

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

**Levy Authority Summary**

Local Government Name: FOREST CITY  
 Local Government Number: 95G912

<b>Active Urban Renewal Areas</b>	<b>U.R. #</b>	<b># of Tif Taxing Districts</b>
FOREST CITY COMBINED URBAN RENEWAL AREA	41011	1
FOREST CITY COMBINED TIF 4-6-7-8-AMENDED	95014	6
FOREST CITY NE HOTEL AG #12 URBAN RENEWAL	95015	1
FOREST CITY NE HOTEL #11 URBAN RENEWAL	95016	1
FOREST CITY WESTOWN PLACE URBAN RENEWAL AREA	95023	1
FOREST CITY #13 IRISH HOSPITAL	95024	1

**TIF Debt Outstanding: 842,821**

**TIF Sp. Rev. Fund Cash Balance as of 07-01-2024: 0      139,916      Amount of 07-01-2024 Cash Balance Restricted for LMI**

TIF Revenue:	530,526
TIF Sp. Revenue Fund Interest:	0
Property Tax Replacement Claims	0
Asset Sales & Loan Repayments:	0
<b>Total Revenue:</b>	<b>530,526</b>

Rebate Expenditures:	83,987
Non-Rebate Expenditures:	758,834
Returned to County Treasurer:	0
<b>Total Expenditures:</b>	<b>842,821</b>

**TIF Sp. Rev. Fund Cash Balance as of 06-30-2025: -312,295      139,916      Amount of 06-30-2025 Cash Balance Restricted for LMI**

**Year-End Outstanding TIF Obligations, Net of TIF Special Revenue Fund Balance: 312,295**

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**Urban Renewal Area Data Collection**

Local Government Name: FOREST CITY (95G912)  
 Urban Renewal Area: FOREST CITY COMBINED URBAN RENEWAL AREA  
 UR Area Number: 41011

UR Area Creation Date: 11/2015

UR Area Purpose: To combine the various smaller urban renewal areas into one larger urban renewal area for economic development purposes.

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
FOREST CITY/FOREST CITY/URBAN RENEWAL AMEND 2019 TIF INCREM	410122	410123	3,555,991

**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	19,789,820	0	0	19,789,820	0	19,789,820
Taxable	0	0	0	17,741,148	0	0	17,741,148	0	17,741,148
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:	77,495		
TIF Sp. Revenue Fund Interest:	0		
Property Tax Replacement Claims	0		
Asset Sales & Loan Repayments:	0		
<b>Total Revenue:</b>	<b>77,495</b>		
Rebate Expenditures:	0		
Non-Rebate Expenditures:	428,718		
Returned to County Treasurer:	0		
<b>Total Expenditures:</b>	<b>428,718</b>		

<b>TIF Sp. Rev. Fund Cash Balance as of 06-30-2025:</b>	<b>-351,223</b>	<b>0</b>	<b>Amount of 06-30-2025 Cash Balance Restricted for LMI</b>
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## Projects For FOREST CITY COMBINED URBAN RENEWAL AREA

### Industrial Marketing

Description:	Marketing and Planning
Classification:	Industrial/manufacturing property
Physically Complete:	No
Payments Complete:	No

### Legal/Admin Services

Description:	Urban Renewal Plan Work
Classification:	Administrative expenses
Physically Complete:	Yes
Payments Complete:	No

### 2018 Street Project

Description:	Resurface Arterial Roads
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

### YMCA Daycare

Description:	Help Expand Daycare for Workers in Community
Classification:	Industrial/manufacturing property
Physically Complete:	No
Payments Complete:	No

### Boman Fine Arts Center

Description:	2-USDA Red Lg Loans
Classification:	Municipal and other publicly-owned or leased buildings
Physically Complete:	Yes
Payments Complete:	No

## Debts/Obligations For FOREST CITY COMBINED URBAN RENEWAL AREA

### Industrial Marketing

Debt/Obligation Type:	Other Debt
Principal:	75,000
Interest:	0
Total:	75,000
Annual Appropriation?:	Yes
Date Incurred:	07/01/2016
FY of Last Payment:	2025

