

Annual Urban Renewal Report, Fiscal Year 2024 - 2025

Levy Authority Summary

Local Government Name: FAIRFAX
 Local Government Number: 57G544

Active Urban Renewal Areas

FAIRFAX URA

**U.R. # of Tif Taxing
 # Districts**
 57050 14

TIF Debt Outstanding: 14,265,297

TIF Sp. Rev. Fund Cash Balance as of 07-01-2024:	195,222	0	Amount of 07-01-2024 Cash Balance Restricted for LMI
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TIF Revenue:	1,358,582		
TIF Sp. Revenue Fund Interest:	8,515		
Property Tax Replacement Claims	0		
Asset Sales & Loan Repayments:	0		
Total Revenue:	1,367,097		

Rebate Expenditures:	0		
Non-Rebate Expenditures:	1,271,470		
Returned to County Treasurer:	0		
Total Expenditures:	1,271,470		

TIF Sp. Rev. Fund Cash Balance as of 06-30-2025:	290,849	0	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: 12,702,978**

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Urban Renewal Area Data Collection

Local Government Name: FAIRFAX (57G544)
 Urban Renewal Area: FAIRFAX URA
 UR Area Number: 57050

UR Area Creation Date: 11/1998

This UR Plan was developed to help local officials promote economic development in Fairfax. Primary goal is to stimulate, through public involvement & commitment, private investment in new & expanding commercial, industrial, & residential development.

UR Area Purpose:

Tax Districts within this Urban Renewal Area

	Base No.	Increment No.	Increment Value Used
FAIRFAX CITY/COLLEGE SCH/ #1 INCR	570440	570441	12,997,261
FAIRFAX CITY AG/COLLEGE SCH/ #1 INCR	570442	570443	0
FAIRFAX CITY/COLLEGE SCH/ #2 INCR	570624	570625	15,858,134
FAIRFAX CITY AG/COLLEGE SCH/ #2 INCR	570626	570627	0
FAIRFAX CITY/COLLEGE SCH/ #3 INCR	570720	570721	2,750,235
FAIRFAX TWP/COLLEGE SCH/FAIRFAX 2013 # 4 TIF INCREM	570738	570739	7,375
FAIRFAX CITY/COLLEGE SCH/ #4 TIF INCR	570740	570741	0
FAIRFAX CITY AG/COLLEGE SCH/ #4 TIF INCREM	570742	570743	7,142
FAIRFAX CITY/COLLEGE SCH/#5 TIF INCR	570843	570844	11,416,496
FAIRFAX CITY AG/COLLEGE SCH/#5 TIF INCR	570845	570846	0
FAIRFAX CITY/COLLEGE SCH/EXEMPT NC16-01/#5 TIF INCR	570849	570850	39,371
FAIRFAX TWP/COLLEGE SCH/FAIRFAX # 6 TIF INC	570869	570870	0
FAIRFAX CITY/COLLEGE SCH/FAIRFAX # 6 TIF INCREMENT	570874	570875	9,868,230
FAIRFAX CITY AG/COLLEGE SCH/FAIRFAX # 6 TIF INCREMENT	570876	570877	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	398,100	199,051,600	25,775,700	0	0	-260,000	224,559,150	0	224,559,150
Taxable	285,986	92,246,084	22,691,429	0	0	-260,000	114,557,249	0	114,557,249
Homestead Credits									434

TIF Sp. Rev. Fund Cash Balance as of 07-01-2024: 195,222 0 **Amount of 07-01-2024 Cash Balance Restricted for LMI**

TIF Revenue:	1,358,582
TIF Sp. Revenue Fund Interest:	8,515
Property Tax Replacement Claims	0
Asset Sales & Loan Repayments:	0
Total Revenue:	1,367,097

Rebate Expenditures:	0
Non-Rebate Expenditures:	1,271,470
Returned to County Treasurer:	0
Total Expenditures:	1,271,470

TIF Sp. Rev. Fund Cash Balance as of 06-30-2025: 290,849 0 **Amount of 06-30-2025 Cash Balance Restricted for LMI**

Projects For FAIRFAX URA

Parking Lot Improvements

Description:	parking lot improvements Recreational facilities (lake development, parks, ball fields,
Classification:	trails)
Physically Complete:	Yes
Payments Complete:	No

Administrative Fees

Description:	loan processing fees
Classification:	Administrative expenses
Physically Complete:	No
Payments Complete:	No

