

Quartz Ave (2013 Bond)

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	No
Date Incurred:	05/24/2013
FY of Last Payment:	2023

Sewer Revenue 5,840,000 (44%)

Debt/Obligation Type:	Other Debt
Principal:	1,654,400
Interest:	100,584
Total:	1,754,984
Annual Appropriation?:	No
Date Incurred:	11/01/2016
FY of Last Payment:	2030

Boulders Inn

Debt/Obligation Type:	Rebates
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	Yes
Date Incurred:	10/16/2017
FY of Last Payment:	2035

ALICE Place

Debt/Obligation Type:	Rebates
Principal:	292,223
Interest:	0
Total:	292,223
Annual Appropriation?:	Yes
Date Incurred:	08/17/2017
FY of Last Payment:	2036

SunAm & Golf Estate LMI

Debt/Obligation Type:	Outstanding LMI Housing Obligations
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	Yes
Date Incurred:	08/10/2010
FY of Last Payment:	2020

ALICE PLACE

Debt/Obligation Type:	Internal Loans
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	Yes
Date Incurred:	08/17/2017
FY of Last Payment:	2036

Non-Rebates For BOONE CITY SE URBAN RENEWAL

TIF Expenditure Amount:	352,725
Tied To Debt:	Sewer Revenue 5,840,000 (44%)
Tied To Project:	Sanitary Sewer IIIB & NE Sanitary Sewer Drainage
TIF Expenditure Amount:	84,500
Tied To Debt:	San Sewer IIIB & NE 2,980,000 GO (25%)
Tied To Project:	Sanitary Sewer IIIA
TIF Expenditure Amount:	0
Tied To Debt:	Quartz Ave (2013 Bond)
Tied To Project:	Quartz Ave/Ind. Park Rd
TIF Expenditure Amount:	10,817
Tied To Debt:	SunAm & Golf Estate LMI
Tied To Project:	LMI Projects
TIF Expenditure Amount:	0
Tied To Debt:	ALICE PLACE
Tied To Project:	ALICE/TIF Senior 1

Rebates For BOONE CITY SE URBAN RENEWAL

Boulders Inn

TIF Expenditure Amount:	73,309
Rebate Paid To:	Boulders Inn/Cobblestone
Tied To Debt:	Boulders Inn
Tied To Project:	Boulder Inn/Cobblestone
Projected Final FY of Rebate:	2035

ALICE Place

TIF Expenditure Amount:	1,342
Rebate Paid To:	JNB Senior 1 LP
Tied To Debt:	ALICE Place
Tied To Project:	ALICE/TIF Senior 1
Projected Final FY of Rebate:	2036

Income Housing For BOONE CITY SE URBAN RENEWAL

Amount of FY 2025 expenditures that provide or aid in the provision of public improvements related to housing and residential development:	0
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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:	0
Other low and moderate income housing assistance:	9,639

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NO TAX REBATES WERE MADE TO ALICE PLACE OR MIDLAND.

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Sum of Private Investment Made Within This Urban Renewal Area
during FY 2025

10500000

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TIF Taxing District Data Collection

Local Government Name: BOONE (08G057)
 Urban Renewal Area: BOONE CITY SE URBAN RENEWAL (08001)
 TIF Taxing District Name: BOONE CITY/BOONE SCH/SE BOONE UR TIF INCREMENT
 TIF Taxing District Inc. Number: 080070
 TIF Taxing District Base Year: 1988
 FY TIF Revenue First Received: 1991
 Subject to a Statutory end date? No

UR Designation	
Slum	05/1989
Blighted	05/1989
Economic Development	05/1989

TIF Taxing District Value by Class - 1/1/2023 for FY 2025

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	211,124,315	104,348,166	23,734,304	0	-328,000	338,878,785	0	338,878,785
Taxable	0	97,840,906	80,479,985	20,227,947	0	-328,000	197,733,338	0	197,733,338
Homestead Credits									565

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2025	63,191,788	197,733,338	18,095,803	179,637,535	5,454,042

FY 2025 TIF Revenue Received: 557,607

TIF Taxing District Data Collection

Local Government Name: BOONE (08G057)
 Urban Renewal Area: BOONE CITY SE URBAN RENEWAL (08001)
 TIF Taxing District Name: BOONE CITY AG/BOONE SCH/SE BOONE UR TIF INCREM
 TIF Taxing District Inc. Number: 080078
 TIF Taxing District Base Year: 1988
 FY TIF Revenue First Received: 1991
 Subject to a Statutory end date? No

