

**Annual Urban Renewal Report, Fiscal Year 2024 - 2025**

**Levy Authority Summary**

Local Government Name: MILFORD  
 Local Government Number: 30G274

Active Urban Renewal Areas	U.R. #	# of Tif Taxing Districts
MILFORD SOUTH INDUSTRIAL PARK URBAN RENEWAL	30005	10
MILFORD JAMES&JACKS ADDN UR	30008	1
MILFORD COUNTRY MEADOWS URBAN RENEWAL	30019	1
MILFORD PONDS AT HUNTER HILLS URBAN RENEWAL	30020	1
MILFORD MAYER SUBDIV URBAN RENEWAL	30021	1
MILFORD NATURES TRAILS URBAN RENEWAL	30029	1
MILFORD HUNTER HILLS URBAN RENEWAL	30031	1
MILFORD 2009 ADDITION URBAN RENEWAL	30032	3
MILFORD NATURE TRAILS 2 URBAN RENEWAL	30034	1

**TIF Debt Outstanding: 16,822,082**

<b>TIF Sp. Rev. Fund Cash Balance as of 07-01-2024:</b>	<b>226,666</b>	<b>0</b>	<b>Amount of 07-01-2024 Cash Balance Restricted for LMI</b>
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TIF Revenue:	1,067,348
TIF Sp. Revenue Fund Interest:	0
Property Tax Replacement Claims	0
Asset Sales & Loan Repayments:	0
<b>Total Revenue:</b>	<b>1,067,348</b>

Rebate Expenditures:	229,432
Non-Rebate Expenditures:	1,079,286
Returned to County Treasurer:	0
<b>Total Expenditures:</b>	<b>1,308,718</b>

<b>TIF Sp. Rev. Fund Cash Balance as of 06-30-2025:</b>	<b>-14,704</b>	<b>0</b>	<b>Amount of 06-30-2025 Cash Balance Restricted for LMI</b>
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**Year-End Outstanding TIF Obligations, Net of TIF Special Revenue Fund Balance: 15,528,068**

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**Urban Renewal Area Data Collection**

Local Government Name: MILFORD (30G274)  
 Urban Renewal Area: MILFORD SOUTH INDUSTRIAL PARK URBAN RENEWAL  
 UR Area Number: 30005

UR Area Creation Date: 06/1989

This plan is intended to stabilize, revitalize and improve the community by encouraging development and providing the opportunity for creating a vital, dynamic and competitive economic development area for the persons of Milford and surrounding areas.

UR Area Purpose:

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
MILFORD CITY AG/OKOBOJI SCH/SOUTH INDUSTRIAL PARK INCREM	300073	300074	0
MILFORD CITY/OKOBOJI SCH/UR SOUTH INDUSTRIAL PARK #2 INCREM	300083	300084	28,624,913
MILFORD CITY/OKOBOJI SCH/UR TIF SOUTH INDUSTRIAL PARK INCRE	300147	300148	0
MILFORD CITY/OKOBOJI SCH/UR SOUTH INDUSTRIAL PARK #1 INCRE	300149	300150	0
MILFORD CITY/OKOBOJI SCH/UR SOUTH INDUSTRIAL PARK #3 INCRE	300151	300152	0
MILFORD CITY/OKOBOJI SCH/UR SOUTH INDUSTRIAL PARK #4 INCRE	300153	300154	0
MILFORD CITY/OKOBOJI SCH/UR SAFARI CHILD CARE CENTER INCRE	300160	300161	0
MILFORD CITY/OKOBOJI SCH/MCRPH TIF INCREM	300162	300163	109,744
MILFORD CITY/OKOBOJI SCH/UR TIF BOULDERS INCREM	300170	300171	1,535,795
MILFORD CITY/OKOBOJI SCH/UR TIF SAFCO INCREM	300172	300173	2,933,178

**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	21,397,400	26,367,254	7,038,800	0	-36,000	54,712,204	0	54,712,204
Taxable	0	9,916,150	17,923,721	6,216,995	0	-36,000	33,965,616	0	33,965,616
Homestead Credits									68

TIF Sp. Rev. Fund Cash Balance as of 07-01-2024:	226,666	0	Amount of 07-01-2024 Cash Balance Restricted for LMI
TIF Revenue:	817,079		
TIF Sp. Revenue Fund Interest:	0		
Property Tax Replacement Claims	0		
Asset Sales & Loan Repayments:	0		
<b>Total Revenue:</b>	<b>817,079</b>		
Rebate Expenditures:	64,855		
Non-Rebate Expenditures:	993,594		
Returned to County Treasurer:	0		
<b>Total Expenditures:</b>	<b>1,058,449</b>		

