

ORDINANCE NO. 2024-48

AN ORDINANCE OF THE CITY OF CELINA APPROVING THE ANNUAL UPDATE OF THE SERVICE AND ASSESSMENT PLAN AND ASSESSMENT ROLLS FOR THE CREEKS OF LEGACY PUBLIC IMPROVEMENT DISTRICT IN ACCORDANCE WITH TEXAS LOCAL GOVERNMENT CODE §372.013, AS AMENDED; CONTAINING A CUMMULATIVE CLAUSE; CONTAINING A SAVINGS AND SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE

WHEREAS, on April 29, 2014, the City Council of the City of Celina, Texas (the “City”) approved Resolution No. 2014-17R establishing the Creeks of Legacy Public Improvement District (the “PID”) in accordance with the provisions of Chapter 372 of the Texas Local Government Code (the “Public Improvement District Assessment Act” or “the PID Act”); and

WHEREAS, the City has heretofore levied assessments against property within Phase #1 of the PID, pursuant to Ordinance No. 2014-26 which ordinance also approved the Creeks of Legacy Public Improvement District Service and Assessment Plan and Assessment Roll related to Phase #1, dated as of June 18, 2014, (the “Service and Assessment Plan and Phase #1 Assessment Roll”); and

WHEREAS, the City has also heretofore levied assessments against property within the Phases #2-3 Major Improvement Area of the PID, pursuant to Ordinance No. 2014-27 which ordinance also approved the Creeks of Legacy Public Improvement District Service and Assessment Plan and Assessment Roll related to the Phases #2-3 Major Improvement Area, dated as of June 18, 2014 (the “Service and Assessment Plan and Phases #2-3 Major Improvement Area Assessment Roll”); and

WHEREAS, the City has also heretofore levied assessments against property within Phase #2 of the PID, pursuant to Ordinance No. 2018-08 which ordinance also approved the Creeks of Legacy Public Improvement District Service and Assessment Plan and Assessment Roll related to Phase #2, dated as of March 13, 2018 (the “Updated Service and Assessment Plan and Phase #2 Assessment Roll”); and

WHEREAS, the City has also heretofore levied assessments against property within Phase #3 of the PID, pursuant to Ordinance No. 2020-42 which ordinance also approved the Creeks of Legacy Public Improvement District Service and Assessment Plan and Assessment Roll related to Phase #3, dated as of June 9, 2020 (the “Updated Service and Assessment Plan and Phase #3 Assessment Roll”) [and, together with the Service and Assessment Plan and Phase #1, Phases #2-3 Major Improvement Area, and Phase #2 Assessment Rolls, the “Updated Service and Assessment Plan and Assessment Rolls”]; and

WHEREAS, the Updated Service and Assessment Plan and Assessment Rolls are required to be reviewed and updated annually as described in Sections 372.013 and 372.014 of the PID Act (the “Annual Service Plan Update”); and

WHEREAS, the Annual Service Plan Update, attached hereto as Exhibit A, including the Phase #1, Phases #2-3 Major Improvement Area, Phase #2, and Phase #3 Assessment Rolls (the “Assessment Rolls”) attached thereto, update the Updated Service and Assessment Plan and Assessment Rolls to reflect prepayments, property divisions and changes to the budget allocation for the PID that occur during the year, if any; and

WHEREAS, the City Council desires and finds it to be in the public interest to adopt this Ordinance approving and adopting the Annual Service Plan Update and the updated Assessment Rolls attached thereto, in compliance with the PID Act.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CELINA, TEXAS, THAT:

SECTION 1. All matters stated in the preamble are found to be true and correct and are incorporated herein as if copied in their entirety.

SECTION 2. The Creeks of Legacy Public Improvement District Annual Service Plan Update, attached hereto as Exhibit A and incorporated herein by reference, inclusive of the updated Assessment Rolls contained therein and made a part thereof, are hereby accepted and approved.


SECTION 3. The provisions of this ordinance are to be cumulative of all other ordinances or parts of ordinances governing or regulating the same subject matter as that covered herein; provided, however, that all prior ordinances or parts of ordinances inconsistent with or in conflict with any of the provisions of this ordinance are hereby expressly repealed to the extent of any such inconsistency or conflict.

SECTION 4. Should any sentence, paragraph, subdivision, clause, phrase or section of this Ordinance be adjudged or held to be unconstitutional, illegal or invalid, the same shall not affect the validity of this Ordinance as a whole, or any part or provision thereof other than the part so decided to be invalid, illegal or unconstitutional, and shall not affect the validity of the Ordinance as a whole.

SECTION 5. This Ordinance shall take effect immediately after its passage and the publication of the caption, as the law and charter in such case provide. The City Secretary shall cause this Ordinance to be filed with the county clerk in each county in which all or a part of the PID is located not later than seven (7) days after the date the governing body of the City approves this Annual Service Plan Update.

DULY PASSED AND APPROVED by the City Council of the City of Celina, Texas, on this 13th day of August 2024.

CITY OF CELINA



Ryan Tubbs, Mayor

ATTEST:



Lauren Vaughns, City Secretary



**CREEKS OF LEGACY
PUBLIC IMPROVEMENT DISTRICT
CITY OF CELINA, TEXAS**

**ANNUAL SERVICE PLAN UPDATE
(ASSESSMENT YEAR 9/1/24 - 8/31/25)**

**AS APPROVED BY CITY COUNCIL ON:
AUGUST 13, 2024**

PREPARED BY:

MUNICAP, INC.
— PUBLIC FINANCE —

CREEKS OF LEGACY PUBLIC IMPROVEMENT DISTRICT

ANNUAL SERVICE PLAN UPDATE (ASSESSMENT YEAR 9/1/24 – 8/31/25)

TABLE OF CONTENTS

I. INTRODUCTION.....	3
II. UPDATE OF THE SERVICE PLAN.....	6
A. UPDATED SOURCES AND USES FOR PUBLIC IMPROVEMENTS.....	6
B. FIVE YEAR SERVICE PLAN.....	15
C. ANNUAL BUDGET – PHASE #1.....	15
D. ANNUAL INSTALLMENTS PER UNIT - PHASE #1.....	18
E. ANNUAL BUDGET – PHASES #2-3 MAJOR IMPROVEMENT AREA.....	19
F. ANNUAL INSTALLMENTS PER UNIT - PHASES #2-3 MAJOR IMPROVEMENT AREA.....	23
G. ANNUAL BUDGET – PHASE #2.....	24
H. ANNUAL INSTALLMENTS PER UNIT - PHASE #2.....	26
I. ANNUAL BUDGET – PHASE #3.....	27
J. ANNUAL INSTALLMENTS PER UNIT - PHASE #3.....	30
K. BOND REDEMPTION RELATED UPDATES.....	31
III. UPDATE OF THE ASSESSMENT PLAN.....	34
IV. UPDATE OF THE ASSESSMENT ROLL.....	35
A. PARCEL UPDATES.....	35
B. PREPAYMENT OF ASSESSMENTS.....	36
APPENDIX A - PID MAP	
APPENDIX B - PREPAID PARCELS	
APPENDIX C-1 - PHASE #1 ASSESSMENT ROLL - 2024-25	
APPENDIX C-2 - PHASE #1 TIRZ CREDIT CALCULATION	
APPENDIX D-1 - PHASES #2-3 MAJOR IMPROVEMENT AREA ASSESSMENT ROLL - 2024-25	
APPENDIX D-2 - PHASES #2-3 MAJOR IMPROVEMENT AREA TIRZ CREDIT CALCULATION	
APPENDIX E - PHASE #2 ASSESSMENT ROLL - 2024-25	
APPENDIX F - PHASE #3 ASSESSMENT ROLL - 2024-25	
APPENDIX G - PID ASSESSMENT NOTICE	

I. INTRODUCTION

The Creeks of Legacy Public Improvement District (the “PID”) was created pursuant to the PID Act and a resolution of the City Council on April 29, 2014 to finance certain public improvement projects for the benefit of the property in the PID.

