

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

**Levy Authority Summary**

Local Government Name: WAYLAND  
 Local Government Number: 44G418

**Active Urban Renewal Areas**

WAYLAND URBAN RENEWAL

**U.R. # of Tif Taxing  
# Districts**  
 44001 3

**TIF Debt Outstanding: 460,762**

<b>TIF Sp. Rev. Fund Cash Balance as of 07-01-2024:</b>	<b>-19,916</b>	<b>0</b>	<b>Amount of 07-01-2024 Cash Balance Restricted for LMI</b>
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TIF Revenue:	115,624		
TIF Sp. Revenue Fund Interest:	0		
Property Tax Replacement Claims	0		
Asset Sales & Loan Repayments:	0		
<b>Total Revenue:</b>	<b>115,624</b>		

Rebate Expenditures:	0		
Non-Rebate Expenditures:	115,937		
Returned to County Treasurer:	0		
<b>Total Expenditures:</b>	<b>115,937</b>		

<b>TIF Sp. Rev. Fund Cash Balance as of 06-30-2025:</b>	<b>-20,229</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: 365,054**

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**Urban Renewal Area Data Collection**

Local Government Name: WAYLAND (44G418)  
 Urban Renewal Area: WAYLAND URBAN RENEWAL  
 UR Area Number: 44001

UR Area Creation Date: 12/1994

UR Area Purpose: To foster commercial, industrial and affordable residential development and to facilitate the proper growth and development of the City.

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
JEFFERSON TWP/WACO SCH/JEFF. TIF INCREMENT	440098	440099	0
WAYLAND CITY/WACO SCH/WAYL. TIF INCREMENT	440032	440110	3,779,040
WAYLAND CITY AG/WACO SCH/WAYL. TIF INCREMENT	440044	440111	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	9,123,380	66,400,345	9,954,825	869,090	0	-132,000	85,919,890	0	85,919,890
Taxable	6,553,967	30,771,784	6,892,747	717,919	0	-132,000	44,508,667	0	44,508,667
Homestead Credits									293

**TIF Sp. Rev. Fund Cash Balance as of 07-01-2024:** -19,916      **0**      **Amount of 07-01-2024 Cash Balance Restricted for LMI**

TIF Revenue:	115,624
TIF Sp. Revenue Fund Interest:	0
Property Tax Replacement Claims	0
Asset Sales & Loan Repayments:	0
<b>Total Revenue:</b>	<b>115,624</b>

Rebate Expenditures:	0
Non-Rebate Expenditures:	115,937
Returned to County Treasurer:	0
<b>Total Expenditures:</b>	<b>115,937</b>

**TIF Sp. Rev. Fund Cash Balance as of 06-30-2025:** -20,229      **0**      **Amount of 06-30-2025 Cash Balance Restricted for LMI**

## Projects For WAYLAND URBAN RENEWAL

### #24 Cummings Street PH II

Description:	Paving Cummings Street Phase II
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	Yes

### #26 Splashpad Project

Description:	West Park Improvement-Splashpad/Trail
Classification:	Recreational facilities (lake development, parks, ball fields, trails)
Physically Complete:	Yes
Payments Complete:	No

## Debts/Obligations For WAYLAND URBAN RENEWAL

### #24 Res. #2017-19 Cummings PH II

Debt/Obligation Type:	Internal Loans
Principal:	79,000
Interest:	1,462
Total:	80,462
Annual Appropriation?:	No
Date Incurred:	11/01/2017
FY of Last Payment:	2025

### #26 Res. #2020-07 West Park

Debt/Obligation Type:	Internal Loans
Principal:	365,000
Interest:	15,300
Total:	380,300
Annual Appropriation?:	No
Date Incurred:	03/04/2020
FY of Last Payment:	2028

## Non-Rebates For WAYLAND URBAN RENEWAL

TIF Expenditure Amount:	80,462
Tied To Debt:	#24 Res. #2017-19 Cummings PH II
Tied To Project:	#24 Cummings Street PH II

TIF Expenditure Amount:	35,475
Tied To Debt:	#26 Res. #2020-07 West Park
Tied To Project:	#26 Splashpad Project

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**TIF Taxing District Data Collection**

Local Government Name: WAYLAND (44G418)  
 Urban Renewal Area: WAYLAND URBAN RENEWAL (44001)  
 TIF Taxing District Name: JEFFERSON TWP/WAC0 SCH/JEFF. TIF INCREMENT  
 TIF Taxing District Inc. Number: 440099  
 TIF Taxing District Base Year: 1993  
 FY TIF Revenue First Received:  
 Subject to a Statutory end date? No

UR Designation	
Slum	No
Blighted	No
Economic Development	12/1994

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

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	8,521,940	13,662,800	1,190,850	0	0	-20,000	23,306,840	0	23,306,840
Taxable	6,121,911	6,331,722	738,908	0	0	-20,000	13,123,791	0	13,123,791
Homestead Credits									54

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2025	6,827,190	13,123,791	0	13,123,791	361,798

FY 2025 TIF Revenue Received: 0

**TIF Taxing District Data Collection**

Local Government Name: WAYLAND (44G418)  
 Urban Renewal Area: WAYLAND URBAN RENEWAL (44001)  
 TIF Taxing District Name: WAYLAND CITY/WACO SCH/WAYL. TIF INCREMENT  
 TIF Taxing District Inc. Number: 440110  
 TIF Taxing District Base Year: 1993  
 FY TIF Revenue First Received: 1999  
 Subject to a Statutory end date? No

UR Designation	
Slum	No
Blighted	No
Economic Development	12/1994

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	52,737,545	8,763,975	869,090	0	-112,000	62,011,610	0	62,011,610
Taxable	0	24,440,062	6,153,839	717,919	0	-112,000	30,952,820	0	30,952,820
Homestead Credits									239

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2025	16,229,670	30,952,820	3,779,040	27,173,780	829,029

FY 2025 TIF Revenue Received: 115,624

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**TIF Taxing District Data Collection**

Local Government Name: WAYLAND (44G418)  
 Urban Renewal Area: WAYLAND URBAN RENEWAL (44001)  
 TIF Taxing District Name: WAYLAND CITY AG/WACO SCH/WAYL. TIF INCREMENT  
 TIF Taxing District Inc. Number: 440111  
 TIF Taxing District Base Year: 1993  
 FY TIF Revenue First Received:  
 Subject to a Statutory end date? No

UR Designation	
Slum	No
Blighted	No
Economic Development	12/1994

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

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	601,440	0	0	0	0	0	601,440	0	601,440
Taxable	432,056	0	0	0	0	0	432,056	0	432,056
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2025	169,745	431,695	0	431,695	11,229

FY 2025 TIF Revenue Received: 0