<b>TIF Sp. Rev. Fund Cash Balance as of 06-30-2025:</b>	<b>-14,704</b>	<b>0</b>	<b>Amount of 06-30-2025 Cash Balance Restricted for LMI</b>
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## Projects For MILFORD SOUTH INDUSTRIAL PARK URBAN RENEWAL

### Boulders Inn & Suites

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

### Safco

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

### P Ave project

Description:	P Ave-2021 refunding
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

### 2020 Alley Bond

Description:	Alley Improvement
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	Yes

### 2022 Go Bond P/W & A34

Description:	Public Works Building & A34 project
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

### 2024 GO Bond A34

Description:	A34 Street Improvement Project
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

## Debts/Obligations For MILFORD SOUTH INDUSTRIAL PARK URBAN RENEWAL

### Boulders Inn & Suites

Debt/Obligation Type:	Rebates
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	Yes
Date Incurred:	10/10/2011
FY of Last Payment:	2023

### Safco

Debt/Obligation Type:	Rebates
Principal:	285,383
Interest:	0
Total:	285,383
Annual Appropriation?:	Yes
Date Incurred:	03/12/2018
FY of Last Payment:	2029

### Series 2021 refund & streets

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	2,285,000
Interest:	414,320
Total:	2,699,320
Annual Appropriation?:	No
Date Incurred:	05/10/2021
FY of Last Payment:	2040

### 2020 Alley Bond

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	70,000
Interest:	1,400
Total:	71,400
Annual Appropriation?:	No
Date Incurred:	05/12/2020
FY of Last Payment:	2025

### 2022 GO P/W and A34 Recons.

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	3,765,000
Interest:	1,678,762
Total:	5,443,762
Annual Appropriation?:	No
Date Incurred:	12/01/2022
FY of Last Payment:	2042

### 2024 GO A34 Reconstruction

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	4,517,000
Interest:	2,346,868
Total:	6,863,868
Annual Appropriation?:	No
Date Incurred:	07/10/2024

FY of Last Payment:

2044

## Non-Rebates For MILFORD SOUTH INDUSTRIAL PARK URBAN RENEWAL

TIF Expenditure Amount:	169,900
Tied To Debt:	Series 2021 refund & streets
Tied To Project:	P Ave project
TIF Expenditure Amount:	302,826
Tied To Debt:	2022 GO P/W and A34 Recons.
Tied To Project:	2022 Go Bond P/W & A34
TIF Expenditure Amount:	70,700
Tied To Debt:	2020 Alley Bond
Tied To Project:	2020 Alley Bond
TIF Expenditure Amount:	450,168
Tied To Debt:	2024 GO A34 Reconstruction
Tied To Project:	2024 GO Bond A34

## Rebates For MILFORD SOUTH INDUSTRIAL PARK URBAN RENEWAL

### Highway 71 North

TIF Expenditure Amount:	0
Rebate Paid To:	Boulders Inn & Suites
Tied To Debt:	Boulders Inn & Suites
Tied To Project:	Boulders Inn & Suites
Projected Final FY of Rebate:	2023

### Highway 71 South

TIF Expenditure Amount:	64,855
Rebate Paid To:	Safco
Tied To Debt:	Safco
Tied To Project:	Safco
Projected Final FY of Rebate:	2023

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**TIF Taxing District Data Collection**

Local Government Name: MILFORD (30G274)  
 Urban Renewal Area: MILFORD SOUTH INDUSTRIAL PARK URBAN RENEWAL (30005)  
 TIF Taxing District Name: MILFORD CITY AG/OKOBOJI SCH/SOUTH INDUSTRIAL PARK INCREM  
 TIF Taxing District Inc. Number: 300074  
 TIF Taxing District Base Year: 1995  
 FY TIF Revenue First Received: 1999  
 Subject to a Statutory end date? Yes  
 Fiscal year this TIF Taxing District statutorily ends: 2019

UR Designation	
Slum	No
Blighted	No
Economic Development	09/1997

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	127,900	0	0	0	0

FY 2025 TIF Revenue Received: 0

**TIF Taxing District Data Collection**

Local Government Name: MILFORD (30G274)  
 Urban Renewal Area: MILFORD SOUTH INDUSTRIAL PARK URBAN RENEWAL (30005)  
 TIF Taxing District Name: MILFORD CITY/OKOBOJI SCH/UR SOUTH INDUSTRIAL PARK #2 INCREM  
 TIF Taxing District Inc. Number: 300084  
 TIF Taxing District Base Year: 1988  
 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	06/1996

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	21,397,400	24,393,354	2,860,300	0	-36,000	48,559,804	0	48,559,804
Taxable	0	9,916,150	16,278,182	2,521,831	0	-36,000	28,624,913	0	28,624,913
Homestead Credits									68

