



FIVE YEAR CAPITAL PLAN

2023-2027

GOSHEN REDEVELOPMENT COMMISSION

Approved August 8, 2023



CONSOLIDATED RIVER RACE TIF

BUDGET DETAIL

CONSOLIDATED RIVER RACE TIF DISTRICT
5 YEAR PROJECT FUNDING PLAN

ESTIMATED ANNUAL CASH BALANCE / DEFICIT

Approved on August 8, 2023

	2023	2024	2025	2026	2027
Prior Year End Estimated Cash Balance	\$6,593,230.57	\$2,812,702.07	\$63,022.07	\$2,436,842.07	\$785,662.07
Estimated TIF Revenues <i>(estimated TIF revenues from 11/8/2022 Baker Tilly report)</i>	\$3,853,820.00	\$3,853,820.00	\$3,853,820.00	\$3,853,820.00	\$3,853,820.00
ARPA Capital Projects Funds	\$4,900,000.00	-	-	-	-
Estimated Total Annual Funds Available	\$15,347,050.57	\$6,666,522.07	\$3,916,842.07	\$6,290,662.07	\$4,639,482.07
<hr/>					
Bond, Loan & Administrative Obligations	\$367,108.50	\$203,500.00	\$50,000.00	\$50,000.00	\$50,000.00
Estimated Project Costs	\$12,167,240.00	\$6,400,000.00	\$1,430,000.00	\$5,455,000.00	\$3,200,000.00
Estimated Total Annual Expenses & Project Costs	\$12,534,348.50	\$6,603,500.00	\$1,480,000.00	\$5,505,000.00	\$3,250,000.00
<hr/>					
Estimated Year End Cash Balance Surplus/Deficit	\$2,812,702.07	\$63,022.07	\$2,436,842.07	\$785,662.07	\$1,389,482.07

CONSOLIDATED RIVER RACE TIF DISTRICT
5 YEAR PROJECT FUNDING PLAN
BOND, LOAN AND ADMINISTRATIVE OBLIGATIONS

	Date	Description	2023	2024	2025	2026	2027
Loan Obligations	Infrastructure Repayment Agreement - Park 33 (Beginning Balance - \$457,480.00)						
	February	Loan Repayment	\$109,001.00	\$0.00	\$0.00	\$0.00	\$0.00
	August	Loan Repayment	\$38,107.50	\$0.00	\$0.00	\$0.00	\$0.00
	Major Moves Loan						
	February	Loan Repayment	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
	August	Loan Repayment	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
	Brownfield RLF Loan to City (estimated payoff - 2025)						
	January	Loan Repayment	\$85,000.00	\$85,000.00	\$0.00	\$0.00	\$0.00
	July	Loan Repayment	\$85,000.00	\$68,500.00	\$0.00	\$0.00	\$0.00
	TOTAL LOAN OBLIGATIONS:			\$317,108.50	\$153,500.00	\$0.00	\$0.00
Administrative Obligations	Annual Administrative Expenses						
		Salary Reimbursement, etc.	\$50,000.00	\$50,000.00	\$50,000.00	\$50,000.00	\$50,000.00
ANNUAL BOND, LOAN & ADMINISTRATIVE OBLIGATIONS			\$367,108.50	\$203,500.00	\$50,000.00	\$50,000.00	\$50,000.00

