



TIF ALLOCATION AREA REAL PROPERTY BASE NEUTRALIZATION WORKSHEET 2022 PAY 2023

State Form 56059 (R6 / 5-22)

PRESCRIBED BY THE DEPARTMENT OF LOCAL GOVERNMENT FINANCE

NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Wayne
Jurisdiction Wayne County
Allocation Code T89003
Allocation Area Name DOT Foods

Form Prepared By:
Name Jason Semler
Unit/Company Baker Tilly Municipal Advisors, LLC
Telephone Number 317-465-1500
E-mail Address jason.semmler@bakertilly.com

Table with 2 columns: Description and Amount. Rows include 2021 Pay 2022 Base Assessed Value, 2021 Pay 2022 Incremental Assessed Value, 2021 Pay 2022 Total (Real) Assessed Value, 2022 Pay 2023 Net Assessed Value, 2022 Pay 2023 Neutralization Factor, etc.

I, Kimberly Walton Auditor, of Wayne County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated (month, day, year) 07/27/2022
Kimberly Walton
County Auditor (Signature)

Kimberly Walton
County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name \_\_\_\_\_

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

Commissioner, Department of Local Government Finance

07/28/2022
Date (month, day, year)



TIF ALLOCATION AREA REAL PROPERTY BASE NEUTRALIZATION WORKSHEET 2022 PAY 2023

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NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Wayne
Jurisdiction Wayne County
Allocation Code T89004
Allocation Area Name Taconic Farms

Form Prepared By:
Name Jason Semler
Unit/Company Baker Tilly Municipal Advisors, LLC
Telephone Number 317-465-1500
E-mail Address jason.semmler@bakertilly.com

Table with 2 columns: Description and Amount. Rows include 2021 Pay 2022 Base Assessed Value, 2022 Pay 2023 Net Assessed Value, and various adjustments leading to a final factor of 1.08341.

I, Kimberly Walton Auditor, of Wayne County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated [Signature] County Auditor (Signature)

Kimberly Walton County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name

The base assessed value adjustment as certified above, is approved by the Department of Local Government Finance.

[Signature] Commissioner, Department of Local Government Finance

07/28/2022 Date (month, day, year)



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NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Wayne
Jurisdiction Wayne County
Allocation Code T89005
Allocation Area Name RCF Kitchens/Sugar Creek

Form Prepared By:
Name Jason Semler
Unit/Company Baker Tilly Municipal Advisors, LLC
Telephone Number 317-465-1500
E-mail Address jason.semmler@bakertilly.com

Table with 2 columns: Description and Amount. Rows include 1) 2021 Pay 2022 Base Assessed Value of Allocation Area (0), 2) 2021 Pay 2022 Incremental Assessed Value of Allocation Area (16,449,490), 3) 2021 Pay 2022 Total (Real) Assessed Value of Allocation Area (\$16,449,490), 4) 2022 Pay 2023 Net Assessed Value of Allocation Area (18,754,380), 5) 2022 Pay 2023 Net Assessed Value Growth in Allocation Area Due to New Construction or a Change in Tax Status (900,100), 6) 2022 Pay 2023 Net Assessed Value Decrease in Allocation Area Due to Demolition or a Change in Tax Status (0), 7) 2022 Pay 2023 Net Assessed Value Growth as a Result of Abatement Roll-Off in Allocation Area (1,404,790), 8) Estimated Assessed Value Decrease Due to 2022 Pay 2023 Appeals Settlements in Allocation Area (0), 9) 2022 Pay 2023 Adjusted Net Assessed Value of Allocation Area (\$16,449,490), 10) 2022 Pay 2023 Neutralization Factor (Line 9 / Line 3) (Round to Five Decimal Places) (1.00000), 11) 2022 Pay 2023 Adjusted Base Assessed Value of Allocation Area (Line 1 \* Line 10) (\$0), 12) 2022 Pay 2023 Incremental Assessed Value of Allocation Area (Line 4 - Line 11) (\$18,754,380), 13) Estimated 2022 Pay 2023 Tax Rate for the Allocation Area (Round to Four Decimal Places) (2.6107), 14) Estimated 2022 Pay 2023 Incremental Tax Revenue ((Line 12/100) \* Line 13) (\$489,621), 15) Actual 2021 Pay 2022 Tax Rate for the Allocation Area (2.6107), 2022 PAY 2023 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10) (1.00000)

