

Annual Urban Renewal Report, Fiscal Year 2024 - 2025

Levy Authority Summary

Local Government Name: GUTTENBERG
 Local Government Number: 22G189

Active Urban Renewal Areas

| | U.R. # | # of Tif Taxing Districts |
|--|-----------|------------------------------|
| GUTTENBERG 2022 URBAN RENEWAL | 22001 | 2 |
| GUTTENBERG COMBINED URBAN RENEWAL 2010 | 22030 | 6 |

TIF Debt Outstanding: 131,000

| | | | |
|---|---------------|----------|---|
| TIF Sp. Rev. Fund Cash Balance as of 07-01-2024: | 16,388 | 0 | Amount of 07-01-2024 Cash Balance Restricted for LMI |
|---|---------------|----------|---|

| | |
|---------------------------------|---------------|
| TIF Revenue: | 17,130 |
| TIF Sp. Revenue Fund Interest: | 0 |
| Property Tax Replacement Claims | 0 |
| Asset Sales & Loan Repayments: | 0 |
| Total Revenue: | 17,130 |

| | |
|-------------------------------|---------------|
| Rebate Expenditures: | 16,065 |
| Non-Rebate Expenditures: | 15,760 |
| Returned to County Treasurer: | 0 |
| Total Expenditures: | 31,825 |

| | | | |
|---|--------------|----------|---|
| TIF Sp. Rev. Fund Cash Balance as of 06-30-2025: | 1,693 | 0 | Amount of 06-30-2025 Cash Balance Restricted for LMI |
|---|--------------|----------|---|

Year-End Outstanding TIF Obligations, Net of TIF Special Revenue Fund Balance: 97,482

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Urban Renewal Area Data Collection

Local Government Name: GUTTENBERG (22G189)
 Urban Renewal Area: GUTTENBERG 2022 URBAN RENEWAL
 UR Area Number: 22001
 UR Area Creation Date: 09/2022
 UR Area Purpose: Economic Development

| Tax Districts within this Urban Renewal Area | Base No. | Increment No. | Increment Value Used |
|--|----------|---------------|----------------------|
| GUTTENBERG CITY/CLAYTON RIDGE SCH/WALKE TIF INCREM | 220199 | 220200 | 379,206 |
| GUTTENBERG CITY/CLAYTON RIDGE SCH/KLAES TIF INCREM | 220201 | 220202 | 201,037 |

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 | 830,384 | 0 | 0 | 0 | 830,384 | 0 | 830,384 |
| Taxable | 0 | 0 | 616,374 | 0 | 0 | 0 | 616,374 | 0 | 616,374 |
| 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: | 17,130 |
| TIF Sp. Revenue Fund Interest: | 0 |
| Property Tax Replacement Claims | 0 |
| Asset Sales & Loan Repayments: | 0 |
| Total Revenue: | 17,130 |

| | |
|-------------------------------|---------------|
| Rebate Expenditures: | 16,065 |
| Non-Rebate Expenditures: | 0 |
| Returned to County Treasurer: | 0 |
| Total Expenditures: | 16,065 |

TIF Sp. Rev. Fund Cash Balance as of 06-30-2025: 1,065 0 **Amount of 06-30-2025 Cash Balance Restricted for LMI**

Projects For GUTTENBERG 2022 URBAN RENEWAL

Klaes Enterprise LLC Rebate

| | |
|----------------------|------------------------|
| Description: | Guttenberg Brewing Co. |
| Classification: | Commercial - retail |
| Physically Complete: | Yes |
| Payments Complete: | No |

Dental Clinic Rebate

| | |
|----------------------|--------------------|
| Description: | Family Dentistry |
| Classification: | Commercial-Medical |
| Physically Complete: | Yes |
| Payments Complete: | No |

