

Annual Urban Renewal Report, Fiscal Year 2023 - 2024

Levy Authority Summary

Local Government Name: MARION
 Local Government Number: 57G547

Active Urban Renewal Areas	U.R. #	# of Tif Taxing Districts
MARION COLLINS ROAD RESTATED 2017 URA	57046	13
MARION HIGHWAY N # 1 URA	57059	2
MARION WINSLOW RD URA	57060	2
MARION HIGHWAY 13 URA	57061	2
MARION 29TH AVE URA	57071	2
MARION WEST TOWER TERRACE RD URA	57074	2
MARION COMMERCE CORRIDOR URA	57939	3
MARION CENTRAL CORRIDOR RESTATED 2017 URA	57945	3
MARION ECHO HILL ROAD URA	57959	3

TIF Debt Outstanding: **46,494,426**

TIF Sp. Rev. Fund Cash Balance			Amount of 07-01-2023 Cash Balance
as of 07-01-2023:	652,152	12,052	Restricted for LMI

TIF Revenue:	5,596,704
TIF Sp. Revenue Fund Interest:	62,737
Property Tax Replacement Claims	0
Asset Sales & Loan Repayments:	0
Total Revenue:	5,659,441

Rebate Expenditures:	1,699,648
Non-Rebate Expenditures:	3,607,493
Returned to County Treasurer:	0
Total Expenditures:	5,307,141

TIF Sp. Rev. Fund Cash Balance			Amount of 06-30-2024 Cash Balance
as of 06-30-2024:	1,004,452	0	Restricted for LMI

Year-End Outstanding TIF Obligations, Net of TIF Special Revenue Fund Balance: **40,182,833**

♣ Annual Urban Renewal Report, Fiscal Year 2023 - 2024

Urban Renewal Area Data Collection

Local Government Name: MARION (57G547)
 Urban Renewal Area: MARION COLLINS ROAD RESTATED 2017 URA
 UR Area Number: 57046

UR Area Creation Date: 08/1994

The primary goal of this plan is to stimulate, through public involvement and commitment, private investments in commercial and industrial development and to create a sound economic base that will serve as the foundation for future growth and development.

UR Area Purpose:

Tax Districts within this Urban Renewal Area

	Base No.	Increment No.	Increment Value Used
MARION TWP/MARION SCH/ MARION CITY/ INCR	570260	570261	5,017
MARION TWP/LINN MAR SCH/ MARION CITY/ INCR	570262	570263	1,170,085
MARION TWP/SPRINGVILLE SCH/MARION CITY/ INCR	570264	570265	25,399
MARION CITY/CEDAR RAPIDS SCH/ INCR	570266	570267	4,272,507
MARION CITY AG/CEDAR RAPIDS SCH/ INCR	570268	570269	1,620
MARION CITY/MARION SCH/ INCR	570270	570271	39,277,397
MARION CITY AG/MARION SCH/ INCR	570272	570273	4,543
MARION CITY/LINN MAR SCH/ INCR	570274	570275	66,319,664
MARION CITY AG/LINN MAR SCH/ INCR	570276	570277	1,051
MARION CITY/MARION SCH/COLLINS RD RESTATED 2017 TIF INCR	570803	570804	21,583,170
MARION CITY AG/MARION SCH/COLLINS RD RESTATED 2017 TIF INCR	570807	570808	0
MARION CITY/CEDAR RAPIDS SCH/COLLINS RD RESTATED 2017 TIF INCR	570809	570810	10,877
MARION CITY/LINN MAR SCH/COLLINS RD EXT 2019 ADD TIF INCR	570847	570848	105,406

Urban Renewal Area Value by Class - 1/1/2022 for FY 2024

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	1,610,900	531,350,507	240,380,500	26,262,093	0	-566,712	799,037,288	0	799,037,288
Taxable	1,476,279	290,383,547	203,547,520	22,181,417	0	-566,712	517,022,051	0	517,022,051
Homestead Credits									1,826

TIF Sp. Rev. Fund Cash Balance as of 07-01-2023: 592,629 **0** **Amount of 07-01-2023 Cash Balance Restricted for LMI**

TIF Revenue: 4,238,145
 TIF Sp. Revenue Fund Interest: 52,224
 Property Tax Replacement Claims: 0
 Asset Sales & Loan Repayments: 0
Total Revenue: 4,290,369

Rebate Expenditures: 1,305,284
 Non-Rebate Expenditures: 2,714,798
 Returned to County Treasurer: 0
Total Expenditures: 4,020,082

TIF Sp. Rev. Fund Cash Balance as of 06-30-2024:	862,916	0	Amount of 06-30-2024 Cash Balance Restricted for LMI
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Projects For MARION COLLINS ROAD RESTATED 2017 URA

MEDCO - MEC

Description:	Add diversity and generate new economic opportunities; generate public gains and benefits through job creation
Classification:	Acquisition of property
Physically Complete:	Yes
Payments Complete:	No

Guardian Industries

Description:	Construction of warehouse/distribution center
Classification:	Commercial - warehouses and distribution facilities
Physically Complete:	Yes
Payments Complete:	No

Traffic Signals

Description:	Installation of traffic signals
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

3rd Avenue Extension

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

Genesis Equities - Marion Iron

Description:	Relocation of Marion Iron Company and construction of new facility for recycling materials
Classification:	Industrial/manufacturing property
Physically Complete:	Yes
Payments Complete:	No

Freund Vector

Description:	Construct an addition to current facility
Classification:	Industrial/manufacturing property
Physically Complete:	No
Payments Complete:	No

MEDCO - EIPlast

Description:	Construction of industrial building
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Classification:	Industrial/manufacturing property
Physically Complete:	No
Payments Complete:	No

Fiberight

Description:	Construction of industrial building
Classification:	Industrial/manufacturing property
Physically Complete:	No
Payments Complete:	No

Acterra Group

Description:	Construct addition to manufacturing building
Classification:	Industrial/manufacturing property
Physically Complete:	No
Payments Complete:	No

MEDCO - Legacy Manufacturing

Description:	Construct office, manufacturing, and warehouse distribution building
Classification:	Industrial/manufacturing property
Physically Complete:	Yes
Payments Complete:	No

MEDCO - Fiberight

Description:	Construction of industrial use building
Classification:	Industrial/manufacturing property
Physically Complete:	No
Payments Complete:	No

Genesis Equities - D&R & Klingler

Description:	Construction of industrial building to move businesses
Classification:	Industrial/manufacturing property
Physically Complete:	Yes
Payments Complete:	No

Victory Gymnastics

Description:	Construction of gymnastics training academy Recreational facilities (lake development, parks, ball fields, trails)
Classification:	
Physically Complete:	Yes
Payments Complete:	No

Heartland Animal Hospital

Description:	Construction of Commercial building for vet clinic
Classification:	Commercial - office properties

Physically Complete:	Yes
Payments Complete:	No

Hupp Electric Motors

Description:	Construct an addition to existing building
Classification:	Industrial/manufacturing property
Physically Complete:	Yes
Payments Complete:	Yes

Integrity - 62nd St

Description:	Construct 44 unit commercial rental and condo business complex
Classification:	Commercial - warehouses and distribution facilities
Physically Complete:	Yes
Payments Complete:	No

Riley

Description:	Construct 3rd Ave between 31st and 44th Street
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Central Corridor

Description:	Reconstruction of 7th Avenue including 3 Roundabouts & Streetscape
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

Marion Iron Rebate

Description:	Construction of Marion Iron Facility
Classification:	Industrial/manufacturing property
Physically Complete:	Yes
Payments Complete:	No

Marion Process Solutions

Description:	Construction of new testing facilities for ongoing manufacturing operations
Classification:	Industrial/manufacturing property
Physically Complete:	Yes
Payments Complete:	No

Lincolnview Square

Description:	Construction of CVS Pharmacy, Linn Area Credit Union, Kum & Go, Strip Mall
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Classification:	Commercial - retail
Physically Complete:	Yes
Payments Complete:	No

Squaw Creek Crossing

Description:	Purchase property and prepare site for development for commercial and mixed use facilities including hotel
Classification:	Mixed use property (ie: a significant portion is residential and significant portion is commercial)
Physically Complete:	No
Payments Complete:	No

GLD Commercial - Hotel

Description:	Construction of a commercial hotel
Classification:	Commercial - hotels and conference centers
Physically Complete:	Yes
Payments Complete:	No

APC Emmert

Description:	Construction of commercial facility
Classification:	Industrial/manufacturing property
Physically Complete:	Yes
Payments Complete:	No

Genesis Equities - Contractor Condos

Description:	Redevelopment and renovation of existing commercial building for use in business operations
Classification:	Commercial - warehouses and distribution facilities
Physically Complete:	Yes
Payments Complete:	No

Klingler Paint

Description:	Construct commercial facility for Klingler Paint
Classification:	Commercial - retail
Physically Complete:	Yes
Payments Complete:	No

KTRO Contractor Condos

Description:	Construction of mini storage facilities
Classification:	Commercial - warehouses and distribution facilities
Physically Complete:	Yes
Payments Complete:	Yes

PDS Investments

Description:	Construction of a multi-story commercial building
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Classification:	Commercial - retail
Physically Complete:	Yes
Payments Complete:	No

6th and 7th Avenues

Description:	Road improvements to 6th and 7th Avenues
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

JE Pense - Weems - Legacy Manufacturing

Description:	Construction of a new warehousing and distribution center facilities
Classification:	Commercial - warehouses and distribution facilities
Physically Complete:	Yes
Payments Complete:	Yes

Culver Enterprises Contractor Condos

Description:	Construction of new Commercial Building to include sprinkler system and stormwater drainage improvements
Classification:	Commercial - warehouses and distribution facilities
Physically Complete:	Yes
Payments Complete:	No

KTRO - EcoLips

Description:	Remodel and Renovate existing warehouse and office space
Classification:	Commercial - warehouses and distribution facilities
Physically Complete:	Yes
Payments Complete:	No

GLD Properties - 2791 7th Ave

Description:	Construction of multi-tenant commercial building
Classification:	Commercial - retail
Physically Complete:	Yes
Payments Complete:	No

GLD Properties - 2931 7th Ave

Description:	Construction of multi-tenant commercial building
Classification:	Commercial - retail
Physically Complete:	Yes
Payments Complete:	No

TWG LMI Housing Project

Description:	Development of multifamily housing - new affordable housing
Classification:	Low and Moderate Income Housing
Physically Complete:	Yes
Payments Complete:	No

Marion Aircom Park Sanitary Sewer Improv

Description:	Construction of sanitary sewer system improvements for development of Marion Aircom Park
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Victory Sports Center

Description:	Construction of new warrior-style fitness facility
Classification:	Commercial - retail
Physically Complete:	Yes
Payments Complete:	No

Genesis Equities - 6th Ave

Description:	Reconstruction and Extension of 6th Ave
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

2023-2026 Urban Renewal Administration and Professional Support Program

Description:	Admin and Prof support to urban renewal projects in 2022, 2023, 2024, 2025 fiscal years
Classification:	Administrative expenses
Physically Complete:	No
Payments Complete:	No

2019B Urban Renewal Bonds

Description:	Airport Improvement Program & Trail behind Marriott Recreational facilities (lake development, parks, ball fields, trails)
Classification:	
Physically Complete:	No
Payments Complete:	No

Integrity - Partners Ave

Description:	Construct 21 unit commercial rental and condo business complex
Classification:	Commercial - warehouses and distribution facilities
Physically Complete:	Yes
Payments Complete:	No

MEDCO Holding Company LLC Infrastructure Project

Description:	Extension of Enterprise Drive; Other Road Improv in Marion Enterprise Center
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Community Housing Inc LMI Housing Project

Description:	Construction of Housing affordable to seniors of LMI at 1330 East Post Road
Classification:	Low and Moderate Income Housing
Physically Complete:	No
Payments Complete:	No

Marion AirCom Park Sanitary Sewer Extension Project

Description:	Construction of Sanitary Sewer south end MEDCO Drive East then North
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Marion Municipal Airport Operating and Support Program

