

RESOLUTION NO. 1853

A RESOLUTION OBLIGATING FUNDS FROM THE URBAN RENEWAL TAX REVENUE  
FUND FOR THE PAYMENT OF ANNUAL APPROPRIATION TAX INCREMENT  
FINANCED OBLIGATIONS IN FISCAL YEAR 2021

**WHEREAS;** the City of West Branch, Iowa has hereto adopted an Urban Renewal Plan and established pursuant thereto a tax increment district all as authorized and provided by Chapter 403, State Code of Iowa; and

**WHEREAS;** the City has advanced monies, incurred indebtedness and other costs which this Council finds qualified for payment from the special fund authorized by Section 403.19(3) of the State Code of Iowa as summarized on the attached schedule; and

**WHEREAS;** the City has scheduled payments in the amount of \$485,589 which shall become due in the fiscal year beginning July 1, 2020 with respect to costs associated with the Water Tower #2 Project, the Downtown East Redevelopment Project, Park Improvements-Pedersen Valley, Casey's General Store Rebate Agreement, 2017 GO Corporate Purpose Bond, College Street and 2<sup>nd</sup> Street Improvements Project, and Fidelity Bank & Trust Judgement Settlement Loan; and

**WHEREAS;** it is now necessary for the City Council to obligate for appropriation to the Annual Payment, funds anticipated to be received in the Urban Renewal Tax Revenue Fund in the fiscal year beginning July 1, 2020;

**NOW, THEREFORE, BE IT HEREBY RESOLVED BY THE CITY COUNCIL OF WEST BRANCH, IOWA, that:**

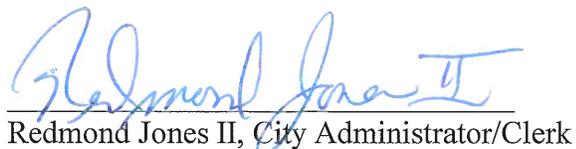
Section 1. The City Council obligates \$485,589 for appropriation from the Urban Renewal Tax Fund to the Annual Payment in the fiscal year beginning July 1, 2020.

Section 2. The City Clerk is hereby directed to reflect the total amount of \$485,589 in the City's budget for the next succeeding fiscal year.

**PASSED, ADOPTED AND APPROVED** this 18th day of November, 2019.

  
\_\_\_\_\_  
Roger Laughlin, Mayor

ATTEST:

  
\_\_\_\_\_  
Redmond Jones II, City Administrator/Clerk

**CODE OF IOWA SECTION 403.19 TAX INCREMENT FINANCING (TIF) INDEBTEDNESS  
CERTIFICATION TO COUNTY AUDITOR**

**Due To County Auditor By December 1 Prior To The Fiscal Year TIF Increment Tax Is Requested  
Use One Certification Per Urban Renewal Area**

City: West Branch County: Cedar

Urban Renewal Area Name: West Branch Urban Renewal

Urban Renewal Area Number: 16006 (Use five-digit Area Number Assigned by the County Auditor)

I hereby certify to the County Auditor that for the Urban Renewal Area within the City and County named above the City has outstanding loans, advances, indebtedness, or bonds, none of which have been previously certified, in the collective amount shown below, all of which qualify for repayment from the special fund referred to in paragraph 2 of Section 403.19 of the Code of Iowa.

Urban Renewal Area Indebtedness Not Previously Certified\*: \$ 652,000

\*There must be attached a supporting itemized listing of the dates that individual loans, advances, indebtedness, or bonds were initially approved by the governing body. (Complete and attach 'CITY TIF FORM 1.1'.)

The County Auditor shall provide the available TIF increment tax in subsequent fiscal years without further certification until the above-stated amount of indebtedness is paid to the City. However, for any fiscal year a City may elect to receive less than the available TIF increment tax by certifying the requested amount to the County Auditor on or before the preceding December 1. (File 'CITY TIF FORM 2' with the County Auditor by the preceding December 1 for each of those fiscal years where all of the TIF increment tax is not requested.)

A City reducing certified TIF indebtedness by any reason other than application of TIF increment tax received from the County Treasurer shall certify such reduced amounts to the County Auditor no later than December 1 of the year of occurrence. (File 'CITY TIF FORM 3' with the County Auditor when TIF indebtedness has been reduced by any reason other than application of TIF increment tax received from the County Treasurer.)

Notes/Additional Information:

Resolution 1743, a developers agreement with Meadows Development, Inc. including \$395,000 tax rebate payments.