### YMCA Daycare

Debt/Obligation Type:	Other Debt
Principal:	25,000
Interest:	0
Total:	25,000
Annual Appropriation?:	Yes
Date Incurred:	07/01/2018
FY of Last Payment:	2025

### Legal/Admin Services

Debt/Obligation Type:	Internal Loans
Principal:	2,222
Interest:	0
Total:	2,222
Annual Appropriation?:	Yes
Date Incurred:	07/01/2018
FY of Last Payment:	2025

### 2018 Street Project

Debt/Obligation Type:	Internal Loans
Principal:	100,000
Interest:	0
Total:	100,000
Annual Appropriation?:	No
Date Incurred:	07/01/2018
FY of Last Payment:	2025

### Boman Fine Arts Center

Debt/Obligation Type:	TIF Revenue Bonds/Notes
Principal:	226,496
Interest:	0
Total:	226,496
Annual Appropriation?:	Yes
Date Incurred:	07/01/2018
FY of Last Payment:	2029

## Non-Rebates For FOREST CITY COMBINED URBAN RENEWAL AREA

TIF Expenditure Amount:	75,000
Tied To Debt:	Industrial Marketing
Tied To Project:	Industrial Marketing
TIF Expenditure Amount:	100,000
Tied To Debt:	2018 Street Project
Tied To Project:	2018 Street Project
TIF Expenditure Amount:	226,496
Tied To Debt:	Boman Fine Arts Center
Tied To Project:	Boman Fine Arts Center
TIF Expenditure Amount:	25,000
Tied To Debt:	YMCA Daycare
Tied To Project:	YMCA Daycare
TIF Expenditure Amount:	2,222
Tied To Debt:	Legal/Admin Services
Tied To Project:	Legal/Admin Services

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In 2015 Multiple Urban Renewal Areas were combined into one large urban renewal area. This report will reflect those changes.

In FY18, the internal projects and loans were moved to a cap. projects account,

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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: FOREST CITY (95G912)  
 Urban Renewal Area: FOREST CITY COMBINED URBAN RENEWAL AREA (41011)  
 TIF Taxing District Name: FOREST CITY/FOREST CITY/URBAN RENEWAL AMEND 2019 TIF INCREM  
 TIF Taxing District Inc. Number: 410123  
 TIF Taxing District Base Year: 2018  
 FY TIF Revenue First Received: 2020  
 Subject to a Statutory end date? Yes  
 Fiscal year this TIF Taxing District statutorily ends: 2041

UR Designation	
Slum	No
Blighted	No
Economic Development	04/2019

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	19,789,820	0	0	19,789,820	0	19,789,820
Taxable	0	0	0	17,741,148	0	0	17,741,148	0	17,741,148
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2025	14,301,620	5,488,200	3,555,991	1,932,209	55,832

FY 2025 TIF Revenue Received: 77,495



## **Non-Rebates For FOREST CITY COMBINED TIF 4-6-7-8-AMENDED**

TIF Expenditure Amount: 0

## Income Housing For FOREST CITY COMBINED TIF 4-6-7-8-AMENDED

Amount of FY 2025 expenditures that provide or aid in the provision of public improvements related to housing and residential development:	54,100
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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

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**TIF Taxing District Data Collection**

Local Government Name:	FOREST CITY (95G912)
Urban Renewal Area:	FOREST CITY COMBINED TIF 4-6-7-8-AMENDED (95014)
TIF Taxing District Name:	FOREST CITY CITY/FOREST CITY SCH(FOREST CITY)/FOREST CITY #4 TIF INCREM
TIF Taxing District Inc. Number:	950081
TIF Taxing District Base Year:	2000
FY TIF Revenue First Received:	2003
Subject to a Statutory end date?	No

UR Designation	
Slum	09/2006
Blighted	09/2006
Economic Development	05/2000

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	5,082,390	0	0	0	5,082,390	0	5,082,390
Taxable	0	0	4,302,900	0	0	0	4,302,900	0	4,302,900
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2025	976,841	4,105,549	2,259,447	1,846,102	61,439