Description:	Airport Operating Costs
Classification:	Municipal and other publicly-owned or leased buildings
Physically Complete:	No
Payments Complete:	No

Polymer Engineering Project

Description:	Expansion of manufacturing facility located at 3525 3rd Ave
Classification:	Industrial/manufacturing property
Physically Complete:	No
Payments Complete:	No

Acterra Campus Project

Description:	Construction of new welding and fabrication equipment facility; Expansion of existing paint and sandblasting facilities
Classification:	Industrial/manufacturing property
Physically Complete:	No
Payments Complete:	No

Hart Family Hotel

Description:	Construction of hotel at East Town Crossing
Classification:	Commercial - hotels and conference centers
Physically Complete:	No
Payments Complete:	No

Debts/Obligations For MARION COLLINS ROAD RESTATED 2017 URA

Victory Gymnastics Rebate

Debt/Obligation Type:	Rebates
Principal:	91,211
Interest:	0
Total:	91,211
Annual Appropriation?:	Yes
Date Incurred:	03/19/2015
FY of Last Payment:	2027

VWorldwide - Heartland Animal Hospital Rebate

Debt/Obligation Type:	Rebates
Principal:	9,099
Interest:	0
Total:	9,099
Annual Appropriation?:	Yes
Date Incurred:	04/09/2015
FY of Last Payment:	2025

Integrity Rebate - 62nd St

Debt/Obligation Type:	Rebates
Principal:	113,755
Interest:	0
Total:	113,755
Annual Appropriation?:	Yes
Date Incurred:	01/22/2015
FY of Last Payment:	2027

GO Bond Series 2015A

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	7,556,843
Interest:	1,419,296
Total:	8,976,139
Annual Appropriation?:	No
Date Incurred:	01/22/2015
FY of Last Payment:	2034

GO Bond Series 2015B

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	945,000
Interest:	65,705
Total:	1,010,705
Annual Appropriation?:	No
Date Incurred:	01/22/2015

FY of Last Payment: 2027

APC Emmert Rebate

Debt/Obligation Type: Rebates
Principal: 702,000
Interest: 0
Total: 702,000
Annual Appropriation?: Yes
Date Incurred: 10/08/2015
FY of Last Payment: 2038

Genesis Equities - Contractor Condos Rebate

Debt/Obligation Type: Rebates
Principal: 73,167
Interest: 0
Total: 73,167
Annual Appropriation?: Yes
Date Incurred: 11/21/2017
FY of Last Payment: 2030

Klingler Paint Rebate

Debt/Obligation Type: Rebates
Principal: 396,000
Interest: 0
Total: 396,000
Annual Appropriation?: Yes
Date Incurred: 10/08/2015
FY of Last Payment: 2037

Lincolnview Square Rebate

Debt/Obligation Type: Rebates
Principal: 101,979
Interest: 0
Total: 101,979
Annual Appropriation?: Yes
Date Incurred: 11/03/2011
FY of Last Payment: 2028

Marion Iron Rebate

Debt/Obligation Type: Rebates
Principal: 695,000
Interest: 0
Total: 695,000
Annual Appropriation?: Yes
Date Incurred: 10/08/2015
FY of Last Payment: 2037

Marion Process Solutions Rebate

Debt/Obligation Type:	Rebates
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	Yes
Date Incurred:	11/21/2017
FY of Last Payment:	2025

Squaw Creek Crossing

Debt/Obligation Type:	Rebates
Principal:	7,065,360
Interest:	0
Total:	7,065,360
Annual Appropriation?:	Yes
Date Incurred:	08/03/2017
FY of Last Payment:	2040

Revenue Bond Series 2018

Debt/Obligation Type:	TIF Revenue Bonds/Notes
Principal:	3,407,293
Interest:	794,548
Total:	4,201,841
Annual Appropriation?:	Yes
Date Incurred:	06/19/2018
FY of Last Payment:	2033

Culver Enterprises

Debt/Obligation Type:	Rebates
Principal:	59,811
Interest:	0
Total:	59,811
Annual Appropriation?:	Yes
Date Incurred:	11/20/2018
FY of Last Payment:	2028

KTRO EcoLips 1199 44th St

Debt/Obligation Type:	Rebates
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	Yes
Date Incurred:	11/20/2018
FY of Last Payment:	2027

GO Bond Series 2019B Ann. Appr

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	2,885,000
Interest:	695,700

Total:	3,580,700
Annual Appropriation?:	Yes
Date Incurred:	05/09/2019
FY of Last Payment:	2037

GLD Properties - 2931 7th Ave

Debt/Obligation Type:	Rebates
Principal:	578,047
Interest:	0
Total:	578,047
Annual Appropriation?:	Yes
Date Incurred:	09/05/2019
FY of Last Payment:	2033

GLD Properties - 2791 7th Ave

Debt/Obligation Type:	Rebates
Principal:	460,849
Interest:	0
Total:	460,849
Annual Appropriation?:	Yes
Date Incurred:	09/05/2019
FY of Last Payment:	2034

TWG - Marion Lofts - 5th Ave

Debt/Obligation Type:	Rebates
Principal:	341,733
Interest:	0
Total:	341,733
Annual Appropriation?:	Yes
Date Incurred:	09/05/2019
FY of Last Payment:	2035

Victory Sports Center

Debt/Obligation Type:	Rebates
Principal:	327,333
Interest:	0
Total:	327,333
Annual Appropriation?:	Yes
Date Incurred:	08/06/2020
FY of Last Payment:	2032

GO Bond Series 2020B (Refinance of 2012AB; 2014AB)

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	377,400
Interest:	55,973
Total:	433,373
Annual Appropriation?:	No
Date Incurred:	05/21/2020

FY of Last Payment: 2028

GO Bond Series 2021B (Refinance 2014C)

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	1,032,570
Interest:	84,215
Total:	1,116,785
Annual Appropriation?:	No
Date Incurred:	03/18/2021
FY of Last Payment:	2030

MEDCO Holding Company - MEC Road Improv

Debt/Obligation Type:	Rebates
Principal:	283,340
Interest:	0
Total:	283,340
Annual Appropriation?:	Yes
Date Incurred:	09/09/2021
FY of Last Payment:	2025

Genesis Equities - 6th Ave

Debt/Obligation Type:	Rebates
Principal:	3,586,718
Interest:	1,446,532
Total:	5,033,250
Annual Appropriation?:	Yes
Date Incurred:	07/23/2020
FY of Last Payment:	2036

Linn County REC Note

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	320,000
Interest:	14,400
Total:	334,400
Annual Appropriation?:	No
Date Incurred:	09/28/2021
FY of Last Payment:	2031

Russell Peck - Polymer Engineering Rebate

Debt/Obligation Type:	Rebates
Principal:	50,000
Interest:	0
Total:	50,000
Annual Appropriation?:	Yes
Date Incurred:	10/20/2022
FY of Last Payment:	2029

Cooper Properties - Acterra Group

Debt/Obligation Type:	Rebates
Principal:	200,000
Interest:	0
Total:	200,000
Annual Appropriation?:	Yes
Date Incurred:	10/20/2022
FY of Last Payment:	2030

Internal Advance - General/Capital Funds - Airport Operating and Support Program

Debt/Obligation Type:	Internal Loans
Principal:	427,973
Interest:	0
Total:	427,973
Annual Appropriation?:	Yes
Date Incurred:	11/03/2022
FY of Last Payment:	2024

Internal Advance - General Fund - Urban Renewal Administration and Professional Support Program

Debt/Obligation Type:	Internal Loans
Principal:	228,432
Interest:	0
Total:	228,432
Annual Appropriation?:	Yes
Date Incurred:	11/03/2022
FY of Last Payment:	2024

Hart Family Hotel

Debt/Obligation Type:	Rebates
Principal:	1,500,000
Interest:	0
Total:	1,500,000
Annual Appropriation?:	Yes
Date Incurred:	04/06/2023
FY of Last Payment:	2037

Internal Advance - General Fund - Urban Renewal Administration and Professional Support Program

Debt/Obligation Type:	Internal Loans
Principal:	218,576
Interest:	0
Total:	218,576
Annual Appropriation?:	Yes
Date Incurred:	10/19/2023
FY of Last Payment:	2025

Internal Advance - General Fund - Airport

Debt/Obligation Type:	Internal Loans
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Principal:	151,768
Interest:	0
Total:	151,768
Annual Appropriation?:	Yes
Date Incurred:	10/19/2023
FY of Last Payment:	2025

Non-Rebates For MARION COLLINS ROAD RESTATED 2017 URA

TIF Expenditure Amount:	829,098
Tied To Debt:	GO Bond Series 2015A
Tied To Project:	MEDCO - MEC
TIF Expenditure Amount:	250,320
Tied To Debt:	GO Bond Series 2015B
Tied To Project:	Fiberight
TIF Expenditure Amount:	420,184
Tied To Debt:	Revenue Bond Series 2018
Tied To Project:	GLD Commercial - Hotel
TIF Expenditure Amount:	228,432
Tied To Debt:	Genesis Equities - 6th Ave
Tied To Project:	2023-2026 Urban Renewal Administration and Professional Support Program
TIF Expenditure Amount:	256,550
Tied To Debt:	GO Bond Series 2019B Ann. Appr
Tied To Project:	2019B Urban Renewal Bonds
TIF Expenditure Amount:	96,220
Tied To Debt:	GO Bond Series 2020B (Refinance of 2012AB; 2014AB)
Tied To Project:	Traffic Signals
TIF Expenditure Amount:	159,221
Tied To Debt:	GO Bond Series 2021B (Refinance 2014C)
Tied To Project:	6th and 7th Avenues
TIF Expenditure Amount:	46,800
Tied To Debt:	Linn County REC Note
Tied To Project:	Marion AirCom Park Sanitary Sewer Extension Project
TIF Expenditure Amount:	427,973
Tied To Debt:	Internal Advance - General/Capital Funds - Airport Operating and Support Program
Tied To Project:	Marion Municipal Airport Operating and Support Program

Rebates For MARION COLLINS ROAD RESTATED 2017 URA

Marion Iron, 4000 3rd Avenue, Marion, IA

TIF Expenditure Amount:	55,908
Rebate Paid To:	Marion Iron Co
Tied To Debt:	Marion Iron Rebate
Tied To Project:	Marion Iron Rebate
Projected Final FY of Rebate:	2038

Lincolnview Square, 3215,3217,3375,3495 7th Ave

TIF Expenditure Amount:	67,576
Rebate Paid To:	Abode Construction Inc
Tied To Debt:	Lincolnview Square Rebate
Tied To Project:	Lincolnview Square
Projected Final FY of Rebate:	2028

Klingler, 7281 3rd Ave & 7289

TIF Expenditure Amount:	28,665
Rebate Paid To:	Klingler Properties
Tied To Debt:	Klingler Paint Rebate
Tied To Project:	Klingler Paint
Projected Final FY of Rebate:	2038

Integrity Companies, 591 62nd St to 599

TIF Expenditure Amount:	18,744
Rebate Paid To:	Integrity Custom Homes Inc
Tied To Debt:	Integrity Rebate - 62nd St
Tied To Project:	Integrity - 62nd St
Projected Final FY of Rebate:	2026

Heartland Animal Hospital, 1003 50th St

TIF Expenditure Amount:	6,017
Rebate Paid To:	GO America
Tied To Debt:	VWorldwide - Heartland Animal Hospital Rebate
Tied To Project:	Heartland Animal Hospital
Projected Final FY of Rebate:	2024

Victory Gymnastics, 6200 N Gateway, Marion

TIF Expenditure Amount:	60,827
Rebate Paid To:	Victory Gymnastics
Tied To Debt:	Victory Gymnastics Rebate
Tied To Project:	Victory Gymnastics

Projected Final FY of Rebate: 2026

APC Emmert, 4155 3rd Ave, Marion

TIF Expenditure Amount: 38,988
Rebate Paid To: APC Emmert
Tied To Debt: APC Emmert Rebate
Tied To Project: APC Emmert
Projected Final FY of Rebate: 2038

