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CITY CLERK

City of Terre Haute, Indiana

Tax Increment Allocation Areas

January 14, 2016

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Charlotte, NC 28203-4401
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Central Business District Urban Renewal Area

- Established: November 14, 1985 (expires 02/01/40 - final maturity date of Series 2015 A Bonds)
Expanded January 17, 2007 (expires 01/17/37)
- Purpose: Finance public facilities needed to renew the economic vitality and tax base of the City's downtown
- Financings: \$1,280,000 Taxable Economic Development Revenue Bonds of 2007
(Hilton Garden Inn and Candlewood Suites)
(Payable from Pledged Hotel Tax Increment and loan payments from the Hotel Developer)
(Outstanding - \$845,000)
- \$1,100,000 Taxable Economic Development Revenue Bonds of 2011
(Thompson Thrift - WTHI Radio)
(Payable from \$500,000 of Tax Increment on-hand, Pledged Office Building Tax Increment and loan payments from the Office Building Developer)
(Outstanding - \$490,000)
- \$1,395,000 Redevelopment District Tax Increment Revenue Bonds of 2011, Series A
(Payable from Tax Increment)
Series 2011 A Bonds: (Outstanding - \$1,120,000)

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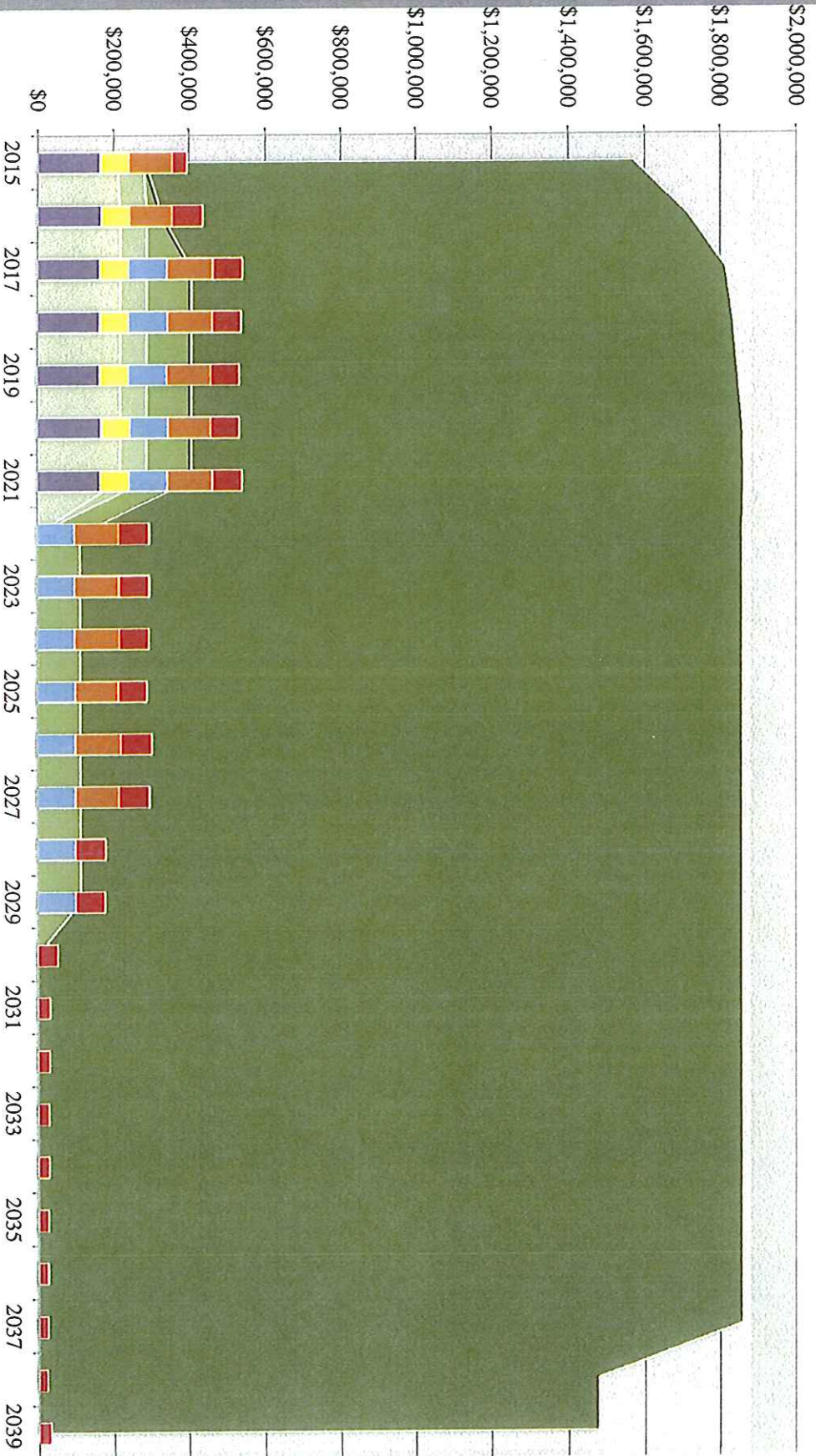
Central Business District Urban Renewal Area