East Cemetery Rd Area Improvements Phase 1

Description:	water and sewer extension and drainage improvements
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

East Cemetery Rd Area Improvements Phase 2

Description:	drainage improvements, street reconstruction
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Trail Project 2014

Description:	trail with pedestrian bridge Recreational facilities (lake development, parks, ball fields,
Classification:	trails)
Physically Complete:	Yes
Payments Complete:	No

Vanderbilt, WM, UV, FD, & Dev

Description:	street, water, & sewer improv, fire truck, dev planing
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Well Upgrades, Water System Study, Tower Design, WM Ext, Street Design

Description:	Water system and street projects
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Sanitary Sewer Improvements

Description:	Heartland Heights Sewer Participation
Classification:	Water treatment plants, waste treatment plants & lagoons
Physically Complete:	Yes
Payments Complete:	No

Water System Improvements

Description:	Heartland Height Water Participation
Classification:	Water treatment plants, waste treatment plants & lagoons
Physically Complete:	Yes
Payments Complete:	No

Bridge Project Design

Description:	Bridge Realignment Project
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

Splash Pad

Description:	Splash Pad Recreational facilities (lake development, parks, ball fields,
Classification:	trails)
Physically Complete:	Yes
Payments Complete:	No

Bridge Realignment Project

Description:	W Cem Rd Bridge Project
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

Water Storage 2020 Bond

Description:	At grade water storage project
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Heartland Heights Park Improvements 2020

Description:	New park improvements Recreational facilities (lake development, parks, ball fields,
Classification:	trails)
Physically Complete:	No
Payments Complete:	No

Heartland Heights Participation 2020

Description:	Sewer improvements & other
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

Sanitary Sewer Extension

Description:	Extend sanitary sewer to Traverro
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Water Main Extension

Description:	Extend water to Traverro
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Highway 151 Improvements

Description:	Participate in IDOT project
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Vanderbilt Street

Description:	Street Improvements
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

Prairie Avenue

Description:	Street Improvements
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

The Complex Improvements

Description:	Parking Lot at The Complex Recreational facilities (lake development, parks, ball fields, trails)
Classification:	
Physically Complete:	Yes
Payments Complete:	No

Street Lighting

Description:	Street Lighting Improvements at Travero
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

City Hall

Description:	Purchase City Hall
Classification:	Acquisition of property
Physically Complete:	Yes
Payments Complete:	No

Speer Financial

Description:	Annual TIF Report
Classification:	Administrative expenses
Physically Complete:	Yes
Payments Complete:	No

2022 Overlay/Culvert

Description:	Lefebure/Fairfax Rd Overlay & Culvert
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Church St Planning/Design

Description:	2022 Church Street Project Planning/Design
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

MPO Trail Design

Description:	MPO Trail Design
Classification:	Recreational facilities (lake development, parks, ball fields, trails)
Physically Complete:	Yes
Payments Complete:	No

Water Main Connection

Description:	2022 Water Main Connection Project
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

New Well

Description:	Bellon Property New Well
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

Water Tower Repairs

Description:	Water Tower Maintenance
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

W Cemetery Rd Intersection

Description:	W Cemetery Rd Improvements
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

Debts/Obligations For FAIRFAX URA

\$1,330,000 GO, Series 2014

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	375,000
Interest:	20,225
Total:	395,225
Annual Appropriation?:	No
Date Incurred:	04/08/2014
FY of Last Payment:	2027

Administrative Expenses

Debt/Obligation Type:	Internal Loans
Principal:	50,294
Interest:	0
Total:	50,294
Annual Appropriation?:	No
Date Incurred:	04/08/2014
FY of Last Payment:	2035

\$2,080,000 GO, Series 2015

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	550,000
Interest:	39,068
Total:	589,068
Annual Appropriation?:	No
Date Incurred:	06/10/2015
FY of Last Payment:	2028

\$955,000 GO, Series 2017

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	300,000
Interest:	22,868
Total:	322,868
Annual Appropriation?:	No
Date Incurred:	06/27/2017
FY of Last Payment:	2029

\$2,170,000 GO 2018

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	1,380,000
Interest:	162,705
Total:	1,542,705
Annual Appropriation?:	No
Date Incurred:	08/28/2018
FY of Last Payment:	2031

