

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.

County	Delaware County			
Jurisdiction	Town of Yorktown			
Allocation Code	T18041			
Allocation Area Name	Yorktown EDA 1			
Form Prepared By:				
Name	Heidi Amspaugh			
Unit/Company	Baker Tilly Municipal Advisors, LLC			
Telephone Number	(317) 465-1500			
E-mail Address	Heidi.Amspaugh@bakertilly.com			
	ssessed Value of Allocation Area		13,723,085	
•	ental Assessed Value of Allocation Area		11,569,819	
3) 2019 Pay 2020 Total (F	Real) Assessed Value of Allocation Area (Line	1 + Line 2)		\$25,292,904
4) 2020 Pay 2021 Net Ass	sessed Value of Allocation Area		25,809,666	
•	sessed Value Growth in Allocation Area Due			
•	or a Change in Tax Status		1,164,360	
	sessed Value Decrease in Allocation Area Due			
to Demolition or a C			653,331	
	sessed Value Growth as a Result of			
Abatement Roll-Off			0	
	lue Decrease Due to 2020 Pay 2021			
Appeals Settlements			0	
9) 2020 Pay 2021 Adjuste	ed Net Assessed Value of Allocation Area			
			_	\$25,298,637
10) 2020 Pay 2021 Neuti	ralization Factor (Line 9 / Line 3) (Round to	Five Decimal Places)	_	1.00023
11) 2020 Pay 2021 Adius	led Base Assessed Value of Allocation Area	(Line 1 * Line 10)		\$13,726,241
	mental Assessed Value of Allocation Area (L	The state of the s		\$12,083,425
13) Estimated 2020 Pay 20	321 Tax Rate for the Allocation Area (Round to	o Four Decimal Places)		3.0422
14) Estimated 2020 Pay 2021 Incremental Tax Revenue ((Line 12/100) * Line 13)				\$367,602
15) Actual 2019 Pay 2020 Tax Rate for the Allocation Area				
2020 PAY 2021 BASE N	EUTRALIZATION FACTOR FOR ALLOG	CATION AREA (LINE 10)		1.00023
I, Steven Craycraft	Auditor, of D	elaware (County, certify to the t	est of my
knowledge that the above identified above.	base assessed value calculation is full, true and	complete for the tax increment finance	allocation area	
	18.22-2-22			
Dated (month, day, yegr)	, <u>08-28-2020</u>			
A Section 1	~ 4	Steven Craycraft		
County Auditor (Signature		County Auditor (Prin	nted)	***************************************
		AL GOVERNMENT FINANCE IF BASE NEUTRALIZATION		
Allocation Area Name				
100	11		* * * * * * * * * * * * * * * * * * * *	
The base assessed value a	djustment as confided above, is approved by the	e Department of Local Government Fin	ance,	
alaster	(Kefasul	9/3/20		
Commissioner, Departmen	nt of Local Government Finance	Date (month day; year)		



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County	Delaware County		
Jurisdiction	Town of Yorktown		
Allocation Code	T18040		
Allocation Area Name	600/332 Allocation Area		

