

**Bartholomew County, Indiana
Office of the Auditor**

Annual Trending Adjustment Factors for Allocation Areas:
January 1, 2017 Assessment Date Base Assessment Data

Dated Submitted:
October 4, 2017

Prepared for the
Indiana Department of Local Government Finance

Prepared by
SEH of Indiana

For the Office of the Bartholomew County Auditor
Barbara Hackman, Auditor
Sandy Beatty, Chief Deputy Auditor
Chris West, Real Estate & Tax Billing Administrator

Bartholomew County, Indiana
Office of the Bartholomew County Auditor
Barbara Hackman, Auditor

TIF Allocation Area Real Property Base Neutralization Worksheet 2017 Pay 2018:
Summary of Neutralization Ratios

County Code	Allocation Area Name	DLGF Allocation Area Code	County Allocation Area Code	January 1, 2017 Assessment Date Allocation Area Neutralization Ratio
03	Airport Allocation Area	T03010	Bart #1	1.01942
03	Central - Columbus Allocation Area	T03020	Bart #2	0.95779
03	Central - Harrison Annex Allocation Area	T03020	Bart #3	1.07467
03	Central - Wayne Annex Allocation Area	T03020	Bart #4	0.93229
03	Cummins Allocation Area	T03030	Bart #5	0.99149
03	South Commons Allocation Area	T03040	Bart #6	0.96991
03	BC Greater Northern Gateway EDA(a)	T03050	Bart #7	1.00312



Bartholomew County, Indiana
Office of the Bartholomew County Auditor
Barbara Hackman, Auditor

TIF Allocation Area Real Property Base Neutralization Worksheet 2017 Pay 2018:
Airport Allocation Area

County: 03 (Bartholomew)
 Jurisdiction: Columbus City - Columbus Township (005)
 Allocation Area Code: T03010
 Allocation Area Name: Airport Allocation Area

Form Prepared By:
 Name: Dan Botich, Senior Economic Development Professional
 Unit/Company: SEH of Indiana
 Phone Number: (219) 513-2516
 Electronic Mail Address: dbotich@sehinc.com

ALLOCATION AREA NEUTRALIZATION CALCULATION

1) 2016 Pay 2017 Base Assessed Value of Allocation Area	\$ 4,070,317
2) 2016 Pay 2017 Incremental Assessed Value of Allocation Area	10,875,783
3) 2016 Pay 2017 Net Assessed Value of Allocation Area (Line 1 + Line 2)	\$ 14,946,100
4) 2017 Pay 2018 Net Assessed Value of Allocation Area	\$ 15,131,100
5) 2017 Pay 2018 Net Assessed Value Growth in Allocation Area Due to New Construction or a Change in Tax Status	66,200
6) 2017 Pay 2018 Net Assessed Value Decrease in Allocation Area Due to Demolition or a Change in Tax Status	-
7) 2017 Pay 2018 Net Assessed Value Growth as a Result of Abatement Roll-Off in Allocation Area	-
8) Estimated Assessed Value Decrease Due to 2017 Pay 2018 Appeals Settlements in Allocation Area	-
9) 2017 Pay 2018 Adjusted Net Assessed Value of Allocation Area (Line 4 - Line 5 + Line 6 - Line 7 - Line 8)	\$ 15,064,900
10) 2017 Pay 2018 Neutralization Factor (Line 9 / Line 3) (Round to Five Decimal Places)	1.00795
11) 2017 Pay 2018 Adjusted Base Assessed Value of Allocation Area (Line 1 * Line 10)	\$ 4,102,676
12) 2017 Pay 2018 Incremental Assessed Value of Allocation Area (Line 4 - Line 11)	\$ 11,028,424
13) Estimated 2017 Pay 2018 Tax Rate for the Allocation Area (Round to Four Decimal Places)	\$ 2.5017
14) Estimated 2017 Pay 2018 Incremental Tax Revenue ((Line 12/100) * Line 13)	\$ 275,898
15) Actual 2016 Pay 2017 Tax Rate for the Allocation Area	\$ 2.5017
2017 Pay 2018 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10)	1.00795

I, Barbara Hackman, Auditor of Bartholomew County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the allocation area identified above.