\$1,270,000 GO 2020

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	475,000
Interest:	48,745
Total:	523,745
Annual Appropriation?:	No
Date Incurred:	02/11/2020
FY of Last Payment:	2035

\$4,575,000 GO 2020B

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	4,235,000
Interest:	481,785
Total:	4,716,785
Annual Appropriation?:	Yes
Date Incurred:	11/10/2020
FY of Last Payment:	2035

\$1,280,000 GO 2020C

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	165,000
Interest:	990
Total:	165,990
Annual Appropriation?:	No
Date Incurred:	11/10/2020
FY of Last Payment:	2025

\$1,300,000 GO 2021

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	1,135,000
Interest:	152,900
Total:	1,287,900
Annual Appropriation?:	No
Date Incurred:	06/23/2021
FY of Last Payment:	2036

\$2,300,000 GO 2022

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	2,115,000
Interest:	407,430
Total:	2,522,430
Annual Appropriation?:	No
Date Incurred:	06/24/2022
FY of Last Payment:	2034

\$1,300,000 GO 2023

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	1,260,000
Interest:	350,828
Total:	1,610,828
Annual Appropriation?:	No
Date Incurred:	06/28/2023
FY of Last Payment:	2035

\$660,000 GO 2024

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	399,300
Interest:	138,159
Total:	537,459
Annual Appropriation?:	No
Date Incurred:	07/24/2024
FY of Last Payment:	2037

Non-Rebates For FAIRFAX URA

TIF Expenditure Amount:	129,825
Tied To Debt:	\$1,330,000 GO, Series 2014
Tied To Project:	East Cemetery Rd Area Improvements Phase 2
TIF Expenditure Amount:	500
Tied To Debt:	\$1,330,000 GO, Series 2014
Tied To Project:	Administrative Fees
TIF Expenditure Amount:	149,744
Tied To Debt:	\$2,080,000 GO, Series 2015
Tied To Project:	Vanderbilt, WM, UV, FD, & Dev
TIF Expenditure Amount:	62,198
Tied To Debt:	\$955,000 GO, Series 2017
Tied To Project:	Well Upgrades, Water System Study, Tower Design, WM Ext, Street Design
TIF Expenditure Amount:	500
Tied To Debt:	\$955,000 GO, Series 2017
Tied To Project:	Administrative Fees
TIF Expenditure Amount:	57,320
Tied To Debt:	\$2,170,000 GO 2018
Tied To Project:	Water System Improvements
TIF Expenditure Amount:	132
Tied To Debt:	\$2,170,000 GO 2018
Tied To Project:	Administrative Fees
TIF Expenditure Amount:	18,330
Tied To Debt:	\$1,270,000 GO 2020
Tied To Project:	Water Storage 2020 Bond
TIF Expenditure Amount:	102
Tied To Debt:	\$1,270,000 GO 2020
Tied To Project:	Administrative Fees
TIF Expenditure Amount:	423,262
Tied To Debt:	\$4,575,000 GO 2020B
Tied To Project:	Administrative Fees
TIF Expenditure Amount:	600
Tied To Debt:	\$4,575,000 GO 2020B
Tied To Project:	Sanitary Sewer Extension
TIF Expenditure Amount:	165,990
Tied To Debt:	\$1,280,000 GO 2020C
Tied To Project:	East Cemetery Rd Area Improvements Phase 1
TIF Expenditure Amount:	600
Tied To Debt:	\$1,280,000 GO 2020C
Tied To Project:	Administrative Fees
TIF Expenditure Amount:	0
Tied To Debt:	\$1,300,000 GO 2021
Tied To Project:	Administrative Fees
TIF Expenditure Amount:	0

Tied To Debt:	\$1,300,000 GO 2021
Tied To Project:	City Hall
TIF Expenditure Amount:	167,038
Tied To Debt:	\$2,300,000 GO 2022
Tied To Project:	Well Upgrades, Water System Study, Tower Design, WM Ext, Street Design
TIF Expenditure Amount:	365
Tied To Debt:	\$2,300,000 GO 2022
Tied To Project:	Administrative Fees
TIF Expenditure Amount:	82,396
Tied To Debt:	\$1,300,000 GO 2023
Tied To Project:	Bridge Realignment Project
TIF Expenditure Amount:	330
Tied To Debt:	\$1,300,000 GO 2023
Tied To Project:	Administrative Fees
TIF Expenditure Amount:	376
Tied To Debt:	\$2,080,000 GO, Series 2015
Tied To Project:	Vanderbilt, WM, UV, FD, & Dev
TIF Expenditure Amount:	11,574
Tied To Debt:	\$660,000 GO 2024
Tied To Project:	W Cemetery Rd Intersection
TIF Expenditure Amount:	288
Tied To Debt:	\$660,000 GO 2024
Tied To Project:	Administrative Fees