**CONSOLIDATED RIVER RACE TIF DISTRICT
5 YEAR PROJECT FUNDING PLAN**

Approved on August 8, 2023

Project Description		2023			2024			2025			2026			2027			<i>FUTURE PROJECTS</i>			Five Year Project Totals		
		TIF Funds	Other Funds	Total	TIF Funds	Other Funds	Total	TIF Funds	Other Funds	Total	TIF Funds	Other Funds	Total	TIF Funds	Other Funds	Total	<i>TIF Funds</i>	Other Funds	<i>Total</i>	TIF Funds	Other Funds	Total
Steury Ave/Lincoln Ave Stormwater Improvements and Roadway Reconstruction	Design Work			\$ -			\$ -			\$ -			\$ -			\$ -			\$ -	\$ -	\$ -	\$ -
	Right of Way & Acquisition			\$ -			\$ -			\$ -			\$ -			\$ -			\$ -	\$ -	\$ -	\$ -
	Construction & Inspection	\$ 8,000,000		\$ 8,000,000			\$ -			\$ -			\$ -			\$ -			\$ -	\$ 8,000,000	\$ -	\$ 8,000,000
Real Estate Acquisition / Demolition	Design Work			\$ -			\$ -			\$ -			\$ -			\$ -			\$ -	\$ -	\$ -	\$ -
	Right of Way & Acquisition	\$ 175,000		\$ 175,000			\$ -			\$ -			\$ -			\$ -			\$ -	\$ 175,000	\$ -	\$ 175,000
	Construction & Inspection	\$ 100,000		\$ 100,000			\$ -			\$ -			\$ -			\$ -			\$ -	\$ 100,000	\$ -	\$ 100,000
Quiet Zone - 9th St Corridor	Design Work	\$ 30,000		\$ 30,000			\$ -			\$ -			\$ -			\$ -			\$ -	\$ 30,000	\$ -	\$ 30,000
	Right of Way & Acquisition			\$ -			\$ -			\$ -			\$ -			\$ -			\$ -	\$ -	\$ -	\$ -
	Construction & Inspection	\$ 250,000		\$ 250,000	\$ 500,000		\$ 500,000			\$ -			\$ -			\$ -			\$ -	\$ 750,000	\$ -	\$ 750,000
Consolidated Court Project	Design Work			\$ -			\$ -			\$ -			\$ -			\$ -			\$ -	\$ -	\$ -	\$ -
	Right of Way & Acquisition	\$ 500,000		\$ 500,000			\$ -			\$ -			\$ -			\$ -			\$ -	\$ 500,000	\$ -	\$ 500,000
	Construction & Inspection	\$ 2,600,000	\$ 3,000,000	\$ 5,600,000			\$ -			\$ -			\$ -			\$ -			\$ -	\$ 2,600,000	\$ 3,000,000	\$ 5,600,000
West Jefferson St Reconstruction	Design Work			\$ -			\$ -			\$ -			\$ -			\$ -			\$ -	\$ -	\$ -	\$ -
	Right of Way & Acquisition			\$ -			\$ -			\$ -			\$ -			\$ -			\$ -	\$ -	\$ -	\$ -
	Construction & Inspection			\$ -	\$ 1,400,000		\$ 1,400,000			\$ -			\$ -			\$ -			\$ -	\$ 1,400,000	\$ -	\$ 1,400,000
East Lincoln Ave Reconstruction (RR to Creek)	Design Work			\$ -			\$ -			\$ -			\$ -			\$ -			\$ -	\$ -	\$ -	\$ -
	Right of Way & Acquisition			\$ -			\$ -			\$ -			\$ -			\$ -			\$ -	\$ -	\$ -	\$ -
	Construction & Inspection			\$ -			\$ -	\$ 400,000	\$ 400,000	\$ 800,000			\$ -			\$ -			\$ -	\$ 400,000	\$ 400,000	\$ 800,000
Water Main Installation (Clinton to Reliance)	Design Work			\$ -			\$ -			\$ -	\$ 300,000		\$ 300,000			\$ -			\$ -	\$ 300,000	\$ -	\$ 300,000
	Right of Way & Acquisition			\$ -			\$ -			\$ -			\$ -			\$ -			\$ -	\$ -	\$ -	\$ -
	Construction & Inspection			\$ -			\$ -			\$ -			\$ -	\$ 3,000,000		\$ 3,000,000			\$ -	\$ 3,000,000	\$ -	\$ 3,000,000
Pike St Water Main Extension (by Walgreens)	Design Work			\$ -			\$ -			\$ -	\$ 25,000		\$ 25,000			\$ -			\$ -	\$ 25,000	\$ -	\$ 25,000
	Right of Way & Acquisition			\$ -			\$ -			\$ -			\$ -			\$ -			\$ -	\$ -	\$ -	\$ -
	Construction & Inspection			\$ -			\$ -			\$ -			\$ -	\$ 200,000		\$ 200,000			\$ -	\$ 200,000	\$ -	\$ 200,000

