

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

**Levy Authority Summary**

Local Government Name: OYENS  
 Local Government Number: 75G699

**Active Urban Renewal Areas**

OYENS URBAN RENEWAL

**U.R. # of Tif Taxing  
 # Districts**  
 75025 2

**TIF Debt Outstanding: 53,467**

<b>TIF Sp. Rev. Fund Cash Balance as of 07-01-2024:</b>	<b>56,684</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:	53,467		
Returned to County Treasurer:	0		
<b>Total Expenditures:</b>	<b>53,467</b>		

<b>TIF Sp. Rev. Fund Cash Balance as of 06-30-2025:</b>	<b>3,217</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: -3,217**

♣ Annual Urban Renewal Report, Fiscal Year 2024 - 2025

**Urban Renewal Area Data Collection**

Local Government Name: OYENS (75G699)  
 Urban Renewal Area: OYENS URBAN RENEWAL  
 UR Area Number: 75025

UR Area Creation Date: 09/2008

To create a public/private sector partnership stimulating & facilitating business and commercial development activities.  
 To strengthen the local economy by enhancing the tax base within the urban renewal area.

UR Area Purpose:

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
OYENS CITY/REMSEN-UNION SCH/OYENS URBAN RENEWAL INC	750174	750175	0
OYENS CITY AG/REMSEN-UNION SCH/OYENS AG URBAN RENEWAL INC	750199	750200	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	17,230	6,243,860	4,461,060	590,600	0	-16,000	11,277,250	0	11,277,250
Taxable	12,378	2,893,578	3,708,455	520,617	0	-16,000	7,099,528	0	7,099,528
Homestead Credits									33

**TIF Sp. Rev. Fund Cash Balance as of 07-01-2024:** **56,684** **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:	53,467
Returned to County Treasurer:	0
<b>Total Expenditures:</b>	<b>53,467</b>

**TIF Sp. Rev. Fund Cash Balance as of 06-30-2025:** **3,217** **0** **Amount of 06-30-2025 Cash Balance Restricted for LMI**

## Projects For OYENS URBAN RENEWAL

### Well project

Description:	Dig 2 new wells for the water supply and build new water distribution plant
Classification:	Water treatment plants, waste treatment plants & lagoons
Physically Complete:	Yes
Payments Complete:	No

### Street Surfacing

Description:	Surface Streets-Lincoln and Main streets
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

### Bond Fees

Description:	redo the TIF paperwork
Classification:	Administrative expenses
Physically Complete:	Yes
Payments Complete:	No

### Street Surfacing

Description:	Surface Street- Park Street
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

## Debts/Obligations For OYENS URBAN RENEWAL

### Well Project/General Obligation Bond

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	12,000
Interest:	825
Total:	12,825
Annual Appropriation?:	No
Date Incurred:	05/27/2010
FY of Last Payment:	2026

### Bond Fees

Debt/Obligation Type:	Internal Loans
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	No
Date Incurred:	05/06/2024
FY of Last Payment:	2029

### Surface Road

Debt/Obligation Type:	Internal Loans
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	No
Date Incurred:	06/10/2024
FY of Last Payment:	2029

### Water

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	No
Date Incurred:	07/25/2024
FY of Last Payment:	2029

### Water- Well

Debt/Obligation Type:	Internal Loans
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	Yes
Date Incurred:	05/06/2024
FY of Last Payment:	2029

### Water- Well

Debt/Obligation Type:	Internal Loans
Principal:	40,642
Interest:	0
Total:	40,642
Annual Appropriation?:	No
Date Incurred:	05/27/2010
FY of Last Payment:	2025

## Non-Rebates For OYENS URBAN RENEWAL

TIF Expenditure Amount:	12,825
Tied To Debt:	Well Project/General Obligation Bond
Tied To Project:	Well project
TIF Expenditure Amount:	0
Tied To Debt:	Water- Well
Tied To Project:	Well project
TIF Expenditure Amount:	0
Tied To Debt:	Bond Fees
Tied To Project:	Bond Fees
TIF Expenditure Amount:	0
Tied To Debt:	Surface Road
Tied To Project:	Street Surfacing
TIF Expenditure Amount:	40,642
Tied To Debt:	Well Project/General Obligation Bond
Tied To Project:	Well project

♣ Annual Urban Renewal Report, Fiscal Year 2024 - 2025

**TIF Taxing District Data Collection**

Local Government Name: OYENS (75G699)  
 Urban Renewal Area: OYENS URBAN RENEWAL (75025)  
 TIF Taxing District Name: OYENS CITY/REMSEN-UNION SCH/OYENS URBAN RENEWAL INC  
 TIF Taxing District Inc. Number: 750175  
 TIF Taxing District Base Year: 2008  
 FY TIF Revenue First Received: 2010  
 Subject to a Statutory end date? No

UR Designation	
Slum	No
Blighted	09/2008
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	6,243,860	4,461,060	590,600	0	-16,000	11,260,020	0	11,260,020
Taxable	0	2,893,578	3,708,455	520,617	0	-16,000	7,087,150	0	7,087,150
Homestead Credits									33

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2025	6,497,170	4,778,850	0	4,778,850	96,403

FY 2025 TIF Revenue Received: 0

**TIF Taxing District Data Collection**

Local Government Name: OYENS (75G699)  
 Urban Renewal Area: OYENS URBAN RENEWAL (75025)  
 TIF Taxing District Name: OYENS CITY AG/REMSEN-UNION SCH/OYENS AG URBAN RENEWAL INC  
 TIF Taxing District Inc. Number: 750200  
 TIF Taxing District Base Year: 2008  
 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	17,230	0	0	0	0	0	17,230	0	17,230
Taxable	12,378	0	0	0	0	0	12,378	0	12,378
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2025	18,520	0	0	0	0

FY 2025 TIF Revenue Received: 0