Genesis Equities - 4151 3rd Ave

TIF Expenditure Amount: 334,037
Rebate Paid To: Genesis Equities
Tied To Debt: Genesis Equities - Contractor
Condos Rebate
Tied To Project: Genesis Equities - Contractor
Condos
Projected Final FY of Rebate: 2030

Squaw Creek Crossing

TIF Expenditure Amount: 340,025
Rebate Paid To: Squaw Creek Crossing Inc
Tied To Debt: Squaw Creek Crossing
Tied To Project: Squaw Creek Crossing
Projected Final FY of Rebate: 2040

Culver Enterprises

TIF Expenditure Amount: 33,762
Rebate Paid To: Culver Enterprises
Tied To Debt: Culver Enterprises
Tied To Project: Culver Enterprises Contractor
Condos
Projected Final FY of Rebate: 2040

GLD Properties

TIF Expenditure Amount: 117,487
Rebate Paid To: GLD Properties
Tied To Debt: GLD Properties - 2931 7th Ave
Tied To Project: GLD Properties - 2931 7th Ave
Projected Final FY of Rebate: 2040

MEDCO - Marion Enterprise Center

TIF Expenditure Amount: 144,981
Rebate Paid To: MEDCO
Tied To Debt: MEDCO Holding Company - MEC
Road Improv
Tied To Project: MEDCO Holding Company LLC
Infrastructure Project

Projected Final FY of Rebate: 2026

TWG, Marion LOFTS 2218 5th Ave

TIF Expenditure Amount:	58,267
Rebate Paid To:	TWG - Great Southern Bank
Tied To Debt:	TWG - Marion Lofts - 5th Ave
Tied To Project:	TWG LMI Housing Project
Projected Final FY of Rebate:	2035

Jobs For MARION COLLINS ROAD RESTATED 2017 URA

Project:	MEDCO - EIPlast
Company Name:	El Plast America LLC
Date Agreement Began:	08/08/2013
Date Agreement Ends:	06/30/2023
Number of Jobs Created or Retained:	39
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	2,500,000
Total Estimated Cost of Public Infrastructure:	400,000

Project:	MEDCO - Legacy Manufacturing
Company Name:	Legacy Manufacturing
Date Agreement Began:	08/21/2014
Date Agreement Ends:	06/30/2024
Number of Jobs Created or Retained:	10
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	7,000,000
Total Estimated Cost of Public Infrastructure:	880,000

Project:	Fiberight
Company Name:	Fiberight Iowa LLC
Date Agreement Began:	03/20/2014
Date Agreement Ends:	06/30/2024
Number of Jobs Created or Retained:	26
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	8,000,000
Total Estimated Cost of Public Infrastructure:	850,000

Project:	Hupp Electric Motors
Company Name:	Hupp Electric Motors
Date Agreement Began:	02/19/2015
Date Agreement Ends:	06/30/2028
Number of Jobs Created or Retained:	137
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	7,500,000
Total Estimated Cost of Public Infrastructure:	208,000

Project:	Acterra Group
Company Name:	Acterra Group
Date Agreement Began:	08/07/2014
Date Agreement Ends:	06/01/2023
Number of Jobs Created or Retained:	5
Total Annual Wages of Required Jobs:	0
Total Estimated Private Capital Investment:	2,250,000
Total Estimated Cost of Public Infrastructure:	202,500

♣ Annual Urban Renewal Report, Fiscal Year 2023 - 2024

TIF Taxing District Data Collection

Local Government Name: MARION (57G547)
 Urban Renewal Area: MARION COLLINS ROAD RESTATED 2017 URA (57046)
 TIF Taxing District Name: MARION TWP/MARION SCH/ MARION CITY/ INCR
 TIF Taxing District Inc. Number: 570261
 TIF Taxing District Base Year: 1993
 FY TIF Revenue First Received: 2018
 Subject to a Statutory end date? No

UR Designation	
Slum	No
Blighted	08/1994
Economic Development	08/1994

TIF Taxing District Value by Class - 1/1/2022 for FY 2024

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	1,700	26,000	0	0	0	0	27,700	0	27,700
Taxable	1,558	14,209	0	0	0	0	15,767	0	15,767
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2024	100	15,767	5,017	10,750	237

FY 2024 TIF Revenue Received: 111

TIF Taxing District Data Collection

Local Government Name: MARION (57G547)
 Urban Renewal Area: MARION COLLINS ROAD RESTATED 2017 URA (57046)
 TIF Taxing District Name: MARION TWP/LINN MAR SCH/ MARION CITY/ INCR
 TIF Taxing District Inc. Number: 570263
 TIF Taxing District Base Year: 1993
 FY TIF Revenue First Received: 2015
 Subject to a Statutory end date? No

UR Designation	
Slum	No
Blighted	08/1994
Economic Development	08/1994

TIF Taxing District Value by Class - 1/1/2022 for FY 2024

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	733,700	1,946,500	2,805,500	0	0	-3,704	5,481,996	0	5,481,996
Taxable	672,385	1,063,765	2,451,210	0	0	-3,704	4,183,656	0	4,183,656
Homestead Credits									6

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2024	1,798,984	3,686,716	1,170,085	2,516,631	57,413

FY 2024 TIF Revenue Received: 27,018

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TIF Taxing District Data Collection

Local Government Name: MARION (57G547)
 Urban Renewal Area: MARION COLLINS ROAD RESTATED 2017 URA (57046)
 TIF Taxing District Name: MARION TWP/SPRINGVILLE SCH/MARION CITY/ INCR
 TIF Taxing District Inc. Number: 570265
 TIF Taxing District Base Year: 1993
 FY TIF Revenue First Received: 2021
 Subject to a Statutory end date? No

UR Designation	
Slum	No
Blighted	08/1994
Economic Development	08/1994

TIF Taxing District Value by Class - 1/1/2022 for FY 2024

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	90,800	0	0	0	0	0	90,800	0	90,800
Taxable	83,212	0	0	0	0	0	83,212	0	83,212
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2024	10,726	80,074	25,399	54,675	1,081

FY 2024 TIF Revenue Received: 502

TIF Taxing District Data Collection

Local Government Name: MARION (57G547)
 Urban Renewal Area: MARION COLLINS ROAD RESTATED 2017 URA (57046)
 TIF Taxing District Name: MARION CITY/CEDAR RAPIDS SCH/ INCR
 TIF Taxing District Inc. Number: 570267
 TIF Taxing District Base Year: 1993
 FY TIF Revenue First Received: 2002
 Subject to a Statutory end date? No

UR Designation	
Slum	No
Blighted	08/1994
Economic Development	08/1994

TIF Taxing District Value by Class - 1/1/2022 for FY 2024

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	3,261,200	13,151,200	0	0	-1,852	16,410,548	0	16,410,548
Taxable	0	1,782,248	11,681,144	0	0	-1,852	13,461,540	0	13,461,540
Homestead Credits									10

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2024	549,406	13,461,540	4,272,507	9,189,033	300,752

FY 2024 TIF Revenue Received: 139,836

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TIF Taxing District Data Collection

Local Government Name: MARION (57G547)
 Urban Renewal Area: MARION COLLINS ROAD RESTATED 2017 URA (57046)
 TIF Taxing District Name: MARION CITY AG/CEDAR RAPIDS SCH/ INCR
 TIF Taxing District Inc. Number: 570269
 TIF Taxing District Base Year: 1993
 FY TIF Revenue First Received: 2017
 Subject to a Statutory end date? No

UR Designation	
Slum	No
Blighted	08/1994
Economic Development	08/1994

TIF Taxing District Value by Class - 1/1/2022 for FY 2024

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	35,100	0	0	0	0	0	35,100	0	35,100
Taxable	32,168	0	0	0	0	0	32,168	0	32,168
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2024	29,928	5,172	1,620	3,552	82

FY 2024 TIF Revenue Received: 37

TIF Taxing District Data Collection

Local Government Name: MARION (57G547)
 Urban Renewal Area: MARION COLLINS ROAD RESTATED 2017 URA (57046)
 TIF Taxing District Name: MARION CITY/MARION SCH/ INCR
 TIF Taxing District Inc. Number: 570271
 TIF Taxing District Base Year: 1993
 FY TIF Revenue First Received: 2012
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2032

UR Designation	
Slum	No
Blighted	08/1994
Economic Development	08/1994

TIF Taxing District Value by Class - 1/1/2022 for FY 2024

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	181,226,950	28,656,850	42,600	0	-144,456	209,781,944	0	209,781,944
Taxable	0	99,040,690	24,825,299	31,580	0	-144,456	123,753,113	0	123,753,113
Homestead Credits									540

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2024	27,494,483	123,753,113	39,277,397	84,475,716	2,673,939

FY 2024 TIF Revenue Received: 1,242,675

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TIF Taxing District Data Collection

Local Government Name: MARION (57G547)
 Urban Renewal Area: MARION COLLINS ROAD RESTATED 2017 URA (57046)
 TIF Taxing District Name: MARION CITY AG/MARION SCH/ INCR
 TIF Taxing District Inc. Number: 570273
 TIF Taxing District Base Year: 1993
 FY TIF Revenue First Received: 2017
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2037

	UR Designation
Slum	No
Blighted	08/1994
Economic Development	08/1994

TIF Taxing District Value by Class - 1/1/2022 for FY 2024

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	94,600	0	0	0	0	0	94,600	0	94,600
Taxable	86,694	0	0	0	0	0	86,694	0	86,694
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2024	80,190	14,410	4,543	9,867	216

FY 2024 TIF Revenue Received: 100

TIF Taxing District Data Collection

Local Government Name: MARION (57G547)
 Urban Renewal Area: MARION COLLINS ROAD RESTATED 2017 URA (57046)
 TIF Taxing District Name: MARION CITY/LINN MAR SCH/ INCR
 TIF Taxing District Inc. Number: 570275
 TIF Taxing District Base Year: 1993
 FY TIF Revenue First Received: 2001
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2018

	UR Designation
Slum	No
Blighted	08/1994
Economic Development	08/1994

TIF Taxing District Value by Class - 1/1/2022 for FY 2024

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	76,716,487	172,696,820	25,372,493	0	-59,264	274,726,536	0	274,726,536
Taxable	0	41,925,578	145,461,325	21,628,870	0	-59,264	208,956,509	0	208,956,509
Homestead Credits									167

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2024	26,914,471	208,956,509	66,319,664	142,636,845	4,620,274

FY 2024 TIF Revenue Received: 2,148,826

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TIF Taxing District Data Collection

Local Government Name: MARION (57G547)
 Urban Renewal Area: MARION COLLINS ROAD RESTATED 2017 URA (57046)
 TIF Taxing District Name: MARION CITY AG/LINN MAR SCH/ INCR
 TIF Taxing District Inc. Number: 570277
 TIF Taxing District Base Year: 1993
 FY TIF Revenue First Received: 2018
 Subject to a Statutory end date? No

UR Designation	
Slum	No
Blighted	08/1994
Economic Development	08/1994

TIF Taxing District Value by Class - 1/1/2022 for FY 2024

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	654,400	0	0	0	0	0	654,400	0	654,400
Taxable	599,712	0	0	0	0	0	599,712	0	599,712
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2024	651,276	3,124	1,051	2,073	47

FY 2024 TIF Revenue Received: 24

TIF Taxing District Data Collection

Local Government Name: MARION (57G547)
 Urban Renewal Area: MARION COLLINS ROAD RESTATED 2017 URA (57046)
 TIF Taxing District Name: MARION CITY/MARION SCH/COLLINS RD RESTATED 2017 TIF INCR
 TIF Taxing District Inc. Number: 570804
 TIF Taxing District Base Year: 2016
 FY TIF Revenue First Received: 2019
 Subject to a Statutory end date? No

UR Designation	
Slum	No
Blighted	08/1994
Economic Development	08/1994

TIF Taxing District Value by Class - 1/1/2022 for FY 2024

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	267,856,770	19,496,030	676,400	0	-355,584	287,673,616	0	287,673,616
Taxable	0	146,384,035	16,336,052	420,452	0	-355,584	162,784,955	0	162,784,955
Homestead Credits									1,102