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TIF Taxing District Data Collection

Local Government Name: FAIRFAX (57G544)
 Urban Renewal Area: FAIRFAX URA (57050)
 TIF Taxing District Name: FAIRFAX CITY/COLLEGE SCH/ #1 INCR
 TIF Taxing District Inc. Number: 570441
 TIF Taxing District Base Year: 2000
 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	60,682,100	0	0	0	-112,000	60,404,350	0	60,404,350
Taxable	0	28,121,783	0	0	0	-112,000	27,844,033	0	27,844,033
Homestead Credits									142

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2025	520,369	27,844,033	12,997,261	14,846,772	380,948

FY 2025 TIF Revenue Received: 333,495

TIF Taxing District Data Collection

Local Government Name: FAIRFAX (57G544)
 Urban Renewal Area: FAIRFAX URA (57050)
 TIF Taxing District Name: FAIRFAX CITY AG/COLLEGE SCH/ #1 INCR
 TIF Taxing District Inc. Number: 570443
 TIF Taxing District Base Year: 2000
 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	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	64,274	0	0	0	0

FY 2025 TIF Revenue Received: 0

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TIF Taxing District Data Collection

Local Government Name: FAIRFAX (57G544)
 Urban Renewal Area: FAIRFAX URA (57050)
 TIF Taxing District Name: FAIRFAX CITY/COLLEGE SCH/ #2 INCR
 TIF Taxing District Inc. Number: 570625
 TIF Taxing District Base Year: 2005
 FY TIF Revenue First Received: 2008
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2028

UR Designation	
Slum	No
Blighted	No
Economic Development	07/2006

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	71,122,400	1,668,000	0	0	-44,000	72,629,400	0	72,629,400
Taxable	0	32,960,108	1,173,772	0	0	-44,000	33,972,880	0	33,972,880
Homestead Credits									148

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2025	4,732,159	33,972,880	15,858,134	18,114,746	464,799

FY 2025 TIF Revenue Received: 407,732

TIF Taxing District Data Collection

Local Government Name: FAIRFAX (57G544)
 Urban Renewal Area: FAIRFAX URA (57050)
 TIF Taxing District Name: FAIRFAX CITY AG/COLLEGE SCH/ #2 INCR
 TIF Taxing District Inc. Number: 570627
 TIF Taxing District Base Year: 2005
 FY TIF Revenue First Received: 2008
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2028

UR Designation	
Slum	No
Blighted	No
Economic Development	07/2006

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

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TIF Taxing District Data Collection

Local Government Name: FAIRFAX (57G544)
 Urban Renewal Area: FAIRFAX URA (57050)
 TIF Taxing District Name: FAIRFAX CITY/COLLEGE SCH/ #3 INCR
 TIF Taxing District Inc. Number: 570721
 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: 2035

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	14,048,100	472,500	0	0	-44,000	14,405,100	0	14,405,100
Taxable	0	6,510,289	376,948	0	0	-44,000	6,771,737	0	6,771,737
Homestead Credits									53

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2025	8,628,771	5,820,329	2,750,235	3,070,094	78,774

FY 2025 TIF Revenue Received: 70,561

TIF Taxing District Data Collection

Local Government Name: FAIRFAX (57G544)
 Urban Renewal Area: FAIRFAX URA (57050)
 TIF Taxing District Name: FAIRFAX TWP/COLLEGE SCH/FAIRFAX 2013 # 4 TIF INCREM
 TIF Taxing District Inc. Number: 570739
 TIF Taxing District Base Year: 2012
 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	176,700	0	0	0	0	0	176,700	0	176,700
Taxable	126,937	0	0	0	0	0	126,937	0	126,937
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2025	160,900	15,800	7,375	8,425	176

FY 2025 TIF Revenue Received: 150

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TIF Taxing District Data Collection