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2025	12,964,700	28,624,913	28,624,913	0	0

FY 2025 TIF Revenue Received: 717,054

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**TIF Taxing District Data Collection**

Local Government Name: MILFORD (30G274)  
 Urban Renewal Area: MILFORD SOUTH INDUSTRIAL PARK URBAN RENEWAL (30005)  
 TIF Taxing District Name: MILFORD CITY/OKOBOJI SCH/UR TIF SOUTH INDUSTRIAL PARK INCRE  
 TIF Taxing District Inc. Number: 300148  
 TIF Taxing District Base Year: 1988  
 FY TIF Revenue First Received: 1990  
 Subject to a Statutory end date? No

UR Designation	
Slum	No
Blighted	No
Economic Development	06/1989

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	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	1,235,334	0	0	0	0

FY 2025 TIF Revenue Received: 0

**TIF Taxing District Data Collection**

Local Government Name: MILFORD (30G274)  
 Urban Renewal Area: MILFORD SOUTH INDUSTRIAL PARK URBAN RENEWAL (30005)  
 TIF Taxing District Name: MILFORD CITY/OKOBOJI SCH/UR SOUTH INDUSTRIAL PARK #1 INCRE  
 TIF Taxing District Inc. Number: 300150  
 TIF Taxing District Base Year: 1989  
 FY TIF Revenue First Received: 1992  
 Subject to a Statutory end date? No

UR Designation	
Slum	No
Blighted	No
Economic Development	07/1990

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	63,900	0	0	0	0

FY 2025 TIF Revenue Received: 0

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**TIF Taxing District Data Collection**

Local Government Name: MILFORD (30G274)  
 Urban Renewal Area: MILFORD SOUTH INDUSTRIAL PARK URBAN RENEWAL (30005)  
 TIF Taxing District Name: MILFORD CITY/OKOBOJI SCH/UR SOUTH INDUSTRIAL PARK #3 INCRE  
 TIF Taxing District Inc. Number: 300152  
 TIF Taxing District Base Year: 1996  
 FY TIF Revenue First Received: 1999  
 Subject to a Statutory end date? Yes  
 Fiscal year this TIF Taxing District statutorily ends: 2019

UR Designation	
Slum	No
Blighted	No
Economic Development	09/1997

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	62,500	0	0	0	0

FY 2025 TIF Revenue Received: 0

**TIF Taxing District Data Collection**

Local Government Name: MILFORD (30G274)  
 Urban Renewal Area: MILFORD SOUTH INDUSTRIAL PARK URBAN RENEWAL (30005)  
 TIF Taxing District Name: MILFORD CITY/OKOBOJI SCH/UR SOUTH INDUSTRIAL PARK #4 INCRE  
 TIF Taxing District Inc. Number: 300154  
 TIF Taxing District Base Year: 1999  
 FY TIF Revenue First Received: 2002  
 Subject to a Statutory end date? Yes  
 Fiscal year this TIF Taxing District statutorily ends: 2022

UR Designation	
Slum	No
Blighted	No
Economic Development	07/2000

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	36,500	0	0	0	0

FY 2025 TIF Revenue Received: 0

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**TIF Taxing District Data Collection**

Local Government Name: MILFORD (30G274)  
 Urban Renewal Area: MILFORD SOUTH INDUSTRIAL PARK URBAN RENEWAL (30005)  
 TIF Taxing District Name: MILFORD CITY/OKOBOJI SCH/UR SAFARI CHILD CARE CENTER INCRE  
 TIF Taxing District Inc. Number: 300161  
 TIF Taxing District Base Year: 2009  
 FY TIF Revenue First Received: 2012  
 Subject to a Statutory end date? Yes  
 Fiscal year this TIF Taxing District statutorily ends: 2022

UR Designation	
Slum	No
Blighted	No
Economic Development	09/2010

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	60,900	0	0	0	0

FY 2025 TIF Revenue Received: 0

**TIF Taxing District Data Collection**

Local Government Name: MILFORD (30G274)  
 Urban Renewal Area: MILFORD SOUTH INDUSTRIAL PARK URBAN RENEWAL (30005)  
 TIF Taxing District Name: MILFORD CITY/OKOBOJI SCH/MCRPH TIF INCREM  
 TIF Taxing District Inc. Number: 300163  
 TIF Taxing District Base Year: 2010  
 FY TIF Revenue First Received: 2012  
 Subject to a Statutory end date? Yes  
 Fiscal year this TIF Taxing District statutorily ends: 2022

UR Designation	
Slum	No
Blighted	No
Economic Development	04/2011

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	194,700	0	0	0	194,700	0	194,700
Taxable	0	0	109,744	0	0	0	109,744	0	109,744
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2025	43,700	109,744	109,744	0	0

