



TIF ALLOCATION AREA REAL PROPERTY BASE NEUTRALIZATION WORKSHEET 2019 PAY 2020
 State Form 56099 (R3 / 5-19)
 PRESCRIBED BY THE DEPARTMENT OF LOCAL GOVERNMENT FINANCE

NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Miami
 Jurisdiction Converse Civil Town
 Allocation Code T52001
 Allocation Area Name Downtown Allocation Area

Form Prepared By:
 Name Heidi Armspagh
 Unit/Company Baker Tilly Municipal Advisors, LLC
 Telephone Number (317) 465-1500
 E-mail Address Heidi.Amspagh@Bakertilly.com

1) 2018 Pay 2019 Base Assessed Value of Allocation Area	<u>1,737,848</u>	
2) 2018 Pay 2019 Incremental Assessed Value of Allocation Area	<u>3,195,438</u>	
3) 2018 Pay 2019 Total (Real) Assessed Value of Allocation Area (Line 1 + Line 2)		<u>\$4,933,286</u>
4) 2019 Pay 2020 Net Assessed Value of Allocation Area	<u>4,679,308</u>	
5) 2019 Pay 2020 Net Assessed Value Growth in Allocation Area Due to New Construction or a Change in Tax Status	<u>0</u>	
6) 2019 Pay 2020 Net Assessed Value Decrease in Allocation Area Due to Demolition or a Change in Tax Status	<u>54,700</u>	
7) 2019 Pay 2020 Net Assessed Value Growth as a Result of Abatement Roll-Off in Allocation Area	<u>0</u>	
8) Estimated Assessed Value Decrease Due to 2019 Pay 2020 Appeals Settlements in Allocation Area	<u>0</u>	
9) 2019 Pay 2020 Adjusted Net Assessed Value of Allocation Area		<u>\$4,734,008</u>
10) 2019 Pay 2020 Neutralization Factor (Line 9 / Line 3) (Round to Five Decimal Places)		<u>0.95961</u>
11) 2019 Pay 2020 Adjusted Base Assessed Value of Allocation Area (Line 1 * Line 10)		<u>\$1,667,656</u>
12) 2019 Pay 2020 Incremental Assessed Value of Allocation Area (Line 4 - Line 11)		<u>\$3,011,652</u>
13) Estimated 2019 Pay 2020 Tax Rate for the Allocation Area (Round to Four Decimal Places)		<u>4.4757</u>
14) Estimated 2019 Pay 2020 Incremental Tax Revenue ((Line 12/100) * Line 13)		<u>\$134,793</u>
15) Actual 2018 Pay 2019 Tax Rate for the Allocation Area		<u>4.4757</u>
2019 PAY 2020 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10)		<u>0.95961</u>

I, Mary Brown Auditor, of Miami 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) 7/25/2019
Mary A. Brown
 County Auditor (Signature)

Mary Brown
 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

7/25/19
 Date (month, day, year)



TIF ALLOCATION AREA REAL PROPERTY BASE NEUTRALIZATION WORKSHEET 2019 PAY 2020
 State Form 56059 (R3 / 5-19)
 PRESCRIBED BY THE DEPARTMENT OF LOCAL GOVERNMENT FINANCE

NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Miami
 Jurisdiction Miami County
 Allocation Code T52002
 Allocation Area Name Grissom Aeroplex