**CONSOLIDATED RIVER RACE TIF DISTRICT
5 YEAR PROJECT FUNDING PLAN**

Approved on August 8, 2023

Project Description		2023			2024			2025			2026			2027			FUTURE PROJECTS			Five Year Project Totals		
		TIF Funds	Other Funds	Total	TIF Funds	Other Funds	Total	TIF Funds	Other Funds	Total	TIF Funds	Other Funds	Total	TIF Funds	Other Funds	Total	TIF Funds	Other Funds	Total	TIF Funds	Other Funds	Total
9th St Corridor Sidewalks (Installation/ Reconstruction)	Design Work			\$ -			\$ -			\$ -			\$ -			\$ -			\$ -	\$ -	\$ -	\$ -
	Right of Way & Acquisition			\$ -			\$ -			\$ -			\$ -			\$ -			\$ -	\$ -	\$ -	\$ -
	Construction & Inspection			\$ -			\$ -			\$ -			\$ -			\$ -			\$ -	\$ -	\$ -	\$ -
Dierdorff Rd Lift Station Removal/ New Gravity Sewer Project (Plymouth Ave Portion)	Design Work			\$ -	\$ 100,000		\$ 100,000			\$ -			\$ -			\$ -			\$ -	\$ 100,000	\$ -	\$ 100,000
	Right of Way & Acquisition			\$ -			\$ -			\$ -			\$ -			\$ -			\$ -	\$ -	\$ -	\$ -
	Construction & Inspection			\$ -			\$ -	\$ 500,000		\$ 500,000			\$ -			\$ -			\$ -	\$ 500,000	\$ -	\$ 500,000
Goshen Theater Alley Improvements	Design Work	\$ 25,000		\$ 25,000			\$ -			\$ -			\$ -			\$ -			\$ -	\$ 25,000	\$ -	\$ 25,000
	Right of Way & Acquisition			\$ -			\$ -			\$ -			\$ -			\$ -			\$ -	\$ -	\$ -	\$ -
	Construction & Inspection			\$ -	\$ 200,000		\$ 200,000			\$ -			\$ -			\$ -			\$ -	\$ 200,000	\$ -	\$ 200,000
Bike Path - Monroe St to Fidler Pond	Design Work			\$ -			\$ -	\$ 100,000		\$ 100,000			\$ -			\$ -			\$ -	\$ 100,000	\$ -	\$ 100,000
	Right of Way & Acquisition	\$ 100,000		\$ 100,000			\$ -			\$ -			\$ -			\$ -			\$ -	\$ 100,000	\$ -	\$ 100,000
	Construction & Inspection			\$ -			\$ -			\$ -	\$ 500,000		\$ 500,000			\$ -			\$ -	\$ 500,000	\$ -	\$ 500,000
Blackport Reconstruction	Design Work	\$ 187,240		\$ 187,240			\$ -			\$ -			\$ -			\$ -			\$ -	\$ 187,240	\$ -	\$ 187,240
	Right of Way & Acquisition			\$ -			\$ -	\$ 130,000		\$ 130,000	\$ 130,000		\$ 130,000			\$ -			\$ -	\$ 260,000	\$ -	\$ 260,000
	Construction & Inspection			\$ -			\$ -			\$ -			\$ -			\$ -	\$ 980,200		\$ 980,200	\$ -	\$ -	\$ -
Downtown Lighting Design	Design Work	\$ 100,000		\$ 100,000			\$ -			\$ -			\$ -			\$ -			\$ -	\$ 100,000	\$ -	\$ 100,000
	Right of Way & Acquisition			\$ -			\$ -			\$ -			\$ -			\$ -			\$ -	\$ -	\$ -	\$ -
	Construction & Inspection			\$ -			\$ -			\$ -			\$ -			\$ -			\$ -	\$ -	\$ -	\$ -
Ozinga Property Acquisition (including demo)	Design Work			\$ -			\$ -			\$ -			\$ -			\$ -			\$ -	\$ -	\$ -	\$ -
	Right of Way & Acquisition			\$ -			\$ -			\$ -	\$ 1,000,000		\$ 1,000,000			\$ -			\$ -	\$ 1,000,000	\$ -	\$ 1,000,000
	Construction & Inspection			\$ -			\$ -			\$ -			\$ -			\$ -			\$ -	\$ -	\$ -	\$ -
Dierdorff Rd Lift Station Removal/ New Gravity Sewer Project (US 33 Portion)	Design Work			\$ -			\$ -			\$ -			\$ -			\$ -			\$ -	\$ -	\$ -	\$ -
	Right of Way & Acquisition			\$ -			\$ -			\$ -			\$ -			\$ -			\$ -	\$ -	\$ -	\$ -
	Construction & Inspection			\$ -			\$ -			\$ -	\$ 2,000,000		\$ 2,000,000			\$ -			\$ -	\$ 2,000,000	\$ -	\$ 2,000,000