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2024	220,026,100	68,003,100	21,583,170	46,419,930	1,469,346

FY 2024 TIF Revenue Received: 675,246

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TIF Taxing District Data Collection

Local Government Name: MARION (57G547)
 Urban Renewal Area: MARION COLLINS ROAD RESTATED 2017 URA (57046)
 TIF Taxing District Name: MARION CITY AG/MARION SCH/COLLINS RD RESTATED 2017 TIF INCR
 TIF Taxing District Inc. Number: 570808

TIF Taxing District Base Year: 2016
 FY TIF Revenue First Received: 0
 Subject to a Statutory end date? No

UR Designation	
Slum	No
Blighted	08/1994
Economic Development	08/1994

TIF Taxing District Value by Class - 1/1/2022 for FY 2024

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	600	0	0	0	0	0	600	0	600
Taxable	550	0	0	0	0	0	550	0	550
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2024	1,400	0	0	0	0

FY 2024 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: MARION (57G547)
 Urban Renewal Area: MARION COLLINS ROAD RESTATED 2017 URA (57046)
 TIF Taxing District Name: MARION CITY/CEDAR RAPIDS SCH/COLLINS RD RESTATED 2017 TIF INCR
 TIF Taxing District Inc. Number: 570810

TIF Taxing District Base Year: 2016
 FY TIF Revenue First Received: 2021
 Subject to a Statutory end date? No

UR Designation	
Slum	No
Blighted	08/1994
Economic Development	08/1994

TIF Taxing District Value by Class - 1/1/2022 for FY 2024

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	316,600	0	0	0	-1,852	314,748	0	314,748
Taxable	0	173,022	0	0	0	-1,852	171,170	0	171,170
Homestead Credits									1

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2024	282,300	34,300	10,877	23,423	767

FY 2024 TIF Revenue Received: 356

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TIF Taxing District Data Collection

Local Government Name: MARION (57G547)
 Urban Renewal Area: MARION COLLINS ROAD RESTATED 2017 URA (57046)
 TIF Taxing District Name: MARION CITY/LINN MAR SCH/COLLINS RD EXT 2019 ADD TIF INCR
 TIF Taxing District Inc. Number: 570848

TIF Taxing District Base Year:	2018	UR Designation	
FY TIF Revenue First Received:	2021	Slum	No
Subject to a Statutory end date?	No	Blighted	08/1994
		Economic Development	08/1994

TIF Taxing District Value by Class - 1/1/2022 for FY 2024

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	3,574,100	170,600	0	0	3,744,700	0	3,744,700
Taxable	0	0	2,792,490	100,515	0	0	2,893,005	0	2,893,005
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2024	3,412,600	332,100	105,406	226,694	7,343

FY 2024 TIF Revenue Received: 3,414

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Urban Renewal Area Data Collection

Local Government Name: MARION (57G547)
 Urban Renewal Area: MARION HIGHWAY N # 1 URA
 UR Area Number: 57059

UR Area Creation Date: 02/1999

UR Area Purpose: The primary goal of this plan is to stimulate, through public involvement and commitment, private investment in new industrial, commercial and multi-family residential development.

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
MARION CITY/LINN MAR SCH/HIGHWAY 13N #1 INCR	570416	570417	0
MARION CITY AG/LINN MAR SCH/HIGHWAY 13N #1 INCR	570418	570419	0

Urban Renewal Area Value by Class - 1/1/2022 for FY 2024

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	12,400	0	5,527,300	0	0	0	5,539,700	0	5,539,700
Taxable	11,364	0	4,794,640	0	0	0	4,806,004	0	4,806,004
Homestead Credits									0

TIF Sp. Rev. Fund Cash Balance as of 07-01-2023: **883** **0** **Amount of 07-01-2023 Cash Balance Restricted for LMI**

TIF Revenue:	0
TIF Sp. Revenue Fund Interest:	44
Property Tax Replacement Claims	0
Asset Sales & Loan Repayments:	0
Total Revenue:	44

Rebate Expenditures:	0
Non-Rebate Expenditures:	0
Returned to County Treasurer:	0
Total Expenditures:	0

TIF Sp. Rev. Fund Cash Balance as of 06-30-2024: **927** **0** **Amount of 06-30-2024 Cash Balance Restricted for LMI**

Projects For MARION HIGHWAY N # 1 URA

Involta

Description:	Construction of data center with expansion capability
Classification:	Commercial - warehouses and distribution facilities
Physically Complete:	Yes
Payments Complete:	Yes

Legal, Admin, MEDCO

Description:	Administrative & Professional Support to urban renewal projects and initiatives; MEDCO Support
Classification:	Administrative expenses
Physically Complete:	Yes
Payments Complete:	Yes

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TIF Taxing District Data Collection

Local Government Name: MARION (57G547)
 Urban Renewal Area: MARION HIGHWAY N # 1 URA (57059)
 TIF Taxing District Name: MARION CITY/LINN MAR SCH/HIGHWAY 13N #1 INCR
 TIF Taxing District Inc. Number: 570417
 TIF Taxing District Base Year: 2007
 FY TIF Revenue First Received: 2002
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2021

	UR Designation
Slum	No
Blighted	No
Economic Development	02/1999

TIF Taxing District Value by Class - 1/1/2022 for FY 2024

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	0	5,527,300	0	0	0	5,527,300	0	5,527,300
Taxable	0	0	4,794,640	0	0	0	4,794,640	0	4,794,640
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2024	1,757,258	3,770,042	0	3,770,042	122,119

FY 2024 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: MARION (57G547)
 Urban Renewal Area: MARION HIGHWAY N # 1 URA (57059)
 TIF Taxing District Name: MARION CITY AG/LINN MAR SCH/HIGHWAY 13N #1 INCR
 TIF Taxing District Inc. Number: 570419
 TIF Taxing District Base Year: 2007
 FY TIF Revenue First Received: 2011
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2021

	UR Designation
Slum	No
Blighted	No
Economic Development	02/1999

TIF Taxing District Value by Class - 1/1/2022 for FY 2024

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	12,400	0	0	0	0	0	12,400	0	12,400
Taxable	11,364	0	0	0	0	0	11,364	0	11,364
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2024	11,287	1,113	0	1,113	25

FY 2024 TIF Revenue Received: 0

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Urban Renewal Area Data Collection

Local Government Name: MARION (57G547)
 Urban Renewal Area: MARION WINSLOW RD URA
 UR Area Number: 57060

UR Area Creation Date: 09/2000

The primary goal of the plan is to stimulate, through public involvement and commitment, private investment in new commercial, single-family and multi-family residential development through the improvement of public infrastructure.

UR Area Purpose:

Tax Districts within this Urban Renewal Area

	Base No.	Increment No.	Increment Value Used
MARION CITY/LINN MAR SCH/WINSLOW RD #1 INCR	570672	570673	0
MARION CITY AG/LINN MAR SCH/WINSLOW RD #1 INCR	570674	570675	0

Urban Renewal Area Value by Class - 1/1/2022 for FY 2024

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	61,000	268,953,900	1,804,400	0	0	-157,420	270,661,880	0	270,661,880
Taxable	55,903	146,983,561	1,408,361	0	0	-157,420	148,290,405	0	148,290,405
Homestead Credits									691

TIF Sp. Rev. Fund Cash Balance as of 07-01-2023: **12,052** **12,052** **Amount of 07-01-2023 Cash Balance Restricted for LMI**

TIF Revenue: 0
 TIF Sp. Revenue Fund Interest: 484
 Property Tax Replacement Claims: 0
 Asset Sales & Loan Repayments: 0
Total Revenue: 484

Rebate Expenditures: 0
 Non-Rebate Expenditures: 12,536
 Returned to County Treasurer: 0
Total Expenditures: 12,536

TIF Sp. Rev. Fund Cash Balance as of 06-30-2024: **0** **0** **Amount of 06-30-2024 Cash Balance Restricted for LMI**

Projects For MARION WINSLOW RD URA

Traffic Signals

Description:	Installation of traffic signals
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	Yes

Civil Rights Grant

Description:	LMI - Civil Rights Grant
Classification:	Low and Moderate Income Housing
Physically Complete:	No
Payments Complete:	No

Bus Shelter

Description:	LMI - Bus Shelters
Classification:	Low and Moderate Income Housing
Physically Complete:	No
Payments Complete:	No

Legal Admin & Econ Dev Costs

Description:	Legal, Admin, & Econ Dev Costs
Classification:	Administrative expenses
Physically Complete:	Yes
Payments Complete:	No

Promise Housing Project

Description:	LMI - MEDCO/MISD Housing Project
Classification:	Low and Moderate Income Housing
Physically Complete:	Yes
Payments Complete:	Yes

Mobile Library

Description:	Mobile Library
Classification:	Low and Moderate Income Housing
Physically Complete:	No
Payments Complete:	No

Housing Fund for Linn County

Description:	LMI - Housing Grants
Classification:	Low and Moderate Income Housing
Physically Complete:	No

Payments Complete:

Yes

Debts/Obligations For MARION WINSLOW RD URA

LMI Projects

Debt/Obligation Type:	Outstanding LMI Housing Obligations
Principal:	12,536
Interest:	0
Total:	12,536
Annual Appropriation?:	Yes
Date Incurred:	12/15/2009
FY of Last Payment:	2025

Non-Rebates For MARION WINSLOW RD URA

TIF Expenditure Amount:	0
Tied To Project:	Traffic Signals
TIF Expenditure Amount:	0
Tied To Project:	Legal Admin & Econ Dev Costs
TIF Expenditure Amount:	12,536
Tied To Debt:	LMI Projects
Tied To Project:	Civil Rights Grant
TIF Expenditure Amount:	0
Tied To Debt:	LMI Projects
Tied To Project:	Bus Shelter
TIF Expenditure Amount:	0
Tied To Debt:	LMI Projects
Tied To Project:	Promise Housing Project
TIF Expenditure Amount:	0
Tied To Debt:	LMI Projects
Tied To Project:	Mobile Library
TIF Expenditure Amount:	0
Tied To Debt:	LMI Projects
Tied To Project:	Housing Fund for Linn County

Income Housing For MARION WINSLOW RD URA

Amount of FY 2024 expenditures that provide or aid in the provision of public improvements related to housing and residential development:	0
<hr/>	
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:	50,000

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TIF Taxing District Data Collection

Local Government Name: MARION (57G547)
 Urban Renewal Area: MARION WINSLOW RD URA (57060)
 TIF Taxing District Name: MARION CITY/LINN MAR SCH/WINSLOW RD #1 INCR
 TIF Taxing District Inc. Number: 570673
 TIF Taxing District Base Year: 2008
 FY TIF Revenue First Received: 2012
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2021

	UR Designation
Slum	No
Blighted	No
Economic Development	09/2000

TIF Taxing District Value by Class - 1/1/2022 for FY 2024

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	268,953,900	1,804,400	0	0	-157,420	270,600,880	0	270,600,880
Taxable	0	146,983,561	1,408,361	0	0	-157,420	148,234,502	0	148,234,502
Homestead Credits									691

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2024	159,407,060	111,351,240	0	111,351,240	3,606,875

FY 2024 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: MARION (57G547)
 Urban Renewal Area: MARION WINSLOW RD URA (57060)
 TIF Taxing District Name: MARION CITY AG/LINN MAR SCH/WINSLOW RD #1 INCR
 TIF Taxing District Inc. Number: 570675
 TIF Taxing District Base Year: 2008
 FY TIF Revenue First Received: 2012
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2021

	UR Designation
Slum	No
Blighted	No
Economic Development	09/2000

TIF Taxing District Value by Class - 1/1/2022 for FY 2024

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	61,000	0	0	0	0	0	61,000	0	61,000
Taxable	55,903	0	0	0	0	0	55,903	0	55,903
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2024	86,363	0	0	0	0

FY 2024 TIF Revenue Received: 0

♣ Annual Urban Renewal Report, Fiscal Year 2023 - 2024

Urban Renewal Area Data Collection

Local Government Name: MARION (57G547)
 Urban Renewal Area: MARION HIGHWAY 13 URA
 UR Area Number: 57061

UR Area Creation Date: 04/1997

UR Area Purpose: The primary goal of the plan is to stimulate, through public involvement and commitment, private investment in new industrial, commercial and multi-family residential development.