On June 20, 2014, the City approved issuance of the City of Celina, Texas Special Assessment Revenue Bonds, Series 2014 (Creeks of Legacy Public Improvement District Phase #1 Project) (the “Phase #1A Bonds”) in the aggregate principal amount of \$8,750,000, to finance, refinance, provide or otherwise assist in the acquisition, construction and maintenance of the public improvements provided for the benefit of the property in Phase #1 of the PID. In addition, reimbursement obligations for the Phase #1 Reimbursement Agreement in the aggregate principal amount of \$3,750,000 are secured by Special Assessments.

On August 14, 2018, the City approved issuance of the City of Celina, Texas Special Assessment Revenue Bonds, Series 2018 (Creeks of Legacy Public Improvement District Phase #1B Project) (the “Phase #1B Bonds”) in the aggregate principal amount of \$3,750,000 to fully reimburse the Developer for the unpaid balance of the Phase #1 Reimbursement Agreement.

On May 9, 2023, the City approved issuance of the City of Celina, Texas Special Assessment Revenue Refunding Bonds, Series 2023 (Creeks of Legacy Public Improvement District Phase #1 Project) (the “Phase #1 Refunding Bonds”) in the aggregate principal amount of \$10,181,000. The Phase #1 Refunding Bonds were issued to refinance the Phase #1A Bonds and Phase #1B Bonds.

On June 20, 2014, the City approved issuance of the City of Celina, Texas Special Assessment Revenue Bonds, Series 2014 (Creeks of Legacy Public Improvement District Phases #2-3 Major Improvement Project) (the “Phases #2-3 Major Improvement Bonds”) in the aggregate principal amount of \$6,575,000, to finance, refinance, provide or otherwise assist in the acquisition, construction and maintenance of the public improvements provided for the benefit of the property in Phases #2-3 of the PID.

On May 9, 2023, the City approved issuance of the City of Celina, Texas Special Assessment Revenue Refunding Bonds, Series 2023 (Creeks of Legacy Public Improvement District Phases #2-3 Major Improvement Project) (the “Phases #2-3 Major Improvement Refunding Bonds”) in the aggregate principal amount of \$5,415,000. The Phases #2-3 Refunding Bonds were issued to refinance the Phases #2-3 Major Improvement Bonds.

On August 14, 2018, the City approved issuance of the City of Celina, Texas Special Assessment Revenue Bonds, Series 2018 (Creeks of Legacy Public Improvement District Phase #2 Project) (the “Phase #2 Bonds”) in the aggregate principal amount of \$6,875,000 to finance, refinance, provide or otherwise assist in the acquisition, construction and maintenance of the public improvements provided for the benefit of the property in Phase #2 of the PID.

On August 11, 2020, the City approved issuance of the City of Celina, Texas Special Assessment Revenue Bonds, Series 2020 (Creeks of Legacy Public Improvement District Phase #3 Project) (the “Phase #3 Bonds”) in the aggregate principal amount of \$3,600,000 to fully reimburse the Developer for the unpaid balance of the Phase #3 Reimbursement Agreement to finance, refinance, provide or otherwise assist in the acquisition, construction and maintenance of the public improvements provided for the benefit of the property in Phase #3 of the PID.

A service and assessment plan (the “Service and Assessment Plan”) was prepared at the direction of the City identifying the public improvements (the “Authorized Improvements”) to be provided by the PID, the costs of the Authorized Improvements, the indebtedness to be incurred for the Authorized Improvements, and the manner of assessing the property in the PID for the costs of the Authorized Improvements. The Service and Assessment Plan was updated for Phase #2 on March 13, 2018 and August 14, 2018 to incorporate the Phase #2 Bonds, updated for Phase #3 on June 9, 2020 and August 11, 2020 to incorporate the Phase #3 Bonds, and updated for the Phase #1 Refunding Bonds and Phases #2-3 Major Improvement Refunding Bonds on May 9, 2023 (the “Amended and Restated Service and Assessment Plan”). Pursuant to the PID Act, the Amended and Restated Service and Assessment Plan must be reviewed and updated annually. This document is the annual update of the Service and Assessment Plan for 2024-25 (the “Annual Service Plan Update”).

The City also adopted the Phase #1 Assessment Roll, Phases #2-3 Major Improvement Assessment Roll, Phase #2 Assessment Roll, and Phase #3 Assessment Roll attached as Appendix G, Appendix H, Appendix I, and Appendix J, respectively, to the Amended and Restated Service and Assessment Plan, identifying the assessments on each parcel within the PID, based on the method of assessment identified in the Amended and Restated Service and Assessment Plan. This Annual Service Plan Update also updates the Assessment Rolls for 2024-25.

The Texas legislature passed House Bill 1543 as an amendment to the PID Act, requiring, among other things, (i) all Service and Assessment Plans and Annual Service Plan Updates be approved through City ordinance or order to be filed with the county clerk of each county in which all or part of the PID is located within seven days and (ii) include a copy of the notice form required by Section 5.014 of the Texas Property Code (the “PID Assessment Notice”) as disclosure of the obligation to pay PID Assessments. In light of these amendments to the PID Act, this Annual Service Plan Update includes a copy of the PID Assessment Notice as Appendix G and copy of this Annual Service Plan Update will be filed with the county clerk in each county in which all or a part of the PID is located not later than seven (7) days after the date the governing body of the City approves this Annual Service Plan Update.

Section 372.013 of the PID Act, as amended, stipulates that a person who proposes to sell or otherwise convey real property that is located in the PID, except in certain situation described in the PID Act, shall first give to the purchaser of the property a copy of the completed PID Assessment Notice. The PID Assessment Notice shall be given to a prospective purchaser before the execution of a binding contract of purchase and sale, either separately or as an addendum or paragraph of a purchase contract. In the event a contract of purchase and sale is entered into without the seller provided the required notice, the purchaser, subject to certain exceptions described in the PID act, is entitled to terminate the contract.

The PID Assessment Notice shall be executed by the seller and must be filed in the real property records of the County in which the property is located at the closing of the purchase and sale of the property.

Capitalized terms not defined herein shall have the meanings assigned to such terms in the Amended and Restated Service and Assessment Plan.

(remainder of this page is intentionally left blank)

II. UPDATE OF THE SERVICE PLAN

A. UPDATED SOURCES AND USES FOR PUBLIC IMPROVEMENTS

Phases #2-3 Major Improvement Area Sources and Uses

Pursuant to the original Service and Assessment Plan adopted on June 18, 2014, the initial total estimated costs of the Phase #2-3 Major Improvements, less the proportional share allocated to Phase #1, were equal to \$7,091,043. As described in the Amended and Restated Service and Assessment Plan for Phase #3, the actual costs of the Phase #2-3 Improvements, less the proportional share allocated to Phase #1, were equal to \$12,047,789, representing an increase of \$4,956,746 from the initial total estimated costs.

Table II-A-1 on the following page summarizes the updated sources and uses of funds required to (1) construct the Major Improvements and the Additional Major Improvements (less the proportional share allocated to Phase #1), (2) establish the PID, and (3) Phases #2-3 Major Improvement Bonds. The actual costs of the Phase #2-3 Improvements are shown in Table IV-A.2 in the Amended and Restated Service and Assessment Plan for Phase #3.

The Phase #2-3 Major Improvements were completed and accepted by the City on July 30, 2020.