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

1) 2018 Pay 2019 Base Assessed Value of Allocation Area	<u>371,600</u>	
2) 2018 Pay 2019 Incremental Assessed Value of Allocation Area	<u>19,625,400</u>	
3) 2018 Pay 2019 Total (Real) Assessed Value of Allocation Area (Line 1 + Line 2)		<u>\$19,997,000</u>
4) 2019 Pay 2020 Net Assessed Value of Allocation Area	<u>20,646,700</u>	
5) 2019 Pay 2020 Net Assessed Value Growth in Allocation Area Due to New Construction or a Change in Tax Status	<u>791,000</u>	
6) 2019 Pay 2020 Net Assessed Value Decrease in Allocation Area Due to Demolition or a Change in Tax Status	<u>179,500</u>	
7) 2019 Pay 2020 Net Assessed Value Growth as a Result of Abatement Roll-Off in Allocation Area	<u>121,400</u>	
8) Estimated Assessed Value Decrease Due to 2019 Pay 2020 Appeals Settlements in Allocation Area	<u>0</u>	
9) 2019 Pay 2020 Adjusted Net Assessed Value of Allocation Area		<u>\$19,913,200</u>
10) 2019 Pay 2020 Neutralization Factor (Line 9 / Line 3) (Round to Five Decimal Places)		<u>0.99581</u>
11) 2019 Pay 2020 Adjusted Base Assessed Value of Allocation Area (Line 1 * Line 10)		<u>\$370,043</u>
12) 2019 Pay 2020 Incremental Assessed Value of Allocation Area (Line 4 - Line 11)		<u>\$20,276,057</u>
13) Estimated 2019 Pay 2020 Tax Rate for the Allocation Area (Round to Four Decimal Places)		<u>1.528</u>
14) Estimated 2019 Pay 2020 Incremental Tax Revenue ((Line 12/100) * Line 13)		<u>\$309,818</u>
15) Actual 2018 Pay 2019 Tax Rate for the Allocation Area		<u>1.528</u>
2019 PAY 2020 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10)		<u>0.99581</u>

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 County Auditor (Signature)

Mary Brown
 County Auditor (Printed)

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NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Miami
 Jurisdiction Peru Civil Town
 Allocation Code T52003
 Allocation Area Name U.S. 24/31 Corridor Economic Development 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

1) 2018 Pay 2019 Base Assessed Value of Allocation Area	<u>22,803,476</u>	
2) 2018 Pay 2019 Incremental Assessed Value of Allocation Area	<u>787,585</u>	
3) 2018 Pay 2019 Total (Real) Assessed Value of Allocation Area (Line 1 + Line 2)		<u>\$23,591,061</u>
4) 2019 Pay 2020 Net Assessed Value of Allocation Area	<u>24,033,021</u>	
5) 2019 Pay 2020 Net Assessed Value Growth in Allocation Area Due to New Construction or a Change in Tax Status	<u>618,900</u>	
6) 2019 Pay 2020 Net Assessed Value Decrease in Allocation Area Due to Demolition or a Change in Tax Status	<u>45,000</u>	
7) 2019 Pay 2020 Net Assessed Value Growth as a Result of Abatement Roll-Off in Allocation Area	<u>59,480</u>	
8) Estimated Assessed Value Decrease Due to 2019 Pay 2020 Appeals Settlements in Allocation Area	<u>0</u>	
9) 2019 Pay 2020 Adjusted Net Assessed Value of Allocation Area		<u>\$23,399,641</u>
10) 2019 Pay 2020 Neutralization Factor (Line 9 / Line 3) (Round to Five Decimal Places)		<u>0.99189</u>
11) 2019 Pay 2020 Adjusted Base Assessed Value of Allocation Area (Line 1 * Line 10)		<u>\$22,618,540</u>
12) 2019 Pay 2020 Incremental Assessed Value of Allocation Area (Line 4 - Line 11)		<u>\$1,414,481</u>
13) Estimated 2019 Pay 2020 Tax Rate for the Allocation Area (Round to Four Decimal Places)		<u>5.0718</u>
14) Estimated 2019 Pay 2020 Incremental Tax Revenue ((Line 12/100) * Line 13)		<u>\$71,740</u>
15) Actual 2018 Pay 2019 Tax Rate for the Allocation Area		<u>5.0718</u>
2019 PAY 2020 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10)		<u>0.99189</u>

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Mary A. Brown
 County Auditor (Signature)

Mary Brown
 County Auditor (Printed)

**DEPARTMENT OF LOCAL GOVERNMENT FINANCE
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Allocation Area Name _____

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[Signature]
 Commissioner, Department of Local Government Finance

7/25/19
 Date (month, day, year)



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NOTE: DO NOT INCLUDE PERSONAL PROPERTY VALUES.

