



TIF ALLOCATION AREA REAL PROPERTY BASE NEUTRALIZATION WORKSHEET 2020 PAY 2021
 State Form 56059 (R4 / 5-20)
 PRESCRIBED BY THE DEPARTMENT OF LOCAL GOVERNMENT FINANCE

NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

FILED
 JUL 31 2020

JENNIFER ANDEL
 AUDITOR MONTGOMERY COUNTY

County Montgomery
 Jurisdiction City of Crawfordsville
 Allocation Code T54003
 Allocation Area Name Commerce Park
 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

1) 2019 Pay 2020 Base Assessed Value of Allocation Area	4,080,046
2) 2019 Pay 2020 Incremental Assessed Value of Allocation Area	14,929,274
3) 2019 Pay 2020 Total (Real) Assessed Value of Allocation Area (Line 1 + Line 2)	<u>\$19,009,320</u>
4) 2020 Pay 2021 Net Assessed Value of Allocation Area	26,519,100
5) 2020 Pay 2021 Net Assessed Value Growth in Allocation Area Due to New Construction or a Change in Tax Status	1,833,500
6) 2020 Pay 2021 Net Assessed Value Decrease in Allocation Area Due to Demolition or a Change in Tax Status	0
7) 2020 Pay 2021 Net Assessed Value Growth as a Result of Abatement Roll-Off in Allocation Area	5,443,680
8) Estimated Assessed Value Decrease Due to 2020 Pay 2021 Appeals Settlements in Allocation Area	0
9) 2020 Pay 2021 Adjusted Net Assessed Value of Allocation Area	<u>\$19,241,920</u>
10) 2020 Pay 2021 Neutralization Factor (Line 9 / Line 3) (Round to Five Decimal Places)	<u>1.01224</u>
11) 2020 Pay 2021 Adjusted Base Assessed Value of Allocation Area (Line 1 * Line 10)	<u>\$4,129,986</u>
12) 2020 Pay 2021 Incremental Assessed Value of Allocation Area (Line 4 - Line 11)	<u>\$22,389,114</u>
13) Estimated 2020 Pay 2021 Tax Rate for the Allocation Area (Round to Four Decimal Places)	2.6099
14) Estimated 2020 Pay 2021 Incremental Tax Revenue ((Line 12/100) * Line 13)	\$584,333
15) Actual 2019 Pay 2020 Tax Rate for the Allocation Area	2.6099
2020 PAY 2021 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10)	<u>1.01224</u>

I, Jennifer Andel, Auditor, of Montgomery 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) 7/31/2020

 County Auditor (Signature)

Jennifer Andel
 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

 Date (month, day, year)



TIF ALLOCATION AREA REAL PROPERTY BASE NEUTRALIZATION WORKSHEET 2020 PAY 2021

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NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County: Montgomery
Jurisdiction: Montgomery County
Allocation Code: T54004
Allocation Area Name: Nucor Road

Form Prepared By: Nichole Franklin
Unit/Company: Peters Municipal Consultants, LTD
Telephone Number: 317-535-1128
E-mail Address: nfranklin@petersmunicipalconsultant.com