FY 2025 TIF Revenue Received: 1,213

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**TIF Taxing District Data Collection**

Local Government Name: MILFORD (30G274)  
 Urban Renewal Area: MILFORD SOUTH INDUSTRIAL PARK URBAN RENEWAL (30005)  
 TIF Taxing District Name: MILFORD CITY/OKOBOJI SCH/UR TIF BOULDERS INCREM  
 TIF Taxing District Inc. Number: 300171  
 TIF Taxing District Base Year: 2011  
 FY TIF Revenue First Received: 2013  
 Subject to a Statutory end date? Yes  
 Fiscal year this TIF Taxing District statutorily ends: 2023

UR Designation	
Slum	No
Blighted	No
Economic Development	10/2011

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	1,779,200	0	0	0	1,779,200	0	1,779,200
Taxable	0	0	1,535,795	0	0	0	1,535,795	0	1,535,795
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2025	146,200	1,535,795	1,535,795	0	0

FY 2025 TIF Revenue Received: 33,957

**TIF Taxing District Data Collection**

Local Government Name: MILFORD (30G274)  
 Urban Renewal Area: MILFORD SOUTH INDUSTRIAL PARK URBAN RENEWAL (30005)  
 TIF Taxing District Name: MILFORD CITY/OKOBOJI SCH/UR TIF SAFCO INCREM  
 TIF Taxing District Inc. Number: 300173  
 TIF Taxing District Base Year: 2011  
 FY TIF Revenue First Received: 2013  
 Subject to a Statutory end date? Yes  
 Fiscal year this TIF Taxing District statutorily ends: 2023

UR Designation	
Slum	No
Blighted	No
Economic Development	11/2012

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	4,178,500	0	0	4,178,500	0	4,178,500
Taxable	0	0	0	3,695,164	0	0	3,695,164	0	3,695,164
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2025	1,245,322	2,933,178	2,933,178	0	0

FY 2025 TIF Revenue Received: 64,855

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**Urban Renewal Area Data Collection**

Local Government Name: MILFORD (30G274)  
 Urban Renewal Area: MILFORD JAMES&JACKS ADDN UR  
 UR Area Number: 30008

UR Area Creation Date: 08/2022

UR Area Purpose: Designate the area being added as an economic development area that is appropriate for the promotion of residential and industrial development.

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
MILFORD CITY/OKOBOJI SCHOOL/JAMES&JACKS ADDN TIF INCREMENT	300195	300196	956,145

**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	2,063,200	0	0	0	0	2,063,200	0	2,063,200
Taxable	0	956,145	0	0	0	0	956,145	0	956,145
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:	21,141
TIF Sp. Revenue Fund Interest:	0
Property Tax Replacement Claims	0
Asset Sales & Loan Repayments:	0
<b>Total Revenue:</b>	<b>21,141</b>

Rebate Expenditures:	13,902
Non-Rebate Expenditures:	7,239
Returned to County Treasurer:	0
<b>Total Expenditures:</b>	<b>21,141</b>

**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 MILFORD JAMES&JACKS ADDN UR

### J&J ADDITION

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

## Debts/Obligations For MILFORD JAMES&JACKS ADDN UR

### J&J ADDITION

Debt/Obligation Type:	Rebates
Principal:	304,886
Interest:	0
Total:	304,886
Annual Appropriation?:	Yes
Date Incurred:	08/08/2022
FY of Last Payment:	2033

### LMI Requirement

Debt/Obligation Type:	Outstanding LMI Housing Obligations
Principal:	156,811
Interest:	0
Total:	156,811
Annual Appropriation?:	Yes
Date Incurred:	08/08/2022
FY of Last Payment:	2033

## **Non-Rebates For MILFORD JAMES&JACKS ADDN UR**

TIF Expenditure Amount:	7,239
Tied To Debt:	LMI Requirement
Tied To Project:	J&J ADDITION

## Rebates For MILFORD JAMES&JACKS ADDN UR

### J&J Addition

TIF Expenditure Amount:	13,902
Rebate Paid To:	Micheal Jensen& UCB
Tied To Debt:	J&J ADDITION
Tied To Project:	J&J ADDITION
Projected Final FY of Rebate:	2033

## Income Housing For MILFORD JAMES&JACKS ADDN UR

Amount of FY 2025 expenditures that provide or aid in the provision of public improvements related to housing and residential development:	7,239
<hr/>	
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: MILFORD (30G274)  
 Urban Renewal Area: MILFORD JAMES&JACKS ADDN UR (30008)  
 TIF Taxing District Name: MILFORD CITY/OKOBOJI SCHOOL/JAMES&JACKS ADDN TIF INCREMENT  
 TIF Taxing District Inc. Number: 300196  
 TIF Taxing District Base Year: 2022  
 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 - 1/1/2023 for FY 2025