FY 2025 TIF Revenue Received: 75,195

**TIF Taxing District Data Collection**

Local Government Name:	FOREST CITY (95G912)
Urban Renewal Area:	FOREST CITY COMBINED TIF 4-6-7-8-AMENDED (95014)
TIF Taxing District Name:	FOREST CITY CITY AG/FOREST CITY SCH(FOREST CITY)/FOREST CITY AG #4 TIF INCREMENT
TIF Taxing District Inc. Number:	950083
TIF Taxing District Base Year:	2000
FY TIF Revenue First Received:	2003
Subject to a Statutory end date?	No

UR Designation	
Slum	09/2006
Blighted	09/2006
Economic Development	05/2000

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	0	0	0	0	0

FY 2025 TIF Revenue Received: 0

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**TIF Taxing District Data Collection**

Local Government Name: FOREST CITY (95G912)  
 Urban Renewal Area: FOREST CITY COMBINED TIF 4-6-7-8-AMENDED (95014)  
 TIF Taxing District Name: FOREST CITY CITY/FOREST CITY SCH(FOREST CITY)/FOREST CITY #6  
 PRAIRIE VIEW TIF INCREM  
 TIF Taxing District Inc. Number: 950105  
 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: 2021

UR Designation	
Slum	No
Blighted	No
Economic Development	05/2004

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	8,090,090	0	0	0	-8,000	8,072,340	0	8,072,340
Taxable	0	3,749,168	0	0	0	-8,000	3,731,418	0	3,731,418
Homestead Credits									28

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2025	469,620	3,731,418	2,053,550	1,677,868	55,840

FY 2025 TIF Revenue Received: 68,342

**TIF Taxing District Data Collection**

Local Government Name: FOREST CITY (95G912)  
 Urban Renewal Area: FOREST CITY COMBINED TIF 4-6-7-8-AMENDED (95014)  
 TIF Taxing District Name: FOREST CITY\FOREST CITY SCH(FOREST CITY)\MAYES EDUCATION 2010 TIF  
 TIF Taxing District Inc. Number: 950142  
 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: 2031

UR Designation	
Slum	No
Blighted	No
Economic Development	05/2009

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	22,070,955	5,994,467	0	0	-44,000	27,897,922	0	27,897,922
Taxable	0	10,228,296	3,095,491	0	0	-44,000	13,156,287	0	13,156,287
Homestead Credits									94

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2025	19,156,840	8,785,082	4,902,768	3,882,314	129,205

FY 2025 TIF Revenue Received: 162,039

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**TIF Taxing District Data Collection**

Local Government Name: FOREST CITY (95G912)  
 Urban Renewal Area: FOREST CITY COMBINED TIF 4-6-7-8-AMENDED (95014)  
 TIF Taxing District Name: FOREST CITY/FOREST CITY SCH/FC TIF #7 DOLLAR GENERAL INCRE  
 TIF Taxing District Inc. Number: 950150  
 TIF Taxing District Base Year: 2005  
 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	711,230	0	0	0	711,230	0	711,230
Taxable	0	0	574,621	0	0	0	574,621	0	574,621
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2025	158,050	553,180	304,434	248,746	8,278

FY 2025 TIF Revenue Received: 10,131

**TIF Taxing District Data Collection**

Local Government Name: FOREST CITY (95G912)  
 Urban Renewal Area: FOREST CITY COMBINED TIF 4-6-7-8-AMENDED (95014)  
 TIF Taxing District Name: FOREST CITY/FOREST CITY SCHOOL 2019AMEND INCRE  
 TIF Taxing District Inc. Number: 950156  
 TIF Taxing District Base Year: 2018  
 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	365,630	0	0	365,630	0	365,630
Taxable	0	0	0	290,837	0	0	290,837	0	290,837
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2025	365,930	0	0	0	0

FY 2025 TIF Revenue Received: 0

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**Urban Renewal Area Data Collection**

Local Government Name: FOREST CITY (95G912)  
 Urban Renewal Area: FOREST CITY NE HOTEL AG #12 URBAN RENEWAL  
 UR Area Number: 95015

UR Area Creation Date:

UR Area Purpose:

<b>Tax Districts within this Urban Renewal Area</b>	<b>Base No.</b>	<b>Increment No.</b>	<b>Increment Value Used</b>
FOREST CITY/FOREST CTIY SCH/FC TIF #12 NE HOTEL AG INC	950159	950160	7,652