(remainder of this page is intentionally left blank)

Table II-A-1
Updated Sources and Uses – Phases #2-3 Major Improvement Area

Sources of Funds	Initial Estimated Budget ¹	Actual Amount ²	Variance
Bond par amount	\$6,575,000	\$6,575,000	\$0
Other funding sources ³	\$516,043	\$5,472,789	\$4,956,746
Total Sources	\$7,091,043	\$12,047,789	\$4,956,746
			\$0
Uses of Funds			\$0
<i>Major Improvements</i>			\$0
Road improvements	\$2,571,523	\$3,818,812	\$1,247,290
Water distribution system improvements	\$503,501	\$747,719	\$244,218
Sanitary sewer improvements	\$545,942	\$810,746	\$264,803
Storm drainage improvements	\$1,028,223	\$1,526,952	\$498,729
Other soft and miscellaneous costs	\$482,281	\$716,206	\$233,925
Subtotal	\$5,131,470	\$7,620,436	\$2,488,965
<i>Additional Major Improvements</i>			
Road improvements	\$0	\$762,390	\$762,390
Water distribution system improvements	\$0	\$249,192	\$249,192
Sanitary sewer improvements	\$0	\$11,420	\$11,420
Storm drainage improvements	\$0	\$951,443	\$951,443
Other soft and miscellaneous costs	\$0	\$493,336	\$493,336
Subtotal	\$0	\$2,467,780	\$2,467,780
Estimated Bond issue costs	\$1,959,573	\$1,959,573	\$0
Total Uses	\$7,091,043	\$12,047,789	\$4,956,746

1 - The Major Improvements and Additional Major Improvements shown herein represent the amounts allocated to the Phases #2-3 Improvement Area as shown in the Amended and Restated Service and Assessment Plan for Phase #3.

2 - Actual costs amounts for the improvements are provided as shown in the Amended and Restated Service and Assessment Plan for Phase #3.

3 - Other funding sources represents Developer deposits and/or Developer contributions.

Phases #2-3 Major Improvement Area Cost Variances

As shown in Table II-A-1 above, there are improvement cost increases of \$4,956,746 of which \$2,467,780 represent Additional Major Improvement Costs that were not originally considered for construction. The increase in public improvement costs were funded by the Developer.

Phases #2-3 Major Improvement Area Refunding Sources and Uses

Pursuant to the Amended and Restated Service and Assessment Plan adopted on May 9, 2023, the initial total estimated costs of the Phase #2-3 Major Improvement Area Refunding Bonds were equal to \$6,786,171. According to the Trustee records as of June 30, 2023 and the Phases #2-3 Major Improvement Area Refunding Bond Closing Instruction Letter dated May 31, 2023, the actual costs of the Phases #2-3 Major Improvement Area Refunding Bonds remain unchanged.

Table II-A-2 below summarizes the updated sources and uses of funds required to issue the Phases #2-3 Major Improvement Area Refunding Bonds.

Table II-A-2
Updated Sources and Uses – Phases #2-3 Major Improvement Area Refunding Bonds

Sources of Funds	Initial Estimated Budget ¹	Actual Amount ²	Variance
Bond par amount	\$5,415,000	\$5,415,000	\$0
Available Trust Fund Balances	\$1,371,171	\$1,371,171	\$0
Total Sources	\$6,786,171	\$6,786,171	\$0
Uses of Funds			
Deposit to Escrow Fund for Phases #2-3 Refunding Bonds	\$6,160,578	\$6,160,578	\$0
<i>Subtotal</i>	<i>\$6,160,578</i>	<i>\$6,160,578</i>	<i>\$0</i>
Estimated Bond issuance costs			
Reserve Fund	\$125,700	\$125,700	\$0
Underwriter's Discount	\$118,300	\$118,300	\$0
Other estimated bond issuance costs	\$381,593	\$381,593	\$0
<i>Subtotal: Bond issuance costs</i>	<i>\$625,593</i>	<i>\$625,593</i>	<i>\$0</i>
Total Uses	\$6,786,171	\$6,786,171	\$0

1 - According to the Amended and Restated Service and Assessment Plan as updated for Phases #2-3 Major Improvement Area Refunding on May 9, 2023.

2 - According to the Trustee records as of June 30, 2023 and the Phases #2-3 Major Improvement Area Refunding Bonds Closing Instruction Letter dated May 31, 2023.

Phases #2-3 Major Improvement Area Refunding Bonds Cost Variances

As shown in Table II-A-2 above, there are no significant variances between the initial estimated budget and the actual amount spent to be reported at this time.

Phases #1 Sources and Uses

Pursuant to the original Service and Assessment Plan adopted on June 18, 2014, the initial total estimated costs of the Phase #1 Improvements, including the Phase #1 proportional share of Major Improvement costs, were equal to \$17,322,012. As described in the Amended and Restated Service and Assessment Plan for Phase #3, the actual costs of the Phase #1 Improvements, including the Phase #1 proportional share of Major Improvement costs, were equal to \$19,889,931, representing an increase of \$2,567,919 from the initial total estimated costs.

Table II-A-3 on the following page summarizes the updated sources and uses of funds required to (1) construct the Phase #1 Improvements (including the proportional share of Major Improvement and Additional Major Improvement costs allocated to Phase #1), (2) establish the PID, and (3) issue the Phase #1A Bonds and Phase #1B Bonds. The actual costs of the Phase #1 Improvements are shown in Table IV-A.2 in the Amended and Restated Service and Assessment Plan for Phase #3.

The Phase #1 Improvements were completed and accepted by the City on September 6, 2018.

(remainder of this page is intentionally left blank)

Table II-A-3
Updated Sources and Uses – Phase #1

Sources of Funds	Phase #1A Initial Estimated Budget¹	Phase #1B Initial Estimated Budget¹	Total Phase #1 Initial Estimated Budget¹	Actual Amount²	Variance
Estimated Bond par amount	\$8,750,000	\$3,750,000	\$12,500,000	\$12,500,000	\$0
Other funding sources ³	\$542,012	\$4,280,000	\$4,822,012	\$7,389,931	\$2,567,919
Total Sources	\$9,292,012	\$8,030,000	\$17,322,012	\$19,889,931	\$2,567,919
					\$0
Uses of Funds					\$0
<i>Major Improvements</i>					
Road improvements	\$1,673,669	\$1,200,981	\$2,874,650	\$2,846,188	(\$28,462)
Water distribution system improvements	\$327,703	\$235,151	\$562,853	\$557,281	(\$5,573)
Sanitary sewer improvements	\$355,325	\$254,972	\$610,297	\$604,254	(\$6,043)
Storm drainage improvements	\$669,216	\$480,212	\$1,149,429	\$1,138,048	(\$11,381)
Other soft and miscellaneous costs	\$313,891	\$225,240	\$539,132	\$533,794	(\$5,338)
<i>Subtotal: Major Improvements</i>	<i>\$3,339,804</i>	<i>\$2,396,556</i>	<i>\$5,736,361</i>	<i>\$5,679,564</i>	<i>(\$56,796)</i>
<i>Additional Major Improvements</i>					
Road improvements	\$0	\$0	\$0	\$568,214	\$568,214
Water distribution system improvements	\$0	\$0	\$0	\$185,724	\$185,724
Sanitary sewer improvements	\$0	\$0	\$0	\$8,512	\$8,512
Storm drainage improvements	\$0	\$0	\$0	\$709,117	\$709,117
Other soft and miscellaneous costs	\$0	\$0	\$0	\$367,686	\$367,686
<i>Subtotal: Additional Major Improvements</i>	<i>\$0</i>	<i>\$0</i>	<i>\$0</i>	<i>\$1,839,254</i>	<i>\$1,839,254</i>
<i>Phase I Improvements</i>					
Road improvements	\$1,161,501	\$1,503,499	\$2,665,000	\$2,665,000	\$0
Water distribution system improvements	\$344,310	\$445,690	\$790,000	\$790,000	\$0
Sanitary sewer improvements	\$475,061	\$614,939	\$1,090,000	\$1,090,000	\$0
Storm drainage improvements	\$642,857	\$832,143	\$1,475,000	\$1,475,000	\$0
Other soft and miscellaneous costs	\$1,093,354	\$1,415,285	\$2,508,639	\$2,508,639	\$0
<i>Subtotal: Phase I Improvements</i>	<i>\$3,717,083</i>	<i>\$4,811,556</i>	<i>\$8,528,639</i>	<i>\$8,528,639</i>	<i>\$0</i>
Estimated Bond issue costs	\$2,235,125	\$821,887	\$3,057,012	\$3,842,474	\$785,462
Total Uses	\$9,292,012	\$8,030,000	\$17,322,012	\$19,889,931	\$2,567,919

1 - The Major Improvements and Additional Major Improvements shown herein represent the amounts allocated to the Phase #1 Improvement Area as shown in the Amended and Restated Service and Assessment Plan for Phase #3.