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	2,063,200	0	0	0	0	2,063,200	0	2,063,200
Taxable	0	956,145	0	0	0	0	956,145	0	956,145
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2025	18,000	956,145	956,145	0	0

FY 2025 TIF Revenue Received: 21,141

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**Urban Renewal Area Data Collection**

Local Government Name: MILFORD (30G274)  
 Urban Renewal Area: MILFORD COUNTRY MEADOWS URBAN RENEWAL  
 UR Area Number: 30019

UR Area Creation Date: 09/2003

UR Area Purpose: To facilitate use of Tax Increment Financing the installation of public infrastructure such as streets, curb and gutter, street lighting, sanitary sewer lines, water mains, storm sewer lines, and sidewalks for a residential subdivision.

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
MILFORD CITY/OKOBOJI SCH/COUNTRY MEADOWS UR INCREM	300121	300122	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

<b>TIF Sp. Rev. Fund Cash Balance as of 07-01-2024:</b>	<b>0</b>	<b>0</b>	<b>Amount of 07-01-2024 Cash Balance Restricted for LMI</b>
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TIF Revenue:	0
TIF Sp. Revenue Fund Interest:	0
Property Tax Replacement Claims	0
Asset Sales & Loan Repayments:	0
<b>Total Revenue:</b>	<b>0</b>

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

<b>TIF Sp. Rev. Fund Cash Balance as of 06-30-2025:</b>	<b>0</b>	<b>0</b>	<b>Amount of 06-30-2025 Cash Balance Restricted for LMI</b>
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**▲ Annual Urban Renewal Report, Fiscal Year 2024 - 2025**

**TIF Taxing District Data Collection**

Local Government Name: MILFORD (30G274)  
 Urban Renewal Area: MILFORD COUNTRY MEADOWS URBAN RENEWAL (30019)  
 TIF Taxing District Name: MILFORD CITY/OKOBOJI SCH/COUNTRY MEADOWS UR INCREM  
 TIF Taxing District Inc. Number: 300122  
 TIF Taxing District Base Year: 2003  
 FY TIF Revenue First Received: 2006  
 Subject to a Statutory end date? Yes  
 Fiscal year this TIF Taxing District statutorily ends: 2016

UR Designation	
Slum	No
Blighted	No
Economic Development	09/2003

**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	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	36,000	0	0	0	0

FY 2025 TIF Revenue Received: 0

♣ Annual Urban Renewal Report, Fiscal Year 2024 - 2025

**Urban Renewal Area Data Collection**

Local Government Name: MILFORD (30G274)  
 Urban Renewal Area: MILFORD PONDS AT HUNTER HILLS URBAN RENEWAL  
 UR Area Number: 30020

UR Area Creation Date: 06/2004

UR Area Purpose: To facilitate use of Tax Increment Financing the installation of public infrastructure such as streets, curb and gutter, street lighting, sanitary sewer lines, water mains, storm sewer lines, and sidewalks for a residential subdivision.

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
MILFORD CITY/OKOBOJI SCH/PONDS AT HUNTER HILLS UR INCREM	300123	300124	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:** 0      **Amount of 07-01-2024 Cash Balance Restricted for LMI:** 0

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

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

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

## Projects For MILFORD PONDS AT HUNTER HILLS URBAN RENEWAL

### Ponds @ Hunter Hills Phase I

Description:	Residential Subdivision
Classification:	Residential property (classified residential)
Physically Complete:	Yes
Payments Complete:	No

## Debts/Obligations For MILFORD PONDS AT HUNTER HILLS URBAN RENEWAL

### Ponds @ Hunter Hills Phase I Residential Subdivision

Debt/Obligation Type:	Rebates
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	No
Date Incurred:	11/28/2005
FY of Last Payment:	2022

### LMI Requirement

Debt/Obligation Type:	Outstanding LMI Housing Obligations
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	No
Date Incurred:	11/28/2005
FY of Last Payment:	2022

## **Non-Rebates For MILFORD PONDS AT HUNTER HILLS URBAN RENEWAL**

TIF Expenditure Amount:	0
Tied To Debt:	LMI Requirement
Tied To Project:	Ponds @ Hunter Hills Phase I

## Rebates For MILFORD PONDS AT HUNTER HILLS URBAN RENEWAL

### Ponds @ Hunter Hills Residential Subdivision

TIF Expenditure Amount:	0
Rebate Paid To:	D & W Development
Tied To Debt:	Ponds @ Hunter Hills Phase I Residential Subdivision
Tied To Project:	Ponds @ Hunter Hills Phase I
Projected Final FY of Rebate:	2022