Debts/Obligations For GUTTENBERG 2022 URBAN RENEWAL

Klaes Enterprise LLC Rebate

| | |
|------------------------|------------|
| Debt/Obligation Type: | Rebates |
| Principal: | 45,000 |
| Interest: | 0 |
| Total: | 45,000 |
| Annual Appropriation?: | Yes |
| Date Incurred: | 09/12/2022 |
| FY of Last Payment: | 2033 |

Dental Clinic Rebate

| | |
|------------------------|-----------------------------|
| Debt/Obligation Type: | Gen. Obligation Bonds/Notes |
| Principal: | 86,000 |
| Interest: | 0 |
| Total: | 86,000 |
| Annual Appropriation?: | Yes |
| Date Incurred: | 09/12/2022 |
| FY of Last Payment: | 2033 |

Rebates For GUTTENBERG 2022 URBAN RENEWAL

Klaes Enterprise LLC

| | |
|-------------------------------|-----------------------------|
| TIF Expenditure Amount: | 565 |
| Rebate Paid To: | Guttenberg Brewing Co. |
| Tied To Debt: | Klaes Enterprise LLC Rebate |
| Tied To Project: | Klaes Enterprise LLC Rebate |
| Projected Final FY of Rebate: | 2033 |

Klaes Enterprise LLC

| | |
|-------------------------------|-----------------------------|
| TIF Expenditure Amount: | 5,000 |
| Rebate Paid To: | City of Guttenberg |
| Tied To Debt: | Klaes Enterprise LLC Rebate |
| Tied To Project: | Klaes Enterprise LLC Rebate |
| Projected Final FY of Rebate: | 2024 |

Dental Clinic

| | |
|-------------------------------|---------------------------|
| TIF Expenditure Amount: | 4,500 |
| Rebate Paid To: | River Town Family Dentist |
| Tied To Debt: | Dental Clinic Rebate |
| Tied To Project: | Dental Clinic Rebate |
| Projected Final FY of Rebate: | 2033 |

Dental Clinic

| | |
|-------------------------------|----------------------|
| TIF Expenditure Amount: | 6,000 |
| Rebate Paid To: | City of Guttenberg |
| Tied To Debt: | Dental Clinic Rebate |
| Tied To Project: | Dental Clinic Rebate |
| Projected Final FY of Rebate: | 2024 |

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TIF Taxing District Data Collection

Local Government Name: GUTTENBERG (22G189)
 Urban Renewal Area: GUTTENBERG 2022 URBAN RENEWAL (22001)
 TIF Taxing District Name: GUTTENBERG CITY/CLAYTON RIDGE SCH/WALKE TIF INCREM
 TIF Taxing District Inc. Number: 220200
 TIF Taxing District Base Year: 2021
 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 - 1/1/2023 for FY 2025

| | Agricultural | Residential | Commercial | Industrial | Other | Military | Total | Gas/Electric Utility | Total |
|-------------------|--------------|-------------|------------|------------|-------|----------|---------|----------------------|---------|
| Assessed | 0 | 0 | 520,336 | 0 | 0 | 0 | 520,336 | 0 | 520,336 |
| Taxable | 0 | 0 | 402,817 | 0 | 0 | 0 | 402,817 | 0 | 402,817 |
| Homestead Credits | | | | | | | | | 0 |

| | Frozen Base Value | Max Increment Value | Increment Used | Increment Not Used | Increment Revenue Not Used |
|------------------|-------------------|---------------------|----------------|--------------------|----------------------------|
| Fiscal Year 2025 | 91,821 | 402,817 | 379,206 | 23,611 | 697 |

