

**CITY OF NEENAH TAX INCREMENT DISTRICT #8
PROJECT PLAN AMENDMENT NO. 3
RIVERWALK ZONE**

Effective January 1, 2005



SUMMARY FINDINGS

CITY OF NEENAH TAX INCREMENT DISTRICT #8 RIVERWALK ZONE PROJECT PLAN AMENDMENT NO. 3

Effective January 1, 2005

- District Name: City of Neenah Tax Increment District #8 (2005 Amendment)
- Location: West Canal/Riverwalk Zone Redevelopment Project Area.
- Purpose: Eliminate blight and stimulate redevelopment at the urban waterfront as a means to improve the community's quality of life and to insure a vital and healthy tax base.
- Effective Date: The effective date of the amendment is January 1, 2005.
- Proposed Costs: \$19.997 million of public investment in redevelopment activities, acquisition and land assemblage, utility installations, environmental remediation, parking improvements, riverwalk construction, project design and engineering, and district planning/project support for the Riverwalk Zone expanded boundary area is scheduled through the expenditure period 2004-2011.
- Project Financing: Capital financing of \$19.997 million, utilizing borrowing proceeds.
- Project Revenues: Tax Increment District #8, as amended, is projected to create \$85.5 million of tax base through its maximum life period (2032). It will generate an estimated \$44.5 million in tax increments during that same period.
- Economic Feasibility: Based on project expenditures and revenue levels, all obligations of TID #8, as amended, will be paid in full during calendar year 2030, the 29th year of the District. Upon closure and dissolution of the District, all accrued and unencumbered increments will be promptly distributed among the local taxing entities (School District, County, Vocational District and City). Following closure and dissolution, the tax base created as a result of development in the District will directly benefit the taxing entities and all future tax revenues will be directly distributed to them.

CITY OF NEENAH
TAX INCREMENT DISTRICT #8 RIVERWALK ZONE
PROJECT PLAN AMENDMENT NO. 3

Effective January 1, 2005

INTRODUCTION

Tax Increment District #8 (TID #8) was created in 2001 to support revitalization and redevelopment to ensure a vital and healthy tax base in the Doty Island Business District. In creating the district, the City of Neenah recognized that the public sector has an essential and necessary role to play in urban and economic redevelopment. In 2003, the City amended the Project Plan and modified the boundaries of TID #8 to establish the Riverwalk Zone project area. This amendment was made for the purpose of capturing more tax value growth from projects planned on lands contiguous to the original boundaries of the District. The project plan was further amended in 2004 to incorporate the objectives, scope, and budget for the West Canal/Riverwalk Zone Redevelopment Plan.

More than five years of community-based planning was conducted to develop a revitalization strategy for Neenah's downtown waterfront. As a result of this planning effort, community leaders concluded, instinctively, that bringing an exciting waterfront to the business district offered untapped opportunity. But there were simply too many barriers to be effective. The realization though that the concept could work the opposite way, by bringing the downtown to the waterfront, opened the door to the integration of business, recreational, and cultural uses – a powerful combination in an urban setting. With that strategy in mind, five redevelopment sites were identified within the Riverwalk Zone that hold potential for high value construction, new tax base, and job creation. All of the sites are linked closely to the Neenah Riverwalk at Shattuck Park, a \$3.2 million signature public-private partnership project that is delivering a 1.5-mile barrier-free riverwalk and a variety of enhancements to our downtown waterfront. This project has piqued the community's interest and enthusiasm to support clustered, infill development projects in a revitalized Downtown Riverwalk Zone.

The Riverwalk Zone's economic development sites hold potential for high value construction, new tax base and job creation. The commitment of the public sector to reinvest in the urban waterfront has already produced results. To date, over \$40.0 million in new economic development projects have been announced as a direct result of the riverwalk initiative. Future Neenah, Inc. and the City of Neenah are jointly conducting an aggressive economic development initiative to spur additional business growth in the Riverwalk Zone. The Neenah Central City Business Improvement District Board has identified the Riverwalk Zone as a vital development area within the business-clustering concept that is being pursued for retail, service, dining and entertainment, and office growth in the downtown area.

The West Canal Redevelopment project site is one of the five economic impact locations that can provide immediate and dramatic positive impact if urban revitalization challenges there can be overcome. A public-private partnership is needed to reclaim an underutilized, blighted brownfield site into a vital commercial property and the location of needed public parking. The challenges associated with this site are representative of conditions throughout the area of this Project Plan.

Many of the properties that make up the project area have been near to or the site of industrial and commercial uses that may have impaired the environmental quality of the local soil and groundwater, thus creating potential environmental liability for prospective owners and operators on blighted properties. Lack of sufficient parking to support redevelopment is a deterrent to private investment in the downtown.