**CONSOLIDATED RIVER RACE TIF DISTRICT
5 YEAR PROJECT FUNDING PLAN**

Approved on August 8, 2023

Project Description		2023			2024			2025			2026			2027			FUTURE PROJECTS			Five Year Project Totals		
		TIF Funds	Other Funds	Total	TIF Funds	Other Funds	Total	TIF Funds	Other Funds	Total	TIF Funds	Other Funds	Total	TIF Funds	Other Funds	Total	<i>TIF Funds</i>	Other Funds	<i>Total</i>	TIF Funds	Other Funds	Total
10th St & Douglas St. Reconstruction	Design Work	\$ 100,000		\$ 100,000			\$ -			\$ -			\$ -			\$ -			\$ -	\$ 100,000	\$ -	\$ 100,000
	Right of Way & Acquisition			\$ -			\$ -			\$ -			\$ -			\$ -			\$ -	\$ -	\$ -	\$ -
	Construction & Inspection			\$ -	\$ 4,200,000		\$ 4,200,000			\$ -			\$ -			\$ -			\$ -	\$ 4,200,000	\$ -	\$ 4,200,000
River Race Drive - Alley to Washington	Design Work			\$ -			\$ -	\$ 150,000		\$ 150,000			\$ -			\$ -			\$ -	\$ 150,000	\$ -	\$ 150,000
	Right of Way & Acquisition			\$ -			\$ -	\$ 150,000		\$ 150,000			\$ -			\$ -			\$ -	\$ 150,000	\$ -	\$ 150,000
	Construction & Inspection			\$ -			\$ -			\$ -	\$ 1,500,000		\$ 1,500,000			\$ -			\$ -	\$ 1,500,000	\$ -	\$ 1,500,000
	Design Work			\$ -			\$ -			\$ -			\$ -			\$ -			\$ -	\$ -	\$ -	\$ -
	Right of Way & Acquisition			\$ -			\$ -			\$ -			\$ -			\$ -			\$ -	\$ -	\$ -	\$ -
	Construction & Inspection			\$ -			\$ -			\$ -			\$ -			\$ -			\$ -	\$ -	\$ -	\$ -
	Design Work			\$ -			\$ -			\$ -			\$ -			\$ -			\$ -	\$ -	\$ -	\$ -
	Right of Way & Acquisition			\$ -			\$ -			\$ -			\$ -			\$ -			\$ -	\$ -	\$ -	\$ -
	Construction & Inspection			\$ -			\$ -			\$ -			\$ -			\$ -			\$ -	\$ -	\$ -	\$ -
TOTALS:		\$ 12,167,240	\$ 3,000,000	\$ 15,167,240	\$ 6,400,000	\$ -	\$ 6,400,000	\$ 1,430,000	\$ 400,000	\$ 1,830,000	\$ 5,455,000	\$ -	\$ 5,455,000	\$ 3,200,000	\$ -	\$ 3,200,000	\$ 980,200	\$ -	\$ 980,200	\$ 28,652,240	\$ 3,400,000	\$ 32,052,240



SOUTHEAST TIF

BUDGET DETAIL

SOUTHEAST TIF DISTRICT
5 YEAR PROJECT FUNDING PLAN

ESTIMATED ANNUAL CASH BALANCE / DEFICIT

Approved on August 8, 2023

	2023	2024	2025	2026	2027
Prior Year End Estimated Cash Balance	\$11,814,314.77	\$9,257,514.77	\$5,706,142.77	\$489,271.02	\$1,413,373.02
Estimated TIF Revenues <i>(estimated TIF revenues from 11/8/2022 Baker Tilly report)</i>	\$6,746,094.00	\$6,822,477.00	\$7,034,031.00	\$7,037,031.00	\$7,919,031.00
Estimated Total Annual Funds Available	\$18,560,408.77	\$16,079,991.77	\$12,740,173.77	\$7,526,302.02	\$9,332,404.02
Bond, Loan & Administrative Obligations	\$1,292,894.00	\$2,063,849.00	\$1,990,902.75	\$2,056,929.00	\$2,003,451.50
Estimated Project Costs	\$8,010,000.00	\$8,310,000.00	\$10,260,000.00	\$4,056,000.00	\$6,550,000.00
Estimated Total Annual Expenses & Project Costs	\$9,302,894.00	\$10,373,849.00	\$12,250,902.75	\$6,112,929.00	\$8,553,451.50
Estimated Year End Cash Balance Surplus/Deficit	\$9,257,514.77	\$5,706,142.77	\$489,271.02	\$1,413,373.02	\$778,952.52