FY 2025 TIF Revenue Received: 11,195

TIF Taxing District Data Collection

Local Government Name: GUTTENBERG (22G189)
 Urban Renewal Area: GUTTENBERG 2022 URBAN RENEWAL (22001)
 TIF Taxing District Name: GUTTENBERG CITY/CLAYTON RIDGE SCH/KLAES TIF INCREM
 TIF Taxing District Inc. Number: 220202
 TIF Taxing District Base Year: 2021
 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 - 1/1/2023 for FY 2025

| | Agricultural | Residential | Commercial | Industrial | Other | Military | Total | Gas/Electric Utility | Total |
|-------------------|--------------|-------------|------------|------------|-------|----------|---------|----------------------|---------|
| Assessed | 0 | 0 | 310,048 | 0 | 0 | 0 | 310,048 | 0 | 310,048 |
| Taxable | 0 | 0 | 213,557 | 0 | 0 | 0 | 213,557 | 0 | 213,557 |
| Homestead Credits | | | | | | | | | 0 |

| | Frozen Base Value | Max Increment Value | Increment Used | Increment Not Used | Increment Revenue Not Used |
|------------------|-------------------|---------------------|----------------|--------------------|----------------------------|
| Fiscal Year 2025 | 47,245 | 213,557 | 201,037 | 12,520 | 370 |

FY 2025 TIF Revenue Received: 5,935

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Urban Renewal Area Data Collection

Local Government Name: GUTTENBERG (22G189)
 Urban Renewal Area: GUTTENBERG COMBINED URBAN RENEWAL 2010
 UR Area Number: 22030

UR Area Creation Date: 03/2010

UR Area Purpose: Existing urban renewal areas were consolidated into one urban renewal area for economic development.

| Tax Districts within this Urban Renewal Area | Base No. | Increment No. | Increment Value Used |
|--|----------|---------------|----------------------|
| GUTTENBERG CITY/CLAYTON RIDGE SCH/NORDIC FORGE TIF INCREM | 220108 | 220094 | 0 |
| GUTTENBERG CITY/CLAYTON RIDGE SCH/LESSING STREET TIF INCREM | 220115 | 220116 | 0 |
| GUTTENBERG CITY/CLAYTON RIDGE SCHOOL/SHORELINE ADDITION TIF INCREM | 220128 | 220129 | 0 |
| GUTTENBERG CITY/CLAYTON RIDGE SCH/LOWER MARKET TIF INCREM | 220140 | 220141 | 0 |
| GUTTENBERG CITY AG/CLAYTON RIDGE SCH/2008 ADDN TO UR TIF INCREM | 220172 | 220173 | 0 |
| GUTTENBERG CITY/CLAYTON RIDGE SCH/2008 ADDN TO UR TIF INCREM | 220176 | 220177 | 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 | 10,446,071 | 6,614,422 | 0 | 0 | -16,000 | 17,002,243 | 0 | 17,002,243 |
| Taxable | 0 | 4,841,010 | 4,428,173 | 0 | 0 | -16,000 | 9,210,933 | 0 | 9,210,933 |
| Homestead Credits | | | | | | | | | 18 |

| | | | |
|---|---------------|----------|---|
| TIF Sp. Rev. Fund Cash Balance as of 07-01-2024: | 16,388 | 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: | 15,760 | | |
| Returned to County Treasurer: | 0 | | |
| Total Expenditures: | 15,760 | | |

| | | | |
|---|------------|----------|---|
| TIF Sp. Rev. Fund Cash Balance as of 06-30-2025: | 628 | 0 | Amount of 06-30-2025 Cash Balance Restricted for LMI |
|---|------------|----------|---|

Projects For GUTTENBERG COMBINED URBAN RENEWAL 2010

Shoreline Addition

| | |
|----------------------|--|
| Description: | Utility Expansion Street Improvement |
| Classification: | Commercial - apartment/condos (residential use, classified commercial) |
| Physically Complete: | Yes |
| Payments Complete: | No |

Guttenberg Marina

| | |
|----------------------|--|
| Description: | Marina Development & Visitor Center |
| Classification: | Municipal and other publicly-owned or leased buildings |
| Physically Complete: | Yes |
| Payments Complete: | No |

Royal Oaks Subdivision

| | |
|----------------------|--|
| Description: | Subdivision |
| Classification: | Commercial - apartment/condos (residential use, classified commercial) |
| Physically Complete: | Yes |
| Payments Complete: | No |