Some properties lack sufficient site and use arrangement to effectively accommodate safe transportation movements and internal parking needs. Some long-standing uses of property have become functionally, physically, or economically obsolete, leading to lack of maintenance and continuing disrepair. Other properties are underutilized and face development obstacles too great to overcome without the commitment of public investment in redevelopment activities.

In conclusion, the revitalization strategy the City of Neenah and the Neenah Community Development Authority (CDA) have developed is being impeded by project area conditions including brownfield conditions, inadequate parking, land use issues, obsolescence, and traffic circulation and access problems. The properties experiencing these conditions are considered blighted within statutory definitions, and are in need of redevelopment to ensure the long-term economic growth of the project area.

REDEVELOPMENT OBJECTIVES

The City of Neenah is now in the third era of reinventing its downtown. In the 1800's, the city's riverfront was dominated by many small mills and river navigation uses. In the 1900's, the waterfront became dominated by several of the nation's largest paper companies, who needed the Fox River for mill power and process water. The next phase in the City's downtown revitalization strategy is to provide office space for a growing service sector economy, to provide new downtown residential lifestyle options, and to provide open space enhancements that will allow the public to enjoy the Fox River. General redevelopment objectives of this Plan are:

- Eliminate obsolete uses and buildings, blighting influences, and environmental deficiencies that detract from the economic, functional and aesthetic quality of the downtown.
- Assemble land into parcels suitable for disposition and redevelopment.
- Provide needed public parking through vertical expansion and construction of a multi-story parking structure, a strategy that avoids disturbance to nearby historic buildings and adjoining residential neighborhoods.
- Provide project and site improvements, including environmental remediation, utilities, streets, pedestrian ways, parking facilities, and other improvements necessary for carrying out the redevelopment objectives of this Plan.
- Provide cleared and fully improved sites for mixed-use projects to include residential, commercial, and retail development.
- Improve traffic circulation patterns through road improvements and site assemblage activities that promote ease, convenience and safety for both pedestrian, vehicular, and public transit forms of transportation.

- Promote a pattern of clustered development to preserve open space and maximize use of public infrastructure.
- Support committed public-private partnerships to achieve high value development projects.
- Provide improved recreational, cultural, and social offerings at the urban waterfront through public improvements and community facility enhancements.
- Promote development at the urban waterfront as a mechanism to fostering a downtown experience that offers a diverse mix of shopping, dining, and entertainment experiences.
- Recruit businesses to the downtown that can offer quality, recession-resistant jobs.
- Offer a superior quality of life that will attract and retain employers and employees.

BOUNDARIES

The boundaries of TID #8 will be modified to add territory to the district. The proposed amended boundaries are illustrated in Figure 1.

NAME OF DISTRICT

Upon amendment, the name of the TID shall remain City of Neenah, Tax Increment District #8.

CREATION DATE

TID #8 was created effective January 1, 2001. The effective date of this amendment is January 1, 2005.

EXISTING USES AND CONDITIONS

Figure 3 illustrates the existing uses and conditions within the proposed expanded boundary area of TID #8. Other uses and conditions identified in previous Project Plan amendments remain unchanged.

The existing condition that most impedes achievement of the redevelopment objectives for the project area is the extent of real or perceived environmental concerns. The properties that make up the project area have been near to or the site of industrial and commercial uses that may have impaired the environmental quality of the local soil and groundwater, thus creating potential environmental liability for prospective owners and operators on the properties. The record of historic uses in the area, the possibility of impacted fill soils, known groundwater contamination sources, and other suspected contamination factors are all recognized environmental concerns. These types of environmental concerns deter redevelopment because the private sector and other interested parties are risk adverse with regard to facing large and potentially catastrophic clean-up and liability challenges.

In the City's planning efforts, local businesses have identified potential for future growth in the downtown, but they need access to critical public infrastructure in order to be retained within the central business district. Several key properties have been identified that should be redeveloped to facilitate future business growth. One critical factor for growth is the need for additional public parking. With the current building density in the downtown area, this parking can only be provided through vertical expansion from construction of a multi-story parking structure.

The structure provides needed parking without disturbance to historic buildings and adjoining residential neighborhoods.

The West Canal/Riverwalk Zone Redevelopment Plan has documented that not less than a preponderance or substantial amount, by land area and number of parcels, of the properties within the project area are blighted within the statutory meaning set forth in Sections 66.1331 and 66.1333, Wis. Stats. Based on broad conditions within the overall project area and specific conditions at particular parcels blight is present in the form of:

- Known and perceived environmental concerns.
- Functional, physical, and economic obsolescence due to properties not developed for their highest and best use.
- Inadequate and inefficient parking to support business expansion.
- Traffic circulation and access deficiencies that limit site development and pose threats to the public's safety.
- Physical and/or visual deterioration of structures and site improvements.

Improvement of the area is likely to enhance significantly the value of substantially all of the real property in the district. Therefore, it is hereby determined that the project area of the Riverwalk Zone is blighted within the statutory definition of a blighted area.