**SOUTHEAST TIF DISTRICT
5 YEAR PROJECT FUNDING PLAN
BOND, LOAN AND ADMINISTRATIVE OBLIGATIONS**

	Date	Description	2023	2024	2025	2026	2027
Bond Obligations	Economic Development Lease Rental Refunding Bonds of 2015 (formerly Taxable Tax Increment Bonds of 2008) Last Payment = 1/15/2028						
	January	Principal Payment	\$300,000.00	\$300,000.00	\$310,000.00	\$820,000.00	\$845,000.00
	January	Interest Payment	\$46,440.00	\$42,390.00	\$38,340.00	\$34,155.00	\$23,085.00
	July	Interest Payment	\$42,390.00	\$38,340.00	\$34,155.00	\$23,085.00	\$11,677.50
	Redevelopment District Refunding Bonds of 2012 Last Payment = 1/2025						
	January	Bond Payment	\$420,981.25	\$427,393.75	\$428,718.75	\$0.00	\$0.00
	July	Bond Payment	\$7,393.75	\$3,718.75	\$0.00	\$0.00	\$0.00
	New Bond to fund New South Fire Station						
	January	Bond Payment	\$0.00	\$500,000.00	\$500,000.00	\$500,000.00	\$500,000.00
	July	Bond Payment	\$0.00	\$500,000.00	\$500,000.00	\$500,000.00	\$500,000.00
TOTAL BOND OBLIGATIONS:			\$817,205.00	\$1,811,842.50	\$1,811,213.75	\$1,877,240.00	\$1,879,762.50
Loan Obligations	Keystone RV Company's Infrastructure Repayment Agreement (CR 40 Sewer Main Extension Project) (Balance - \$368,317.50)						
	February	Loan Repayment	\$148,000.00	\$72,317.50	\$0.00	\$0.00	\$0.00
	August	Loan Repayment	\$148,000.00	\$0.00	\$0.00	\$0.00	\$0.00
	MA Investment's Infrastructure Repayment Agreement (Waterford Commons Business Park) (Beginning Balance - \$986,349.00)						
	February	Loan Repayment	\$36,844.50	\$36,844.50	\$36,844.50	\$36,844.50	\$36,844.50
	August	Loan Repayment	\$36,844.50	\$36,844.50	\$36,844.50	\$36,844.50	\$36,844.50
	Infrastructure Repayment Agreement - Supreme Corp., Forest River, Elkhart County Stormwater & Goshen Utilities (Horn Ditch Project)						
	February	Loan Repayment	\$28,000.00	\$28,000.00	\$28,000.00	\$28,000.00	\$0.00
	August	Loan Repayment	\$28,000.00	\$28,000.00	\$28,000.00	\$28,000.00	\$0.00
Administrative Obligations	Annual Administrative Expenses						
		Salary Reimbursement, etc.	\$50,000.00	\$50,000.00	\$50,000.00	\$50,000.00	\$50,000.00
ANNUAL BOND, LOAN & ADMINISTRATIVE OBLIGATIONS			\$1,292,894.00	\$2,063,849.00	\$1,990,902.75	\$2,056,929.00	\$2,003,451.50

SOUTHEAST TIF DISTRICT
5 YEAR PROJECT FUNDING PLAN
Approved on August 8, 2023

Project Description		2023			2024			2025			2026			2027			FUTURE PROJECT			Five Year Project Totals		
		TIF Funds	Other Funds	Total	TIF Funds	Other Funds	Total	TIF Funds	Other Funds	Total	TIF Funds	Other Funds	Total	TIF Funds	Other Funds	Total	<i>TIF Funds</i>	<i>Other Funds</i>	<i>Total</i>	TIF Funds	Other Funds	Total
GCS Manufacturing Academy	Design Work			\$0			\$0			\$0			\$0			\$0			\$0	\$0	\$0	\$0
	Right of Way & Acquisition			\$0			\$0			\$0			\$0			\$0			\$0	\$0	\$0	\$0
	Construction & Inspection	\$100,000		\$100,000	\$100,000		\$100,000	\$100,000		\$100,000			\$0			\$0			\$0	\$300,000	\$0	\$300,000
Industrial Park Stormwater Project	Design Work			\$0			\$0			\$0			\$0			\$0			\$0	\$0	\$0	\$0
	Right of Way & Acquisition			\$0			\$0			\$0			\$0			\$0			\$0	\$0	\$0	\$0
	Construction & Inspection			\$0			\$0			\$0			\$0			\$0			\$0	\$0	\$0	\$0
Century Dr Reconstruction	Design Work	\$500,000		\$500,000			\$0			\$0			\$0			\$0			\$0	\$500,000	\$0	\$500,000
	Right of Way & Acquisition			\$0			\$0			\$0			\$0			\$0			\$0	\$0	\$0	\$0
	Construction & Inspection			\$0	\$2,500,000		\$2,500,000	\$2,500,000		\$2,500,000			\$0			\$0			\$0	\$5,000,000	\$0	\$5,000,000
Eisenhower Dr Reconstruction - Dierdorff to US 33	Design Work	\$150,000		\$150,000			\$0			\$0			\$0			\$0			\$0	\$150,000	\$0	\$150,000
	Right of Way & Acquisition			\$0			\$0			\$0			\$0			\$0			\$0	\$0	\$0	\$0
	Construction & Inspection			\$0	\$1,500,000		\$1,500,000			\$0			\$0			\$0			\$0	\$1,500,000	\$0	\$1,500,000
South Wellfield Improvements	Design Work			\$0			\$0			\$0			\$0			\$0			\$0	\$0	\$0	\$0
	Right of Way & Acquisition	\$1,900,000		\$1,900,000			\$0			\$0			\$0			\$0			\$0	\$1,900,000	\$0	\$1,900,000
	Construction & Inspection			\$0			\$0	\$3,500,000		\$3,500,000			\$0			\$0			\$0	\$3,500,000	\$0	\$3,500,000
New South Fire Station	Design Work	\$200,000		\$200,000			\$0			\$0			\$0			\$0			\$0	\$200,000	\$0	\$200,000
	Right of Way & Acquisition			\$0			\$0			\$0			\$0			\$0			\$0	\$0	\$0	\$0
	Construction & Inspection			\$0			\$0			\$0			\$0			\$0			\$0	\$0	\$0	\$0
Winona Trail Extension / Cherry Creek Contribution	Design Work			\$0			\$0			\$0			\$0			\$0			\$0	\$0	\$0	\$0
	Right of Way & Acquisition	\$500,000		\$500,000			\$0			\$0			\$0			\$0			\$0	\$500,000	\$0	\$500,000
	Construction & Inspection	\$2,000,000		\$2,000,000			\$0			\$0			\$0			\$0			\$0	\$2,000,000	\$0	\$2,000,000