**Urban Renewal Area Value by Class - 1/1/2023 for FY 2025**

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	223,512	0	0	0	0	0	223,512	0	223,512
Taxable	160,563	0	0	0	0	0	160,563	0	160,563
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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**TIF Taxing District Data Collection**

Local Government Name: FOREST CITY (95G912)  
 Urban Renewal Area: FOREST CITY NE HOTEL AG #12 URBAN RENEWAL (95015)  
 TIF Taxing District Name: FOREST CITY/FOREST CTIY SCH/FC TIF #12 NE HOTEL AG INC  
 TIF Taxing District Inc. Number: 950160  
 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	223,512	0	0	0	0	0	223,512	0	223,512
Taxable	160,563	0	0	0	0	0	160,563	0	160,563
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2025	204,299	19,213	7,652	11,561	274

FY 2025 TIF Revenue Received: 0

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**Urban Renewal Area Data Collection**

Local Government Name: FOREST CITY (95G912)  
 Urban Renewal Area: FOREST CITY NE HOTEL #11 URBAN RENEWAL  
 UR Area Number: 95016

UR Area Creation Date:

UR Area Purpose:

**Tax Districts within this Urban Renewal Area**

	Base No.	Increment No.	Increment Value Used
FOREST CITY/FORESTCITYSCH/FC#11 NE HOTEL INC	950157	950158	3,345,320

**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	6,111,100	12,107,250	536,020	0	-8,000	18,736,620	0	18,736,620
Taxable	0	2,832,055	9,821,881	416,932	0	-8,000	13,053,118	0	13,053,118
Homestead Credits									12

**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:	110,355
TIF Sp. Revenue Fund Interest:	0
Property Tax Replacement Claims	0
Asset Sales & Loan Repayments:	0
<b>Total Revenue:</b>	<b>110,355</b>

Rebate Expenditures:	61,118
Non-Rebate Expenditures:	330,116
Returned to County Treasurer:	0
<b>Total Expenditures:</b>	<b>391,234</b>

**TIF Sp. Rev. Fund Cash Balance as of 06-30-2025:** -280,879      0      **Amount of 06-30-2025 Cash Balance Restricted for LMI**

## Projects For FOREST CITY NE HOTEL #11 URBAN RENEWAL

### Hotel

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

## Debts/Obligations For FOREST CITY NE HOTEL #11 URBAN RENEWAL

### Cobblestone Inn

Debt/Obligation Type:	Internal Loans
Principal:	330,116
Interest:	0
Total:	330,116
Annual Appropriation?:	Yes
Date Incurred:	10/04/2021
FY of Last Payment:	2025

### Cobblestone Inn

Debt/Obligation Type:	Rebates
Principal:	61,118
Interest:	0
Total:	61,118
Annual Appropriation?:	Yes
Date Incurred:	09/16/2019
FY of Last Payment:	2025

## **Non-Rebates For FOREST CITY NE HOTEL #11 URBAN RENEWAL**

TIF Expenditure Amount:	330,116
Tied To Debt:	Cobblestone Inn
Tied To Project:	Hotel

## Rebates For FOREST CITY NE HOTEL #11 URBAN RENEWAL

### Cobblestone Inn

TIF Expenditure Amount:	61,118
Rebate Paid To:	Forest City Hospitality
Tied To Debt:	Cobblestone Inn
Tied To Project:	Hotel
Projected Final FY of Rebate:	2032

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**TIF Taxing District Data Collection**

Local Government Name: FOREST CITY (95G912)  
 Urban Renewal Area: FOREST CITY NE HOTEL #11 URBAN RENEWAL (95016)  
 TIF Taxing District Name: FOREST CITY/FORESTCITYSCH/FC#11 NE HOTEL INC  
 TIF Taxing District Inc. Number: 950158  
 TIF Taxing District Base Year: 2019  
 FY TIF Revenue First Received: 2023  
 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	6,111,100	12,107,250	536,020	0	-8,000	18,736,620	0	18,736,620
Taxable	0	2,832,055	9,821,881	416,932	0	-8,000	13,053,118	0	13,053,118
Homestead Credits									12

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2025	10,336,360	8,408,260	3,345,320	5,062,940	168,497

FY 2025 TIF Revenue Received: 110,355

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**Urban Renewal Area Data Collection**

Local Government Name: FOREST CITY (95G912)  
 Urban Renewal Area: FOREST CITY WESTOWN PLACE URBAN RENEWAL AREA  
 UR Area Number: 95023

UR Area Creation Date: 01/2017

UR Area Purpose: To create job opportunities, expand commercial, industrial and residential development, enhance municipal infrastructure.