2 - Actual costs amounts for the improvements are provided as shown in the Amended and Restated Service and Assessment Plan for Phase #3.

3 - Other funding sources represents Developer deposits and/or Developer contributions.

Phase #1 Cost Variances

As shown in Table II-A-3 on the previous page, there are improvement cost increases of \$2,567,919 of which \$1,839,254 represent Additional Major Improvement Costs that were not originally considered for construction and the remainder of the costs increase is due to increased costs of issuance associated with the Phase #1B Bonds. The increase in public improvement costs were funded by the Developer.

Phase #1 Refunding Bonds Sources and Uses

Pursuant to the Amended and Restated Service and Assessment Plan adopted on May 9, 2023, the initial total estimated costs of the Phase #2-3 Major Improvement Area Refunding Bonds were equal to \$6,786,171. According to the Trustee records as of June 30, 2023 and the Phases #2-3 Major Improvement Area Refunding Bond Closing Instruction Letter dated May 31, 2023, the actual costs of the Phase #1 Refunding Bonds remain unchanged.

Table II-A-4 below summarizes the updated sources and uses of funds required to issue the Phase #1 Refunding Bonds.

Table II-A-4
Updated Sources and Uses – Phase #1 Refunding Bonds

Sources of Funds	Initial Estimated Budget ¹	Actual Amount ²	Variance
Bond par amount	\$10,181,000	\$10,181,000	\$0
Available Trust Fund Balances	\$2,558,047	\$2,558,047	\$0
Total Sources	\$12,739,047	\$12,739,047	\$0
Uses of Funds			
Deposit to Escrow Fund for Phase #1 Refunding Bonds	\$11,741,619	\$11,741,619	\$0
<i>Subtotal</i>	<i>\$11,741,619</i>	<i>\$11,741,619</i>	<i>\$0</i>
<u>Estimated Bond issuance costs</u>			
Reserve Fund	\$207,592	\$207,592	\$0
Underwriter's Discount	\$213,620	\$213,620	\$0
Other estimated bond issuance costs	\$576,216	\$576,216	\$0
<i>Subtotal: Bond issuance costs</i>	<i>\$997,428</i>	<i>\$997,428</i>	<i>\$0</i>
Total Uses	\$12,739,047	\$12,739,047	\$0

1 - According to the Amended and Restated Service and Assessment Plan as updated for Phase #1 Refunding on May 9, 2023.

2 - According to the Trustee records as of June 30, 2023 and the Phase #1 Refunding Bonds Closing Instruction Letter dated May 31, 2023.

Phase #1 Refunding Bonds Cost Variances

As shown in Table II-A-4 on the previous page, there are no significant variances between the initial estimated budget and the actual amount spent to be reported at this time.

Phases #2 Sources and Uses

Pursuant to the Amended and Restated Service and Assessment Plan, updated for Phase #2, adopted on March 13, 2018 and August 14, 2018, the initial total estimated costs of the Phase #2 Improvements were equal to \$10,302,894. As described in the Amended and Restated Service and Assessment Plan for Phase #3, the actual costs of the Phase #2 Improvements were equal to \$10,286,253, representing a decrease of \$16,641 from the initial total estimated costs.

Table II-A-5 on the following page summarizes the updated sources and uses of funds required to (1) construct the Phase #2 Improvements, (2) establish the PID, and (3) issue the Phase #2 Bonds. The actual costs of the Phase #2 Improvements are shown in Table IV-A.2 in the Amended and Restated Service and Assessment Plan for Phase #3.

The Phase #2 Improvements were completed and accepted by the City on March 22, 2019.

(remainder of this page is intentionally left blank)

Table II-A-5
Updated Sources and Uses – Phase #2

Sources of Funds	Initial Estimated Budget¹	Actual Amount²	Variance
Bond par amount	\$6,875,000	\$6,875,000	\$0
Other funding sources ³	\$3,427,894	\$3,411,253	(\$16,641)
Total Sources	\$10,302,894	\$10,286,253	(\$16,641)
Uses of Funds			
<i>Additional Major Improvements</i>			
Road improvements	\$519,232	\$514,091	(\$5,141)
Water distribution system improvements	\$169,714	\$168,034	(\$1,680)
Sanitary sewer improvements	\$7,778	\$7,701	(\$77)
Storm drainage improvements	\$647,989	\$641,573	(\$6,416)
Other soft and miscellaneous costs	\$335,991	\$332,664	(\$3,327)
<i>Subtotal</i>	<i>\$1,680,704</i>	<i>\$1,664,063</i>	<i>(\$16,641)</i>
<i>Phase #2 Improvements</i>			
Road improvements	\$3,101,987	\$3,101,987	\$0
Water distribution system improvements	\$1,109,646	\$1,109,646	\$0
Sanitary sewer improvements	\$809,669	\$809,669	\$0
Storm drainage improvements	\$630,512	\$630,512	\$0
Other soft and miscellaneous costs	\$1,363,027	\$1,363,027	\$0
<i>Subtotal</i>	<i>\$7,014,841</i>	<i>\$7,014,841</i>	<i>(\$0)</i>
Estimated Bond issue costs	\$1,607,349	\$1,607,349	\$0
Total Uses	\$10,302,894	\$10,286,253	(\$16,641)

1 - The Additional Major Improvements shown herein represent the amounts allocated to the Phase #2 Improvement Area as shown in the Amended and Restated Service and Assessment Plan for Phase #3.

2 - Actual costs amounts for the improvements are provided as shown in the Amended and Restated Service and Assessment Plan for Phase #3.

3 - Other funding sources represents Developer deposits and/or Developer contributions.

Phase #2 Cost Variances

As shown in Table II-A-5 above, there are no significant variances for the Phase #2 Improvement costs.

Phases #3 Sources and Uses

Pursuant to the Amended and Restated Service and Assessment Plan, updated for Phase #3, adopted on June 9, 2020 the initial total estimated costs of the Phase #3 Improvements are estimated to be \$4,403,717. As described in the Amended and Restated Service and Assessment

Plan for Phase #3, the updated estimated costs of the Phase #3 Improvements were equal to \$5,209,749, representing an increase of \$806,032 from the initial total estimated costs.

Table II-A-6 below summarizes the estimated sources and uses of funds required to (1) construct the Phase #3 Improvements, (2) establish the PID, and (3) issue the Phase #3 Bonds. The updated estimated costs of the Phase #3 Improvements are shown in Table IV-A.2 in the Amended and Restated Service and Assessment Plan for Phase #3.

The Phase #3 Improvements were completed and accepted by the City on July 30, 2020.

Table II-A-6
Estimated Sources and Uses – Phase #3

Sources of Funds	Initial Estimated Budget ¹	Actual Amount ²	Variance
Bond par amount	\$3,600,000	\$3,600,000	\$0
Other funding sources ³	\$803,717	\$1,609,749	\$806,032
Total Sources	\$4,403,717	\$5,209,749	\$806,032
Uses of Funds			
<i>Additional Major Improvements</i>			
Road improvements	\$248,298	\$248,298	\$0
Water distribution system improvements	\$81,158	\$81,158	\$0
Sanitary sewer improvements	\$3,719	\$3,719	\$0
Storm drainage improvements	\$309,870	\$309,870	\$0
Other soft and miscellaneous costs	\$160,672	\$160,672	\$0
<i>Subtotal</i>	<i>\$803,717</i>	<i>\$803,717</i>	<i>\$0</i>
<i>Phase #3 Improvements</i>			
Road improvements	\$1,779,000	\$1,779,000	\$0
Utility (water, sanitary sewer, and storm drainage) improvements	\$1,111,000	\$1,111,000	\$0
Other soft and miscellaneous costs	\$710,000	\$710,000	\$0
<i>Subtotal</i>	<i>\$3,600,000</i>	<i>\$3,600,000</i>	<i>\$0</i>
Estimated Bond issue costs	\$0	\$806,032	\$806,032
Total Uses	\$4,403,717	\$5,209,749	\$806,032

1 - The Additional Major Improvements shown herein represent the amounts allocated to the Phase #3 Improvement Area as shown in the Amended and Restated Service and Assessment Plan for Phase #3.