Local Government Name: FAIRFAX (57G544)
 Urban Renewal Area: FAIRFAX URA (57050)
 TIF Taxing District Name: FAIRFAX CITY/COLLEGE SCH/ #4 TIF INCR
 TIF Taxing District Inc. Number: 570741
 TIF Taxing District Base Year: 2012
 FY TIF Revenue First Received: 2016
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2036

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	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: FAIRFAX (57G544)
 Urban Renewal Area: FAIRFAX URA (57050)
 TIF Taxing District Name: FAIRFAX CITY AG/COLLEGE SCH/ #4 TIF INCREM
 TIF Taxing District Inc. Number: 570743
 TIF Taxing District Base Year: 2012
 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	75,300	0	0	0	0	0	75,300	0	75,300
Taxable	54,094	0	0	0	0	0	54,094	0	54,094
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2025	60,000	15,300	7,142	8,158	168

FY 2025 TIF Revenue Received: 147

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TIF Taxing District Data Collection

Local Government Name: FAIRFAX (57G544)
 Urban Renewal Area: FAIRFAX URA (57050)
 TIF Taxing District Name: FAIRFAX CITY/COLLEGE SCH/#5 TIF INCR
 TIF Taxing District Inc. Number: 570844
 TIF Taxing District Base Year: 2016
 FY TIF Revenue First Received: 2021
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2031

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	53,014,410	0	0	0	-58,800	52,903,610	0	52,903,610
Taxable	0	24,568,360	0	0	0	-58,800	24,457,560	0	24,457,560
Homestead Credits									91

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2025	1	24,457,560	11,416,496	13,041,064	334,616

FY 2025 TIF Revenue Received: 292,601

TIF Taxing District Data Collection

Local Government Name: FAIRFAX (57G544)
 Urban Renewal Area: FAIRFAX URA (57050)
 TIF Taxing District Name: FAIRFAX CITY AG/COLLEGE SCH/#5 TIF INCR
 TIF Taxing District Inc. Number: 570846
 TIF Taxing District Base Year: 2016
 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	98,600	0	0	0	0	0	98,600	0	98,600
Taxable	70,832	0	0	0	0	0	70,832	0	70,832
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2025	286,642	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: FAIRFAX (57G544)
 Urban Renewal Area: FAIRFAX URA (57050)
 TIF Taxing District Name: FAIRFAX CITY/COLLEGE SCH/EXEMPT NC16-01/#5 TIF INCR
 TIF Taxing District Inc. Number: 570850
 TIF Taxing District Base Year: 2016
 FY TIF Revenue First Received: 2024
 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	184,590	0	0	0	-1,200	183,390	0	183,390
Taxable	0	85,544	0	0	0	-1,200	84,344	0	84,344
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2025	1	84,344	39,371	44,973	790

FY 2025 TIF Revenue Received: 691

TIF Taxing District Data Collection

Local Government Name: FAIRFAX (57G544)
 Urban Renewal Area: FAIRFAX URA (57050)
 TIF Taxing District Name: FAIRFAX TWP/COLLEGE SCH/FAIRFAX # 6 TIF INC
 TIF Taxing District Inc. Number: 570870
 TIF Taxing District Base Year: 2019
 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	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	462,200	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: FAIRFAX (57G544)
 Urban Renewal Area: FAIRFAX URA (57050)
 TIF Taxing District Name: FAIRFAX CITY/COLLEGE SCH/FAIRFAX # 6 TIF INCREMENT
 TIF Taxing District Inc. Number: 570875
 TIF Taxing District Base Year: 2019
 FY TIF Revenue First Received: 2024
 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	23,635,200	0	0	0	23,635,200	0	23,635,200
Taxable	0	0	21,140,709	0	0	0	21,140,709	0	21,140,709
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2025	292,000	21,140,709	9,868,230	11,272,479	289,236

FY 2025 TIF Revenue Received: 253,205

TIF Taxing District Data Collection

Local Government Name: FAIRFAX (57G544)
 Urban Renewal Area: FAIRFAX URA (57050)
 TIF Taxing District Name: FAIRFAX CITY AG/COLLEGE SCH/FAIRFAX # 6 TIF INCREMENT
 TIF Taxing District Inc. Number: 570877
 TIF Taxing District Base Year: 2019
 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	47,500	0	0	0	0	0	47,500	0	47,500
Taxable	34,123	0	0	0	0	0	34,123	0	34,123
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2025	170,200	0	0	0	0

FY 2025 TIF Revenue Received: 0