SOUTHEAST TIF DISTRICT
5 YEAR PROJECT FUNDING PLAN
Approved on August 8, 2023

Project Description		2023			2024			2025			2026			2027			FUTURE PROJECT			Five Year Project Totals		
		TIF Funds	Other Funds	Total	TIF Funds	Other Funds	Total	TIF Funds	Other Funds	Total	TIF Funds	Other Funds	Total	TIF Funds	Other Funds	Total	TIF Funds	Other Funds	Total	TIF Funds	Other Funds	Total
East College Ave Industrial Development	Design Work			\$0			\$0			\$0			\$0			\$0			\$0	\$0	\$0	\$0
	Right of Way & Acquisition	\$50,000		\$50,000			\$0			\$0			\$0			\$0			\$0	\$50,000	\$0	\$50,000
	Construction & Inspection	\$500,000		\$500,000			\$0			\$0			\$0			\$0			\$0	\$500,000	\$0	\$500,000
Dierdorff Rd Phase I - Kercher Rd to CR 40	Design Work	\$400,000		\$400,000			\$0			\$0			\$0			\$0			\$0	\$400,000	\$0	\$400,000
	Right of Way & Acquisition			\$0	\$150,000		\$150,000			\$0			\$0			\$0			\$0	\$150,000	\$0	\$150,000
	Construction & Inspection			\$0			\$0	\$4,000,000		\$4,000,000			\$0			\$0			\$0	\$4,000,000	\$0	\$4,000,000
Dierdorff Rd Phase II - Kercher Rd to College Ave	Design Work			\$0			\$0			\$0	\$600,000		\$600,000			\$0			\$0	\$600,000	\$0	\$600,000
	Right of Way & Acquisition			\$0			\$0			\$0			\$0	\$500,000		\$500,000			\$0	\$500,000	\$0	\$500,000
	Construction & Inspection			\$0			\$0			\$0			\$0			\$0	\$4,000,000		\$4,000,000	\$0	\$0	\$0
College Ave Phase I - US 33 to RR	Design Work	\$120,000		\$120,000			\$0			\$0			\$0			\$0			\$0	\$120,000	\$0	\$120,000
	Right of Way & Acquisition	\$40,000		\$40,000	\$150,000		\$150,000			\$0			\$0			\$0			\$0	\$190,000	\$0	\$190,000
	Construction & Inspection			\$0			\$0			\$0	\$776,000		\$776,000			\$0			\$0	\$776,000	\$0	\$776,000
College Ave Phase II - 9th St to US 33	Design Work	\$180,000		\$180,000			\$0			\$0			\$0			\$0			\$0	\$180,000	\$0	\$180,000
	Right of Way & Acquisition			\$0			\$0	\$160,000		\$160,000	\$110,000		\$110,000			\$0			\$0	\$270,000	\$0	\$270,000
	Construction & Inspection			\$0			\$0			\$0			\$0			\$0	\$2,400,000		\$2,400,000	\$0	\$0	\$0
College Ave Phase III - RR to East City Limit	Design Work	\$20,000		\$20,000	\$120,000		\$120,000			\$0			\$0			\$0			\$0	\$140,000	\$0	\$140,000
	Right of Way & Acquisition			\$0	\$40,000		\$40,000			\$0			\$0			\$0			\$0	\$40,000	\$0	\$40,000
	Construction & Inspection			\$0			\$0			\$0	\$920,000		\$920,000			\$0			\$0	\$920,000	\$0	\$920,000
CR 40/Dierdorff Intersection Improvements	Design Work			\$0			\$0			\$0	\$500,000		\$500,000			\$0			\$0	\$500,000	\$0	\$500,000
	Right of Way & Acquisition			\$0			\$0			\$0			\$0			\$0			\$0	\$0	\$0	\$0
	Construction & Inspection			\$0			\$0			\$0			\$0	\$3,000,000		\$3,000,000			\$0	\$3,000,000	\$0	\$3,000,000