PROPOSED USES AND REDEVELOPMENT SITES

Proposed redevelopment sites and uses within the proposed expanded boundary area of TID #8 are depicted in Figure 2. This area is part of a larger project area targeted for high-value commercial uses and public parking development. Other redevelopment sites and proposed uses identified in previous Project Plan amendments remain unchanged.

PROPOSED IMPROVEMENTS AND PROJECT COSTS

Table 1 provides a detailed annual listing of proposed improvements and project costs for the Riverwalk Zone area of TID #8. Potential project activities, site improvements and utility installations that could be undertaken by the City of Neenah or the Neenah Community Development Authority include, but are not limited to:

Acquisition and land assemblage
Asbestos abatement and demolition of buildings, other site improvements
Installation/relocation of key infrastructure and utilities
Site preparation
Environmental remediation and clean-up
Construct public use facilities (parking, pedestrian ways, plazas, riverwalks, etc.)
Property disposition
Relocation
Redevelopment funding
Administration

Project activities and estimated costs for other redevelopment projects that might be undertaken in the future would be provided through an amendment to this Project Plan.

A schedule of project costs for TID #8, as amended, is provided in Appendix B.

NON-PROJECT COSTS

There are no anticipated non-project costs within the Riverwalk Zone expanded boundary area of TID #8.

RELOCATION

Persons and businesses displaced by project activities will be relocated in accordance with applicable state and federal laws and regulations. Relocation plans for the project will be filed with the Department of Commerce, Relocation Unit, Division of Community Development. Approved relocation plans will serve as the basis for all relocation payments made as part of project activities.

MASTER PLAN, ZONING, BUILDING AND OTHER CODE CONSIDERATIONS

This plan is consistent with the recommendations contained in the following community plans:

- City of Neenah 2020 Comprehensive Plan*
- West Canal/Riverwalk Zone Redevelopment Plan*
- Neenah Waterfront Design and Development Master Plan*
- The City of Neenah Downtown Parking Management Study*
- Downtown Neenah Market Analysis & Branding Study*

Appropriate zoning controls are in place to manage the development expected within the Riverwalk Zone.

ECONOMIC FEASIBILITY

Upon the amendment of the Project Plan for TID #8, total revenues generated from property tax increments are projected to offset total project costs in the 29th year, within the maximum allowed 31-year life of the district. Consequently, the amended TID is economically feasible. Projected tax base growth for TID #8, as amended, is provided in Appendix A.

\$19.997 million of public investment in redevelopment activities, acquisition and land assemblage, utility installations, environmental remediation, parking improvements, riverwalk construction, project design and engineering, and district planning/project support for the Riverwalk Zone expanded boundary area is scheduled through the expenditure period 2004-2011. A schedule of these costs and a financing plan and financial feasibility analysis for TID #8, as amended, is provided in Appendix B.

Based on projected expenditure and revenue levels after the amendment, all obligations of TID #8 will be paid in full during 2030, the 29th year of the District. Upon closure and dissolution of the District, all remaining unencumbered increments will be promptly distributed among all taxing entities (School District, County, Vocational District and City). Following closure and dissolution, projected after the 29th year, the tax base created as a result of development in the District will directly benefit the taxing entities and all future tax revenues will be directly distributed to them.

Recognizing that all taxing entities involved in the District will accrue significant long-term benefits from the projected success of TID #8, the City realizes that each entity is also a continuing partner in its progress, in that they will forego tax benefits on new development in the District until it is dissolved. Appendix C shows the projected increments from TID #8, as amended, over the life of the District, apportioned among the four entities, based on the formula prescribed by the Wisconsin Department of Revenue.

The following new or updated economic assumptions have been applied when developing the amended Project Plan. All other assumptions from the original plan and/or the prior plan amendment remain in place.

- The base equalized value of the Riverwalk Zone expanded boundary area of TID #8 has been established at \$16,195.00, which was the equalized value of real estate and personal property within this area on January 1, 2004.
- A projected equalized tax rate of \$24.00 is assumed to remain level beginning in 2005 and continuing throughout the life of the district.
- General Obligation (G.O.) Notes and Bonds represent annual capital borrowing for public investment in the District. Borrowing has been assumed to be 10-20 years in length with repayment of principal on a schedule to match with accruing tax increments. Debt service in 2030 assumes reserving sufficient funds for all remaining outstanding debt. This allows for the district to be dissolved when sufficient funds are accumulated for this purpose.
- All interest rates have been projected between 4.0%-5.0%, approximately the same level as current Aa-rated G.O. Notes. Guidance for estimating future rates was provided by the City's financial advisor. No attempt has been made to anticipate cyclical rate changes in future years. Principal and interest payments of future scheduled debt installments are being planned to match the estimated tax increments generated on an annual basis.