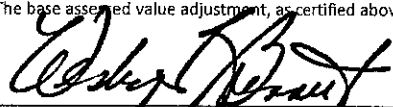
Dated (month, date, year) October 6, 2017

County Auditor (Signature) _____ Barbara Hackman
 County Auditor (Printed)

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

Allocation Area Name: Airport Allocation Area

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


 Commissioner, Department of Local Government Finance

10/12/17
 Date (month, date, year)



Bartholomew County, Indiana
Office of the Bartholomew County Auditor
Barbara Hackman, Auditor

TIF Allocation Area Real Property Base Neutralization Worksheet 2017 Pay 2018:
Central - Columbus Allocation Area

County: 03 (Bartholomew)
 Jurisdiction: Columbus City - Columbus Township (005)
 Allocation Area Code: T03020
 Allocation Area Name: Central - Columbus Allocation Area

Form Prepared By:
 Name: Dan Botich, Senior Economic Development Professional
 Unit/Company: SEH of Indiana
 Phone Number: (219) 513-2516
 Electronic Mail Address: dbotich@sehinc.com

ALLOCATION AREA NEUTRALIZATION CALCULATION

1) 2016 Pay 2017 Base Assessed Value of Allocation Area	\$ 112,422,911
2) 2016 Pay 2017 Incremental Assessed Value of Allocation Area	168,539,461
3) 2016 Pay 2017 Net Assessed Value of Allocation Area (Line 1 + Line 2)	\$ 280,962,372
4) 2017 Pay 2018 Net Assessed Value of Allocation Area	\$ 283,940,645
5) 2017 Pay 2018 Net Assessed Value Growth in Allocation Area Due to New Construction or a Change in Tax Status	5,425,010
6) 2017 Pay 2018 Net Assessed Value Decrease in Allocation Area Due to Demolition or a Change in Tax Status	(8,971,190)
7) 2017 Pay 2018 Net Assessed Value Growth as a Result of Abatement Roll-Off in Allocation Area	440,220
8) Estimated Assessed Value Decrease Due to 2017 Pay 2018 Appeals Settlements in Allocation Area	-
9) 2017 Pay 2018 Adjusted Net Assessed Value of Allocation Area (Line 4 - Line 5 + Line 6 - Line 7- Line 8)	\$ 269,104,225
10) 2017 Pay 2018 Neutralization Factor (Line 9 / Line 3) (Round to Five Decimal Places)	0.95779
11) 2017 Pay 2018 Adjusted Base Assessed Value of Allocation Area (Line 1 * Line 10)	\$ 107,677,540
12) 2017 Pay 2018 Incremental Assessed Value of Allocation Area (Line 4 - Line 11)	\$ 176,263,105
13) Estimated 2017 Pay 2018 Tax Rate for the Allocation Area (Round to Four Decimal Places)	\$ 2.5017
14) Estimated 2017 Pay 2018 Incremental Tax Revenue ((Line 12/100) * Line 13)	\$ 4,409,574
15) Actual 2016 Pay 2017 Tax Rate for the Allocation Area	\$ 2.5017
2017 Pay 2018 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10)	0.95779

I, Barbara Hackman, Auditor of Bartholomew County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the allocation area identified above.