SOUTHEAST TIF DISTRICT
5 YEAR PROJECT FUNDING PLAN
Approved on August 8, 2023

Project Description		2023			2024			2025			2026			2027			FUTURE PROJECT			Five Year Project Totals		
		TIF Funds	Other Funds	Total	TIF Funds	Other Funds	Total	TIF Funds	Other Funds	Total	TIF Funds	Other Funds	Total	TIF Funds	Other Funds	Total	TIF Funds	Other Funds	Total	TIF Funds	Other Funds	Total
CR 40 Reconstruction (Dierdorff to US 33)	Design Work			\$0	\$250,000		\$250,000			\$0			\$0			\$0			\$0	\$250,000	\$0	\$250,000
	Right of Way & Acquisition			\$0			\$0			\$0	\$750,000		\$750,000	\$750,000		\$750,000			\$0	\$1,500,000	\$0	\$1,500,000
	Construction & Inspection			\$0			\$0			\$0			\$0			\$0	\$3,000,000		\$3,000,000	\$0	\$0	\$0
Corrie Dr & Sourwood Dr Reconstruction	Design Work	\$200,000		\$200,000			\$0			\$0			\$0			\$0			\$0	\$200,000	\$0	\$200,000
	Right of Way & Acquisition			\$0			\$0			\$0			\$0			\$0			\$0	\$0	\$0	\$0
	Construction & Inspection			\$0	\$2,000,000		\$2,000,000			\$0			\$0			\$0			\$0	\$2,000,000	\$0	\$2,000,000
Firethorne/ Hackberry/ Linden Reconstruction	Design Work			\$0			\$0			\$0	\$200,000		\$200,000			\$0			\$0	\$200,000	\$0	\$200,000
	Right of Way & Acquisition			\$0			\$0			\$0			\$0			\$0			\$0	\$0	\$0	\$0
	Construction & Inspection			\$0			\$0			\$0			\$0	\$2,000,000		\$2,000,000			\$0	\$2,000,000	\$0	\$2,000,000
Caragana Dr Reconstruction	Design Work	\$150,000		\$150,000			\$0			\$0			\$0			\$0			\$0	\$150,000	\$0	\$150,000
	Right of Way & Acquisition			\$0			\$0			\$0			\$0			\$0			\$0	\$0	\$0	\$0
	Construction & Inspection			\$0	\$1,500,000		\$1,500,000			\$0			\$0			\$0			\$0	\$1,500,000	\$0	\$1,500,000
City Annex Contribution	Design Work			\$0			\$0			\$0			\$0			\$0			\$0	\$0	\$0	\$0
	Right of Way & Acquisition			\$0			\$0			\$0			\$0			\$0			\$0	\$0	\$0	\$0
	Construction & Inspection	\$1,000,000		\$1,000,000			\$0			\$0			\$0			\$0			\$0	\$1,000,000	\$0	\$1,000,000
Public Safety Contribution	Design Work			\$0			\$0			\$0			\$0			\$0			\$0	\$0	\$0	\$0
	Right of Way & Acquisition			\$0			\$0			\$0	\$200,000		\$200,000	\$300,000		\$300,000			\$0	\$500,000	\$0	\$500,000
	Construction & Inspection			\$0			\$0			\$0			\$0			\$0			\$0	\$0	\$0	\$0
TOTALS:		\$8,010,000	\$0	\$8,010,000	\$8,310,000	\$0	\$8,310,000	\$10,260,000	\$0	\$10,260,000	\$4,056,000	\$0	\$4,056,000	\$6,550,000	\$0	\$6,550,000	\$9,400,000	\$0	\$9,400,000	\$37,186,000	\$0	\$37,186,000