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JENNIFER ANDEL
AUDITOR MONTGOMERY COUNTY

Table with 2 columns: Description and Amount. Rows include 1) 2019 Pay 2020 Base Assessed Value of Allocation Area (108,125,997), 2) 2019 Pay 2020 Incremental Assessed Value of Allocation Area (26,459,351), 3) 2019 Pay 2020 Total (Real) Assessed Value of Allocation Area (\$134,585,348), 4) 2020 Pay 2021 Net Assessed Value of Allocation Area (138,503,742), 5) 2020 Pay 2021 Net Assessed Value Growth in Allocation Area Due to New Construction or a Change in Tax Status (732,130), 6) 2020 Pay 2021 Net Assessed Value Decrease in Allocation Area Due to Demolition or a Change in Tax Status (0), 7) 2020 Pay 2021 Net Assessed Value Growth as a Result of Abatement Roll-Off in Allocation Area (0), 8) Estimated Assessed Value Decrease Due to 2020 Pay 2021 Appeals Settlements in Allocation Area (0), 9) 2020 Pay 2021 Adjusted Net Assessed Value of Allocation Area (\$137,771,612), 10) 2020 Pay 2021 Neutralization Factor (Line 9 / Line 3) (Round to Five Decimal Places) (1.02367), 11) 2020 Pay 2021 Adjusted Base Assessed Value of Allocation Area (Line 1 * Line 10) (\$110,685,339), 12) 2020 Pay 2021 Incremental Assessed Value of Allocation Area (Line 4 - Line 11) (\$27,818,403), 13) Estimated 2020 Pay 2021 Tax Rate for the Allocation Area (Round to Four Decimal Places) (1.6237), 14) Estimated 2020 Pay 2021 Incremental Tax Revenue ((Line 12/100) * Line 13) (\$451,687), 15) Actual 2019 Pay 2020 Tax Rate for the Allocation Area (1.6237), 2020 PAY 2021 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10) (1.02367)

I, Jennifer Andel, Auditor, of Montgomery 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) 7/31/2020
County Auditor (Signature) Jennifer Andel

County Auditor (Printed) Jennifer Andel

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name: Nucor Road
The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

Commissioner, Department of Local Government Finance

Date (month, day, year)



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County Montgomery
 Jurisdiction City of Crawfordsville
 Allocation Code T54005
 Allocation Area Name Power Plant

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

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 AUDITOR MONTGOMERY COUNTY

1) 2019 Pay 2020 Base Assessed Value of Allocation Area	0
2) 2019 Pay 2020 Incremental Assessed Value of Allocation Area	1,074,300
3) 2019 Pay 2020 Total (Real) Assessed Value of Allocation Area (Line 1 + Line 2)	\$1,074,300
4) 2020 Pay 2021 Net Assessed Value of Allocation Area	1,023,700
5) 2020 Pay 2021 Net Assessed Value Growth in Allocation Area Due to New Construction or a Change in Tax Status	0
6) 2020 Pay 2021 Net Assessed Value Decrease in Allocation Area Due to Demolition or a Change in Tax Status	0
7) 2020 Pay 2021 Net Assessed Value Growth as a Result of Abatement Roll-Off in Allocation Area	0
8) Estimated Assessed Value Decrease Due to 2020 Pay 2021 Appeals Settlements in Allocation Area	0
9) 2020 Pay 2021 Adjusted Net Assessed Value of Allocation Area	\$1,023,700
10) 2020 Pay 2021 Neutralization Factor (Line 9 / Line 3) (Round to Five Decimal Places)	0.95290
11) 2020 Pay 2021 Adjusted Base Assessed Value of Allocation Area (Line 1 * Line 10)	\$0
12) 2020 Pay 2021 Incremental Assessed Value of Allocation Area (Line 4 - Line 11)	\$1,023,700
13) Estimated 2020 Pay 2021 Tax Rate for the Allocation Area (Round to Four Decimal Places)	3.4282
14) Estimated 2020 Pay 2021 Incremental Tax Revenue ((Line 12/100) * Line 13)	\$35,094
15) Actual 2019 Pay 2020 Tax Rate for the Allocation Area	3.4282
2020 PAY 2021 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10)	0.95290

I, Jennifer Andel Auditor, of Montgomery 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) 7/31/2020
Jennifer Andel
 County Auditor (Signature)

Jennifer Andel
 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

 Date (month, day, year)



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NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Montgomery
 Jurisdiction City of Cravfordsville
 Allocation Code T54002
 Allocation Area Name Kroger Pace Dairy