2 - Revised budget amounts for the improvements are provided as shown in the Amended and Restated Service and Assessment Plan for Phase #3.

3 - Other funding sources represents Developer deposits and/or Developer contributions.

Phase #3 Cost Variances

As shown in Table II-A-6 on the previous page, the increase in Phase #3 estimated costs is associated with estimated costs of issuance of the Phase #3 Bonds, which were funded by the Developer in a reduction of the Phase #3 Reimbursement Agreement.

B. FIVE YEAR SERVICE PLAN

According to the PID Act, a service plan must cover a period of five years. Based upon the actual budget for the Authorized Improvements shown in Section II.A, the Annual Installments expected to be collected during the next five years is shown in Table II-B-1 below.

Table II-B-1
Projected Annual Installments (2015-2030)

Assessment Year Ending 09/01¹	Phase #1 Projected Annual Installments	Phases #2-3 Projected Annual Installments	Phase #2 Projected Annual Installments	Phase #3 Projected Annual Installments
2015-2024	\$7,575,249	\$4,482,807	\$2,376,646	\$660,678
2025	\$414,860	\$36,144	\$447,987	\$209,471
2026	\$898,822	\$566,564	\$483,460	\$226,527
2027	\$899,511	\$577,043	\$475,634	\$225,842
2028	\$899,266	\$585,305	\$468,092	\$220,167
2029	\$899,085	\$567,409	\$485,809	\$229,710
2030	\$898,914	\$573,763	\$482,104	\$223,852
Total	\$12,485,708	\$7,389,036	\$5,219,732	\$1,996,248

1 – Assessment years ending 2015 through 2025 reflect actual Annual Installments and are net of applicable reserve fund income, TIRZ credits, and capitalized interest. Assessment years 2026 through 2030 reflect projected Annual Installments, not inclusive of applicable credits, and are subject to change.

C. ANNUAL BUDGET – PHASE #1Phase #1 - Annual Installments

The Assessment imposed on any Parcel may be paid in full at any time. If not paid in full, the Assessment shall be payable in thirty Annual Installments of principal and interest beginning with the tax year following the issuance of the Phase #1A Bonds and/or execution of the Phase #1 Reimbursement Agreement, of which twenty (20) Annual Installments remain outstanding.

Pursuant to the Amended and Restated Service and Assessment Plan, each Assessment shall bear interest at the rate on the Phase #1 Refunding Bonds commencing with the issuance of the Phase #1 Refunding Bonds. The effective interest rate on the Phase #1 Refunding Bonds is 5.11 percent for 2024-25. Pursuant to Section 372.018 of the PID Act, the interest rate for that Assessment may not exceed a rate that is one-half of one percent higher than the actual interest rate paid on the debt. Accordingly, the effective interest rate on the Phase #1 Refunding Bonds (5.11 percent) plus an additional interest of one-half of one percent are used to calculate the interest on the Assessments.

These payments, the “Annual Installments” of the Assessments, shall be billed by the City in 2024 and will be delinquent on February 1, 2025.

Pursuant to the Amended and Restated Service and Assessment Plan, the Annual Service Plan Update shall show the remaining balance of the Assessments, the Annual Installment due for 2024-25, and the Administrative Expenses to be collected from each Parcel. Administrative Expenses shall be allocated to each Parcel pro rata based upon the amount the Annual Installment on a Parcel bears to the total amount of Annual Installments in the PID as a whole that are payable at the time of such allocation. Each Annual Installment shall be reduced by any credits applied under applicable documents including the Amended and Restated Service and Assessment Plan and applicable Trust Indenture, such the TIRZ Credit, capitalized interest, and interest earnings on any account balances and by any other funds available to the PID.

Annual Budget for the Repayment of Indebtedness

Debt service will be paid on the Phase #1 Refunding Bonds from the collection of the Annual Installments. In addition, Administrative Expenses are to be collected with the Annual Installments to pay expenses related to the collection of the Annual Installments. The additional interest collected with the Annual Installments will be used to pay the prepayment reserve and delinquency reserve amounts as described in the Amended and Restated Service and Assessment plan and applicable Trust Indenture.

Phase #1 Annual Installments to be collected for 2024-25

The budget for Phase #1 of the PID will be paid from the collection of Annual Installments collected for 2024-25 as shown by Table II-C-1 on the following page.

(remainder of this page is intentionally left blank)

Table II-C-1
Budget for the Phase #1 Annual Installments
to be Collected for 2024-25

Descriptions	Phase #1 Refunding Bonds
Interest payment on March 1, 2025	\$255,934
Interest payment on September 1, 2025	\$255,934
Principal payment on September 1, 2025	\$292,000
<i>Subtotal debt service on bonds</i>	\$803,869
Excess interest for additional interest reserves	\$50,085
Administrative Expenses	\$44,737
<i>Subtotal Expenses</i>	\$898,691
Available TIRZ Credit	(\$473,745)
Available reserve fund income	(\$10,085)
Available Administrative Expense account	\$0
<i>Subtotal funds available</i>	(\$483,831)
Annual Installments	\$414,860

Debt Service Payments

Annual Installments to be collected for principal and interest include Phase #1 Refunding Bond interest due on March 1, 2025, in the amount of \$255,934 and on September 1, 2025, in the amount of \$255,34, which equals six months interest on the outstanding Phase #1 Assessments balance of \$10,017,000, respectively, at an effective interest rate of 5.11 percent. Phase #1 Annual Installments to be collected include a principal amount of \$292,000 due on September 1, 2025. As a result, total Annual Installments to be collected for Phase #1 principal and interest in 2024-25 is equal to \$803,869.

Excess Interest for Additional Interest Reserve

Annual Installments to be collected for excess interest for additional interest reserves in the amount of \$50,085, which equals 0.5 percent interest on the outstanding Phase #1 Assessments balance of \$10,017,000.

Administrative Expenses

Administrative expenses include the City, Trustee, Administrator, auditor, dissemination agent and contingency fees. As shown in Table II-C-2 on the following page, the total Phase #1 administrative expenses to be collected for 2024-25 are estimated to be \$44,737.

Table II-C-2
Phase #1 Administrative Budget Breakdown

Description	2024-25 Estimated Budget
City	\$6,000
Administrator	\$31,000
Trustee	\$2,750
Auditor	\$2,000
Contingency	\$2,987
Total	\$44,737

Available TIRZ Credit

According to the City, there have been TIRZ increments collected in 2023 in the total amount of \$473,745 that are available to be used as TIRZ Credit in 2024-25 for the respective Parcels within Phase #1. This TIRZ Credit amount is allocated based upon the amount of TIRZ increment generated by each Parcel within Phase #1 and each Parcel that has an outstanding Phase #1 Assessment balance as of September 1, 2024 as shown in Appendix C-2.

Available Reserve Fund Income

As of May 31, 2024, the balance in the Phase #1 Reserve Fund was \$217,678, which includes the Bond Reserve Requirement of \$207,592 and an excess balance of \$10,085. Pursuant to Section 6.7(e) of the Phase #1 Refunding Bond Trust Indenture the excess balance of \$10,085 should be transferred to the Phase #1 Refunding Bond Principal & Interest Account and used to pay interest on the Phase #1 Refunding Bond on the next interest payment date. As a result, \$10,085 is available to reduce the Phase #1 2024-25 Annual Installment.

Available Administrative Expense Account

As of May 31, 2024, the available balance for administrative expenses was \$60,802. Approximately \$60,802 is anticipated to be used for the payment of current year administrative expenses through January 31, 2025. As a result, there are no funds available in the Administrative Expense Fund to reduce the Phase #1 2024-25 Annual Installment.