FINANCING

Community Development Authority bonding, as provided in authorizing legislation, is the primary financing method anticipated for redevelopment activities undertaken through this Plan. Principal and interest on the CDA bonds could be paid through payments made by the City to the CDA from tax increment revenues on increased taxes that new development within Tax Increment District #8 Riverwalk Zone would generate. Additional revenues could be generated by the sale or lease of property in the project area.

The City of Neenah could also choose to bond separately for improvements in the project area, utilizing its normal borrowing channels.

Repayment costs will be funded from tax increments generated by new tax base growth in the District.

ORDERLY DEVELOPMENT

The implementation of this Project Plan will further promote the City's goal of orderly, sustained development and revitalization in the Riverwalk Zone. By supporting efforts to eliminate blight and redevelop the urban waterfront, the City will help to ensure a healthy tax base and economy for the entire community.

FINDINGS

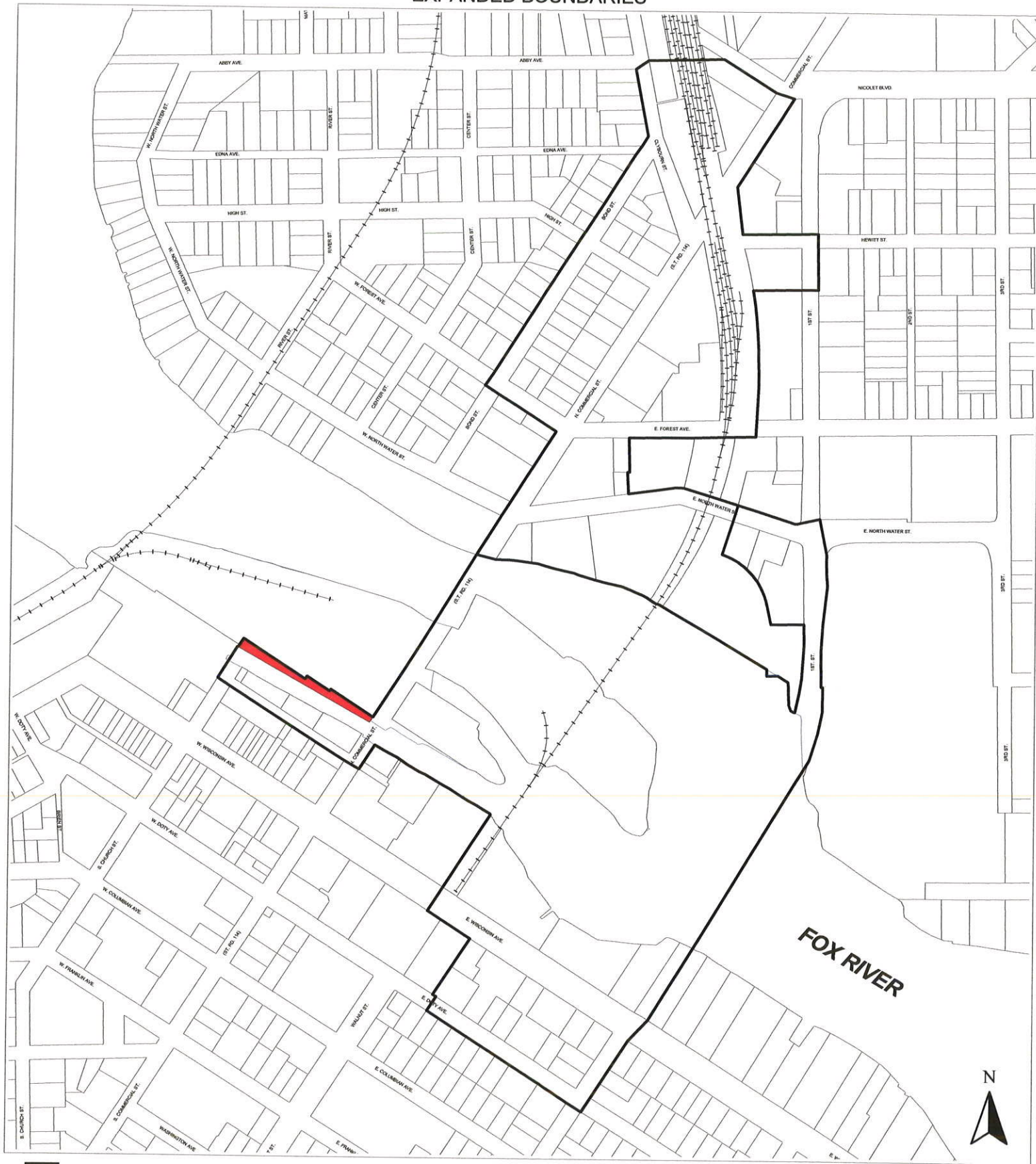
- Within the Riverwalk Zone expanded boundary area of TID #8, as added through this project plan amendment, 100% by area and 100% by number of parcels, of all real property is blighted within the statutory definition of blight. Property standing vacant for an entire 7-year period immediately preceding the creation of TID #8, combined with the expanded boundary of the amendment area, represents 1.1%, by area, of all real property.
- The redevelopment of land within the Riverwalk Zone expanded boundary area of TID #8 will significantly enhance the value of all property in the District. Stimulating new investment will increase property values District-wide.
- The project costs are consistent with the purpose of making feasible the redevelopment of the Riverwalk Zone.
- As of January 1, 2004, using equalized values, the base values within the Riverwalk Zone expanded boundary area for amendments 1, 2 and 3 of TID #8, the base value of TID #7 expanded boundary area for amendment 2, plus the increment values of TID #5, TID #6, TID #7, and TID #8 total \$73,601,511, which is 4.32% of the total of all taxable property in the City of Neenah as shown below. State law requires that those values not exceed 12%.

