

Annual Urban Renewal Report, Fiscal Year 2024 - 2025

Levy Authority Summary

Local Government Name: ALBURNETT
 Local Government Number: 57G537

Active Urban Renewal Areas

ALBURNETT URA

**U.R. # of Tif Taxing
Districts**
57062 5

TIF Debt Outstanding: 157,921

TIF Sp. Rev. Fund Cash Balance as of 07-01-2024:	157,921	55,941	Amount of 07-01-2024 Cash Balance Restricted for LMI
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TIF Revenue:	0
TIF Sp. Revenue Fund Interest:	0
Property Tax Replacement Claims	0
Asset Sales & Loan Repayments:	0
Total Revenue:	0

Rebate Expenditures:	54,969
Non-Rebate Expenditures:	0
Returned to County Treasurer:	0
Total Expenditures:	54,969

TIF Sp. Rev. Fund Cash Balance as of 06-30-2025:	102,952	55,941	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: ALBURNETT (57G537)
 Urban Renewal Area: ALBURNETT URA
 UR Area Number: 57062

UR Area Creation Date: 09/2003

UR Area Purpose: Increase the tax base and promote economic growth in Alburnett. The initial purpose is to use tax increment financing to assist with the installation of public improvements related to housing.

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
ALBURNETT CITY/ALBURNETT SCH/ INCR	570554	570555	0
ALBURNETT CITY AG/ALBURNETT SCH/ INCR	570556	570557	0
ALBURNETT CITY/ALBURNETT SCH/ #1 INCR	570583	570584	0
ALBURNETT CITY AG/ALBURNETT SCH/ #1 INCR	570585	570586	0
ALBURNETT CITY/ALBURNETT SCHOOL/2015 TIF DISTRICT INCR	570775	570776	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:	157,921	55,941	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:	54,969		
Non-Rebate Expenditures:	0		
Returned to County Treasurer:	0		
Total Expenditures:	54,969		

TIF Sp. Rev. Fund Cash Balance as of 06-30-2025:	102,952	55,941	Amount of 06-30-2025 Cash Balance Restricted for LMI
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Projects For ALBURNETT URA

SEWER PROJECT

Description:	RUN SEWER LINES FROM HOUSING TO LAGOON
Classification:	Water treatment plants, waste treatment plants & lagoons
Physically Complete:	Yes
Payments Complete:	No

NAYLOR 3RD ADDITION

Description:	INFRASTRUCTURE: STREETS, CURB, GUTTER, WATER, SEWER
Classification:	Residential property (classified residential)
Physically Complete:	Yes
Payments Complete:	No

Debts/Obligations For ALBURNETT URA

NAYLOR'S 3RD ADDITION

Debt/Obligation Type:	Rebates
Principal:	101,980
Interest:	0
Total:	101,980
Annual Appropriation?:	Yes
Date Incurred:	05/14/2015
FY of Last Payment:	2028

LMI Obligation

Debt/Obligation Type:	Outstanding LMI Housing Obligations
Principal:	55,941
Interest:	0
Total:	55,941
Annual Appropriation?:	No
Date Incurred:	05/14/2015
FY of Last Payment:	2028

Non-Rebates For ALBURNETT URA

TIF Expenditure Amount:	0
Tied To Debt:	LMI Obligation
Tied To Project:	NAYLOR 3RD ADDITION

Rebates For ALBURNETT URA

NAYLOR ESTATES

TIF Expenditure Amount:	54,969
Rebate Paid To:	REX NAYLOR
Tied To Debt:	NAYLOR'S 3RD ADDITION
Tied To Project:	NAYLOR 3RD ADDITION
Projected Final FY of Rebate:	2028

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As of 11/2019, 570776 is only active TIF District; AURR Ordinance Amendment in September 2019 to include city's purpose of building municipal fire station within UR Area (no TIF funds being used for project).

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

0

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TIF Taxing District Data Collection

Local Government Name: ALBURNETT (57G537)
 Urban Renewal Area: ALBURNETT URA (57062)
 TIF Taxing District Name: ALBURNETT CITY/ALBURNETT SCH/ INCR
 TIF Taxing District Inc. Number: 570555
 TIF Taxing District Base Year: 2002
 FY TIF Revenue First Received: 2005
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2015

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	69,475	0	0	0	0

FY 2025 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: ALBURNETT (57G537)
 Urban Renewal Area: ALBURNETT URA (57062)
 TIF Taxing District Name: ALBURNETT CITY AG/ALBURNETT SCH/ INCR
 TIF Taxing District Inc. Number: 570557
 TIF Taxing District Base Year: 2002
 FY TIF Revenue First Received: 2005
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2015

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	80,463	0	0	0	0

FY 2025 TIF Revenue Received: 0

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TIF Taxing District Data Collection

Local Government Name: ALBURNETT (57G537)
 Urban Renewal Area: ALBURNETT URA (57062)
 TIF Taxing District Name: ALBURNETT CITY/ALBURNETT SCH/ #1 INCR
 TIF Taxing District Inc. Number: 570584
 TIF Taxing District Base Year: 2002
 FY TIF Revenue First Received:
 Subject to a Statutory end date? No

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	61,073	0	0	0	0

FY 2025 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: ALBURNETT (57G537)
 Urban Renewal Area: ALBURNETT URA (57062)
 TIF Taxing District Name: ALBURNETT CITY AG/ALBURNETT SCH/ #1 INCR
 TIF Taxing District Inc. Number: 570586
 TIF Taxing District Base Year: 2002
 FY TIF Revenue First Received:
 Subject to a Statutory end date? No

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	80,463	0	0	0	0

FY 2025 TIF Revenue Received: 0

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TIF Taxing District Data Collection

Local Government Name: ALBURNETT (57G537)
 Urban Renewal Area: ALBURNETT URA (57062)
 TIF Taxing District Name: ALBURNETT CITY/ALBURNETT SCHOOL/2015 TIF DISTRICT INCR
 TIF Taxing District Inc. Number: 570776
 TIF Taxing District Base Year: 2015
 FY TIF Revenue First Received:
 Subject to a Statutory end date? No

UR Designation	
Slum	No
Blighted	No
Economic Development	04/2015

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	22,983	0	0	0	0

FY 2025 TIF Revenue Received: 0