Tax Districts within this Urban Renewal Area	Base No.	Increment No.	Increment Value Used
MARION CITY/LINN MAR SCH/HIGHWAY 13 INCR	570426	570427	0
MARION CITY AG/LINN MAR SCH/HIGHWAY 13 INCR	570428	570429	0

Urban Renewal Area Value by Class - 1/1/2022 for FY 2024

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	629,000	0	0	0	0	0	629,000	0	629,000
Taxable	576,434	0	0	0	0	0	576,434	0	576,434
Homestead Credits									0

TIF Sp. Rev. Fund Cash Balance as of 07-01-2023: 0 0 **Amount of 07-01-2023 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: 0
 Non-Rebate Expenditures: 0
 Returned to County Treasurer: 0
Total Expenditures: 0

TIF Sp. Rev. Fund Cash Balance as of 06-30-2024: 0 0 **Amount of 06-30-2024 Cash Balance Restricted for LMI**

♣ Annual Urban Renewal Report, Fiscal Year 2023 - 2024

The City has never requested TIF payments for this URA. The base year for the tax districts is noted as 1996 because we weren't able to leave this field blank.

This does not reflect interfund loan transfers in or interfund loan payment

256 Characters Left

Sum of Private Investment Made Within This Urban Renewal Area
during FY 2024

♣ Annual Urban Renewal Report, Fiscal Year 2023 - 2024

TIF Taxing District Data Collection

Local Government Name: MARION (57G547)
 Urban Renewal Area: MARION HIGHWAY 13 URA (57061)
 TIF Taxing District Name: MARION CITY/LINN MAR SCH/HIGHWAY 13 INCR
 TIF Taxing District Inc. Number: 570427
 TIF Taxing District Base Year: 2002
 FY TIF Revenue First Received: 2018
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2018

	UR Designation
Slum	No
Blighted	No
Economic Development	02/1997

TIF Taxing District Value by Class - 1/1/2022 for FY 2024

	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 2024	0	0	0	0	0

FY 2024 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: MARION (57G547)
 Urban Renewal Area: MARION HIGHWAY 13 URA (57061)
 TIF Taxing District Name: MARION CITY AG/LINN MAR SCH/HIGHWAY 13 INCR
 TIF Taxing District Inc. Number: 570429
 TIF Taxing District Base Year: 2002
 FY TIF Revenue First Received: 2018
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2018

	UR Designation
Slum	No
Blighted	No
Economic Development	02/1997

TIF Taxing District Value by Class - 1/1/2022 for FY 2024

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	629,000	0	0	0	0	0	629,000	0	629,000
Taxable	576,434	0	0	0	0	0	576,434	0	576,434
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2024	0	576,434	0	576,434	13,056

FY 2024 TIF Revenue Received: 0

◆ Annual Urban Renewal Report, Fiscal Year 2023 - 2024

Urban Renewal Area Data Collection

Local Government Name: MARION (57G547)
 Urban Renewal Area: MARION 29TH AVE URA
 UR Area Number: 57071

UR Area Creation Date: 07/2009

The primary goal of this plan is to stimulate, through public involvement and commitment, private investment in new commercial, single-family and multi-family residential development through the improvement of public infrastructure.

UR Area Purpose:

Tax Districts within this Urban Renewal Area

	Base No.	Increment No.	Increment Value Used
MARION CITY/LINN MAR SCH/29TH AVE INCR	570668	570669	23,935
MARION CITY AG/LINN MAR SCH/29TH AVE TIF INREM	570670	570671	46

Urban Renewal Area Value by Class - 1/1/2022 for FY 2024

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	593,600	359,351,800	1,292,800	0	0	-381,512	360,856,688	0	360,856,688
Taxable	543,992	196,385,998	1,067,368	0	0	-381,512	197,615,846	0	197,615,846
Homestead Credits									1,211

TIF Sp. Rev. Fund Cash Balance as of 07-01-2023: 44 0 **Amount of 07-01-2023 Cash Balance Restricted for LMI**

TIF Revenue: 779
 TIF Sp. Revenue Fund Interest: 6
 Property Tax Replacement Claims: 0
 Asset Sales & Loan Repayments: 0
Total Revenue: 785

Rebate Expenditures: 0
 Non-Rebate Expenditures: 744
 Returned to County Treasurer: 0
Total Expenditures: 744

TIF Sp. Rev. Fund Cash Balance as of 06-30-2024: 85 0 **Amount of 06-30-2024 Cash Balance Restricted for LMI**

Projects For MARION 29TH AVE URA

Legal, Admin, MEDCO Support

Description:	Support to Urban Renewal Projects & initiatives & Promotion
Classification:	Administrative expenses
Physically Complete:	Yes
Payments Complete:	Yes

2022-2026 Urban Renewal Administration & Professional Support Program

Description:	Planning, staffing, grant writing & admin, document support, record management, etc.
Classification:	Administrative expenses
Physically Complete:	No
Payments Complete:	No

West Tower Terrace Road Improvements Project

Description:	Extension of W Tower Terrace Road from 35th St/Lucre RAB to 9,300 ft east
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

Park Land Acquisition Project

Description:	Acquisition of 9 acre portion of NE corner of Parcel B POS 1845
Classification:	Acquisition of property
Physically Complete:	No
Payments Complete:	No

Debts/Obligations For MARION 29TH AVE URA

Internal Loan - General Fund - Admin & Prof Support

Debt/Obligation Type:	Internal Loans
Principal:	744
Interest:	0
Total:	744
Annual Appropriation?:	Yes
Date Incurred:	11/03/2022
FY of Last Payment:	2024

Internal Loan - General Fund - Admin & Prof Support

Debt/Obligation Type:	Internal Loans
Principal:	692
Interest:	0
Total:	692
Annual Appropriation?:	Yes
Date Incurred:	10/19/2023
FY of Last Payment:	2025

Non-Rebates For MARION 29TH AVE URA

TIF Expenditure Amount:	744
Tied To Project:	Legal, Admin, MEDCO Support

◆ Annual Urban Renewal Report, Fiscal Year 2023 - 2024

TIF Taxing District Data Collection

Local Government Name: MARION (57G547)
 Urban Renewal Area: MARION 29TH AVE URA (57071)
 TIF Taxing District Name: MARION CITY/LINN MAR SCH/29TH AVE INCR
 TIF Taxing District Inc. Number: 570669
 TIF Taxing District Base Year: 2012
 FY TIF Revenue First Received: 2019
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2029

	UR Designation
Slum	No
Blighted	No
Economic Development	07/2009

TIF Taxing District Value by Class - 1/1/2022 for FY 2024

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	359,351,800	1,292,800	0	0	-381,512	360,263,088	0	360,263,088
Taxable	0	196,385,998	1,067,368	0	0	-381,512	197,071,854	0	197,071,854
Homestead Credits									1,211

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2024	0	197,071,854	23,935	197,047,919	6,382,750

FY 2024 TIF Revenue Received: 778

TIF Taxing District Data Collection

Local Government Name: MARION (57G547)
 Urban Renewal Area: MARION 29TH AVE URA (57071)
 TIF Taxing District Name: MARION CITY AG/LINN MAR SCH/29TH AVE TIF INREM
 TIF Taxing District Inc. Number: 570671
 TIF Taxing District Base Year: 2009
 FY TIF Revenue First Received: 2019
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2029

	UR Designation
Slum	No
Blighted	No
Economic Development	07/2009

TIF Taxing District Value by Class - 1/1/2022 for FY 2024

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	593,600	0	0	0	0	0	593,600	0	593,600
Taxable	543,992	0	0	0	0	0	543,992	0	543,992
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2024	0	543,992	46	543,946	12,320

FY 2024 TIF Revenue Received: 1

▲ Annual Urban Renewal Report, Fiscal Year 2023 - 2024

Urban Renewal Area Data Collection

Local Government Name: MARION (57G547)
 Urban Renewal Area: MARION WEST TOWER TERRACE RD URA
 UR Area Number: 57074

UR Area Creation Date: 01/2012

West Tower Terrace Road Urban Renewal Area has been created to stimulate private investment in new commercial, office, and residential development through the improvement of public infrastructure.

UR Area Purpose:

Tax Districts within this Urban Renewal Area

	Base No.	Increment No.	Increment Value Used
MARION CITY/LINN MAR SCH/W TOWER TERRACE RD INCR	570699	570700	14,399,201
MARION CITY AG/LINN MAR SCH/W TOWER TERRACE RD INCR	570701	570702	0

Urban Renewal Area Value by Class - 1/1/2022 for FY 2024

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	56,400	562,814,400	15,559,300	0	0	-292,616	578,137,484	0	578,137,484
Taxable	51,686	307,578,607	13,355,621	0	0	-292,616	320,693,298	0	320,693,298
Homestead Credits									1,625

TIF Sp. Rev. Fund Cash Balance as of 07-01-2023: **0** **0** **Amount of 07-01-2023 Cash Balance Restricted for LMI**

TIF Revenue: 465,938
 TIF Sp. Revenue Fund Interest: 2,833
 Property Tax Replacement Claims 0
 Asset Sales & Loan Repayments: 0
Total Revenue: **468,771**

Rebate Expenditures: 12,801
 Non-Rebate Expenditures: 419,479
 Returned to County Treasurer: 0
Total Expenditures: **432,280**

TIF Sp. Rev. Fund Cash Balance as of 06-30-2024: **36,491** **0** **Amount of 06-30-2024 Cash Balance Restricted for LMI**

Projects For MARION WEST TOWER TERRACE RD URA

ESCO Group

Description:	Construction of professional services building as a headquarters for engineering and consulting services.
Classification:	Commercial - office properties
Physically Complete:	Yes
Payments Complete:	Yes

Tower Terrace Road - Mooney Engle

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

Legal, Admin, MEDCO Support

Description:	Administrative & professional support to urban renewal projects and initiatives and promotion
Classification:	Administrative expenses
Physically Complete:	Yes
Payments Complete:	Yes

Synergy Equity Partners/Revive Legacy

Description:	Construction of multi-tenant commercial building for restaurants and retailers
Classification:	Commercial - retail
Physically Complete:	Yes
Payments Complete:	No

Irish Drive Extension & Signalization

Description:	Extension of Irish Drive and Traffic Signal at Irish Dr and Tower Terrace Road
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

2022-2025 Urban Renewal Admin & Prof Support Program

Description:	Planning, staffing, grant writing & admin, document support, record mgmt, accounting, etc.
Classification:	Administrative expenses
Physically Complete:	No
Payments Complete:	No

West Tower Terrace Road Improvements Project

Description:	Extension of Tower Terrace Road from C Ave to Alburnett Road
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

2023-2026 Urban Renewal Admin & Professional Support Program

Description:	Provide administrative and professional support to its urban renewal projects and initiatives in the Urban Renewal Area in the City' s 2023 through 2026 fiscal years (the
Classification:	Administrative expenses
Physically Complete:	No
Payments Complete:	No

Debts/Obligations For MARION WEST TOWER TERRACE RD URA

Synergy Equity Partners/Revive Legacy

Debt/Obligation Type:	Rebates
Principal:	51,204
Interest:	0
Total:	51,204
Annual Appropriation?:	Yes
Date Incurred:	04/18/2019
FY of Last Payment:	2027

GO Bond Series 2020A

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	795,000
Interest:	86,125
Total:	881,125
Annual Appropriation?:	No
Date Incurred:	05/21/2020
FY of Last Payment:	2030

GO Bond Series 2020B - Refinance of 2012A

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	1,065,600
Interest:	158,040
Total:	1,223,640
Annual Appropriation?:	No
Date Incurred:	05/21/2020
FY of Last Payment:	2028

Internal Loan - General Fund - 2023-2026 Urban Renewal Admin & Prof Support Program