DIERDORFF/LIPPERT TIF

BUDGET DETAIL

DIERDORFF/LIPPERT TIF DISTRICT
5 YEAR FUNDING PLAN
ESTIMATED CASH BALANCE /DEFICIT

	2023	2024	2025	2026	2027
Prior Year End Estimated Cash Balance	\$404,117.20	\$644,447.20	\$384,777.20	\$125,107.20	\$65,437.20
Estimated TIF Revenues <i>(estimated TIF revenues from 11/8/22 Baker Tilly report)</i>	\$240,330.00	\$240,330.00	\$240,330.00	\$240,330.00	\$240,330.00
Estimated Total Funds Available	\$644,447.20	\$884,777.20	\$625,107.20	\$365,437.20	\$305,767.20
Bond, Loan & Administrative Obligations	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Estimated Project Costs	\$0.00	\$500,000.00	\$500,000.00	\$300,000.00	\$200,000.00
Estimated Total Expenses & Project Costs	\$0.00	\$500,000.00	\$500,000.00	\$300,000.00	\$200,000.00
Estimated Year End Cash Balance Surplus/Deficit	\$644,447.20	\$384,777.20	\$125,107.20	\$65,437.20	\$105,767.20

DIERDORFF/LIPPERT TIF DISTRICT
5 YEAR PROJECT FUNDING PLAN
Approved on August 8, 2023

Project Description		2023			2024			2025			2026			2027			Five Year Totals		
		Local Funds	Other Funds	Total	Local Funds	Other Funds	Total	Local Funds	Other Funds	Total	Local Funds	Other Funds	Total	Local Funds	Other Funds	Total	Local Funds	Federal Funds	Total
Police Department Vehicle Acquisition	Design Work																\$0	\$0	\$0
	Right of Way & Acquisition																\$0	\$0	\$0
	Construction & Inspection				\$500,000			\$500,000			\$300,000			\$200,000			\$1,500,000	\$0	\$1,500,000
Bike Path - Fidler Pond to College Avenue	Design Work																\$0	\$0	\$0
	Right of Way & Acquisition																\$0	\$0	\$0
	Construction & Inspection																\$0	\$0	\$0
Sidewalk Construction - Dierdorff Road	Design Work																\$0	\$0	\$0
	Right of Way & Acquisition																\$0	\$0	\$0
	Construction & Inspection																\$0	\$0	\$0
Gorham Woods Traffic Improvements	Design Work																\$0	\$0	\$0
	Right of Way & Acquisition																\$0	\$0	\$0
	Construction & Inspection																\$0	\$0	\$0
ANNUAL PROJECT TOTALS:		\$0	\$0	\$0	\$500,000	\$0	\$0	\$500,000	\$0	\$0	\$300,000	\$0	\$0	\$200,000	\$0	\$0	\$1,500,000	\$0	\$1,500,000



PUBLIC SAFETY FUNDING

DETAIL REGARDING NEW FUNDING LINE

Public Safety Equipment Fund				
Year	Item	Unit Price	Quantity	Total Price
2024	Squad Vehicles	\$ 73,000.00	5	\$ 365,000.00
	In-Car Radio System	\$ 4,847.93	12	\$ 58,175.16
	Thermo Imaging Spotlight	\$ 2,777.00	5	\$ 13,885.00
	Annual Taser Lease	\$ 59,984.40	1	\$ 59,984.40
				\$497,044.56
2025	Squad Vehicles	\$ 75,000.00	5	\$ 375,000.00
	In-Car Radio System	\$ 4,847.93	10	\$ 48,479.30
	Thermo Imaging Spotlight	\$ 2,777.00	5	\$ 13,885.00
	Annual Taser Lease	\$ 59,984.40	1	\$ 59,984.40
				\$497,348.70
2026	Squad Vehicles	\$ 78,000.00	5	\$ 390,000.00
	In-Car Radio System	\$ 4,847.93	7	\$ 33,935.51
	Thermo Imaging Spotlight	\$ 2,777.00	5	\$ 13,885.00
	Annual Taser Lease	\$ 59,984.40	1	\$ 59,984.40
				\$497,804.91
2027	Squad Vehicles	\$ 81,000.00	5	\$ 405,000.00
	In-Car Radio System	\$ 4,847.93	5	\$ 24,239.65
	Thermo Imaging Spotlight	\$ 2,777.00	5	\$ 13,885.00
	Annual Taser Lease	\$ 59,984.40	1	\$ 59,984.40
				\$503,109.05



PROJECT BREAKDOWN

OVERALL BREAKDOWN BY PROJECT TYPE

PROJECT BREAKDOWN

1. Public Infrastructure – Maintenance & Improvements
2. Public Infrastructure – New Development Support
3. Quality of Life
4. Public Facilities
5. Public Safety