Dated (month, date, year) October 4, 2017

 County Auditor (Signature) Barbara Hackman
County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name: Central - Columbus Allocation Area

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


 Commissioner, Department of Local Government Finance

10/12/17
 Date (month, date, year)



Bartholomew County, Indiana
Office of the Bartholomew County Auditor
Barbara Hackman, Auditor

TIF Allocation Area Real Property Base Neutralization Worksheet 2017 Pay 2018:
Central - Harrison Annex Allocation Area

County: 03 (Bartholomew)
Jurisdiction: Columbus City - Harrison Township (024)
Allocation Area Code: T03020
Allocation Area Name: Central - Harrison Annex Allocation Area

Form Prepared By:
Name: Dan Botich, Senior Economic Development Professional
Unit/Company: SEH of Indiana
Phone Number: (219) 513-2516
Electronic Mail Address: dbotich@sehinc.com

ALLOCATION AREA NEUTRALIZATION CALCULATION

1) 2016 Pay 2017 Base Assessed Value of Allocation Area	\$ 5,209,415
2) 2016 Pay 2017 Incremental Assessed Value of Allocation Area	-
3) 2016 Pay 2017 Net Assessed Value of Allocation Area (Line 1 + Line 2)	\$ 5,209,415
4) 2017 Pay 2018 Net Assessed Value of Allocation Area	\$ 5,819,525
5) 2017 Pay 2018 Net Assessed Value Growth in Allocation Area Due to New Construction or a Change in Tax Status	-
6) 2017 Pay 2018 Net Assessed Value Decrease in Allocation Area Due to Demolition or a Change in Tax Status	(221,100)
7) 2017 Pay 2018 Net Assessed Value Growth as a Result of Abatement Roll-Off in Allocation Area	-
8) Estimated Assessed Value Decrease Due to 2017 Pay 2018 Appeals Settlements in Allocation Area	-
9) 2017 Pay 2018 Adjusted Net Assessed Value of Allocation Area (Line 4 - Line 5 + Line 6 - Line 7 - Line 8)	\$ 5,598,425
10) 2017 Pay 2018 Neutralization Factor (Line 9 / Line 3) (Round to Five Decimal Places)	1.07467
11) 2017 Pay 2018 Adjusted Base Assessed Value of Allocation Area (Line 1 * Line 10)	\$ 5,598,402
12) 2017 Pay 2018 Incremental Assessed Value of Allocation Area (Line 4 - Line 11)	\$ 221,123
13) Estimated 2017 Pay 2018 Tax Rate for the Allocation Area (Round to Four Decimal Places)	\$ 2.4918
14) Estimated 2017 Pay 2018 Incremental Tax Revenue ((Line 12/100) * Line 13)	\$ 5,510
15) Actual 2016 Pay 2017 Tax Rate for the Allocation Area	\$ 2,4918
2017 Pay 2018 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10)	1.07467

I, Barbara Hackman, Auditor of Bartholomew County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the allocation area identified above.

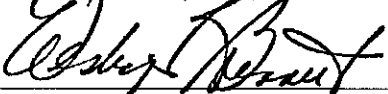
Dated (month, date, year) October 4, 2017

County Auditor (Signature) _____ **Barbara Hackman**
County Auditor (Printed)

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

Allocation Area Name: Central - Harrison Annex Allocation Area

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



Commissioner, Department of Local Government Finance

10/12/17

Date (month, date, year)



Bartholomew County, Indiana
Office of the Bartholomew County Auditor
Barbara Hackman, Auditor

TIF Allocation Area Real Property Base Neutralization Worksheet 2017 Pay 2018:
Central - Wayne Annex Allocation Area

County: 03 (Bartholomew)
 Jurisdiction: Columbus City - Wayne Township (021)
 Allocation Area Code: T03020
 Allocation Area Name: Central - Wayne Annex Allocation Area

Form Prepared By:
 Name: Dan Botich, Senior Economic Development Professional
 Unit/Company: SEH of Indiana
 Phone Number: (219) 513-2516
 Electronic Mail Address: dbotich@sehinc.com