Resolution 1797, a developers agreement with EMV Holdings, LLC including \$150,000 tax rebate payments.

Resolution 1851, interfund loan for College St. and 2nd St. improvements.

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Dated this 18 day of NOVEMBER, 2019

Roger Taylor  
Signature of Authorized Official Telephone (319) 643-5888

**TIF INDEBTEDNESS NOT PREVIOUSLY CERTIFIED ELIGIBLE FOR TAX COLLECTIONS NEXT FISCAL YEAR**

City: West Branch County: Cedar

Urban Renewal Area Name: West Branch Urban Renewal

Urban Renewal Area Number: 16006 (Use five-digit Area Number Assigned by the County Auditor)

Individual TIF Indebtedness Type/Description/Details:	Date Approved*:	Total Amount:
<p>1. <u>Developers agreement with KLM Investments (the Developer) for tax increment rebate payments of \$395,000. The agreement to terminate when aggregate payments total \$395,000 or December 31, 2035, whichever comes sooner. Payments are subject to annual appropriation by the City Council on or before December 1st of each year.</u></p> <p><input checked="" type="checkbox"/> 'X' this box if a rebate agreement. List administrative details on lines above.</p>	<u>10-01-2018</u>	<u>395,000</u>
<p>2. <u>Developers agreement with EMV Holdings, LLC, including tax rebate payments not-to-exceed \$150,000. Payments will be for ten fiscal years ( 20 payments). Payments are subject to annual appropriation by the City Council on or before December 1st of each year.</u></p> <p><input checked="" type="checkbox"/> 'X' this box if a rebate agreement. List administrative details on lines above.</p>	<u>04-01-2019</u>	<u>150,000</u>
<p>3. <u>Interfund Loan for College St. and 2nd St. Improvements receipts to be requested in FY 2021 and FY 2022.</u></p> <p><input type="checkbox"/> 'X' this box if a rebate agreement. List administrative details on lines above.</p>	<u>11-18-2019</u>	<u>107,000</u>
<p>4. _____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p><input type="checkbox"/> 'X' this box if a rebate agreement. List administrative details on lines above.</p>	_____	_____
<p>5. _____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p><input type="checkbox"/> 'X' this box if a rebate agreement. List administrative details on lines above.</p>	_____	_____

If more indebtedness entry lines are needed continue to Form 1.1 Page 2.

**Total For City TIF Form 1.1 Page 1: 652,000**

\* "Date Approved" is the date that the local governing body initially approved the TIF indebtedness.

**SPECIFIC DOLLAR REQUEST FOR AVAILABLE TIF INCREMENT TAX FOR NEXT FISCAL YEAR  
CERTIFICATION TO COUNTY AUDITOR**

Due To County Auditor By December 1 Prior To The Fiscal Year  
Where Less Than The Legally Available TIF Increment Tax Is Requested  
Use One Certification Per Urban Renewal Area

City: West Branch County: Cedar

Urban Renewal Area Name: West Branch Urban Renewal

Urban Renewal Area Number: 16006 (Use five-digit Area Number Assigned by the County Auditor)

I hereby certify to the County Auditor that for the next fiscal year and for the Urban Renewal Area within the City and County named above, the City requests less than the maximum legally available TIF increment tax as detailed below.

Provide sufficient detail so that the County Auditor will know how to specifically administer your request. For example you may have multiple indebtedness certifications in an Urban Renewal Area, and want the maximum tax for rebate agreement property that the County has segregated into separate taxing districts, but only want a portion of the available increment tax from the remainder of the taxing districts in the Area.

Specific Instructions To County Auditor For Administering The Request That This Urban Renewal Area Generate Less Than The Maximum Available TIF Increment Tax:	Amount Requested:
The City requests the following for FY2021 from TIF Revenues:	
Casey's General Store Rebate Agreement	34,000
Communtiy State Bank Loan- Judgement Settlement (name changed to Fidelity Bank & Trust)	108,653
2017 GO Corp Purpose Bond	146,628
2016B Tax GO Urban Renewal Bond	56,850
2016A GO TIF Portion of Park	26,471
2013 GO Corp Purpose and Refinance Bond	37,987
Repayment of Interfund Transfer from General Fund to College St and 2nd St Improvement Project	50,000
Repayment of Interfund Transfer from General Fund to College St and 2nd St Imp Project - Res 1851	25,000

Dated this 18 day of NOVEMBER, 2019

Bogey Layton  
Signature of Authorized Official Telephone (319) 643-5888