I, Kimberly Walton Auditor, of Wayne County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated (month, day, year) 07/28/2022
Kimberly Walton
County Auditor (Signature)

Kimberly Walton
County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

Commissioner, Department of Local Government Finance

07/28/2022
Date (month, day, year)



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NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Wayne
Jurisdiction Wayne County
Allocation Code T89010
Allocation Area Name Recovery Works

Form Prepared By:
Name Jason Semler
Unit/Company Baker Tilly Municipal Advisors, LLC
Telephone Number 317-465-1500
E-mail Address jason.semmler@bakertilly.com

Table with 2 columns: Description and Amount. Rows include assessed values for 2021 and 2022, neutralization factor, and tax rate calculations.

I, Kimberly Walton Auditor, of Wayne County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated 07/27/2022
Kimberly Walton
County Auditor (Signature)

Kimberly Walton
County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

Commissioner, Department of Local Government Finance

07/28/2022
Date (month, day, year)



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PRESCRIBED BY THE DEPARTMENT OF LOCAL GOVERNMENT FINANCE

NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Wayne
Jurisdiction Wayne County
Allocation Code T89011
Allocation Area Name JMB Properties

Form Prepared By:
Name Jason Semler
Unit/Company Baker Tilly Municipal Advisors, LLC
Telephone Number 317-465-1500
E-mail Address jason.semmler@bakertilly.com

Table with 2 columns: Description and Amount. Rows include assessed values for 2021 and 2022, growth, and neutralization factors. Total 2022 Pay 2023 Base Neutralization Factor is 1.03493.

I, Kimberly Walton Auditor, of Wayne County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated 07/27/2022
Kimberly Walton (Signature)

Kimberly Walton
County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name

The base assessed value adjustment as certified above, is approved by the Department of Local Government Finance.

(Signature)
Commissioner, Department of Local Government Finance

07/28/2022
Date (month, day, year)



TIF ALLOCATION AREA REAL PROPERTY BASE NEUTRALIZATION WORKSHEET 2022 PAY 2023

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NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Wayne
Jurisdiction Wayne County
Allocation Code T89012
Allocation Area Name Recovery Works Allocation Area No. 2

Form Prepared By:
Name Jason Semler
Unit/Company Baker Tilly Municipal Advisors, LLC
Telephone Number 317-465-1500
E-mail Address jason.semmler@bakertilly.com

Table with 2 columns: Description and Amount. Rows include 2021 Pay 2022 Base Assessed Value, 2022 Pay 2023 Net Assessed Value, and various adjustments leading to a 2022 Pay 2023 Base Neutralization Factor of 1.15789.

I, Kimberly Walton Auditor, of Wayne County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated 07/27/2022
Kimberly Walton
County Auditor (Signature)

Kimberly Walton
County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

Commissioner, Department of Local Government Finance

07/28/2022
Date (month, day, year)





**TIF ALLOCATION AREA REAL PROPERTY BASE NEUTRALIZATION WORKSHEET 2022 PAY 2023**  
 State Form 56059 (R6 / 5-22)  
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NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Wayne  
 Jurisdiction Richmond City  
 Allocation Code T89001  
 Allocation Area Name Johns Manville

Form Prepared By:  
 Name Jason Semler  
 Unit/Company Baker Tilly Municipal Advisors, LLC  
 Telephone Number 317-465-1500  
 E-mail Address Jason.Semler@bakertilly.com