County Miami
 Jurisdiction Peru Civil Town
 Allocation Code TS2004
 Allocation Area Name Peru West End 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

1) 2018 Pay 2019 Base Assessed Value of Allocation Area	7,113,060
2) 2018 Pay 2019 Incremental Assessed Value of Allocation Area	1,796,740
3) 2018 Pay 2019 Total (Real) Assessed Value of Allocation Area (Line 1 + Line 2)	\$8,909,800
4) 2019 Pay 2020 Net Assessed Value of Allocation Area	8,916,200
5) 2019 Pay 2020 Net Assessed Value Growth in Allocation Area Due to New Construction or a Change in Tax Status	139,900
6) 2019 Pay 2020 Net Assessed Value Decrease in Allocation Area Due to Demolition or a Change in Tax Status	0
7) 2019 Pay 2020 Net Assessed Value Growth as a Result of Abatement Roll-Off in Allocation Area	0
8) Estimated Assessed Value Decrease Due to 2019 Pay 2020 Appeals Settlements in Allocation Area	0
9) 2019 Pay 2020 Adjusted Net Assessed Value of Allocation Area	\$8,776,300
10) 2019 Pay 2020 Neutralization Factor (Line 9 / Line 3) (Round to Five Decimal Places)	0.98502
11) 2019 Pay 2020 Adjusted Base Assessed Value of Allocation Area (Line 1 * Line 10)	\$7,006,506
12) 2019 Pay 2020 Incremental Assessed Value of Allocation Area (Line 4 - Line 11)	\$1,909,694
13) Estimated 2019 Pay 2020 Tax Rate for the Allocation Area (Round to Four Decimal Places)	5.2116
14) Estimated 2019 Pay 2020 Incremental Tax Revenue ((Line 12/100) * Line 13)	\$99,526
15) Actual 2018 Pay 2019 Tax Rate for the Allocation Area	5.2116
2019 PAY 2020 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10)	0.98502

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County Miami
 Jurisdiction Peru Civil Town
 Allocation Code T52005
 Allocation Area Name Peru Industrial Park 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

1) 2018 Pay 2019 Base Assessed Value of Allocation Area	<u>6,139,100</u>
2) 2018 Pay 2019 Incremental Assessed Value of Allocation Area	<u>0</u>
3) 2018 Pay 2019 Total (Real) Assessed Value of Allocation Area (Line 1 + Line 2)	<u>\$6,139,100</u>
4) 2019 Pay 2020 Net Assessed Value of Allocation Area	<u>5,821,132</u>
5) 2019 Pay 2020 Net Assessed Value Growth in Allocation Area Due to New Construction or a Change in Tax Status	<u>344,800</u>
6) 2019 Pay 2020 Net Assessed Value Decrease in Allocation Area Due to Demolition or a Change in Tax Status	<u>0</u>
7) 2019 Pay 2020 Net Assessed Value Growth as a Result of Abatement Roll-Off in Allocation Area	<u>0</u>
8) Estimated Assessed Value Decrease Due to 2019 Pay 2020 Appeals Settlements in Allocation Area	<u>0</u>
9) 2019 Pay 2020 Adjusted Net Assessed Value of Allocation Area	<u>\$5,476,332</u>
10) 2019 Pay 2020 Neutralization Factor (Line 9 / Line 3) (Round to Five Decimal Places)	<u>0.89204</u>
11) 2019 Pay 2020 Adjusted Base Assessed Value of Allocation Area (Line 1 * Line 10)	<u>\$5,476,323</u>
12) 2019 Pay 2020 Incremental Assessed Value of Allocation Area (Line 4 - Line 11)	<u>\$344,809</u>
13) Estimated 2019 Pay 2020 Tax Rate for the Allocation Area (Round to Four Decimal Places)	<u>5.2116</u>
14) Estimated 2019 Pay 2020 Incremental Tax Revenue ((Line 12/100) * Line 13)	<u>\$17,970</u>
15) Actual 2018 Pay 2019 Tax Rate for the Allocation Area	<u>5.2116</u>
2019 PAY 2020 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10)	<u>0.89204</u>

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