Debt/Obligation Type:	Internal Loans
Principal:	20,449
Interest:	0
Total:	20,449
Annual Appropriation?:	Yes
Date Incurred:	10/20/2022
FY of Last Payment:	2024

Internal Loan - General Fund - Urban Renewal Administration and Professional Support Program

Debt/Obligation Type:	Internal Loans
Principal:	19,032
Interest:	0
Total:	19,032
Annual Appropriation?:	Yes
Date Incurred:	10/19/2023

FY of Last Payment:

2025

Non-Rebates For MARION WEST TOWER TERRACE RD URA

TIF Expenditure Amount:	271,680
Tied To Debt:	GO Bond Series 2020B - Refinance of 2012A
Tied To Project:	Tower Terrace Road - Mooney Engle

TIF Expenditure Amount:	127,350
Tied To Debt:	GO Bond Series 2020A
Tied To Project:	Tower Terrace Road - Mooney Engle

TIF Expenditure Amount:	20,449
Tied To Project:	2022-2025 Urban Renewal Admin & Prof Support Program

Rebates For MARION WEST TOWER TERRACE RD URA

Revive Legacy, 295 Tower Terrace Rd, Marion, IA

TIF Expenditure Amount:	12,801
Rebate Paid To:	Revive Legacy
Tied To Debt:	Synergy Equity Partners/Revive Legacy
Tied To Project:	Synergy Equity Partners/Revive Legacy
Projected Final FY of Rebate:	2027

▲ Annual Urban Renewal Report, Fiscal Year 2023 - 2024

TIF Taxing District Data Collection

Local Government Name: MARION (57G547)
 Urban Renewal Area: MARION WEST TOWER TERRACE RD URA (57074)
 TIF Taxing District Name: MARION CITY/LINN MAR SCH/W TOWER TERRACE RD INCR
 TIF Taxing District Inc. Number: 570700
 TIF Taxing District Base Year: 2010
 FY TIF Revenue First Received: 2013
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2033

	UR Designation
Slum	No
Blighted	No
Economic Development	08/2010

TIF Taxing District Value by Class - 1/1/2022 for FY 2024

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	562,814,400	15,559,300	0	0	-292,616	578,081,084	0	578,081,084
Taxable	0	307,578,607	13,355,621	0	0	-292,616	320,641,612	0	320,641,612
Homestead Credits									1,625

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2024	339,270,290	239,103,410	14,399,201	224,704,209	7,278,589

FY 2024 TIF Revenue Received: 465,938

TIF Taxing District Data Collection

Local Government Name: MARION (57G547)
 Urban Renewal Area: MARION WEST TOWER TERRACE RD URA (57074)
 TIF Taxing District Name: MARION CITY AG/LINN MAR SCH/W TOWER TERRACE RD INCR
 TIF Taxing District Inc. Number: 570702
 TIF Taxing District Base Year: 2010
 FY TIF Revenue First Received: 2017
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2037

	UR Designation
Slum	No
Blighted	No
Economic Development	08/2010

TIF Taxing District Value by Class - 1/1/2022 for FY 2024

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	56,400	0	0	0	0	0	56,400	0	56,400
Taxable	51,686	0	0	0	0	0	51,686	0	51,686
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2024	397,644	0	0	0	0

FY 2024 TIF Revenue Received: 0

♣ Annual Urban Renewal Report, Fiscal Year 2023 - 2024

Urban Renewal Area Data Collection

Local Government Name: MARION (57G547)
 Urban Renewal Area: MARION COMMERCE CORRIDOR URA
 UR Area Number: 57939

UR Area Creation Date: 07/2015

Primary goal of this plan is to stimulate, through public involvement and commitment, private investments in commercial and industrial development and to create a sound economic base that will serve as the foundation for future growth and development.

UR Area Purpose:

Tax Districts within this Urban Renewal Area

	Base No.	Increment No.	Increment Value Used
MARION CITY/MARION SCH/CENTRAL CORRIDOR INCR	570656	570657	0
MARION CITY/LINN MAR SCH/ CENTRAL CORRIDOR INCR	570658	570659	0
MARION CITY/MARION SCH/CENTRAL CORRIDOR #1 INCR	570690	570691	0

Urban Renewal Area Value by Class - 1/1/2022 for FY 2024

	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 07-01-2023: 0 0 **Amount of 07-01-2023 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: 0
 Non-Rebate Expenditures: 0
 Returned to County Treasurer: 0
Total Expenditures: 0

TIF Sp. Rev. Fund Cash Balance as of 06-30-2024: 0 0 **Amount of 06-30-2024 Cash Balance Restricted for LMI**

♣ Annual Urban Renewal Report, Fiscal Year 2023 - 2024

Was only used for a year or two when the City had combined the Collins Road Extension and Central Corridor Urban Renewal Areas

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Sum of Private Investment Made Within This Urban Renewal Area
during FY 2024

♣ Annual Urban Renewal Report, Fiscal Year 2023 - 2024

TIF Taxing District Data Collection

Local Government Name: MARION (57G547)
 Urban Renewal Area: MARION COMMERCE CORRIDOR URA (57939)
 TIF Taxing District Name: MARION CITY/MARION SCH/CENTRAL CORRIDOR INCR
 TIF Taxing District Inc. Number: 570657
 TIF Taxing District Base Year: 2008
 FY TIF Revenue First Received: 2011
 Subject to a Statutory end date? No

UR Designation	
Slum	10/2007
Blighted	10/2007
Economic Development	10/2007

TIF Taxing District Value by Class - 1/1/2022 for FY 2024

	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 2024	59,789,439	0	0	0	0

FY 2024 TIF Revenue Received: 0

TIF Taxing District Data Collection

Local Government Name: MARION (57G547)
 Urban Renewal Area: MARION COMMERCE CORRIDOR URA (57939)
 TIF Taxing District Name: MARION CITY/LINN MAR SCH/ CENTRAL CORRIDOR INCR
 TIF Taxing District Inc. Number: 570659
 TIF Taxing District Base Year: 2008
 FY TIF Revenue First Received: 2011
 Subject to a Statutory end date? No

UR Designation	
Slum	10/2007
Blighted	10/2007
Economic Development	10/2007

TIF Taxing District Value by Class - 1/1/2022 for FY 2024

	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 2024	3,500,262	0	0	0	0

FY 2024 TIF Revenue Received: 0

♣ Annual Urban Renewal Report, Fiscal Year 2023 - 2024

TIF Taxing District Data Collection

Local Government Name: MARION (57G547)
 Urban Renewal Area: MARION COMMERCE CORRIDOR URA (57939)
 TIF Taxing District Name: MARION CITY/MARION SCH/CENTRAL CORRIDOR #1 INCR
 TIF Taxing District Inc. Number: 570691
 TIF Taxing District Base Year: 2009
 FY TIF Revenue First Received: 2011
 Subject to a Statutory end date? No

	UR Designation
Slum	10/2007
Blighted	10/2007
Economic Development	10/2007

TIF Taxing District Value by Class - 1/1/2022 for FY 2024

	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 2024	9,554,303	0	0	0	0

FY 2024 TIF Revenue Received: 0

◆ Annual Urban Renewal Report, Fiscal Year 2023 - 2024

Urban Renewal Area Data Collection

Local Government Name: MARION (57G547)
 Urban Renewal Area: MARION CENTRAL CORRIDOR RESTATED 2017 URA
 UR Area Number: 57945

UR Area Creation Date: 06/2007

Primary goal of this plan is to stimulate, through public involvement and commitment, private investments in commercial and industrial development and to create a sound economic base that will serve as the foundation for future growth and development.

UR Area Purpose:

Tax Districts within this Urban Renewal Area

	Base No.	Increment No.	Increment Value Used
MARION CITY/MARION SCH/CENTRAL CORRIDOR RESTATED 2017 TIF INCR	570797	570798	19,132,500
MARION CITY/LINN MAR SCH/CENTRAL CORRIDOR RESTATED 2017 TIF INCR	570799	570800	6,808,679
MARION CITY AG/LINN MAR SCH/CENTRAL CORR RESTATED 2017 TIF INCR	570801	570802	0

Urban Renewal Area Value by Class - 1/1/2022 for FY 2024

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	79,081,977	146,199,923	7,861,400	0	-105,564	233,037,736	0	233,037,736
Taxable	0	43,218,383	119,549,936	6,942,662	0	-105,564	169,605,417	0	169,605,417
Homestead Credits									302

TIF Sp. Rev. Fund Cash Balance as of 07-01-2023: 46,544 0 **Amount of 07-01-2023 Cash Balance Restricted for LMI**

TIF Revenue: 819,147
 TIF Sp. Revenue Fund Interest: 6,765
 Property Tax Replacement Claims: 0
 Asset Sales & Loan Repayments: 0
Total Revenue: 825,912

Rebate Expenditures: 381,563
 Non-Rebate Expenditures: 390,266
 Returned to County Treasurer: 0
Total Expenditures: 771,829

TIF Sp. Rev. Fund Cash Balance as of 06-30-2024: 100,627 0 **Amount of 06-30-2024 Cash Balance Restricted for LMI**

Projects For MARION CENTRAL CORRIDOR RESTATED 2017 URA

Central Corridor

Description:	Reconstruction of 7th Avenue including 3 roundabouts and streetscape
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Farmers State Bank

Description:	Remodel commercial office space
Classification:	Commercial - office properties
Physically Complete:	Yes
Payments Complete:	Yes

Hanna Properties, LLC

Description:	Renovating building and property into a new office
Classification:	Commercial - office properties
Physically Complete:	Yes
Payments Complete:	Yes

Storm Sewer

Description:	Repair of storm sewer infrastructure
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

PDS Investments

Description:	Construction of a multi story commercial building
Classification:	Commercial - retail
Physically Complete:	Yes
Payments Complete:	No

Memorial Hall

Description:	Redevelop existing building into commercial retail and upper-story residential
Classification:	Mixed use property (ie: a significant portion is residential and significant portion is commercial)
Physically Complete:	Yes
Payments Complete:	Yes

Genesis Equities - Marion Iron

Description:	Redevelopment of Marion Iron Property
Classification:	Commercial - office properties
Physically Complete:	Yes
Payments Complete:	No

TWG - Landover Corporation

Description:	Construct 60 unit multifamily senior housing complex
Classification:	Commercial - apartment/condos (residential use, classified commercial)
Physically Complete:	Yes
Payments Complete:	No

Full Circle Communities

Description:	Construct 73 unit multifamily senior housing complex
Classification:	Commercial - apartment/condos (residential use, classified commercial)
Physically Complete:	Yes
Payments Complete:	No

M & E Investments (St. Luke's)

Description:	Redevelopment of a building
Classification:	Commercial-Medical
Physically Complete:	Yes
Payments Complete:	Yes

The Chocolate Shop

Description:	Remodel commercial retail building
Classification:	Commercial - retail
Physically Complete:	Yes
Payments Complete:	Yes

Capital Commercial - 1204 7th Ave

Description:	Construction of multi-story commercial building
Classification:	Mixed use property (ie: a significant portion is residential and significant portion is commercial)
Physically Complete:	No
Payments Complete:	Yes

Capital Commercial - 1000 7th Ave

Description:	Remodel existing building and apartments above
Classification:	Mixed use property (ie: a significant portion is residential and significant portion is commercial)
Physically Complete:	No
Payments Complete:	No

6th & 7th Avenues

Description:	Road improvements to 6th and 7th Avenues
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Barker Financial

Description:	Redevelop Cobban-Hervey Building at 1138 & 1144 7th Ave
Classification:	Commercial - retail
Physically Complete:	Yes
Payments Complete:	No

Emerson Mattress/Lebeda

Description:	Construction Building for Lease to Lebeda
Classification:	Commercial - retail
Physically Complete:	Yes
Payments Complete:	No

MEDCO/AIS Properties/Restoration Dental

Description:	Redevelop and renovate existing commercial building for dental clinic
Classification:	Commercial-Medical
Physically Complete:	Yes
Payments Complete:	No

Arnold Property Group/GameOn

Description:	Redevelopment & renovation of existing commercial building for a bar
Classification:	Commercial - retail
Physically Complete:	Yes
Payments Complete:	No