TID #5 Increment Value	\$22,649,800	
TID #6 Increment Value	\$6,204,100	
TID #7 Increment Value	\$34,427,400	
TID #8 Increment Value	\$2,621,900	
TID #7 Expanded Boundary Area Base Value No. 2	\$1,881,396	
TID #8 Expanded Boundary Area Base Value No. 1/2	\$5,800,000	
TID #8 Expanded Boundary Area Base Value No. 3	<u>\$16,915</u>	
Total	\$73,601,511	
		÷
Total City Equalized Value	\$1,704,875,000	= 4.32%

**TABLE 1
SCHEDULE OF PROJECT IMPROVEMENTS AND COSTS
TAX INCREMENT DISTRICT #8 RIVERWALK ZONE EXPANSION AREA**

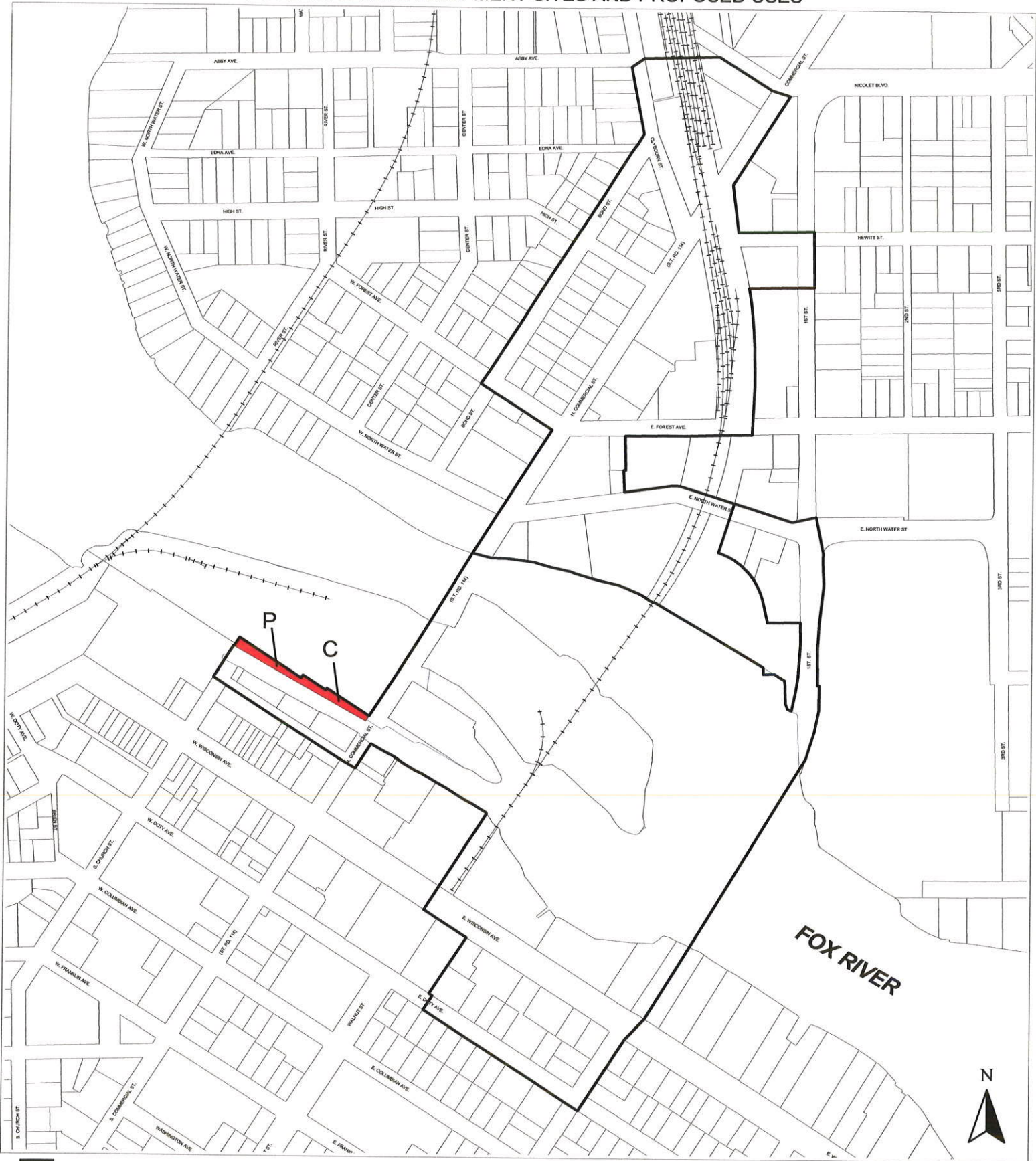
PROJECT DESCRIPTION	TOTAL COST	2004 COST	2005 COST	2011 COST
Site Redevelopment Assistance	\$3,850,000.00	\$500,000.00	\$1,000,000.00	\$2,350,000.00
Acquisition	\$1,310,309.00	\$1,310,309.00	\$0.00	\$0.00
Demolition	\$32,400.00	\$32,400.00	\$0.00	\$0.00
Environmental	\$99,700.00	\$99,700.00	\$0.00	\$0.00
Infrastructure, Utilities	\$1,976,833.00	\$1,976,833.00	\$0.00	\$0.00
Site Preparation	\$1,255,733.00	\$1,255,733.00	\$0.00	\$0.00
Parking Structure	\$9,011,765.00	\$9,011,765.00	\$0.00	\$0.00
Riverwalk Construction	\$1,700,000.00	\$1,700,000.00	\$0.00	\$0.00
Contingency	\$410,602.00	\$410,602.00	\$0.00	\$0.00
Architectural/Engineering/Legal	\$314,808.00	\$314,808.00	\$0.00	\$0.00
Planning/Project Support	\$35,000.00	\$25,000.00	\$10,000.00	\$0.00
TOTAL PROJECT COST	\$19,997,150.00	\$16,637,150.00	\$1,010,000.00	\$2,350,000.00