ALLOCATION AREA NEUTRALIZATION CALCULATION

1) 2016 Pay 2017 Base Assessed Value of Allocation Area	\$ 64,118,028
2) 2016 Pay 2017 Incremental Assessed Value of Allocation Area	118,797,337
3) 2016 Pay 2017 Net Assessed Value of Allocation Area (Line 1 + Line 2)	\$ 182,915,365
4) 2017 Pay 2018 Net Assessed Value of Allocation Area	\$ 192,325,877
5) 2017 Pay 2018 Net Assessed Value Growth in Allocation Area Due to New Construction or a Change in Tax Status	21,796,400
6) 2017 Pay 2018 Net Assessed Value Decrease in Allocation Area Due to Demolition or a Change in Tax Status	-
7) 2017 Pay 2018 Net Assessed Value Growth as a Result of Abatement Roll-Off in Allocation Area	-
8) Estimated Assessed Value Decrease Due to 2017 Pay 2018 Appeals Settlements in Allocation Area	-
9) 2017 Pay 2018 Adjusted Net Assessed Value of Allocation Area (Line 4 - Line 5 + Line 6 - Line 7 - Line 8)	\$ 170,529,477
10) 2017 Pay 2018 Neutralization Factor (Line 9 / Line 3) (Round to Five Decimal Places)	0.93229
11) 2017 Pay 2018 Adjusted Base Assessed Value of Allocation Area (Line 1 * Line 10)	\$ 59,776,596
12) 2017 Pay 2018 Incremental Assessed Value of Allocation Area (Line 4 - Line 11)	\$ 132,549,281
13) Estimated 2017 Pay 2018 Tax Rate for the Allocation Area (Round to Four Decimal Places)	\$ 2.4918
14) Estimated 2017 Pay 2018 incremental Tax Revenue ((Line 12/100) * Line 13)	\$ 3,302,863
15) Actual 2016 Pay 2017 Tax Rate for the Allocation Area	\$ 2.4918

2017 Pay 2018 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10) **0.93229**

I, Barbara Hackman, Auditor of Bartholomew County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the allocation area identified above.

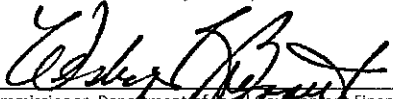
Dated (month, date, year) October 4, 2017

 County Auditor (Signature) Barbara Hackman
County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name: Central - Wayne Annex Allocation Area

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


 Commissioner, Department of Local Government Finance

10/12/17
 Date (month, date, year)



Bartholomew County, Indiana
Office of the Bartholomew County Auditor
Barbara Hackman, Auditor

TIF Allocation Area Real Property Base Neutralization Worksheet 2017 Pay 2018:
Cummins Allocation Area

County: 03 (Bartholomew)
 Jurisdiction: Columbus City - Columbus Township (005)
 Allocation Area Code: T03030
 Allocation Area Name: Cummins Allocation Area

Form Prepared By:
 Name: Dan Botich, Senior Economic Development Professional
 Unit/Company: SEH of Indiana
 Phone Number: (219) 513-2516
 Electronic Mail Address: dbotich@sehinc.com