UR Designation	
Slum	05/1989
Blighted	05/1989
Economic Development	05/1989

TIF Taxing District Value by Class - 1/1/2023 for FY 2025

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	1,362,824	0	0	0	0	0	1,362,824	0	1,362,824
Taxable	979,010	0	0	0	0	0	979,010	0	979,010
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2025	841,722	521,102	254	520,848	9,934

FY 2025 TIF Revenue Received: 8

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TIF Taxing District Data Collection

Local Government Name: BOONE (08G057)
 Urban Renewal Area: BOONE CITY SE URBAN RENEWAL (08001)
 TIF Taxing District Name: BOONE CITY/UNITED SCH/SE BOONE UR TIF INCREM
 TIF Taxing District Inc. Number: 080080
 TIF Taxing District Base Year: 1988
 FY TIF Revenue First Received: 1991
 Subject to a Statutory end date? No

UR Designation	
Slum	04/1993
Blighted	04/1993
Economic Development	04/1993

TIF Taxing District Value by Class - 1/1/2023 for FY 2025

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	136,576	128,064	5,639,595	0	0	5,904,235	0	5,904,235
Taxable	0	63,293	59,348	4,945,231	0	0	5,067,872	0	5,067,872
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2025	26,125	5,067,872	2,479	5,065,393	142,388

FY 2025 TIF Revenue Received: 70

TIF Taxing District Data Collection

Local Government Name: BOONE (08G057)
 Urban Renewal Area: BOONE CITY SE URBAN RENEWAL (08001)
 TIF Taxing District Name: BOONE CITY AG/UNITED SCH/SE BOONE UR TIF INCREM
 TIF Taxing District Inc. Number: 080082
 TIF Taxing District Base Year: 1988
 FY TIF Revenue First Received: 1991
 Subject to a Statutory end date? No

UR Designation	
Slum	04/1993
Blighted	04/1993
Economic Development	04/1993

TIF Taxing District Value by Class - 1/1/2023 for FY 2025

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	248,896	0	0	0	0	0	248,896	0	248,896
Taxable	178,800	0	0	0	0	0	178,800	0	178,800
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2025	55,873	178,800	87	178,713	3,006

FY 2025 TIF Revenue Received: 1

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TIF Taxing District Data Collection

Local Government Name: BOONE (08G057)
 Urban Renewal Area: BOONE CITY SE URBAN RENEWAL (08001)
 TIF Taxing District Name: DES MOINES TWP/BOONE SCH/SE BOONE UR TIF INCREM
 TIF Taxing District Inc. Number: 080092
 TIF Taxing District Base Year: 1992
 FY TIF Revenue First Received: 1993
 Subject to a Statutory end date? No

UR Designation	
Slum	04/1993
Blighted	04/1993
Economic Development	04/1993

TIF Taxing District Value by Class - 1/1/2023 for FY 2025

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	155,246	203,623	0	10,403,405	0	0	10,762,274	0	10,762,274
Taxable	111,524	94,364	0	9,318,020	0	0	9,523,908	0	9,523,908
Homestead Credits									1

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2025	6,333,944	4,428,330	2,191	4,426,139	83,828

FY 2025 TIF Revenue Received: 42

TIF Taxing District Data Collection

Local Government Name: BOONE (08G057)
 Urban Renewal Area: BOONE CITY SE URBAN RENEWAL (08001)
 TIF Taxing District Name: DES MOINES TWP/UNITED SCH/SE BOONE UR TIF INCREM
 TIF Taxing District Inc. Number: 080094
 TIF Taxing District Base Year: 1992
 FY TIF Revenue First Received: 1993
 Subject to a Statutory end date? No

UR Designation	
Slum	04/1993
Blighted	04/1993
Economic Development	04/1993

TIF Taxing District Value by Class - 1/1/2023 for FY 2025

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	476,142	351,645	0	17,179,965	0	0	18,007,752	0	18,007,752
Taxable	342,046	162,962	0	15,245,070	0	0	15,746,828	0	15,746,828
Homestead Credits									1

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2025	5,489,823	12,517,929	6,113	12,511,816	208,796

FY 2025 TIF Revenue Received: 102

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TIF Taxing District Data Collection