## Income Housing For MILFORD PONDS AT HUNTER HILLS URBAN RENEWAL

Amount of FY 2025 expenditures that provide or aid in the provision of public improvements related to housing and residential development:	21,197
<hr/>	
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:	21,197
Other low and moderate income housing assistance:	0

♣ Annual Urban Renewal Report, Fiscal Year 2024 - 2025

**TIF Taxing District Data Collection**

Local Government Name: MILFORD (30G274)  
 Urban Renewal Area: MILFORD PONDS AT HUNTER HILLS URBAN RENEWAL (30020)  
 TIF Taxing District Name: MILFORD CITY/OKOBOJI SCH/PONDS AT HUNTER HILLS UR INCREM  
 TIF Taxing District Inc. Number: 300124  
 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: 2022

UR Designation	
Slum	No
Blighted	No
Economic Development	06/2004

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	9,800	0	0	0	0

FY 2025 TIF Revenue Received: 0



## Income Housing For MILFORD MAYER SUBDIV URBAN RENEWAL

Amount of FY 2025 expenditures that provide or aid in the provision of public improvements related to housing and residential development:	0
<hr/>	
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

◆ Annual Urban Renewal Report, Fiscal Year 2024 - 2025

**TIF Taxing District Data Collection**

Local Government Name: MILFORD (30G274)  
 Urban Renewal Area: MILFORD MAYER SUBDIV URBAN RENEWAL (30021)  
 TIF Taxing District Name: MILFORD CITY/OKOBOJI SCH/MAYER SUBDIV UR INCREM  
 TIF Taxing District Inc. Number: 300126  
 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: 2022

UR Designation	
Slum	No
Blighted	No
Economic Development	03/2005

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	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	39,000	0	0	0	0

FY 2025 TIF Revenue Received: 0

▲ Annual Urban Renewal Report, Fiscal Year 2024 - 2025

**Urban Renewal Area Data Collection**

Local Government Name: MILFORD (30G274)  
 Urban Renewal Area: MILFORD NATURES TRAILS URBAN RENEWAL  
 UR Area Number: 30029

UR Area Creation Date: 06/2004

To stabilize, revitalize and improve the community by encouraging new housing development and provide the opportunity for creating vital, dynamic, and competitive housing for persons of the City of Milford and Dickinson County, Iowa.

UR Area Purpose:

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
MILFORD CITY/OKOBOJI SCH/UR TIF NATURE'S TRAILS INCRE	300139	300140	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

<b>TIF Sp. Rev. Fund Cash Balance as of 07-01-2024:</b>	<b>0</b>	<b>0</b>	<b>Amount of 07-01-2024 Cash Balance Restricted for LMI</b>
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TIF Revenue:	0	
TIF Sp. Revenue Fund Interest:	0	
Property Tax Replacement Claims	0	
Asset Sales & Loan Repayments:	0	
<b>Total Revenue:</b>	<b>0</b>	

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

<b>TIF Sp. Rev. Fund Cash Balance as of 06-30-2025:</b>	<b>0</b>	<b>0</b>	<b>Amount of 06-30-2025 Cash Balance Restricted for LMI</b>
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## Projects For MILFORD NATURES TRAILS URBAN RENEWAL

### Nature Trails Subdivision Development

Description:	Residential Subdivision
Classification:	Residential property (classified residential)
Physically Complete:	Yes
Payments Complete:	No

## Debts/Obligations For MILFORD NATURES TRAILS URBAN RENEWAL

### Nature Trails Residential Subdivision

Debt/Obligation Type:	Rebates
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	No
Date Incurred:	01/08/2007
FY of Last Payment:	2022

### LMI Requirement

Debt/Obligation Type:	Outstanding LMI Housing Obligations
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	No
Date Incurred:	01/08/2007
FY of Last Payment:	2022

## **Non-Rebates For MILFORD NATURES TRAILS URBAN RENEWAL**

TIF Expenditure Amount:	0
Tied To Debt:	LMI Requirement
Tied To Project:	Nature Trails Subdivision Development

## Rebates For MILFORD NATURES TRAILS URBAN RENEWAL

### Nature Trails Residential Subdivision

TIF Expenditure Amount:	0
Rebate Paid To:	Eastview Inc & United Community Bank
Tied To Debt:	Nature Trails Residential Subdivision
Tied To Project:	Nature Trails Subdivision Development
Projected Final FY of Rebate:	2022