Form Prepared By:			
Name	Heidi Amspaugh		
Unit/Company	Baker Tilly Municipal Advisors, LLC		
Telephone Number	(317) 465-1500		
E-mail Address	Heidi.Amspaugh@bakertilly.com		
2 (112)2 1 112 1 112			
1) 2019 Pay 2020 Base Asso	essed Value of Allocation Area	1,474,210	
	al Assessed Value of Allocation Area	2,307,520	
,	al) Assessed Value of Allocation Area (Line 1 + Line 2)	•	\$3,781,730
5) 2017 1 11) 2020 10111 (1101	,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,	-	
4) 2020 Pay 2021 Net Asses	ssed Value of Allocation Area	4,043,860	
•	sed Value Growth in Allocation Area Due		
	r a Change in Tax Status	296,300	
	ssed Value Decrease in Allocation Area Due		
to Demolition or a Cha		0	
	ssed Value Growth as a Result of		
Abatement Roll-Off in		0	
	e Decrease Due to 2020 Pay 2021		
Appeals Settlements in	•	0	
	Net Assessed Value of Allocation Area		
9) 2020 Fay 2021 Adjusted	(4ct Assessed Autoe of Allocation Area		\$3,747,560
		•	\$3,747,300
10\ 2020 Pay 2021 Neutral	lization Factor (Line 9 / Line 3) (Round to Five Decimal Places)		0,99096
10) 2020 1 11) 2021 11(11) 11	ERRIOR PACTOS (ERRO 77 ERRO 5) (NORMA TO FITE DECIREM FRACES)	-	0,,,,0,,
11) 2020 Pay 2021 Adjuste	d Base Assessed Value of Allocation Area (Line 1 * Line 10)		\$1,460,883
•	ental Assessed Value of Allocation Area (Line 4 - Line 11)	•	\$2,582,977
12) 2020 1 A) 2021 INCICING	Little Assessed 1 file of Amounton Affer (17th 4 - Line (1)	•	VA,004,717
13) Estimated 2020 Pay 202	1 Tax Rate for the Allocation Area (Round to Four Decimal Places)		2.4738
•	1 Incremental Tax Revenue ((Line 12/100) * Line 13)	•	\$63,898
•	ax Rate for the Allocation Area	•	2,4738
15) Actual 2019 Pay 2020 1	ax Raie in the Angeanna Area		2,4730
2020 843/2021 0 100 800	THE ATTEMPT AND A CONTRACTION OF A DESCRIPTION AND A STREET	.00	0,99096
ZUZU FA 1 ZUZI DAGE NEI	UTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 1	۱ ،	0,27020
1 64 ()	Austien of Delaumen	Courte and Caracha	L C
I, Steven Craycraft	Auditor, of Delaware	County, certify to the	best of my
	se assessed value calculation is full, true and complete for the tax incre	ment finance anocation area	
identified above.			
	18-28-2525		
Dated (month, day, syar)	0.00.00		
	· · · · · · · · · · · · · · · · · · ·		
	Sleven	Craycraft	
County Auditor (Signature)	County	Auditor (Printed)	
(
200.00	DEPARTMENT OF LOCAL GOVERNMENT FR		
	CERTIFICATION OF TIF BASE NEUTRALIZA	TION	
Altocation Area Name			
	11	4 Pl	
The base assessed value adju	nument, executified above, is approved by the Department of Local Go	vernment Finance.	
10anler	(Nelson) al	2/20	
	100 man 1	2/20	
Commissioner, Department	of Local Government Finance Date (m)	mit, day, year)	



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NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County	Delaware County		
Jurisdiction	Town of Yorktown		
Allocation Code	T18042		
Allocation Area Name	Chase Trail		
Form Prepared By:			
Name	Heidi Amspaugh		
Unit/Company	Baker Tilly Municipal Advisors, LLC		
Telephone Number	(317) 465-1500		
E-mail Address	Heidi.Amspaugh@bakertilly.com		
D man riddiess	111111111111111111111111111111111111111		
1) 2019 Pay 2020 Base Ass	essed Value of Allocation Area	0	•
, ,	al Assessed Value of Allocation Area	2,720,390	-
	al) Assessed Value of Allocation Area (Line 1 + Line 2)		\$2,720,390
4) 2020 Pay 2021 Net Asses	ssed Value of Allocation Area	3,139,055	
*	sed Value Growth in Allocation Area Due		···
•	r a Change in Tax Status	167,645	
	ised Value Decrease in Allocation Area Due		•
to Demolition or a Cha		0	
	ised Value Growth as a Result of		~
Abatement Roll-Off in		0	
	e Decrease Due to 2020 Pay 2021		-
Appeals Settlements in		0	
	Net Assessed Value of Allocation Area		_
9) 2020 Fay 2021 Majustea	1701 Assessed Value of Americanon Area		\$2,971,410
10) 2020 Pay 2021 Neutra	lization Factor (Line 9 / Line 3) (Round to Five Decimal	Places)	1.09227
11) 2020 Pay 2021 Adjuste	d Base Assessed Value of Allocation Area (Line 1 * Line	10)	\$0
12) 2020 Pay 2021 Increm-	ental Assessed Value of Allocation Arca (Line 4 - Line 11)	\$3,139,055
13) Estimated 2020 Pay 202	1 Tax Rate for the Allocation Area (Round to Four Decimal	Places)	3.0422
14) Estimated 2020 Pay 202	1 Incremental Tax Revenue ((Line 12/100) * Line 13)		\$95,496
	ax Rate for the Allocation Area		3,0422
,			1,0000
2020 PAY 2021 BASE NE	UTRALIZATION FACTOR FOR ALLOCATION ARE	A (LINE 10)	1.09227
I, Steven Craycraft	Auditor, of Delaware	County, certify to the	to best of my
	se assessed value calculation is full, true and complete for th	e tax merement finance allocation area	
identified above.			
	8-25-2020		
Dated (month, day, year)	0 00 00		
and the same	of Company		
		Steven Crayeraft	
County Auditor (Signature)	1 Miles	County Auditor (Printed)	
	DEPARTMENT OF LOCAL GOVERN	MENT FINANCE	
	CERTIFICATION OF TIF BASE NEU	TRALIZATION	
Allocation Area Name	<u></u> .		
100	11		
The base assessed value adj	us ment, as a criffied above, is approved by the Department o	of Local Government Finance.	
10dsh.si	Notaria	12/5/00	
Commer	/ Desaul	9/3/20	
Commissioner, Department	of Local Government Finance	Date (month/day, year)	