FIGURE 1
CITY OF NEENAH
TAX INCREMENT DISTRICT #8
EXPANDED BOUNDARIES



- TID #8
- TID #8 - Amendment No. 3

FIGURE 2
CITY OF NEENAH
TAX INCREMENT DISTRICT #8 EXPANDED BOUNDARIES
POTENTIAL REDEVELOPMENT SITES AND PROPOSED USES



 TID #8

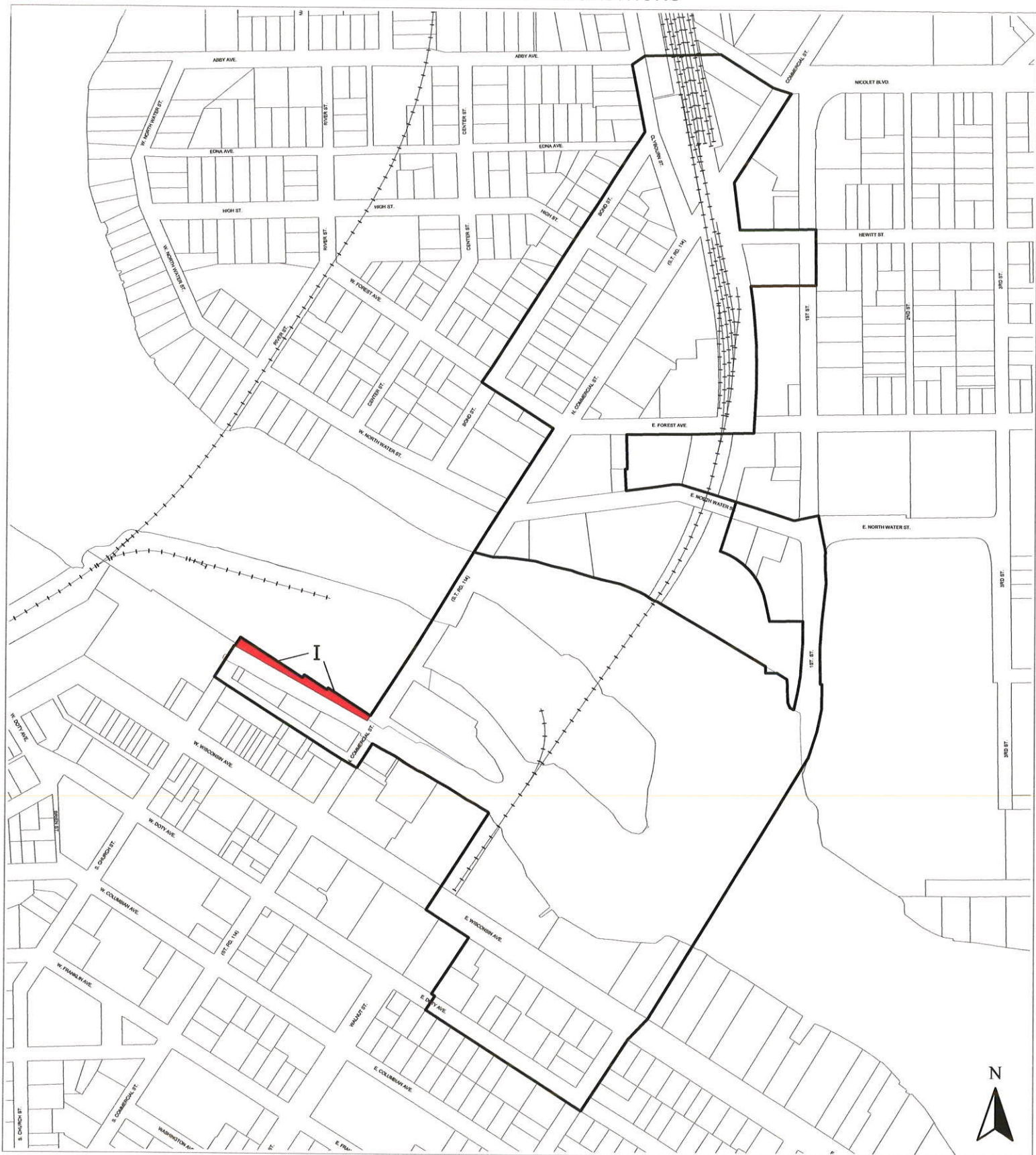
 Redevelopment Sites

C Commerical

 TID #8 - Amendment No. 3

P Public Parking

**FIGURE 3
CITY OF NEENAH
TAX INCREMENT DISTRICT #8 EXPANDED BOUNDARIES
EXISTING USES AND CONDITIONS**



 TID #8

 Blighted Parcels

 Industrial

 TID #8 - Amendment No. 3

**APPENDIX B
FINANCING & FEASIBILITY PLAN
TAX INCREMENT DISTRICT #8 - AMENDED & COMBINED
3RD AMENDMENT - AS OF DECEMBER 15, 2004**

TID YEAR	2001-02	2003	2004	2005	2006	2007	2008	2009	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019	2020	2021	2022	2023	2024	25-31		
PROJECT COSTS:																										
Utility & Access	16,137,150	15,000	15,797,450	1,000,000	25,000	300,000																				
Site Development Assistance	2,622,000	275,000	500,000	1,000,000	350,000																					
Design & Engineering	445,000	30,000	315,000																							
Professional Project Support	75,000	20,000	25,000		10,000	10,000				2,500,000																
Lease Rev. from Redevelopment	1,777,850		1,777,850																							
TOTAL PROJECT COSTS	21,062,000	400,000	18,415,000	1,000,000	385,000	310,000				2,500,000																
CAPITAL BORROWINGS:																										
General Obligation Notes/Bonds	7,220,000	400,000	2,225,000	1,000,000	305,000	310,000																				
Less: Revenue Bonds	16,150,000		16,150,000																							
TOTAL CAPITAL BORROWING	23,410,000	0	18,415,000	1,000,000	385,000	310,000				2,500,000																
REPAYMENT COSTS:																										
G. O. Debt Service - Principal	23,410,000	36,454	15,300	105,655	85,896	196,232	187,013	200,237	201,747	127,817	133,812	135,817	90,000	130,000	140,000	555,000	1,660,000	1,120,000	1,185,000	1,445,000	1,500,000	1,755,000	1,665,000	1,100,000		