## Income Housing For MILFORD NATURES TRAILS 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

**▲ Annual Urban Renewal Report, Fiscal Year 2024 - 2025**

**TIF Taxing District Data Collection**

Local Government Name: MILFORD (30G274)  
 Urban Renewal Area: MILFORD NATURES TRAILS URBAN RENEWAL (30029)  
 TIF Taxing District Name: MILFORD CITY/OKOBOJI SCH/UR TIF NATURE'S TRAILS INCRE  
 TIF Taxing District Inc. Number: 300140  
 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: 2022

UR Designation	
Slum	No
Blighted	No
Economic Development	06/2004

**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	37,000	0	0	0	0

FY 2025 TIF Revenue Received: 0

♣ Annual Urban Renewal Report, Fiscal Year 2024 - 2025

**Urban Renewal Area Data Collection**

Local Government Name: MILFORD (30G274)  
 Urban Renewal Area: MILFORD HUNTER HILLS URBAN RENEWAL  
 UR Area Number: 30031

UR Area Creation Date: 09/1997

UR Area Purpose: Designate the area being added as an economic development area that is appropriate for the promotion of residential and industrial development.

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
MILFORD CITY/OKOBOJI SCH/UR TIF HUNTER HILLS INCRE	300145	300146	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:** 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
<b>Total Revenue:</b>	<b>0</b>
Rebate Expenditures:	0
Non-Rebate Expenditures:	0
Returned to County Treasurer:	0
<b>Total Expenditures:</b>	<b>0</b>

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

♣ Annual Urban Renewal Report, Fiscal Year 2024 - 2025

**TIF Taxing District Data Collection**

Local Government Name: MILFORD (30G274)  
 Urban Renewal Area: MILFORD HUNTER HILLS URBAN RENEWAL (30031)  
 TIF Taxing District Name: MILFORD CITY/OKOBOJI SCH/UR TIF HUNTER HILLS INCRE  
 TIF Taxing District Inc. Number: 300146  
 TIF Taxing District Base Year: 1997  
 FY TIF Revenue First Received: 1999  
 Subject to a Statutory end date? Yes  
 Fiscal year this TIF Taxing District statutorily ends: 2014

UR Designation	
Slum	No
Blighted	No
Economic Development	09/1997

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	5,700	0	0	0	0

FY 2025 TIF Revenue Received: 0

◆ Annual Urban Renewal Report, Fiscal Year 2024 - 2025

**Urban Renewal Area Data Collection**

Local Government Name: MILFORD (30G274)  
 Urban Renewal Area: MILFORD 2009 ADDITION URBAN RENEWAL  
 UR Area Number: 30032

UR Area Creation Date: 12/2009

Expand the the Milford Urban Renewal Area to facilitate the use of tax increment financing in support of new commercial development, including retail, water park, restaurant, office and nursing/assisted living facilities and related public infrastructure.

UR Area Purpose:

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
MILFORD CITY/OKOBOJI SCH/UR 2009 ADDITION INCRE	300158	300159	3,863,300
MILFORD CITY/OKOBOJI SCH/HAWKEYE CARE CENTER TIF INCREM	300164	300165	0
MILFORD CITY/OKOBOJI SCH/MVEST TIF INCREM	300166	300167	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	9,586,500	0	0	0	9,586,500	0	9,586,500
Taxable	0	0	8,169,449	0	0	0	8,169,449	0	8,169,449
Homestead Credits									0

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

◆ Annual Urban Renewal Report, Fiscal Year 2024 - 2025

**TIF Taxing District Data Collection**

Local Government Name: MILFORD (30G274)  
 Urban Renewal Area: MILFORD 2009 ADDITION URBAN RENEWAL (30032)  
 TIF Taxing District Name: MILFORD CITY/OKOBOJI SCH/UR 2009 ADDITION INCRE  
 TIF Taxing District Inc. Number: 300159  
 TIF Taxing District Base Year: 2009  
 FY TIF Revenue First Received: 2012  
 Subject to a Statutory end date? Yes  
 Fiscal year this TIF Taxing District statutorily ends: 2032

UR Designation	
Slum	No
Blighted	No
Economic Development	12/2009

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	9,586,500	0	0	0	9,586,500	0	9,586,500
Taxable	0	0	8,169,449	0	0	0	8,169,449	0	8,169,449
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2025	5,723,200	3,863,300	3,863,300	0	0

FY 2025 TIF Revenue Received: 0

**TIF Taxing District Data Collection**

Local Government Name: MILFORD (30G274)  
 Urban Renewal Area: MILFORD 2009 ADDITION URBAN RENEWAL (30032)  
 TIF Taxing District Name: MILFORD CITY/OKOBOJI SCH/HAWKEYE CARE CENTER TIF INCREM  
 TIF Taxing District Inc. Number: 300165  
 TIF Taxing District Base Year: 2010  
 FY TIF Revenue First Received: 2012  
 Subject to a Statutory end date? Yes  
 Fiscal year this TIF Taxing District statutorily ends: 2032