Ramsey's Properties, LLC

Description:	Expansion of facilities including historic preservation
Classification:	Commercial - retail
Physically Complete:	Yes
Payments Complete:	Yes

MOJO Properties - Building

Description:	Redevelopment and renovation of existing commercial building
Classification:	Mixed use property (ie: a significant portion is residential and significant portion is commercial)
Physically Complete:	Yes
Payments Complete:	No

Simpatico (Dairy Queen)

Description:	Expansion and improvement of existing commercial facilities
Classification:	Commercial - retail
Physically Complete:	Yes
Payments Complete:	Yes

SB Coastal (Bliss Salon)

Description:	Redevelopment and renovation of existing commercial building
Classification:	Commercial - retail
Physically Complete:	Yes
Payments Complete:	Yes

Legal, Admin, MEDCO Support

Description:	Support to Urban Renewal Projects & Initiatives & Promotion
Classification:	Administrative expenses
Physically Complete:	Yes
Payments Complete:	No

Municipal Library Development Project

Description:	Construction of new library at 1101 6th ave & related parking and public improvements
Classification:	Municipal and other publicly-owned or leased buildings
Physically Complete:	No
Payments Complete:	No

MOJO Properties - Elevator

Description:	Redevelopment of existing mixed use building at 796 11th St - including installation of elevator
Classification:	Mixed use property (ie: a significant portion is residential and significant portion is commercial)
Physically Complete:	Yes
Payments Complete:	Yes

Seven Hills Multi-Family Housing Development

Description:	Acquisition and relocation of two historic homes for Multi-Family Housing
Classification:	Commercial - apartment/condos (residential use, classified commercial)
Physically Complete:	No
Payments Complete:	No

WhaddaYWant Mixed Use Development

Description:	Construction of new mixed use building at 1204 7th Ave
Classification:	Mixed use property (ie: a significant portion is residential and significant portion is commercial)

Physically Complete: Yes
Payments Complete: No

2022-2025 Urban Renewal Administration & Professional Support Program

Description: Administrative & Professional Support to urban Renewal Projects
Classification: Administrative expenses
Physically Complete: Yes
Payments Complete: No

Municipal Parking Lot Improvement Project

Description: Improvements to municipal parking at 1405 7th Ave
Classification: Roads, Bridges & Utilities
Physically Complete: No
Payments Complete: No

PDS Investments - Office Space

Description: Expansion of Existing Building at 1317 7th Ave to include additional office space for lease to MEDCO
Classification: Commercial - office properties
Physically Complete: No
Payments Complete: No

JLENZ - Uptown Dental Redevelopment

Description: Removal of former fuel station, remediation of brownfield, construction of commercial facilities at 890 7th Ave
Classification: Commercial - retail
Physically Complete: Yes
Payments Complete: No

Timberline Manufacturing Rebate

Description: Construction of new manufacturing and office space facilities near 1029 Blairs Ferry Rd
Classification: Industrial/manufacturing property
Physically Complete: Yes
Payments Complete: No

WhaddaYWant - 1204 7th Ave

Description: Construction of multi-story commercial building
Classification: Mixed use property (ie: a significant portion is residential and significant portion is commercial)
Physically Complete: Yes
Payments Complete: No

Broad & Main

Description:	Construction of multi-story mixed use building & residential building
Classification:	Mixed use property (ie: a significant portion is residential and significant portion is commercial)
Physically Complete:	No
Payments Complete:	No

Belltower Lofts - July 18, 2024

Description:	Redevelopment of former First United Methodist Church into multi family housing
Classification:	Low and Moderate Income Housing
Physically Complete:	No
Payments Complete:	No

Hoth Flats - July 18, 2024

Description:	Construction of apartment units and a parking garage
Classification:	Low and Moderate Income Housing
Physically Complete:	No
Payments Complete:	No

Debts/Obligations For MARION CENTRAL CORRIDOR RESTATED 2017 URA

PDS Investments Rebate

Debt/Obligation Type:	Rebates
Principal:	46,050
Interest:	0
Total:	46,050
Annual Appropriation?:	Yes
Date Incurred:	09/06/2012
FY of Last Payment:	2025

TWG - Landover Corporation Rebate

Debt/Obligation Type:	Rebates
Principal:	476,392
Interest:	0
Total:	476,392
Annual Appropriation?:	Yes
Date Incurred:	01/22/2015
FY of Last Payment:	2033

Full Circle Communities Rebate

Debt/Obligation Type:	Rebates
Principal:	449,293
Interest:	0
Total:	449,293
Annual Appropriation?:	Yes
Date Incurred:	01/22/2015
FY of Last Payment:	2028

Barker Financial - Cobban Hervey Rebate

Debt/Obligation Type:	Rebates
Principal:	279,238
Interest:	0
Total:	279,238
Annual Appropriation?:	Yes
Date Incurred:	05/04/2017
FY of Last Payment:	2034

Internal Loan - Sani Sew Repl - PDS, 1317 7th Ave

Debt/Obligation Type:	Internal Loans
Principal:	81,581
Interest:	4,113
Total:	85,694

Annual Appropriation?:	Yes
Date Incurred:	03/20/2014
FY of Last Payment:	2026

Emerson Mattress - Lebeda Rebate

Debt/Obligation Type:	Rebates
Principal:	189,352
Interest:	0
Total:	189,352
Annual Appropriation?:	Yes
Date Incurred:	02/23/2017
FY of Last Payment:	2028

MEDCO - AIS Properties - Restoration Dental Rebate

Debt/Obligation Type:	Rebates
Principal:	218,336
Interest:	0
Total:	218,336
Annual Appropriation?:	Yes
Date Incurred:	02/23/2017
FY of Last Payment:	2031

Arnold Property Group/GameOn Rebate

Debt/Obligation Type:	Rebates
Principal:	17,525
Interest:	0
Total:	17,525
Annual Appropriation?:	Yes
Date Incurred:	02/23/2017
FY of Last Payment:	2026

Internal Loan - Sani Sew Repl - 1000 7th Ave

Debt/Obligation Type:	Internal Loans
Principal:	166,390
Interest:	9,648
Total:	176,038
Annual Appropriation?:	Yes
Date Incurred:	07/23/2015
FY of Last Payment:	2034

MOJO Properties Rebate

Debt/Obligation Type:	Rebates
Principal:	280,000
Interest:	0
Total:	280,000
Annual Appropriation?:	Yes
Date Incurred:	07/06/2017
FY of Last Payment:	2030

SB Coastal Rebate

Debt/Obligation Type:	Rebates
Principal:	129
Interest:	0
Total:	129
Annual Appropriation?:	Yes
Date Incurred:	11/21/2017
FY of Last Payment:	2024

GO Bond Series 2015A

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	158,158
Interest:	29,705
Total:	187,863
Annual Appropriation?:	No
Date Incurred:	01/22/2015
FY of Last Payment:	2034

JLrenz, Uptown Dental Rebate

Debt/Obligation Type:	Rebates
Principal:	22,665
Interest:	0
Total:	22,665
Annual Appropriation?:	Yes
Date Incurred:	11/20/2018
FY of Last Payment:	2025

Timberline Manufacturing

Debt/Obligation Type:	Rebates
Principal:	541,180
Interest:	0
Total:	541,180
Annual Appropriation?:	Yes
Date Incurred:	11/20/2018
FY of Last Payment:	2028

GO Bond Series 2020B - Refinance 2012A; 2014B

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	777,000
Interest:	115,238
Total:	892,238
Annual Appropriation?:	No
Date Incurred:	05/21/2020
FY of Last Payment:	2028

WhaddaYWant - 1204 7th Ave

Debt/Obligation Type:	Rebates
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Principal:	42,973
Interest:	0
Total:	42,973
Annual Appropriation?:	Yes
Date Incurred:	02/04/2021
FY of Last Payment:	2029

Uptown Development LC - 1107 7th Ave & 1112 6th Ave

Debt/Obligation Type:	Rebates
Principal:	0
Interest:	0
Total:	0
Annual Appropriation?:	Yes
Date Incurred:	09/17/2020
FY of Last Payment:	2044

GO Bond Series 2021B (Refinance 2014C)

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	122,430
Interest:	9,985
Total:	132,415
Annual Appropriation?:	No
Date Incurred:	03/18/2021
FY of Last Payment:	2030

Internal Advance - General Fund - Urban Renewal Administration & Support Program

Debt/Obligation Type:	Internal Loans
Principal:	47,572
Interest:	0
Total:	47,572
Annual Appropriation?:	Yes
Date Incurred:	11/03/2022
FY of Last Payment:	2024

Internal Advance - Capital Projects - Uptown Development LC

Debt/Obligation Type:	Internal Loans
Principal:	600,000
Interest:	45,210
Total:	645,210
Annual Appropriation?:	Yes
Date Incurred:	11/03/2022
FY of Last Payment:	2026

Internal Advance - General Fund - Urban Renewal Administration and Professional Support Program

Debt/Obligation Type:	Internal Loans
Principal:	53,700
Interest:	0

Total:	53,700
Annual Appropriation?:	Yes
Date Incurred:	10/19/2023
FY of Last Payment:	2025

Non-Rebates For MARION CENTRAL CORRIDOR RESTATED 2017 URA

TIF Expenditure Amount: 47,572
 Tied To Debt: Internal Advance - General Fund -
 Urban Renewal Administration &
 Support Program
 Tied To Project: Legal, Admin, MEDCO Support

TIF Expenditure Amount: 50,000
 Tied To Debt: Internal Loan - Sani Sew Repl -
 1000 7th Ave
 Tied To Project: Capital Commercial - 1000 7th Ave

TIF Expenditure Amount: 28,565
 Tied To Debt: Internal Loan - Sani Sew Repl -
 PDS, 1317 7th Ave
 Tied To Project: PDS Investments

TIF Expenditure Amount: 17,352
 Tied To Debt: GO Bond Series 2015A
 Tied To Project: Central Corridor

TIF Expenditure Amount: 198,100
 Tied To Debt: GO Bond Series 2020B - Refinance
 2012A; 2014B
 Tied To Project: Central Corridor

TIF Expenditure Amount: 18,879
 Tied To Debt: GO Bond Series 2021B (Refinance
 2014C)
 Tied To Project: Central Corridor

TIF Expenditure Amount: 29,798
 Tied To Debt: Uptown Development LC - 1107
 7th Ave & 1112 6th Ave
 Tied To Project: Broad & Main

Rebates For MARION CENTRAL CORRIDOR RESTATED 2017 URA

Philips Diamond Shop, 1317 7th Ave, Marion

TIF Expenditure Amount:	29,179
Rebate Paid To:	Philips Diamond Shop
Tied To Debt:	PDS Investments Rebate
Tied To Project:	PDS Investments
Projected Final FY of Rebate:	2026

Lebeda, 2525 7th Ave, Marion

TIF Expenditure Amount:	25,429
Rebate Paid To:	Emerson Mattress Inc.
Tied To Debt:	Emerson Mattress - Lebeda Rebate
Tied To Project:	Emerson Mattress/Lebeda
Projected Final FY of Rebate:	2028

MEDCO/AIS Restoration Dental, 1180 7th Ave, Marion

TIF Expenditure Amount:	29,024
Rebate Paid To:	MEDCO Holding Company
Tied To Debt:	MEDCO - AIS Properties - Restoration Dental Rebate
Tied To Project:	MEDCO/AIS Properties/Restoration Dental
Projected Final FY of Rebate:	2033

Arbor at Lindale Trail, 1362 Blairs Ferry Road, Marion

TIF Expenditure Amount:	55,515
Rebate Paid To:	Full Circle Communities, Inc.
Tied To Debt:	Full Circle Communities Rebate
Tied To Project:	Full Circle Communities
Projected Final FY of Rebate:	2027

Blairs Ferry Senior Apartments, 830 Blairs Ferry Road, Marion

TIF Expenditure Amount:	70,696
Rebate Paid To:	Bankers Trust
Tied To Debt:	TWG - Landover Corporation Rebate
Tied To Project:	TWG - Landover Corporation
Projected Final FY of Rebate:	2031