D. ANNUAL INSTALLMENTS PER UNIT - PHASE #1

According to the Amended and Restated Service and Assessment Plan, the Annual Installments shall be collected in an amount sufficient to pay principal and interest on the Phase #1 Refunding Bonds, to fund the Prepayment Reserve and Delinquency Reserve described in the Amended and Restated Service and Assessment Plan, and to cover Administrative Expenses of Phase #1.

According to the Amended and Restated Service and Assessment Plan, 427 units representing 374.80 total Equivalent Units were built within Phase #1 of the PID. As of May 31, 2024, two

Parcels have prepaid their Phase #1 Assessment in full representing 1.73 equivalent Units and one Parcel has prepaid a portion of their Phase #1 Assessment representing 0.57 Equivalent Units. As a result, the outstanding Phase #1 Equivalent Units are 372.50 ($374.80 - 1.73 - 0.57 = 372.50$). Accordingly, the net principal, interest, and additional interest reserve portion of Annual Installment to be collected from each Equivalent Unit for Phase #1 will be \$2,265.41 (i.e. $(\$803,869 + \$50,085 - \$10,085) \div 372.50 = \$2,265.41$).

Administrative Expenses will continue to be collected from all Parcels with an outstanding Phase #1 Assessment balance based on each Parcel's initial Equivalent Unit. Administrative Expenses to be collected from each Equivalent Unit for Phase #1 will be \$119.92 (i.e., $\$44,737 \div 373.07 = \119.92).

As a result, the total Annual Installment to be collected from each Equivalent Unit within Phase #1 will be \$2,385.33 (i.e., $\$2,265.41 + \$119.92 = \$2,385.33$). The Annual Installment to be collected from each Parcel within Phase #1 is calculated by multiplying the Annual Installment for each Equivalent Unit of \$2,385.33 by the total Equivalent Units for each Parcel in Phase #1 less the applicable TIRZ Credit, if any, as shown in Appendix C-1.

The Annual Installment due to be collected from each Land Use Class in Phase #1 for 2024-25 is shown in Table II-D-1 below.

Table II-D-1
Annual Installment Per Unit – Phase #1

Land Use Class	Annual Installment per Equivalent Unit	Equivalent Unit Factor	Annual Installment ¹
Lot Type 1 (70' Lot)	\$2,385.33	1.00	\$2,385.33
Lot Type 2 (60' Lot)	\$2,385.33	0.88	\$2,099.09
Lot Type 3 (50' Lot)	\$2,385.33	0.73	\$1,741.29

1 - Amounts do not include applicable TIRZ credits, if any.

The list of Parcels within Phase #1 of the PID, the corresponding lot types of the current residential Parcels, the corresponding total initial and outstanding Equivalent Units, the total outstanding Assessment, the annual principal and interest, the Administrative Expenses, the TIRZ Credit and the Annual Installment to be collected for 2024-25 are shown in the Assessment Roll Summary attached hereto as Appendix C-1.

E. ANNUAL BUDGET – PHASES #2-3 MAJOR IMPROVEMENT AREA

The Assessment imposed on any Parcel may be paid in full at any time. If not paid in full, the Assessment shall be payable in thirty Annual Installments of principal and interest beginning with the tax year following the issuance of the Phases #2-3 Major Improvement Bonds, of which sixteen (16) Annual Installments remain outstanding.

Pursuant to the Amended and Restated Service and Assessment Plan, each Assessment shall bear interest at the rate on the Phases #2-3 Major Improvement Refunding Bonds commencing with the issuance of the Phases #2-3 Major Improvement Refunding Bonds. The effective interest rate applicable for 2024-25 on the Phases #2-3 Major Improvement Refunding Bonds is 5.13 percent. Pursuant to Section 372.018 of the PID Act, the interest rate for that Assessment may not exceed a rate that is one-half of one percent higher than the actual interest rate paid on the debt. Accordingly, the effective interest rate on the Phases #2-3 Major Improvement Refunding Bonds (5.13 percent) plus an additional interest of one-half of one percent are used to calculate the interest on the Assessments. These payments, the “Annual Installments” of the Assessments, shall be billed by the City in 2024 and will be delinquent on February 1, 2025.

Pursuant to the Amended and Restated Service and Assessment Plan, the Annual Service Plan Update shall show the remaining balance of the Assessments, the Annual Installment due for 2024-25, and the Administrative Expenses to be collected from each Parcel. Administrative Expenses shall be allocated to each Parcel pro rata based upon the amount the Annual Installment on a Parcel bears to the total amount of Annual Installments in the PID as a whole that are payable at the time of such allocation. Each Annual Installment shall be reduced by any credits applied under an applicable Trust Indenture, such as TIRZ Credit, capitalized interest, and interest earnings on any account balances and by any other funds available to the PID.

Annual Budget for the Repayment of Indebtedness

Debt service will be paid on the Phases #2-3 Major Improvement Refunding Bonds from the collection of the Annual Installments. In addition, Administrative Expenses are to be collected with the Annual Installments to pay expenses related to the collection of the Annual Installments. The additional interest collected with the Annual Installments will be used to pay the prepayment reserve and delinquency reserve amounts as described in the Amended and Restated Service and Assessment plan and applicable Trust Indenture.

Phases #2-3 Major Improvement Area Annual Installments to be collected for 2024-25

The budget for Phases #2-3 Major Improvement Area of the PID will be paid from the collection of Annual Installments collected for 2024-25 as shown by Table II-E-1 on the following page.

(remainder of this page is intentionally left blank)

Table II-E-1
Budget for the Phases #2-3 Major Improvement Area Annual Installments
to be Collected for 2024-25

Descriptions	Phases #2-3 Refunding Bonds
Interest payment on March 1, 2025	\$135,355
Interest payment on September 1, 2025	\$135,355
Principal payment on September 1, 2025	\$228,000
<i>Subtotal debt service on bonds</i>	\$498,710
Excess interest for additional interest reserves	\$26,385
Administrative Expenses	\$56,182
<i>Subtotal Expenses</i>	\$581,277
Available TIRZ Credit	(\$526,021)
Available reserve fund income	(\$5,547)
Available Administrative Expense account	(\$13,564)
<i>Subtotal funds available</i>	(\$545,132)
Annual Installments	\$36,144

Debt Service Payments

Annual Installments to be collected for principal and interest include Phases #2-3 Major Improvement Refunding Bond interest due on March 1, 2025, in the amount of \$135,355 and on September 1, 2025, in the amount of \$135,355, which equal interest on the outstanding Phases #2-3 Major Improvement Assessments balance of \$5,277,000 for six months respectively, at an effective interest rate of 5.13 percent. Phases #2-3 Major Improvement Annual Installments to be collected include a principal amount of \$228,000 due on September 1, 2025. As a result, total Annual Installments to be collected for Phases #2-3 Major Improvement principal and interest in 2024-25 is equal to \$498,710.

Excess Interest for Additional Interest Reserve

Annual Installments to be collected for excess interest for additional interest reserves in the amount of \$26,385, which equals 0.5 percent interest on the outstanding Phases #2-3 Major Improvement Assessments balance of \$5,277,000.

Administrative Expenses

Administrative expenses include the City, Trustee, Administrator, auditor, dissemination agent and contingency fees. As shown in Table II-E-2 on the following page the total Phases #2-3 administrative expenses to be collected for 2024-25 are estimated to be \$56,182.

Table II-E-2
Phases #2-3 Major Improvement Area
Administrative Budget Breakdown

Description	2024-25 Estimated Budget
City	\$6,000
Administrator	\$41,000
Trustee	\$2,750
Auditor	\$2,000
Contingency	\$4,432
Total	\$56,182

Available TIRZ Credit

According to the City, there have been TIRZ increments collected in 2023 in the total amount of \$526,021 that are available to be used as TIRZ Credit in 2024 for the respective Parcels within Phases #2-3. This TIRZ Credit amount is allocated based upon the amount of TIRZ increment generated by each Parcel within Phases #2-3 and each Parcel that has an outstanding Phases #2-3 Assessment balance as of September 1, 2024 as shown in Appendix D-2.