Local Government Name: BOONE (08G057)
 Urban Renewal Area: BOONE CITY SE URBAN RENEWAL (08001)
 TIF Taxing District Name: BOONE CITY/BOONE SCH/SE BOONE#6 UR TIF INC
 TIF Taxing District Inc. Number: 080133
 TIF Taxing District Base Year: 2011
 FY TIF Revenue First Received: 2011
 Subject to a Statutory end date? No

UR Designation	
Slum	No
Blighted	No
Economic Development	No

TIF Taxing District Value by Class - 1/1/2023 for FY 2025

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	203,356,809	2,162,770	0	0	-604,000	204,915,579	0	204,915,579
Taxable	0	94,241,129	1,307,905	0	0	-604,000	94,249,534	0	94,249,534
Homestead Credits									909

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2025	118,434,528	87,085,051	42,530	87,042,521	2,642,730

FY 2025 TIF Revenue Received: 2,919

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Urban Renewal Area Data Collection

Local Government Name: BOONE (08G057)
 Urban Renewal Area: BOONE CITY NE URBAN RENEWAL
 UR Area Number: 08002

 UR Area Creation Date: 06/1991

 UR Area Purpose: See attached document

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
BOONE CITY/BOONE SCH/NE BOONE UR TIF INCREM	080087	080088	20,356,575
BOONE CITY AG/BOONE SCH/NE BOONE UR TIF INCREM	080089	080090	78,270

Urban Renewal Area Value by Class - 1/1/2023 for FY 2025

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	185,860	43,449,266	603,802	0	0	-68,000	44,170,928	0	44,170,928
Taxable	133,517	20,135,625	412,450	0	0	-68,000	20,490,092	0	20,490,092
Homestead Credits									129

TIF Sp. Rev. Fund Cash Balance as of 07-01-2024:	0	0	Amount of 07-01-2024 Cash Balance Restricted for LMI						
TIF Revenue:	0								
TIF Sp. Revenue Fund Interest:	0								
Property Tax Replacement Claims	0								
Asset Sales & Loan Repayments:	0								
Total Revenue:	0								
Rebate Expenditures:	0								
Non-Rebate Expenditures:	0								
Returned to County Treasurer:	0								
Total Expenditures:	0								
TIF Sp. Rev. Fund Cash Balance as of 06-30-2025:	0	0	Amount of 06-30-2025 Cash Balance Restricted for LMI						

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The NE UR was decertified in May 2021

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Sum of Private Investment Made Within This Urban Renewal Area
during FY 2025

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TIF Taxing District Data Collection

Local Government Name: BOONE (08G057)
 Urban Renewal Area: BOONE CITY NE URBAN RENEWAL (08002)
 TIF Taxing District Name: BOONE CITY/BOONE SCH/NE BOONE UR TIF INCREM
 TIF Taxing District Inc. Number: 080088
 TIF Taxing District Base Year: 1990
 FY TIF Revenue First Received:
 Subject to a Statutory end date? No

UR Designation	
Slum	No
Blighted	No
Economic Development	06/1991

TIF Taxing District Value by Class - 1/1/2023 for FY 2025

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	43,449,266	603,802	0	0	-68,000	43,985,068	0	43,985,068
Taxable	0	20,135,625	412,450	0	0	-68,000	20,356,575	0	20,356,575
Homestead Credits									129

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2025	4,223,375	20,356,575	20,356,575	0	0

FY 2025 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: BOONE (08G057)
 Urban Renewal Area: BOONE CITY NE URBAN RENEWAL (08002)
 TIF Taxing District Name: BOONE CITY AG/BOONE SCH/NE BOONE UR TIF INCREM
 TIF Taxing District Inc. Number: 080090
 TIF Taxing District Base Year: 1990
 FY TIF Revenue First Received:
 Subject to a Statutory end date? No

UR Designation	
Slum	No
Blighted	No
Economic Development	06/1991

TIF Taxing District Value by Class - 1/1/2023 for FY 2025

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	185,860	0	0	0	0	0	185,860	0	185,860
Taxable	133,517	0	0	0	0	0	133,517	0	133,517
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2025	107,590	78,270	78,270	0	0

FY 2025 TIF Revenue Received: 0

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Urban Renewal Area Data Collection

Local Government Name: BOONE (08G057)
 Urban Renewal Area: BOONE CITY SW URBAN RENEWAL
 UR Area Number: 08005

 UR Area Creation Date: 05/2004

 UR Area Purpose: See attached documents.