- **Financings:** \$1,214,000 Taxable Economic Development Revenue Bonds,
(Continued) Series 2015
(Deming Mixed-Use Apartment Building)
(Payable from Pledged Apartment Tax Increment and loan
payments from the Apartment Developer)
(Outstanding - \$1,214,000)
- \$930,000 Tax Increment Revenue Bonds of 2015, Series A
(Payable from Tax Increment)
(Outstanding - \$930,000)
- **2014 Settlement:** Estimated \$1,550,840
Actual \$1,563,874
- **2015 Settlement:** Estimated \$1,566,970
Actual \$1,560,216

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Central Business District Urban Renewal Area

Comparison of Tax Increment and Debt Service



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Financial Services

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Fort Harrison Business Park Economic Development Area

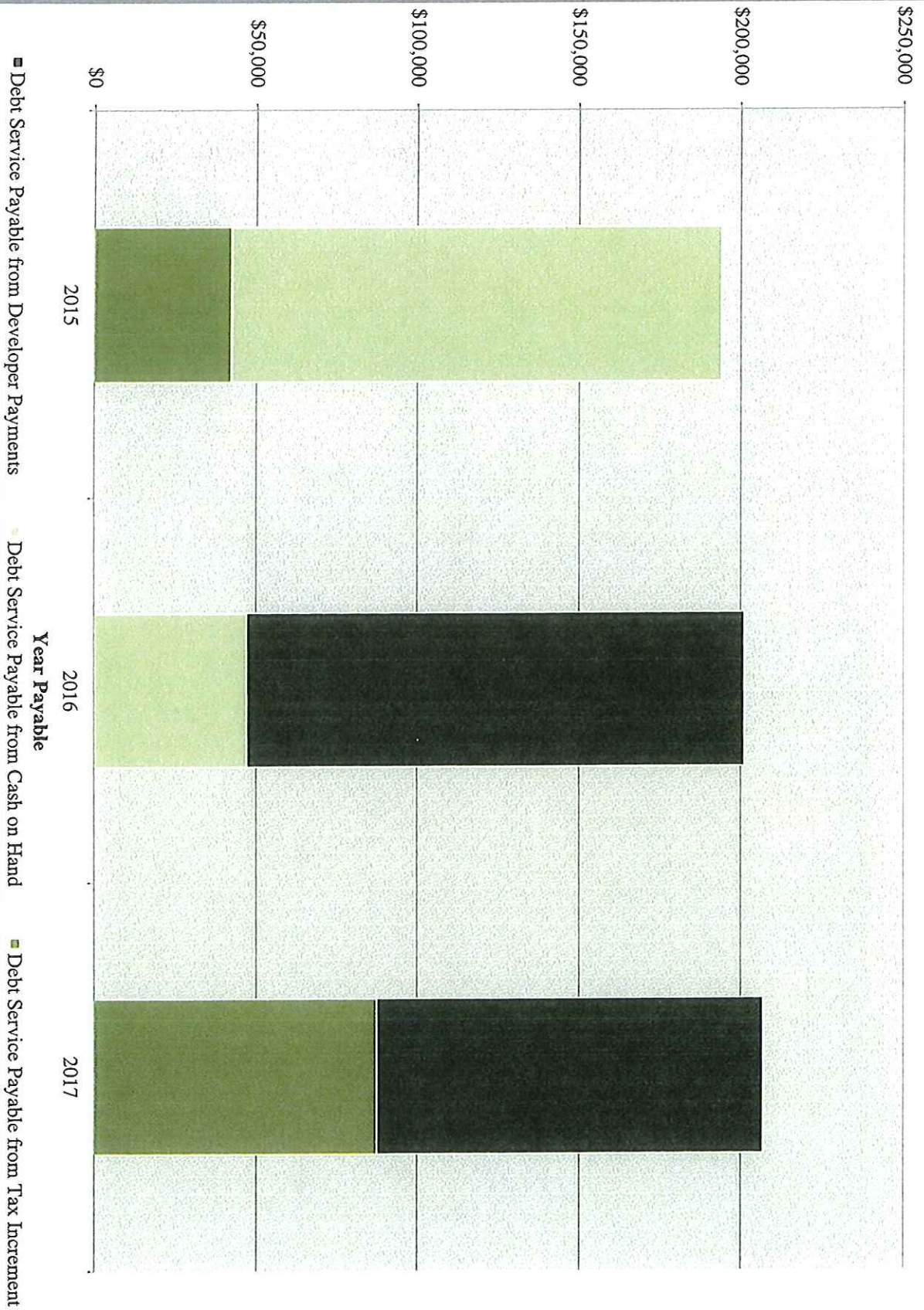
- Established: August 20, 2003 (expires 08/20/33)
 - Purpose: Finance public road improvements and infrastructure to attract and retain businesses and increase the tax base in the Area
 - Financings: \$1,100,000 Redevelopment District Tax Increment and Economic Development Income Tax Revenue Bonds of 2004
- Note: The Bonds were scheduled to mature February 1, 2024. The Commission fully redeemed the Bonds in December 2015.
- 2014 Settlement: Estimated \$124,740
Actual \$125,072
 - 2015 Settlement: Estimated \$120,360
Actual \$112,674