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

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 JENNIFER ANDEL
 AUDITOR MONTGOMERY COUNTY

1) 2019 Pay 2020 Base Assessed Value of Allocation Area	0
2) 2019 Pay 2020 Incremental Assessed Value of Allocation Area	2,380,600
3) 2019 Pay 2020 Total (Real) Assessed Value of Allocation Area (Line 1 + Line 2)	\$2,380,600
4) 2020 Pay 2021 Net Assessed Value of Allocation Area	2,232,700
5) 2020 Pay 2021 Net Assessed Value Growth in Allocation Area Due to New Construction or a Change in Tax Status	0
6) 2020 Pay 2021 Net Assessed Value Decrease in Allocation Area Due to Demolition or a Change in Tax Status	0
7) 2020 Pay 2021 Net Assessed Value Growth as a Result of Abatement Roll-Off in Allocation Area	0
8) Estimated Assessed Value Decrease Due to 2020 Pay 2021 Appeals Settlements in Allocation Area	0
9) 2020 Pay 2021 Adjusted Net Assessed Value of Allocation Area	\$2,232,700
10) 2020 Pay 2021 Neutralization Factor (Line 9 / Line 3) (Round to Five Decimal Places)	0.93787
11) 2020 Pay 2021 Adjusted Base Assessed Value of Allocation Area (Line 1 * Line 10)	\$0
12) 2020 Pay 2021 Incremental Assessed Value of Allocation Area (Line 4 - Line 11)	\$2,232,700
13) Estimated 2020 Pay 2021 Tax Rate for the Allocation Area (Round to Four Decimal Places)	2.6099
14) Estimated 2020 Pay 2021 Incremental Tax Revenue ((Line 12/100) * Line 13)	\$58,271
15) Actual 2019 Pay 2020 Tax Rate for the Allocation Area	2.6099
2020 PAY 2021 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10)	0.93787

I, Jennifer Andel Auditor, of Montgomery 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)

7/31/2020

Jennifer Andel
 County Auditor (Signature)

Jennifer Andel
 County Auditor (Printed)

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Allocation Area Name

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County Montgomery
 Jurisdiction City of Crawfordsville
 Allocation Code T54001
 Allocation Area Name Crawfordsville Square

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

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 JENNIFER ANDEL
 AUDITOR MONTGOMERY COUNTY

1) 2019 Pay 2020 Base Assessed Value of Allocation Area	0
2) 2019 Pay 2020 Incremental Assessed Value of Allocation Area	26,617,790
3) 2019 Pay 2020 Total (Real) Assessed Value of Allocation Area (Line 1 + Line 2)	\$26,617,790
4) 2020 Pay 2021 Net Assessed Value of Allocation Area	27,704,400
5) 2020 Pay 2021 Net Assessed Value Growth in Allocation Area Due to New Construction or a Change in Tax Status	1,524,695
6) 2020 Pay 2021 Net Assessed Value Decrease in Allocation Area Due to Demolition or a Change in Tax Status	105,900
7) 2020 Pay 2021 Net Assessed Value Growth as a Result of Abatement Roll-Off in Allocation Area	0
8) Estimated Assessed Value Decrease Due to 2020 Pay 2021 Appeals Settlements in Allocation Area	0
9) 2020 Pay 2021 Adjusted Net Assessed Value of Allocation Area	\$26,285,605
10) 2020 Pay 2021 Neutralization Factor (Line 9 / Line 3) (Round to Five Decimal Places)	0.98752
11) 2020 Pay 2021 Adjusted Base Assessed Value of Allocation Area (Line 1 * Line 10)	\$0
12) 2020 Pay 2021 Incremental Assessed Value of Allocation Area (Line 4 - Line 11)	\$27,704,400
13) Estimated 2020 Pay 2021 Tax Rate for the Allocation Area (Round to Four Decimal Places)	3.4282
14) Estimated 2020 Pay 2021 Incremental Tax Revenue ((Line 12/100) * Line 13)	\$949,762
15) Actual 2019 Pay 2020 Tax Rate for the Allocation Area	3.4282
2020 PAY 2021 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10)	0.98752

I, Jennifer Andel Auditor, of Montgomery 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) 7/31/2020
Jennifer Andel
 County Auditor (Signature)

Jennifer Andel
 County Auditor (Printed)

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[Signature]
 Commissioner, Department of Local Government Finance

 Date (month, day, year)