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
BOONE CITY/BOONE SCH/SW BOONE UR TIF INCREM	080112	080113	0
BOONE CITY AG/BOONE SCH/SW BOONE UR TIF INCREM	080114	080115	0

Urban Renewal Area Value by Class - 1/1/2023 for FY 2025

	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 07-01-2024:	72,164	0	Amount of 07-01-2024 Cash Balance Restricted for LMI
TIF Revenue:	0		
TIF Sp. Revenue Fund Interest:	0		
Property Tax Replacement Claims	0		
Asset Sales & Loan Repayments:	0		
Total Revenue:	0		
Rebate Expenditures:	0		
Non-Rebate Expenditures:	0		
Returned to County Treasurer:	0		
Total Expenditures:	0		
TIF Sp. Rev. Fund Cash Balance as of 06-30-2025:	72,164	0	Amount of 06-30-2025 Cash Balance Restricted for LMI

Projects For BOONE CITY SW URBAN RENEWAL

Sanitary Sewer IIB (4%)

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

Debts/Obligations For BOONE CITY SW URBAN RENEWAL

5,840,000 Sewer Revenue Sewer 4%

Debt/Obligation Type:	Other Debt
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	No
Date Incurred:	11/01/2016
FY of Last Payment:	2029

Non-Rebates For BOONE CITY SW URBAN RENEWAL

TIF Expenditure Amount:	0
Tied To Debt:	5,840,000 Sewer Revenue Sewer 4%
Tied To Project:	Sanitary Sewer IIB (4%)

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TIF Taxing District Data Collection

Local Government Name: BOONE (08G057)
 Urban Renewal Area: BOONE CITY SW URBAN RENEWAL (08005)
 TIF Taxing District Name: BOONE CITY/BOONE SCH/SW BOONE UR TIF INCREM
 TIF Taxing District Inc. Number: 080113
 TIF Taxing District Base Year: 2007
 FY TIF Revenue First Received: 2011
 Subject to a Statutory end date? No

UR Designation	
Slum	No
Blighted	No
Economic Development	05/2004

TIF Taxing District Value by Class - 1/1/2023 for FY 2025

	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 2025	32,784,838	0	0	0	0

FY 2025 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: BOONE (08G057)
 Urban Renewal Area: BOONE CITY SW URBAN RENEWAL (08005)
 TIF Taxing District Name: BOONE CITY AG/BOONE SCH/SW BOONE UR TIF INCREM
 TIF Taxing District Inc. Number: 080115
 TIF Taxing District Base Year: 2007
 FY TIF Revenue First Received: 0
 Subject to a Statutory end date? No

UR Designation	
Slum	No
Blighted	No
Economic Development	05/2004

TIF Taxing District Value by Class - 1/1/2023 for FY 2025

	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 2025	180,655	0	0	0	0

FY 2025 TIF Revenue Received: 0

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Urban Renewal Area Data Collection

Local Government Name: BOONE (08G057)
 Urban Renewal Area: BOONE CITY WC URBAN RENEWAL
 UR Area Number: 08006

 UR Area Creation Date: 09/2006

 UR Area Purpose: See Attached documents

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
BOONE CITY/BOONE SCH/WC BOONE UR TIF INCREMENT	080117	080118	5,728,662
BOONE CITY AG/BOONE SCH/WC BOONE UR TIF INCREMENT	080119	080120	3,293

Urban Renewal Area Value by Class - 1/1/2023 for FY 2025

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	98,428	95,100,034	3,312,475	0	0	-196,000	98,314,937	0	98,314,937
Taxable	70,708	44,072,042	2,087,288	0	0	-196,000	45,764,288	0	45,764,288
Homestead Credits									346

TIF Sp. Rev. Fund Cash Balance as of 07-01-2024:	118,448	0	Amount of 07-01-2024 Cash Balance Restricted for LMI
TIF Revenue:	176,093		
TIF Sp. Revenue Fund Interest:	0		
Property Tax Replacement Claims	0		
Asset Sales & Loan Repayments:	0		
Total Revenue:	176,093		
Rebate Expenditures:	0		
Non-Rebate Expenditures:	176,100		
Returned to County Treasurer:	0		
Total Expenditures:	176,100		
TIF Sp. Rev. Fund Cash Balance as of 06-30-2025:	118,441	0	Amount of 06-30-2025 Cash Balance Restricted for LMI