Jadcore – Phase I Economic Development Area

- Established: August 20, 2003 (expires 08/20/33)
- Purpose: Finance the construction of infrastructure improvements as an incentive for Radley L.P.
- Financings: \$975,000 Taxable Economic Development Revenue Bonds, Series 2003
(Payable from Tax Increment and loan payments from the Developer)
(Outstanding - \$450,000)
- 2014 Settlement: Estimated \$216,890
Actual \$36,009 (Reduced by \$180,889 due to refunds of settled appeals)
- 2015 Settlement: Estimated \$84,620
Actual (\$47,976) (Reduced by \$132,603 due to refunds of settled appeals)

Jadcore - Phase 1 FDA

Comparison of Tax Increment and Debt Service



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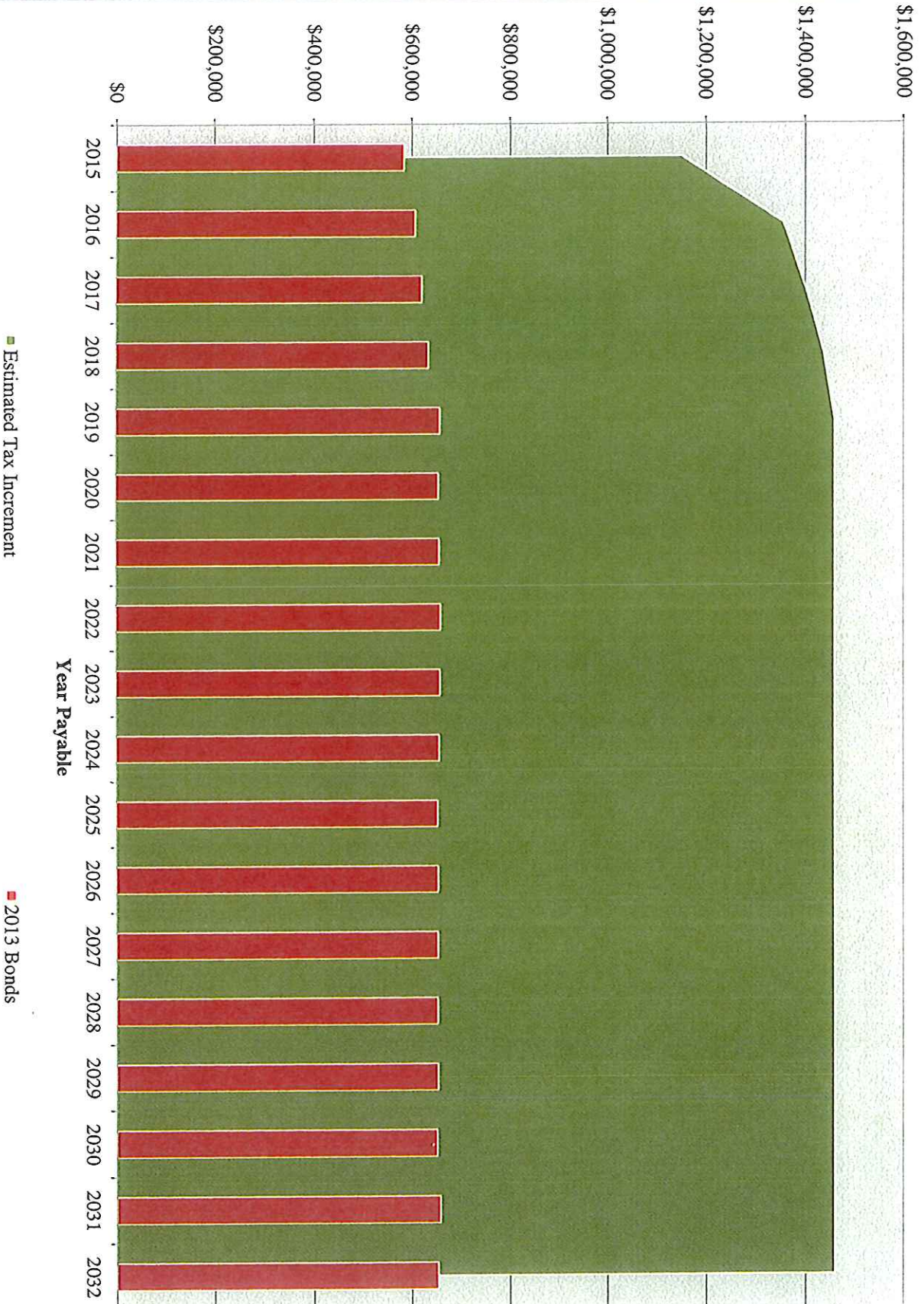
AN AMERICAN CONTRACTORS

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State Road 46 Economic Development Area

- Established: February 15, 2006 (expires 02/15/36)
- Purpose: Finance the construction of infrastructure improvements in the Area
- Financings: \$8,670,000 Redevelopment District Tax Increment Revenue Bonds of 2013
(Payable from Tax Increment and EDIT)