G. O. Debt Service - Interest	53,850	26,155	37,562	501,153	559,019	993,106	965,577	949,915	841,623	833,106	1,069,069	1,016,814	1,012,087	1,009,504	993,106	895,612	823,630	873,283	817,350	746,125	669,350	591,500	450,000	1,590,150		
TOTAL REPAYMENT COSTS	83,000	67,608	52,923	1,006,808	1,044,885	1,064,338	1,150,590	1,150,153	1,145,370	1,060,923	1,202,911	1,152,631	1,102,087	1,136,918	1,140,504	1,445,766	2,029,612	2,043,630	2,058,785	2,262,260	2,346,125	2,423,350	2,466,500	1,880,150		
PLAN REVENUES:																										
Property Tax	0	27,756	50,401	61,665	240,602	524,804	1,151,448	1,275,959	1,290,115	1,346,412	1,361,272	1,367,081	1,675,048	1,693,194	1,711,522	1,730,033	1,748,730	1,767,613	1,786,655	1,805,948	1,825,404	1,845,054	1,864,900	15,657,919		
Investment Proceeds	4,603	4,603	728	16,180	16,180	16,180	16,190	17,064	17,064	17,064	17,064	17,064	17,064	17,064	17,064	17,064	17,064	17,064	17,064	17,064	17,064	17,064	17,064	17,064		
Debt Service Reserve Fund Rev	0	32,559	51,121	77,885	286,792	940,984	1,167,638	1,355,023	1,357,179	1,423,476	1,438,326	1,234,145	1,750,112	1,789,978	1,827,149	1,873,126	1,904,286	1,918,587	1,932,732	1,946,984	1,955,828	1,957,787	1,959,011	19,076,753		
TOTAL PLAN REVENUES	4,603	62,918	102,250	145,730	543,574	1,562,968	1,335,366	1,378,182	1,374,358	1,486,952	1,486,463	1,401,290	1,442,224	1,490,236	1,555,750	1,620,221	1,670,038	1,686,264	1,704,411	1,724,652	1,742,148	1,762,118	1,781,974	18,734,686		
Not Excess Revenue over Costs	(83,000)	(30,049)	(1,802)	(828,933)	(768,093)	(123,344)	17,048	202,870	223,809	362,453	235,475	581,514	650,025	646,060	686,645	324,358	(124,816)	(124,543)	(125,023)	(125,265)	(124,816)	(124,543)	(124,543)	(124,543)	(497,986)	
Cumulative Revenue over Costs	(83,000)	(113,049)	(114,851)	(1,043,804)	(1,831,897)	(1,855,241)	(1,838,192)	(1,735,322)	(1,511,514)	(1,168,951)	(913,536)	(632,022)	(318,002)	884,052	1,650,707	1,975,065	1,850,249	1,725,306	1,599,283	1,284,015	891,720	428,157	(71,433)	(5,317,160)		