Brick Alley, 1038 7th Ave, Marion

TIF Expenditure Amount:	3,712
Rebate Paid To:	Arnold Property Group, LLC

Tied To Debt:	Arnold Property Group/GameOn Rebate
Tied To Project:	Arnold Property Group/GameOn
Projected Final FY of Rebate:	2025

1138 7th Ave & 1144, Marion

TIF Expenditure Amount:	4,263
Rebate Paid To:	Cobban Hervey LLC
Tied To Debt:	Barker Financial - Cobban Hervey Rebate
Tied To Project:	Barker Financial
Projected Final FY of Rebate:	2034

Bliss Salon, 871 10th St, Marion

TIF Expenditure Amount:	129
Rebate Paid To:	SB Coastal
Tied To Debt:	SB Coastal Rebate
Tied To Project:	SB Coastal (Bliss Salon)
Projected Final FY of Rebate:	2024

JLENZ LLC, 890 7th Ave

TIF Expenditure Amount:	11,623
Rebate Paid To:	JLENZ LLC
Tied To Debt:	JLenz, Uptown Dental Rebate
Tied To Project:	JLENZ - Uptown Dental Redevelopment
Projected Final FY of Rebate:	2025

Timberline Manufacturing, 1029 Blairs Ferry Rd

TIF Expenditure Amount:	120,263
Rebate Paid To:	Timberline Manufacturing
Tied To Debt:	Timberline Manufacturing
Tied To Project:	Timberline Manufacturing Rebate
Projected Final FY of Rebate:	2028

Tomasos Pizza, 1204 7th Ave

TIF Expenditure Amount:	7,828
Rebate Paid To:	Whaddaywant
Tied To Debt:	WhaddaYWant - 1204 7th Ave
Tied To Project:	WhaddaYWant - 1204 7th Ave
Projected Final FY of Rebate:	2029

796 11th St & 780 11th St & 790

TIF Expenditure Amount:	23,902
Rebate Paid To:	MOJO Properties
Tied To Debt:	MOJO Properties Rebate
Tied To Project:	MOJO Properties - Building

Projected Final FY of Rebate: 2030

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TIF Taxing District Data Collection

Local Government Name:	MARION (57G547)	
Urban Renewal Area:	MARION CENTRAL CORRIDOR RESTATED 2017 URA (57945)	
TIF Taxing District Name:	MARION CITY/MARION SCH/CENTRAL CORRIDOR RESTATED 2017 TIF INCR	
TIF Taxing District Inc. Number:	570798	
TIF Taxing District Base Year:	2016	UR Designation
FY TIF Revenue First Received:	2019	Slum 06/2007
Subject to a Statutory end date?	No	Blighted 06/2007
		Economic Development 06/2007

TIF Taxing District Value by Class - 1/1/2022 for FY 2024

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	48,813,377	91,341,023	7,223,800	0	-51,856	147,326,344	0	147,326,344
Taxable	0	26,676,556	72,583,848	6,421,847	0	-51,856	105,630,395	0	105,630,395
Homestead Credits									204

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2024	107,790,515	39,587,685	19,132,500	20,455,185	647,475

FY 2024 TIF Revenue Received: 601,107

TIF Taxing District Data Collection

Local Government Name:	MARION (57G547)	
Urban Renewal Area:	MARION CENTRAL CORRIDOR RESTATED 2017 URA (57945)	
TIF Taxing District Name:	MARION CITY/LINN MAR SCH/CENTRAL CORRIDOR RESTATED 2017 TIF INCR	
TIF Taxing District Inc. Number:	570800	
TIF Taxing District Base Year:	2016	UR Designation
FY TIF Revenue First Received:	2019	Slum 06/2007
Subject to a Statutory end date?	No	Blighted 06/2007
		Economic Development 06/2007

TIF Taxing District Value by Class - 1/1/2022 for FY 2024

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	30,268,600	54,858,900	637,600	0	-53,708	85,711,392	0	85,711,392
Taxable	0	16,541,827	46,966,088	520,815	0	-53,708	63,975,022	0	63,975,022
Homestead Credits									98

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2024	71,677,000	14,088,100	6,808,679	7,279,421	235,794

FY 2024 TIF Revenue Received: 218,040

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TIF Taxing District Data Collection

Local Government Name:	MARION (57G547)	
Urban Renewal Area:	MARION CENTRAL CORRIDOR RESTATED 2017 URA (57945)	
TIF Taxing District Name:	MARION CITY AG/LINN MAR SCH/CENTRAL CORR RESTATED 2017 TIF INCR	
TIF Taxing District Inc. Number:	570802	
TIF Taxing District Base Year:	2016	
FY TIF Revenue First Received:	2019	
Subject to a Statutory end date?	No	

UR Designation	
Slum	06/2007
Blighted	06/2007
Economic Development	06/2007

TIF Taxing District Value by Class - 1/1/2022 for FY 2024

	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 2024	106,000	0	0	0	0

FY 2024 TIF Revenue Received: 0

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Urban Renewal Area Data Collection

Local Government Name: MARION (57G547)
 Urban Renewal Area: MARION ECHO HILL ROAD URA
 UR Area Number: 57959

UR Area Creation Date: 06/2020

UR Area Purpose: To promote economic growth through the encouragement of commercial, industrial, and residential development

Tax Districts within this Urban Renewal Area

	Base No.	Increment No.	Increment Value Used
MARION CITY/LINN MAR SCH/ECHO HILL TIF INCREMENT	570894	570895	2,244,379
MARION CITY/LINN MAR SCH/CITY EXEMPT NC15-01/ECHO HILL TIF INCREMENT	570896	570897	0
MARION CITY AG/LINN MAR SCH/ECHO HILL TIF INCREMENT	570898	570899	0

Urban Renewal Area Value by Class - 1/1/2022 for FY 2024

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	259,300	105,700,900	0	0	0	-57,412	105,902,788	0	105,902,788
Taxable	237,626	57,765,677	0	0	0	-57,412	57,945,891	0	57,945,891
Homestead Credits									284

TIF Sp. Rev. Fund Cash Balance as of 07-01-2023: 0 0 **Amount of 07-01-2023 Cash Balance Restricted for LMI**

TIF Revenue: 72,695
 TIF Sp. Revenue Fund Interest: 381
 Property Tax Replacement Claims: 0
 Asset Sales & Loan Repayments: 0
Total Revenue: 73,076

Rebate Expenditures: 0
 Non-Rebate Expenditures: 69,670
 Returned to County Treasurer: 0
Total Expenditures: 69,670

TIF Sp. Rev. Fund Cash Balance as of 06-30-2024: 3,406 0 **Amount of 06-30-2024 Cash Balance Restricted for LMI**

Projects For MARION ECHO HILL ROAD URA

Echo Hill Road and Alburnett Road Intersection Improvements Project

Description:	construction of street improvements at the intersection of Echo Hill and Alburnett Road, including the construction of a roundabout, and the incidental utility, landscaping, site clearance and cleanup work related thereto
Classification:	Roads, Bridges & Utilities
Physically Complete:	Yes
Payments Complete:	No

Regional Storm Water Detention Basin Project

Description:	construction of a regional storm water detention basin on the north side of Dawn Drive, west of Alburnett Road.
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

Oak Ridge School Traffic Study Project

Description:	The Oak Ridge School Traffic Study Project will consist of undertaking a traffic study at the Oak Ridge School approach to Alburnett Road to see if the construction of a turn lane is warranted.
Classification:	Roads, Bridges & Utilities
Physically Complete:	No
Payments Complete:	No

Urban Renewal Administration and Professional Support Program

Description:	administrative and professional support to its urban renewal projects and initiatives in the City's 2022 through 2026 fiscal years
Classification:	Administrative expenses
Physically Complete:	No
Payments Complete:	No

Debts/Obligations For MARION ECHO HILL ROAD URA

2021 General Obligation Bond

Debt/Obligation Type:	Gen. Obligation Bonds/Notes
Principal:	631,505
Interest:	106,058
Total:	737,563
Annual Appropriation?:	No
Date Incurred:	03/18/2021
FY of Last Payment:	2040

Internal Advance - General Fund - Urban Renewal Administration and Professional Support Program

Debt/Obligation Type:	Internal Loans
Principal:	493
Interest:	0
Total:	493
Annual Appropriation?:	Yes
Date Incurred:	11/03/2022
FY of Last Payment:	2024

Internal Advance - General Fund - Urban Renewal Administration and Professional Support Program

Debt/Obligation Type:	Internal Loans
Principal:	459
Interest:	0
Total:	459
Annual Appropriation?:	Yes
Date Incurred:	10/19/2023
FY of Last Payment:	2025

Non-Rebates For MARION ECHO HILL ROAD URA

TIF Expenditure Amount:	493
Tied To Debt:	Internal Advance - General Fund - Urban Renewal Administration and Professional Support Program
Tied To Project:	Urban Renewal Administration and Professional Support Program

TIF Expenditure Amount:	69,177
Tied To Debt:	2021 General Obligation Bond
Tied To Project:	Echo Hill Road and Alburnett Road Intersection Improvements Project

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TIF Taxing District Data Collection

Local Government Name: MARION (57G547)
 Urban Renewal Area: MARION ECHO HILL ROAD URA (57959)
 TIF Taxing District Name: MARION CITY/LINN MAR SCH/ECHO HILL TIF INCREMENT
 TIF Taxing District Inc. Number: 570895
 TIF Taxing District Base Year: 2020
 FY TIF Revenue First Received: 2023
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2033

	UR Designation
Slum	No
Blighted	No
Economic Development	06/2020

TIF Taxing District Value by Class - 1/1/2022 for FY 2024

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	103,692,730	0	0	0	-55,188	103,637,542	0	103,637,542
Taxable	0	56,668,208	0	0	0	-55,188	56,613,020	0	56,613,020
Homestead Credits									284

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2024	77,687,355	26,005,375	2,244,379	23,760,996	769,663

FY 2024 TIF Revenue Received: 72,695

TIF Taxing District Data Collection

Local Government Name: MARION (57G547)
 Urban Renewal Area: MARION ECHO HILL ROAD URA (57959)
 TIF Taxing District Name: MARION CITY/LINN MAR SCH/CITY EXEMPT NC15-01/ECHO HILL TIF INCREMENT
 TIF Taxing District Inc. Number: 570897
 TIF Taxing District Base Year: 2020
 FY TIF Revenue First Received: 2023
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2033

	UR Designation
Slum	No
Blighted	No
Economic Development	06/2020

TIF Taxing District Value by Class - 1/1/2022 for FY 2024

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	0	2,008,170	0	0	0	-2,224	2,005,946	0	2,005,946
Taxable	0	1,097,469	0	0	0	-2,224	1,095,245	0	1,095,245
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2024	2,808,045	0	0	0	0

FY 2024 TIF Revenue Received: 0

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TIF Taxing District Data Collection

Local Government Name: MARION (57G547)
 Urban Renewal Area: MARION ECHO HILL ROAD URA (57959)
 TIF Taxing District Name: MARION CITY AG/LINN MAR SCH/ECHO HILL TIF INCREMENT
 TIF Taxing District Inc. Number: 570899
 TIF Taxing District Base Year: 2020
 FY TIF Revenue First Received: 2023
 Subject to a Statutory end date? Yes
 Fiscal year this TIF Taxing District statutorily ends: 2033

	UR Designation
Slum	No
Blighted	No
Economic Development	06/2020

TIF Taxing District Value by Class - 1/1/2022 for FY 2024

	Agricultural	Residential	Commercial	Industrial	Other	Military	Total	Gas/Electric Utility	Total
Assessed	259,300	0	0	0	0	0	259,300	0	259,300
Taxable	237,626	0	0	0	0	0	237,626	0	237,626
Homestead Credits									0

	Frozen Base Value	Max Increment Value	Increment Used	Increment Not Used	Increment Revenue Not Used
Fiscal Year 2024	274,300	0	0	0	0

FY 2024 TIF Revenue Received: 0