Available Reserve Fund Income

As of May 31, 2024, the balance in the Phases #2-3 Major Improvement Reserve Fund was \$131,247, which includes the Bond Reserve Requirement of \$125,700 and an excess balance of \$5,547. Pursuant to Section 6.7(e) of the Phases #2-3 Refunding Bonds Trust Indenture the excess balance of \$5,547 should be transferred to the Phases #2-3 Principal & Interest Account and used to pay interest on the Phases #2-3 Refunding Bonds on the next interest payment date. As a result, \$5,547 is available to reduce the Phases #203 Major Improvement 2024-25 Annual Installment.

Available Capitalized Interest Account

As of May 31, 2024, the Trustee reported that the Capitalized Interest Fund has been fully expended. As a result, there is no credit to reduce the Phases #2-3 Major Improvement 2024-25 Annual Installment.

Available Administrative Expense Account

As of May 31, 2024, the balance in the Administrative Expense Fund was \$83,480. Approximately \$69,915 of the current balance is anticipated to be used for the payment of current year administrative expenses through January 31, 2025. As a result, there is \$13,564 anticipated to be available in the Administrative Expense Fund to reduce the Phases #2-3 Major Improvement 2024-25 Annual Installment.

F. ANNUAL INSTALLMENTS PER UNIT - PHASES #2-3 MAJOR IMPROVEMENT AREA

According to the Amended and Restated Service and Assessment Plan, the Annual Installments shall be collected in an amount sufficient to pay principal and interest on the Phases #2-3 Major Improvement Refunding Bonds, to fund the Prepayment Reserve and Delinquency Reserve described in the Amended and Restated Service and Assessment Plan, and to cover Administrative Expenses of the Phases #2-3 Major Improvement Area.

According to the Amended and Restated Service and Assessment Plan, 614 units representing 502.88 total Equivalent Units were built within Phases #2-3 of the PID. As of May 31, 2024, two Parcels have prepaid the Phases #2-3 Major Improvement Assessment in full representing 1.46 prepaid Equivalent Units and two Parcels have partially prepaid the Phases #2-3 Major Improvement Assessment representing 0.19 prepaid Equivalent Units. As a result, the outstanding Phases #2-3 Major Improvement area Equivalent Units are 501.23 ($502.88 - 1.46 - 0.19 = 501.23$). Accordingly, the net principal, interest, and additional interest reserve portion of Annual Installment to be collected from each Equivalent Unit for the Phases #2-3 Major Improvement Area will be \$1,036.55 (i.e. $(\$498,710 + \$26,385 - \$5,547) \div 501.23 = \$1,036.55$).

Administrative Expenses will continue to be collected from all Parcels with an outstanding Phases #2-3 Major Improvement Area Assessment balance based on each Parcel's initial Equivalent Unit. Administrative Expenses to be collected from each Equivalent Unit for the Phases #2-3 Major Improvement Area will be \$84.99 (i.e. $(\$56,182 - \$13,564) \div 501.42 = \$84.99$).

As a result, the total Annual Installment to be collected from each Equivalent Unit within the Phases #2-3 Major Improvement Area will be \$1,121.54 (i.e., $\$1,036.55 + \$84.99 = \$1,121.54$). The Annual Installment to be collected from each Parcel within the Phases #2-3 Major Improvement Area is calculated by multiplying the Annual Installment for each Equivalent Unit of \$1,121.54 by the total estimated Equivalent Units for each Parcel in the Phases #2-3 Major Improvement Area less the applicable TIRZ Credit, if any, as shown in Appendix D-1.

The Annual Installment due to be collected from each Land Use Class in the Phases #2-3 Major Improvement Area for 2024-25 is shown in Table II-F-1 below.

Table II-F-1
Annual Installment Per Unit – Phases #2-3 Major Improvement Area

Land Use Class	Annual Installment per Equivalent Unit	Equivalent Unit Factor	Annual Installment ¹
Lot Type 1 (70' Lot)	\$1,121.54	1.00	\$1,121.54
Lot Type 2 (60' Lot)	\$1,121.54	0.88	\$986.96
Lot Type 3 (50' Lot)	\$1,121.54	0.73	\$818.73

1 - Amounts do not include applicable TIRZ credits, if any.

The list of Parcels within the Phases #2-3 Major Improvement Area of the PID, the corresponding lot types of the current residential Parcels, the corresponding total initial and outstanding Equivalent Units, the total outstanding Assessment, the annual principal and interest, the Administrative Expenses, the TIRZ Credit and the Annual Installment to be collected for 2024-25 are shown in the Assessment Roll Summary attached hereto as Appendix D-1.

G. ANNUAL BUDGET – PHASE #2

The Assessment imposed on any Parcel may be paid in full at any time. If not paid in full, the Assessment shall be payable in thirty Annual Installments of principal and interest beginning with the tax year following the issuance of the Phase #2 Bonds, of which twenty-four (24) Annual Installments remain outstanding.

Pursuant to the Amended and Restated Service and Assessment Plan, each Assessment shall bear interest at the rate on the Phase #2 Bonds commencing with the issuance of the Phase #2 Bonds. The effective interest rate on the Phase #2 Bonds is 5.61 percent for 2024-25. Pursuant to Section 372.018 of the PID Act, the interest rate for that Assessment may not exceed a rate that is one-half of one percent higher than the actual interest rate paid on the debt. Accordingly, the effective interest rate on the Phase #2 Bonds (5.61 percent) plus an additional interest of one-half of one percent are used to calculate the interest on the Assessments. These payments, the “Annual Installments” of the Assessments, shall be billed by the City in 2024 and will be delinquent on February 1, 2025.

Pursuant to the Amended and Restated Service and Assessment Plan, the Annual Service Plan Update shall show the remaining balance of the Assessments, the Annual Installment due for 2024-25, and the Administrative Expenses to be collected from each Parcel. Administrative Expenses shall be allocated to each Parcel pro rata based upon the amount the Annual Installment on a Parcel bears to the total amount of Annual Installments in the PID as a whole that are payable at the time of such allocation. Each Annual Installment shall be reduced by any credits applied under applicable documents including the Amended and Restated Service and Assessment Plan and applicable Trust Indenture, such as capitalized interest and interest earnings on any account balances and by any other funds available to the PID.

Annual Budget for the Repayment of Indebtedness

Debt service will be paid on the Phase #2 Bonds from the collection of the Annual Installments. In addition, Administrative Expenses are to be collected with the Annual Installments to pay expenses related to the collection of the Annual Installments. The additional interest collected with the Annual Installments will be used to pay the prepayment reserve and delinquency reserve amounts as described in the Amended and Restated Service and Assessment plan and applicable Trust Indenture.

Phase #2 Annual Installments to be collected for 2024-25

The budget for Phase #2 of the PID will be paid from the collection of Annual Installments collected for 2024-25 as shown by Table II-G-1 below.

Table II-G-1
Budget for the Phase #2 Annual Installments
to be Collected for 2024-25

Descriptions	Phase #2 Bonds
Interest payment on March 1, 2025	\$185,289
Interest payment on September 1, 2025	\$185,289
Principal payment on September 1, 2025	\$45,000
<i>Subtotal debt service on bonds</i>	<i>\$415,578</i>
Administrative Expenses	\$26,538
Excess interest for additional interest reserves	\$33,027
<i>Subtotal Expenses</i>	<i>\$475,143</i>
Available reserve fund income	(\$27,156)
Available capitalized interest account	\$0
Available Administrative Expense account	\$0
<i>Subtotal funds available</i>	<i>(\$27,156)</i>
Annual Installments	\$447,987

Debt Service Payments

Annual Installments to be collected for principal and interest include interest due on March 1, 2025 in the amount of \$185,289 and on September 1, 2025 in the amount of \$185,289, which equal interest on the outstanding Phase #2 Assessments balance of \$6,605,376 for six months each and an effective interest rate of 5.61 percent. Annual Installments to be collected include a principal amount of \$45,000 due on September 1, 2025. As a result, total Annual Installments to be collected for Phase #2 principal and interest in 2024-25 is estimated to be equal to \$415,578.