Projects For BOONE CITY WC URBAN RENEWAL

Sanitary Sewer IIA (22%)

Description:	Sanitary sewer improvements
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Sanitary Sewer IIA (9%)

Description:	Sanitary sewer improvements
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	Yes

Debts/Obligations For BOONE CITY WC URBAN RENEWAL

5,840,000 SRF San Sewer IIA 22%

Debt/Obligation Type:	Other Debt
Principal:	827,200
Interest:	50,292
Total:	877,492
Annual Appropriation?:	No
Date Incurred:	06/01/2009
FY of Last Payment:	2029

Non-Rebates For BOONE CITY WC URBAN RENEWAL

TIF Expenditure Amount:	176,100
Tied To Debt:	5,840,000 SRF San Sewer IIA 22%
Tied To Project:	Sanitary Sewer IIA (22%)

♣ Annual Urban Renewal Report, Fiscal Year 2024 - 2025

TIF Taxing District Data Collection

Local Government Name: BOONE (08G057)
 Urban Renewal Area: BOONE CITY WC URBAN RENEWAL (08006)
 TIF Taxing District Name: BOONE CITY/BOONE SCH/WC BOONE UR TIF INCREMENT
 TIF Taxing District Inc. Number: 080118
 TIF Taxing District Base Year: 2007
 FY TIF Revenue First Received: 2011
 Subject to a Statutory end date? No

UR Designation	
Slum	09/2006
Blighted	09/2006
Economic Development	09/2006

TIF Taxing District Value by Class - 1/1/2023 for FY 2025

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	95,100,034	3,312,475	0	0	-196,000	98,216,509	0	98,216,509
Taxable	0	44,072,042	2,087,288	0	0	-196,000	45,693,580	0	45,693,580
Homestead Credits									346

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2025	55,346,664	43,065,845	5,728,662	37,337,183	1,133,608

FY 2025 TIF Revenue Received: 176,026

TIF Taxing District Data Collection

Local Government Name: BOONE (08G057)
 Urban Renewal Area: BOONE CITY WC URBAN RENEWAL (08006)
 TIF Taxing District Name: BOONE CITY AG/BOONE SCH/WC BOONE UR TIF INCREMENT
 TIF Taxing District Inc. Number: 080120
 TIF Taxing District Base Year: 2007
 FY TIF Revenue First Received: 2011
 Subject to a Statutory end date? No

UR Designation	
Slum	No
Blighted	No
Economic Development	No

TIF Taxing District Value by Class - 1/1/2023 for FY 2025

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	98,428	0	0	0	0	0	98,428	0	98,428
Taxable	70,708	0	0	0	0	0	70,708	0	70,708
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2025	73,665	24,763	3,293	21,470	410

FY 2025 TIF Revenue Received: 67

◆ Annual Urban Renewal Report, Fiscal Year 2024 - 2025

Urban Renewal Area Data Collection

Local Government Name: BOONE (08G057)
 Urban Renewal Area: SOUTH BOONE HOUSING (SBH) TIFF
 UR Area Number: 08010

UR Area Creation Date: 05/2013

UR Area Purpose:

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
BOONE INC BOONE CSD SBH TIFF	080145	080146	2,178,837

Urban Renewal Area Value by Class - 1/1/2023 for FY 2025

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	4,739,869	0	0	0	-8,000	4,731,869	0	4,731,869
Taxable	0	2,196,587	0	0	0	-8,000	2,178,837	0	2,178,837
Homestead Credits									9

TIF Sp. Rev. Fund Cash Balance as of 07-01-2024: 54,785 53,305 **Amount of 07-01-2024 Cash Balance Restricted for LMI**

TIF Revenue:	66,691
TIF Sp. Revenue Fund Interest:	0
Property Tax Replacement Claims	0
Asset Sales & Loan Repayments:	0
Total Revenue:	66,691

Rebate Expenditures:	43,562
Non-Rebate Expenditures:	0
Returned to County Treasurer:	0
Total Expenditures:	43,562

TIF Sp. Rev. Fund Cash Balance as of 06-30-2025: 77,914 77,914 **Amount of 06-30-2025 Cash Balance Restricted for LMI**

Projects For SOUTH BOONE HOUSING (SBH) TIFF

Tri-West Housing Development

Description:	Housing Development
Classification:	Residential property (classified residential)
Physically Complete:	No
Payments Complete:	No