UR Designation	
Slum	No
Blighted	No
Economic Development	12/2009

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	3,303,100	0	0	0	0

FY 2025 TIF Revenue Received: 0

◆ Annual Urban Renewal Report, Fiscal Year 2024 - 2025

**TIF Taxing District Data Collection**

Local Government Name: MILFORD (30G274)  
 Urban Renewal Area: MILFORD 2009 ADDITION URBAN RENEWAL (30032)  
 TIF Taxing District Name: MILFORD CITY/OKOBOJI SCH/MVEST TIF INCREM  
 TIF Taxing District Inc. Number: 300167  
 TIF Taxing District Base Year: 2010  
 FY TIF Revenue First Received: 2015  
 Subject to a Statutory end date? Yes  
 Fiscal year this TIF Taxing District statutorily ends: 2021

UR Designation	
Slum	No
Blighted	No
Economic Development	07/2010

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	426,200	0	0	0	0

FY 2025 TIF Revenue Received: 0

▲ Annual Urban Renewal Report, Fiscal Year 2024 - 2025

**Urban Renewal Area Data Collection**

Local Government Name: MILFORD (30G274)  
 Urban Renewal Area: MILFORD NATURE TRAILS 2 URBAN RENEWAL  
 UR Area Number: 30034

UR Area Creation Date: 11/2016

UR Area Purpose: Designate the area being added as an economic development area that is appropriate for the promotion of residential and industrial development.

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
MILFORD CITY/OKOBOJISCH/UR TIF NATURE'S TRAILS 2 INCRE	300186	300187	10,362,793

**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	22,610,400	0	0	0	-44,000	22,494,900	0	22,494,900
Taxable	0	10,478,293	0	0	0	-44,000	10,362,793	0	10,362,793
Homestead Credits									37

**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:	229,128
TIF Sp. Revenue Fund Interest:	0
Property Tax Replacement Claims	0
Asset Sales & Loan Repayments:	0
<b>Total Revenue:</b>	<b>229,128</b>

Rebate Expenditures:	150,675
Non-Rebate Expenditures:	78,453
Returned to County Treasurer:	0
<b>Total Expenditures:</b>	<b>229,128</b>

**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 MILFORD NATURE TRAILS 2 URBAN RENEWAL

### Nature Trails II

Description:	Residential Subdivision
Classification:	Residential property (classified residential)
Physically Complete:	Yes
Payments Complete:	No

## Debts/Obligations For MILFORD NATURE TRAILS 2 URBAN RENEWAL

### Nature Trails II

Debt/Obligation Type:	Rebates
Principal:	655,398
Interest:	0
Total:	655,398
Annual Appropriation?:	Yes
Date Incurred:	11/14/2016
FY of Last Payment:	2032

### LMI Requirement

Debt/Obligation Type:	Outstanding LMI Housing Obligations
Principal:	341,254
Interest:	0
Total:	341,254
Annual Appropriation?:	Yes
Date Incurred:	11/14/2016
FY of Last Payment:	2032

## **Non-Rebates For MILFORD NATURE TRAILS 2 URBAN RENEWAL**

TIF Expenditure Amount:	78,453
Tied To Debt:	LMI Requirement
Tied To Project:	Nature Trails II

## Rebates For MILFORD NATURE TRAILS 2 URBAN RENEWAL

### Nature Trails II

TIF Expenditure Amount:	150,675
Rebate Paid To:	Eastview Inc & United Comm Bank
Tied To Debt:	Nature Trails II
Tied To Project:	Nature Trails II
Projected Final FY of Rebate:	2032

## Income Housing For MILFORD NATURE TRAILS 2 URBAN RENEWAL

Amount of FY 2025 expenditures that provide or aid in the provision of public improvements related to housing and residential development:	78,453
<hr/>	
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

**▲ Annual Urban Renewal Report, Fiscal Year 2024 - 2025**

**TIF Taxing District Data Collection**

Local Government Name: MILFORD (30G274)  
 Urban Renewal Area: MILFORD NATURE TRAILS 2 URBAN RENEWAL (30034)  
 TIF Taxing District Name: MILFORD CITY/OKOBOJISCH/UR TIF NATURE'S TRAILS 2 INCRE  
 TIF Taxing District Inc. Number: 300187  
 TIF Taxing District Base Year: 2015  
 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 - 1/1/2023 for FY 2025**

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	22,610,400	0	0	0	-44,000	22,494,900	0	22,494,900
Taxable	0	10,478,293	0	0	0	-44,000	10,362,793	0	10,362,793
Homestead Credits									37

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2025	75,500	10,362,793	10,362,793	0	0

FY 2025 TIF Revenue Received: 229,128