1) 2021 Pay 2022 Base Assessed Value of Allocation Area	<u>3,660,634</u>
2) 2021 Pay 2022 Incremental Assessed Value of Allocation Area	<u>52,666</u>
3) 2021 Pay 2022 Total (Real) Assessed Value of Allocation Area (Line 1 + Line 2)	<u>\$3,713,300</u>
4) 2022 Pay 2023 Net Assessed Value of Allocation Area	<u>4,509,200</u>
5) 2022 Pay 2023 Net Assessed Value Growth in Allocation Area Due to New Construction or a Change in Tax Status	<u>778,800</u>
6) 2022 Pay 2023 Net Assessed Value Decrease in Allocation Area Due to Demolition or a Change in Tax Status	<u>0</u>
7) 2022 Pay 2023 Net Assessed Value Growth as a Result of Abatement Roll-Off in Allocation Area	<u>0</u>
8) Estimated Assessed Value Decrease Due to 2022 Pay 2023 Appeals Settlements in Allocation Area	<u>0</u>
9) 2022 Pay 2023 Adjusted Net Assessed Value of Allocation Area	<u>\$3,730,400</u>
10) 2022 Pay 2023 Neutralization Factor (Line 9 / Line 3) (Round to Five Decimal Places)	<u>1.00461</u>
11) 2022 Pay 2023 Adjusted Base Assessed Value of Allocation Area (Line 1 * Line 10)	<u>\$3,677,510</u>
12) 2022 Pay 2023 Incremental Assessed Value of Allocation Area (Line 4 - Line 11)	<u>\$831,690</u>
13) Estimated 2022 Pay 2023 Tax Rate for the Allocation Area (Round to Four Decimal Places)	<u>4.2379</u>
14) Estimated 2022 Pay 2023 Incremental Tax Revenue ((Line 12/100) * Line 13)	<u>\$35,246</u>
15) Actual 2021 Pay 2022 Tax Rate for the Allocation Area	<u>4.2379</u>
<b>2022 PAY 2023 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10)</b>	<b><u>1.00461</u></b>

I, Kimberly Walton Auditor, of Wayne County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated (month, day, year) 07/27/2022

Kimberly Walton  
 County Auditor (Printed)

Kimberly Walton  
 County Auditor (Printed)

**DEPARTMENT OF LOCAL GOVERNMENT FINANCE  
 CERTIFICATION OF TIF BASE NEUTRALIZATION**

Allocation Area Name \_\_\_\_\_

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

[Signature]  
 Commissioner, Department of Local Government Finance

07/28/2022  
 Date (month, day, year)



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NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Wayne
Jurisdiction Richmond City
Allocation Code T89002
Allocation Area Name Richmond Allocation Area No. 1

Form Prepared By:
Name Jason Semler
Unit/Company Baker Tilly Municipal Advisors, LLC
Telephone Number 317-465-1500
E-mail Address Jason.Semler@bakertilly.com

Table with 3 columns: Description, Value, and Total. Rows include assessed values for 2021 and 2022, growth, and adjustments, leading to a final neutralization factor of 1.04134.

I, Kimberly Walton Auditor, of Wayne County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated 07/21/2022
Kimberly Walton
County Auditor (Signature)

Kimberly Walton
County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

Ed Dept. Grant
Commissioner, Department of Local Government Finance

07/28/2022
Date (month, day, year)





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NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Wayne
Jurisdiction Richmond City
Allocation Code T89009 county confirmed TIF T89006
Allocation Area Name Heartland Allocation Area
Form Prepared By: Name Jason Semler
Unit/Company Baker Tilly Municipal Advisors, LLC
Telephone Number 317-465-1500
E-mail Address Jason.Semler@bakertilly.com

Table with 2 columns: Description and Amount. Rows include assessed values for 2021 and 2022, growth, and neutralization factors. Total 2022 Pay 2023 Base Neutralization Factor is 1.00000.

I, Kimberly Walton Auditor, of Wayne County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the tax increment finance allocation area identified above.

Dated 07/27/2022
Kimberly Walton
County Auditor (Signature)

Kimberly Walton
County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name

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Commissioner, Department of Local Government Finance

07/28/2022
Date (month, day, year)