Nordic Forge

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

Lessing St

| | |
|----------------------|---------------------|
| Description: | Utility Expansion |
| Classification: | Commercial - retail |
| Physically Complete: | Yes |
| Payments Complete: | Yes |

Dollar General

| | |
|----------------------|---------------------|
| Description: | Utility Expansion |
| Classification: | Commercial - retail |
| Physically Complete: | Yes |
| Payments Complete: | No |

Debts/Obligations For GUTTENBERG COMBINED URBAN RENEWAL 2010

GO 2009 A

| | |
|------------------------|-----------------------------|
| Debt/Obligation Type: | Gen. Obligation Bonds/Notes |
| Principal: | 0 |
| Interest: | 0 |
| Total: | 0 |
| Annual Appropriation?: | No |
| Date Incurred: | 05/15/2009 |
| FY of Last Payment: | 2024 |

Non-Rebates For GUTTENBERG COMBINED URBAN RENEWAL 2010

| | |
|-------------------------|------------------------|
| TIF Expenditure Amount: | 2,272 |
| Tied To Debt: | GO 2009 A |
| Tied To Project: | Shoreline Addition |
| TIF Expenditure Amount: | 4,766 |
| Tied To Debt: | GO 2009 A |
| Tied To Project: | Guttenberg Marina |
| TIF Expenditure Amount: | 686 |
| Tied To Debt: | GO 2009 A |
| Tied To Project: | Nordic Forge |
| TIF Expenditure Amount: | 0 |
| Tied To Debt: | GO 2009 A |
| Tied To Project: | Lessing St |
| TIF Expenditure Amount: | 4,766 |
| Tied To Debt: | GO 2009 A |
| Tied To Project: | Royal Oaks Subdivision |
| TIF Expenditure Amount: | 3,270 |
| Tied To Debt: | GO 2009 A |
| Tied To Project: | Dollar General |

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TIF Taxing District Data Collection

Local Government Name: GUTTENBERG (22G189)
 Urban Renewal Area: GUTTENBERG COMBINED URBAN RENEWAL 2010 (22030)
 TIF Taxing District Name: GUTTENBERG CITY/CLAYTON RIDGE SCH/NORDIC FORGE TIF INCREM
 TIF Taxing District Inc. Number: 220094
 TIF Taxing District Base Year: 1994
 FY TIF Revenue First Received: 1998
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2018

| UR Designation | |
|----------------------|---------|
| Slum | No |
| Blighted | No |
| Economic Development | 07/1995 |

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 | 206,499 | 0 | 0 | 0 | 0 |

FY 2025 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: GUTTENBERG (22G189)
 Urban Renewal Area: GUTTENBERG COMBINED URBAN RENEWAL 2010 (22030)
 TIF Taxing District Name: GUTTENBERG CITY/CLAYTON RIDGE SCH/LESSING STREET TIF INCREM
 TIF Taxing District Inc. Number: 220116
 TIF Taxing District Base Year: 1998
 FY TIF Revenue First Received: 1998
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2018

| UR Designation | |
|----------------------|---------|
| Slum | No |
| Blighted | No |
| Economic Development | 07/1998 |

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 | 30,809 | 0 | 0 | 0 | 0 |

FY 2025 TIF Revenue Received: 0

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TIF Taxing District Data Collection

Local Government Name: GUTTENBERG (22G189)
 Urban Renewal Area: GUTTENBERG COMBINED URBAN RENEWAL 2010 (22030)
 TIF Taxing District Name: GUTTENBERG CITY/CLAYTON RIDGE SCHOOL/SHORELINE ADDITION TIF INCREM
 TIF Taxing District Inc. Number: 220129
 TIF Taxing District Base Year: 2001
 FY TIF Revenue First Received: 2003
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2023

| UR Designation | |
|----------------------|---------|
| Slum | No |
| Blighted | No |
| Economic Development | 11/2001 |