APPENDIX C
SCHEDULE OF PROJECTED TAX INCREMENTS
APPORTIONED AMONG TAXING ENTITIES
TAX INCREMENT DISTRICT #8-AMENDED & COMBINED
3RD AMENDMENT - AS OF DECEMBER 15, 2004

TID	Value Base Year	Projected Tax Increment	Neehah			Winnebago County		Fox Valley Technical College		State of Wisconsin
			School District	City of Neehah	City of Neenah	County	Technical College	Wisconsin		
Year	Year	Year	37.11%	32.66%	22.91%	7.32%	0.00%			
1	2001	0								
2	2002	27,756	10,299	9,064	6,360	2,033	0			
3	2003	50,401	18,702	16,459	11,548	3,692	0			
4	2004	61,665	22,882	20,137	14,129	4,517	0			
5	2005	240,602	89,279	78,569	55,130	17,624	0			
6	2006	924,804	343,164	301,998	211,902	67,740	0			
7	2007	1,151,448	427,264	376,009	263,834	84,341	0			
8	2008	1,275,959	473,466	416,668	292,363	93,461	0			
9	2009	1,290,115	478,718	421,291	295,607	94,498	0			
10	2010	1,346,412	499,608	439,675	308,506	98,622	0			
11	2011	1,361,272	505,123	444,528	311,911	99,711	0			
12	2012	1,657,081	614,887	541,125	379,691	121,378	0			
13	2013	1,675,048	621,554	546,992	383,807	122,694	0			
14	2014	1,693,194	628,288	552,918	387,965	124,023	0			
15	2015	1,711,522	635,089	558,903	392,165	125,366	0			
16	2016	1,730,033	641,958	564,948	396,406	126,722	0			
17	2017	1,748,730	648,895	571,053	400,690	128,091	0			
18	2018	1,767,613	655,902	577,220	405,017	129,474	0			
19	2019	1,786,685	662,979	583,448	409,387	130,871	0			
20	2020	1,805,948	670,127	589,738	413,801	132,282	0			
21	2021	1,825,404	677,346	596,091	418,259	133,707	0			
22	2022	1,845,054	684,638	602,508	422,761	135,147	0			
23	2023	1,864,900	692,002	608,989	427,309	136,600	0			
24	2024	1,884,946	699,440	615,535	431,902	138,069	0			
25	2025	1,905,191	706,953	622,146	436,541	139,552	0			
26	2026	1,925,639	714,540	628,824	441,226	141,049	0			
27	2027	1,946,291	722,204	635,568	445,958	142,562	0			
28	2028	1,967,150	729,944	642,379	450,738	144,090	0			
29	2029	1,988,218	737,761	649,259	455,565	145,633	0			
30	2030	2,009,496	745,657	656,207	460,440	147,192	0			
31	2031	2,030,987	753,631	663,225	465,365	148,766	0			
TOTALS		\$ 44,499,566	\$ 13,545,308	\$ 11,920,404	\$ 8,364,176	\$ 2,673,826	\$ -			

NOTE: Estimated apportionment percentages are based upon the actual apportionment of taxes for the 2005 Tax Collection Year (2004 Tax Levy).