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
FOREST CITY/FOREST CITY SCH/FC TIF #9 WESTOWN PLACE URBAN INCREMENT	950151	950152	810,344

**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	2,118,270	24,840	0	0	0	2,143,110	0	2,143,110
Taxable	0	981,666	11,512	0	0	0	993,178	0	993,178
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:	26,969
TIF Sp. Revenue Fund Interest:	0
Property Tax Replacement Claims	0
Asset Sales & Loan Repayments:	0
<b>Total Revenue:</b>	<b>26,969</b>

Rebate Expenditures:	22,869
Non-Rebate Expenditures:	0
Returned to County Treasurer:	0
<b>Total Expenditures:</b>	<b>22,869</b>

**TIF Sp. Rev. Fund Cash Balance as of 06-30-2025:** 4,100      0      **Amount of 06-30-2025 Cash Balance Restricted for LMI**

## Projects For FOREST CITY WESTOWN PLACE URBAN RENEWAL AREA

### Westown Place

Description:	Westown I
Classification:	Low and Moderate Income Housing
Physically Complete:	Yes
Payments Complete:	No

## Debts/Obligations For FOREST CITY WESTOWN PLACE URBAN RENEWAL AREA

### Westown Place

Debt/Obligation Type:	Rebates
Principal:	22,869
Interest:	0
Total:	22,869
Annual Appropriation?:	Yes
Date Incurred:	12/22/2016
FY of Last Payment:	2025

## Rebates For FOREST CITY WESTOWN PLACE URBAN RENEWAL AREA

### Westown

TIF Expenditure Amount:	22,869
Rebate Paid To:	Westown Place LLC
Tied To Debt:	Westown Place
Tied To Project:	Westown Place
Projected Final FY of Rebate:	2039

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**TIF Taxing District Data Collection**

Local Government Name: FOREST CITY (95G912)  
 Urban Renewal Area: FOREST CITY WESTOWN PLACE URBAN RENEWAL AREA (95023)  
 TIF Taxing District Name: FOREST CITY/FOREST CITY SCH/FC TIF #9 WESTOWN PLACE URBAN INCREMENT  
 TIF Taxing District Inc. Number: 950152  
 TIF Taxing District Base Year: 2016  
 FY TIF Revenue First Received: 2020  
 Subject to a Statutory end date? No

	UR Designation
Slum	No
Blighted	No
Economic Development	12/2016

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	2,118,270	24,840	0	0	0	2,143,110	0	2,143,110
Taxable	0	981,666	11,512	0	0	0	993,178	0	993,178
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2025	34,640	993,178	810,344	182,834	6,085

FY 2025 TIF Revenue Received: 26,969

▲ Annual Urban Renewal Report, Fiscal Year 2024 - 2025

**Urban Renewal Area Data Collection**

Local Government Name: FOREST CITY (95G912)  
 Urban Renewal Area: FOREST CITY #13 IRISH HOSPITAL  
 UR Area Number: 95024

UR Area Creation Date:

UR Area Purpose:

**Tax Districts within this Urban Renewal Area**

	Base No.	Increment No.	Increment Value Used
FOREST CITY/FORESTCITYSCH/FC#13 IRISH HOSPITAL INC	950161	950162	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: FOREST CITY (95G912)  
 Urban Renewal Area: FOREST CITY #13 IRISH HOSPITAL (95024)  
 TIF Taxing District Name: FOREST CITY/FORESTCITYSCH/FC#13 IRISH HOSPITAL INC  
 TIF Taxing District Inc. Number: 950162  
 TIF Taxing District Base Year: 2021  
 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	0	0	0	0	0

FY 2025 TIF Revenue Received: 0