ALLOCATION AREA NEUTRALIZATION CALCULATION

1) 2016 Pay 2017 Base Assessed Value of Allocation Area	\$ 9,828,097
2) 2016 Pay 2017 Incremental Assessed Value of Allocation Area	13,371,703
3) 2016 Pay 2017 Net Assessed Value of Allocation Area (Line 1 + Line 2)	\$ 23,199,800
4) 2017 Pay 2018 Net Assessed Value of Allocation Area	\$ 23,002,400
5) 2017 Pay 2018 Net Assessed Value Growth in Allocation Area Due to New Construction or a Change in Tax Status	-
6) 2017 Pay 2018 Net Assessed Value Decrease in Allocation Area Due to Demolition or a Change in Tax Status	-
7) 2017 Pay 2018 Net Assessed Value Growth as a Result of Abatement Roll-Off in Allocation Area	-
8) Estimated Assessed Value Decrease Due to 2017 Pay 2018 Appeals Settlements in Allocation Area	-
9) 2017 Pay 2018 Adjusted Net Assessed Value of Allocation Area (Line 4 - Line 5 + Line 6 - Line 7 - Line 8)	\$ 23,002,400
10) 2017 Pay 2018 Neutralization Factor (Line 9 / Line 3) (Round to Five Decimal Places)	0.99149
11) 2017 Pay 2018 Adjusted Base Assessed Value of Allocation Area (Line 1 * Line 10)	\$ 9,744,460
12) 2017 Pay 2018 Incremental Assessed Value of Allocation Area (Line 4 - Line 11)	\$ 13,257,940
13) Estimated 2017 Pay 2018 Tax Rate for the Allocation Area (Round to Four Decimal Places)	\$ 2.5017
14) Estimated 2017 Pay 2018 Incremental Tax Revenue ((Line 12/100) * Line 13)	\$ 331,674
15) Actual 2016 Pay 2017 Tax Rate for the Allocation Area	\$ 2.5017
2017 Pay 2018 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10)	0.99149

I, Barbara Hackman, Auditor of Bartholomew County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the allocation area identified above.

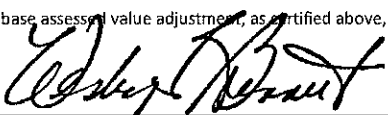
Dated (month, date, year) October 4, 2017

 County Auditor (Signature) Barbara Hackman
County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name: Cummins Allocation Area

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


 Commissioner, Department of Local Government Finance

10/12/17
 Date (month, date, year)



Bartholomew County, Indiana
Office of the Bartholomew County Auditor
Barbara Hackman, Auditor

TIF Allocation Area Real Property Base Neutralization Worksheet 2017 Pay 2018:
South Commons Allocation Area

County: 03 (Bartholomew)
 Jurisdiction: Columbus City - Columbus Township (005)
 Allocation Area Code: T03040
 Allocation Area Name: South Commons Allocation Area

Form Prepared By:
 Name: Dan Botich, Senior Economic Development Professional
 Unit/Company: SEH of Indiana
 Phone Number: (219) 513-2516
 Electronic Mail Address: dbotich@sehinc.com

ALLOCATION AREA NEUTRALIZATION CALCULATION

1) 2016 Pay 2017 Base Assessed Value of Allocation Area	\$ -
2) 2016 Pay 2017 Incremental Assessed Value of Allocation Area	12,709,200
3) 2016 Pay 2017 Net Assessed Value of Allocation Area (Line 1 + Line 2)	\$ 12,709,200
4) 2017 Pay 2018 Net Assessed Value of Allocation Area	\$ 12,326,800
5) 2017 Pay 2018 Net Assessed Value Growth in Allocation Area Due to New Construction or a Change in Tax Status	-
6) 2017 Pay 2018 Net Assessed Value Decrease in Allocation Area Due to Demolition or a Change in Tax Status	-
7) 2017 Pay 2018 Net Assessed Value Growth as a Result of Abatement Roll-Off in Allocation Area	-
8) Estimated Assessed Value Decrease Due to 2017 Pay 2018 Appeals Settlements in Allocation Area	-
9) 2017 Pay 2018 Adjusted Net Assessed Value of Allocation Area (Line 4 - Line 5 + Line 6 - Line 7 - Line 8)	\$ 12,326,800
10) 2017 Pay 2018 Neutralization Factor (Line 9 / Line 3) (Round to Five Decimal Places)	0.96991
11) 2017 Pay 2018 Adjusted Base Assessed Value of Allocation Area (Line 1 * Line 10)	\$ 12,326,800
12) 2017 Pay 2018 Incremental Assessed Value of Allocation Area (Line 4 - Line 11)	\$ 12,326,800
13) Estimated 2017 Pay 2018 Tax Rate for the Allocation Area (Round to Four Decimal Places)	\$ 2.5017
14) Estimated 2017 Pay 2018 Incremental Tax Revenue ((Line 12/100) * Line 13)	\$ 308,380
15) Actual 2016 Pay 2017 Tax Rate for the Allocation Area	\$ 2.5017
2017 Pay 2018 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10)	0.96991

I, Barbara Hackman, Auditor of Bartholomew County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the allocation area identified above.

