

Annual Urban Renewal Report, Fiscal Year 2024 - 2025

Levy Authority Summary

Local Government Name: LUANA
 Local Government Number: 22G191

Active Urban Renewal Areas

LUANA URBAN RENEWAL

**U.R. # of Tif Taxing
 # Districts**
 22025 2

TIF Debt Outstanding: 60,383

TIF Sp. Rev. Fund Cash Balance as of 07-01-2024:	58,792	58,696	Amount of 07-01-2024 Cash Balance Restricted for LMI
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TIF Revenue:	294		
TIF Sp. Revenue Fund Interest:	29		
Property Tax Replacement Claims	0		
Asset Sales & Loan Repayments:	1,268		
Total Revenue:	1,591		

Rebate Expenditures:	1,687		
Non-Rebate Expenditures:	0		
Returned to County Treasurer:	0		
Total Expenditures:	1,687		

TIF Sp. Rev. Fund Cash Balance as of 06-30-2025:	58,696	58,696	Amount of 06-30-2025 Cash Balance Restricted for LMI
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Year-End Outstanding TIF Obligations, Net of TIF Special Revenue Fund Balance: 0

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Urban Renewal Area Data Collection

Local Government Name: LUANA (22G191)
 Urban Renewal Area: LUANA URBAN RENEWAL
 UR Area Number: 22025

UR Area Creation Date: 12/2005

To stimulate private investment within the city. To enhance the quality of life for residence through creation of employment opportunities. To stabilize and strengthen the economic base as a foundation for future growth, development and improvement.

UR Area Purpose:

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
LUANA CITY/MFL-MARMAC SCH/LUANA SAVINGS BANK TIF INCREM	220158	220159	10,786
LUANA CITY AG/MFL-MARMAC SCH/LUANA SAVINGS BANK TIF INCREM	220168	220169	396

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

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	60,604	0	1,402,874	0	0	0	1,463,478	0	1,463,478
Taxable	43,536	0	1,173,953	0	0	0	1,217,489	0	1,217,489
Homestead Credits									0

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TIF Sp. Revenue Fund Interest:	29		
Property Tax Replacement Claims	0		
Asset Sales & Loan Repayments:	1,268		
Total Revenue:	1,591		
Rebate Expenditures:	1,687		
Non-Rebate Expenditures:	0		
Returned to County Treasurer:	0		
Total Expenditures:	1,687		

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Projects For LUANA URBAN RENEWAL

Second Edition Road

Description:	Adding road for second edition
Classification:	Residential property (classified residential)
Physically Complete:	Yes
Payments Complete:	Yes

LMI Requirement 2

Description:	Accumulating LMI Revenue to Pay for Requirements
Classification:	Low and Moderate Income Housing
Physically Complete:	Yes
Payments Complete:	No

Debts/Obligations For LUANA URBAN RENEWAL

Street Addition

Debt/Obligation Type:	Rebates
Principal:	1,687
Interest:	0
Total:	1,687
Annual Appropriation?:	No
Date Incurred:	06/07/2018
FY of Last Payment:	2025

LMI Requirement

Debt/Obligation Type:	Outstanding LMI Housing Obligations
Principal:	58,696
Interest:	0
Total:	58,696
Annual Appropriation?:	No
Date Incurred:	06/07/2018
FY of Last Payment:	2025

Rebates For LUANA URBAN RENEWAL

Countryside Road Expansion

TIF Expenditure Amount:	1,687
Rebate Paid To:	Luana Savings Bank
Tied To Debt:	Street Addition
Tied To Project:	Second Edition Road
Projected Final FY of Rebate:	2025

Income Housing For LUANA 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:	0

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TIF Taxing District Data Collection

Local Government Name: LUANA (22G191)
 Urban Renewal Area: LUANA URBAN RENEWAL (22025)
 TIF Taxing District Name: LUANA CITY/MFL-MARMAC SCH/LUANA SAVINGS BANK TIF INCREM
 TIF Taxing District Inc. Number: 220159
 TIF Taxing District Base Year: 2007
 FY TIF Revenue First Received: 2009
 Subject to a Statutory end date? No

UR Designation	
Slum	No
Blighted	No
Economic Development	12/2005

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	1,402,874	0	0	0	1,402,874	0	1,402,874
Taxable	0	0	1,173,953	0	0	0	1,173,953	0	1,173,953
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2025	25,436	1,173,953	10,786	1,163,167	30,812

FY 2025 TIF Revenue Received: 286

TIF Taxing District Data Collection

Local Government Name: LUANA (22G191)
 Urban Renewal Area: LUANA URBAN RENEWAL (22025)
 TIF Taxing District Name: LUANA CITY AG/MFL-MARMAC SCH/LUANA SAVINGS BANK TIF INCREM
 TIF Taxing District Inc. Number: 220169
 TIF Taxing District Base Year: 2007
 FY TIF Revenue First Received: 2009
 Subject to a Statutory end date? No

UR Designation	
Slum	No
Blighted	No
Economic Development	12/2005

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

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	60,604	0	0	0	0	0	60,604	0	60,604
Taxable	43,536	0	0	0	0	0	43,536	0	43,536
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2025	12,718	43,536	396	43,140	912

FY 2025 TIF Revenue Received: 8