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 | 4,686,687 | 76,385 | 0 | 0 | -4,000 | 4,742,822 | 0 | 4,742,822 |
| Taxable | 0 | 2,171,950 | 60,927 | 0 | 0 | -4,000 | 2,212,627 | 0 | 2,212,627 |
| Homestead Credits | | | | | | | | | 5 |

| | Frozen Base Value | Max Increment Value | Increment Used | Increment Not Used | Increment Revenue Not Used |
|------------------|-------------------|---------------------|----------------|--------------------|----------------------------|
| Fiscal Year 2025 | 495,100 | 2,212,627 | 0 | 2,212,627 | 65,326 |

FY 2025 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: GUTTENBERG (22G189)
 Urban Renewal Area: GUTTENBERG COMBINED URBAN RENEWAL 2010 (22030)
 TIF Taxing District Name: GUTTENBERG CITY/CLAYTON RIDGE SCH/LOWER MARKET TIF INCREM
 TIF Taxing District Inc. Number: 220141
 TIF Taxing District Base Year: 2002
 FY TIF Revenue First Received: 2004
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2024

| UR Designation | |
|----------------------|---------|
| Slum | No |
| Blighted | No |
| Economic Development | 10/2003 |

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 | 2,723,179 | 6,538,037 | 0 | 0 | -12,000 | 9,232,966 | 0 | 9,232,966 |
| Taxable | 0 | 1,262,000 | 4,367,246 | 0 | 0 | -12,000 | 5,600,996 | 0 | 5,600,996 |
| Homestead Credits | | | | | | | | | 8 |

| | Frozen Base Value | Max Increment Value | Increment Used | Increment Not Used | Increment Revenue Not Used |
|------------------|-------------------|---------------------|----------------|--------------------|----------------------------|
| Fiscal Year 2025 | 4,993,639 | 4,251,327 | 0 | 4,251,327 | 125,516 |

FY 2025 TIF Revenue Received: 0

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TIF Taxing District Data Collection

Local Government Name: GUTTENBERG (22G189)
 Urban Renewal Area: GUTTENBERG COMBINED URBAN RENEWAL 2010 (22030)
 TIF Taxing District Name: GUTTENBERG CITY AG/CLAYTON RIDGE SCH/2008 ADDN TO UR TIF INCREM
 TIF Taxing District Inc. Number: 220173
 TIF Taxing District Base Year: 2008
 FY TIF Revenue First Received: 0
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2028

| UR Designation | |
|----------------------|---------|
| Slum | No |
| Blighted | No |
| Economic Development | 05/2008 |

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 | 0 | 0 | 0 | 0 | 0 |

FY 2025 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: GUTTENBERG (22G189)
 Urban Renewal Area: GUTTENBERG COMBINED URBAN RENEWAL 2010 (22030)
 TIF Taxing District Name: GUTTENBERG CITY/CLAYTON RIDGE SCH/2008 ADDN TO UR TIF INCREM
 TIF Taxing District Inc. Number: 220177
 TIF Taxing District Base Year: 2008
 FY TIF Revenue First Received: 2011
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2031

| UR Designation | |
|----------------------|---------|
| Slum | No |
| Blighted | No |
| Economic Development | 11/2008 |

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 | 3,036,205 | 0 | 0 | 0 | 0 | 3,026,455 | 0 | 3,026,455 |
| Taxable | 0 | 1,407,060 | 0 | 0 | 0 | 0 | 1,397,310 | 0 | 1,397,310 |
| Homestead Credits | | | | | | | | | 5 |

| | Frozen Base Value | Max Increment Value | Increment Used | Increment Not Used | Increment Revenue Not Used |
|------------------|-------------------|---------------------|----------------|--------------------|----------------------------|
| Fiscal Year 2025 | 272,193 | 1,397,310 | 0 | 1,397,310 | 41,254 |

FY 2025 TIF Revenue Received: 0