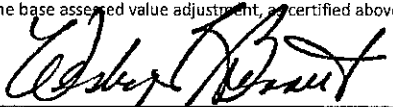
Dated (month, date, year) October 4, 2017

 County Auditor (Signature) **Barbara Hackman**
County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name: South Commons Allocation Area

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


 Commissioner, Department of Local Government Finance

10/12/17
 Date (month, date, year)



Bartholomew County, Indiana
Office of the Bartholomew County Auditor
Barbara Hackman, Auditor

**TIF Allocation Area Real Property Base Neutralization Worksheet 2017 Pay 2018:
BC Greater Northern Gateway EDA(a)**

County: 03 (Bartholomew)
 Jurisdiction: Bartholomew County-German Township
 Allocation Area Code: T03050
 Allocation Area Name: BC Greater Northern Gateway EDA(a) (a) March 1, 2015 Base Year.

Form Prepared By:
 Name: Dan Botich, Senior Economic Development Professional
 Unit/Company: SEH of Indiana
 Phone Number: (219) 513-2516
 Electronic Mail Address: dbotich@sehinc.com

ALLOCATION AREA NEUTRALIZATION CALCULATION

1) 2016 Pay 2017 Base Assessed Value of Allocation Area	\$ 385,499
2) 2016 Pay 2017 Incremental Assessed Value of Allocation Area	-
3) 2016 Pay 2017 Net Assessed Value of Allocation Area (Line 1 + Line 2)	\$ 385,499
4) 2017 Pay 2018 Net Assessed Value of Allocation Area	\$ 386,700
5) 2017 Pay 2018 Net Assessed Value Growth in Allocation Area Due to New Construction or a Change in Tax Status	-
6) 2017 Pay 2018 Net Assessed Value Decrease in Allocation Area Due to Demolition or a Change in Tax Status	-
7) 2017 Pay 2018 Net Assessed Value Growth as a Result of Abatement Roll-Off in Allocation Area	-
8) Estimated Assessed Value Decrease Due to 2017 Pay 2018 Appeals Settlements in Allocation Area	-
9) 2017 Pay 2018 Adjusted Net Assessed Value of Allocation Area (Line 4 - Line 5 + Line 6 - Line 7 - Line 8)	\$ 386,700
10) 2017 Pay 2018 Neutralization Factor (Line 9 / Line 3) (Round to Five Decimal Places)	1.00312
11) 2017 Pay 2018 Adjusted Base Assessed Value of Allocation Area (Line 1 * Line 10)	\$ 386,702
12) 2017 Pay 2018 Incremental Assessed Value of Allocation Area (Line 4 - Line 11)	\$ (2)
13) Estimated 2017 Pay 2018 Tax Rate for the Allocation Area (Round to Four Decimal Places)	\$ 1.4216
14) Estimated 2017 Pay 2018 Incremental Tax Revenue ((Line 12/100) * Line 13)	\$
15) Actual 2016 Pay 2017 Tax Rate for the Allocation Area	\$ 1.4216
2017 Pay 2018 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10)	1.00312

I, Barbara Hackman, Auditor of Bartholomew County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the allocation area identified above.

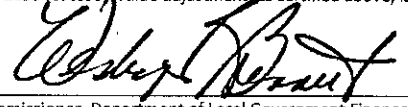
Dated (month, date, year) October 4, 2017

County Auditor (Signature) _____ **Barbara Hackman**
 County Auditor (Printed)

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

Allocation Area Name: BC Greater Northern Gateway EDA(a)

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


 Commissioner, Department of Local Government Finance

10/12/17
 Date (month, date, year)