Debts/Obligations For SOUTH BOONE HOUSING (SBH) TIFF

Tri-West Tax Rebates

Debt/Obligation Type:	Rebates
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	Yes
Date Incurred:	06/04/2013
FY of Last Payment:	2030

Rebates For SOUTH BOONE HOUSING (SBH) TIFF

622 Brookridge Drive, Boone

TIF Expenditure Amount:	43,562
Rebate Paid To:	Tri-West Development LLC
Tied To Debt:	Tri-West Tax Rebates
Tied To Project:	Tri-West Housing Development
Projected Final FY of Rebate:	2030

Income Housing For SOUTH BOONE HOUSING (SBH) TIFF

Amount of FY 2025 expenditures that provide or aid in the provision of public improvements related to housing and residential development:	0
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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:	0
Other low and moderate income housing assistance:	0

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TIF Taxing District Data Collection

Local Government Name: BOONE (08G057)
 Urban Renewal Area: SOUTH BOONE HOUSING (SBH) TIFF (08010)
 TIF Taxing District Name: BOONE INC BOONE CSD SBH TIFF
 TIF Taxing District Inc. Number: 080146
 TIF Taxing District Base Year: 2017
 FY TIF Revenue First Received: 2021
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2031

UR Designation	
Slum	No
Blighted	No
Economic Development	No

TIF Taxing District Value by Class - 1/1/2023 for FY 2025

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	4,739,869	0	0	0	-8,000	4,731,869	0	4,731,869
Taxable	0	2,196,587	0	0	0	-8,000	2,178,837	0	2,178,837
Homestead Credits									9

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2025	379,045	2,178,837	2,178,837	0	0

FY 2025 TIF Revenue Received: 66,691

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Urban Renewal Area Data Collection

Local Government Name: BOONE (08G057)
 Urban Renewal Area: BOONE SOUTHWEST HOUSING URBAN RENEWAL
 UR Area Number: 08012

UR Area Creation Date:

UR Area Purpose:

Tax Districts within this Urban Renewal Area

**Base Increment Increment
No. No. Value
Used**

Urban Renewal Area Value by Class - 1/1/2023 for FY 2025

	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 07-01-2024: **0** **0** **Amount of 07-01-2024 Cash Balance Restricted for LMI**

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

Rebate Expenditures:	0
Non-Rebate Expenditures:	0
Returned to County Treasurer:	0
Total Expenditures:	0

TIF Sp. Rev. Fund Cash Balance as of 06-30-2025: **0** **0** **Amount of 06-30-2025 Cash Balance Restricted for LMI**

Projects For BOONE SOUTHWEST HOUSING URBAN RENEWAL

OAK PARK DEVELOPMENT

Description:	SINGLE FAMILY HOUSING DEVELOPMENT
Classification:	Residential property (classified residential)
Physically Complete:	No
Payments Complete:	No

Projects For BOONE NORTH HOUSING URBAN RENEWAL

BJF BOONE FAMILY/SENIOR

Description:	FOX POINT VILLAS - LMI HOUSING
Classification:	Low and Moderate Income Housing
Physically Complete:	Yes
Payments Complete:	No

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Urban Renewal Area Data Collection

Local Government Name: BOONE (08G057)
 Urban Renewal Area: BOONE SOUTH MARSHALL URBAN RENEWAL
 UR Area Number: 08014

UR Area Creation Date:

UR Area Purpose:

Tax Districts within this Urban Renewal Area

**Base Increment Increment
No. No. Value
Used**

Urban Renewal Area Value by Class - 1/1/2023 for FY 2025

	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 07-01-2024: 0 0 **Amount of 07-01-2024 Cash Balance Restricted for LMI**

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

Rebate Expenditures:	0
Non-Rebate Expenditures:	0
Returned to County Treasurer:	0
Total Expenditures:	0

TIF Sp. Rev. Fund Cash Balance as of 06-30-2025: 0 0 **Amount of 06-30-2025 Cash Balance Restricted for LMI**

Projects For BOONE SOUTH MARSHALL URBAN RENEWAL

Prairie Place Residential

Description:	Prairie Place Market Rate Apartments
Classification:	Residential property (classified residential)
Physically Complete:	No
Payments Complete:	No

Prairie Place Commercial

Description:	Prairie Place Commercial
Classification:	Commercial - retail
Physically Complete:	No
Payments Complete:	No