(Outstanding - \$8,040,000)
- 2014 Settlement: Estimated \$1,262,590
Actual \$1,274,687
- 2015 Settlement: Estimated \$1,152,110
Actual \$968,437 (Reduced by \$190,006 due to refunds of settled appeals)

State Road 46 FDA Comparison of Tax Increment and Debt Service



RDC TIF Possible Projects in 18 month Plan

St Rd 46 District:

**St Rd 46 eside New Marg ext to Hulman St Design Phase 1
\$900,000**

**St Rd 46 “old Marg Industrial Marg” widening proj \$1 mil
500,000**

St Rd 46 upgrade wtr serv Stratford to C Girl Dist Ctr \$750,000

St Rd 46 New Marg const phase 3 B \$5 mil 500,000

St Rd 46 New Marg Design phase 3 C \$700,000

**Possible TH Fire house serving St Rd 46 Dist Design \$150,000 &
\$2 million + construction**

Central Bus Dist:

Pub Infrastructure 5th/6th st Wab to Cherry proj \$300,000

“ “ 4th st west to Ohio \$200,000

“ “ 6th st reconstruction Ohio to Cherry \$275,000

“ “ 1st st Cherry to Sycamore \$270,000

“ “ Ohio st 3rd to 5th \$300,000, 5th to 7th \$300,000,
7th to 8th \$150,000

Pub Infrastructure Walnut 3rd st to 5th st \$300,000

“ “ Wabash & 11th St \$85,000