Excess Interest for Additional interest Reserve

Annual Installments to be collected for excess interest for additional interest reserves in the amount of \$33,027, which equals 0.5 percent interest on the outstanding Phase #2 Assessments balance of \$6,605,376.

Administrative Expenses

Administrative expenses include the City, Trustee, Administrator, auditor, dissemination agent and contingency fees. As shown in Table II-G-2 on the following page, the total administrative expenses to be collected for 2024-25 are estimated to be \$26,538.

Table II-G-2
Administrative Budget Breakdown – Phase #2

Description	2024-25 Estimated Budget
City	\$6,000
Administrator	\$14,000
Trustee	\$2,750
Auditor	\$2,000
Contingency	\$1,788
Total	\$26,538

Available Reserve Fund Income

As of May 31, 2024, the balance in the Phase #2 Reserve Fund was \$695,981, which includes the Bond Reserve Requirement of \$668,825 and an excess balance of \$27,156. Pursuant to Section 6.7(d) of the Phase #2 Bond Trust Indenture the excess balance of \$27,156 should be transferred to the Phase #2 Principal & Interest Account and used to pay interest on the Phase #2 Bonds on the next interest payment date. As a result, \$27,156 is available to reduce the Phase #2 2024-25 Annual Installment.

Available Capitalized Interest Account

As of May 31, 2024, the Trustee reported that the Capitalized Interest Fund been fully expended. As a result, there is no credit to reduce the Phase #2 2024-25 Annual Installment.

Available Administrative Expense Account

As of May 31, 2024, the available balance for administrative expenses was \$38,108. Approximately \$38,108 is anticipated to be used for the payment of current year administrative expenses through January 31, 2025. As a result, there are no funds anticipated to be available in the Administrative Expense Fund to reduce the Phase #2 2024-25 Annual Installment.

H. ANNUAL INSTALLMENTS PER UNIT - PHASE #2

According to the Amended and Restated Service and Assessment Plan, the Annual Installments shall be collected in an amount sufficient to pay principal and interest on the Phase #2 Bonds, to fund the Prepayment Reserve and Delinquency reserve described in the Amended and Restated Service and Assessment Plan, and to cover Administrative Expenses of Phase #2.

According to the Amended and Restated Service and Assessment Plan, 403 units representing 339.10 total Equivalent Units were built within Phase #2 of the PID. As of May 31, 2024, four Parcels have prepaid their Phase #2 Assessment in full resulting in 3.22 Equivalent Units being paid off. As a result, 399 units representing 335.88 total Equivalent Units will be billed for the 2024-25 Phase #2 Annual Installment. the net principal, interest, and additional interest reserve

portion of Annual Installment to be collected from each Equivalent Unit for Phase #2 will be \$1,254.76 (i.e. $(\$415,578 + \$33,027 - \$27,156) \div 335.88 = \$1,254.76$). The Administrative Expenses to be collected from each Equivalent Unit for Phase #2 will be \$79.01 (i.e., $\$26,538 \div 335.88 = \79.01). As a result, the total Annual Installment to be collected from each Equivalent Unit within Phase #2 will be \$1,333.77 (i.e., $\$1,254.76 + \$79.01 = \$1,333.77$). The Annual Installment to be collected from each Parcel within Phase #2 is calculated by multiplying the Annual Installment for each Equivalent Unit of \$1,333.77 by the total estimated Equivalent Units for each Parcel in Phase #2.

The Annual Installment due to be collected from each Land Use Class in Phase #2 for 2024-25 is shown in Table II-H-1 below.

Table II-H-1
Annual Installment Per Unit – Phase #2

Land Use Class	Annual Installment per Equivalent Unit¹	Equivalent Unit Factor	Annual Installment
Lot Type 1 (70' Lot)	\$1,333.77	1.00	\$1,333.77
Lot Type 2 (60' Lot)	\$1,333.77	0.88	\$1,173.72
Lot Type 3 (50' Lot)	\$1,333.77	0.73	\$973.65

The list of Parcels within Phase #2 of the PID, the corresponding lot types of the current residential Parcels, the corresponding total initial and outstanding Equivalent Units, the total outstanding Assessment, the annual principal and interest, the Administrative Expenses, and the Annual Installment to be collected for 2024-25 are shown in the Assessment Roll Summary attached hereto as Appendix E.

I. ANNUAL BUDGET – PHASE #3

The Assessment imposed on any Parcel may be paid in full at any time. If not paid in full, the Assessment shall be payable in thirty Annual Installments of principal and interest beginning with the tax year following the issuance of the Phase #3 Bonds, of which twenty-five (25) Annual Installments remain outstanding.

Pursuant to the Amended and Restated Service and Assessment Plan, each Assessment shall bear interest at the rate on the Phase #3 Bonds commencing with the issuance of the Phase #3 Bonds. The effective interest rate on the Phase #3 Bonds is 4.32 percent for 2024-25. Pursuant to Section 372.018 of the PID Act, the interest rate for that Assessment may not exceed a rate that is one-half of one percent higher than the actual interest rate paid on the debt. Accordingly, the effective interest rate on the Phase #3 Bonds (4.32 percent) plus an additional interest of one-half of one percent are used to calculate the interest on the Assessments. These payments, the “Annual Installments” of the Assessments, shall be billed by the City in 2024 and will be delinquent on February 1, 2025.

Pursuant to the Amended and Restated Service and Assessment Plan, the Annual Service Plan Update shall show the remaining balance of the Assessments, the Annual Installment due for 2024-25, and the Administrative Expenses to be collected from each Parcel. Administrative Expenses shall be allocated to each Parcel pro rata based upon the amount the Annual Installment on a Parcel bears to the total amount of Annual Installments in the PID as a whole that are payable at the time of such allocation. Each Annual Installment shall be reduced by any credits applied under applicable documents including the Amended and Restated Service and Assessment Plan and applicable Trust Indenture, such as capitalized interest and interest earnings on any account balances and by any other funds available to the PID.

Annual Budget for the Repayment of Indebtedness

Debt service will be paid on the Phase #3 Bonds from the collection of the Annual Installments. In addition, Administrative Expenses are to be collected with the Annual Installments to pay expenses related to the collection of the Annual Installments. The additional interest collected with the Annual Installments will be used to pay the prepayment reserve and delinquency reserve amounts as described in the Amended and Restated Service and Assessment plan and applicable Trust Indenture.

Phase #3 Annual Installments to be collected for 2024-25

The budget for Phase #3 of the PID will be paid from the collection of Annual Installments collected for 2024-25 as shown by Table II-I-1 below.

Table II-I-1
Budget for the Phase #3 Annual Installments
to be Collected for 2024-25

Descriptions	Phase #3 Bonds
Interest payment on March 1, 2025	\$76,166
Interest payment on September 1, 2025	\$76,166
Principal payment on September 1, 2025	\$25,000
<i>Subtotal debt service on bonds</i>	<i>\$177,331</i>
Administrative Expenses	\$27,061
Excess interest for additional interest reserves	\$17,625
<i>Subtotal Expenses</i>	<i>\$222,017</i>
Available reserve fund income	(\$12,546)
Available capitalized interest account	\$0
Available Administrative Expense account	\$0
<i>Subtotal funds available</i>	<i>(\$12,546)</i>
Annual Installments	\$209,471

Debt Service Payments

Annual Installments to be collected for principal and interest include interest due on March 1, 2025 in the amount of \$76,166 and on September 1, 2025 in the amount of \$76,166, which equal interest on the outstanding Assessments balance of \$3,525,000 for six months each and an effective interest rate of 4.32 percent. Annual Installments to be collected include a principal amount of \$25,000 due on September 1, 2025. As a result, total Annual Installments to be collected for principal and interest in 2024-25 is estimated to be equal to \$177,331.

Excess Interest for Additional interest Reserve

Annual Installments to be collected for excess interest for additional interest reserves in the amount of \$17,625, which equals 0.5 percent interest on the outstanding Phase #3 Assessments balance of \$3,525,000.

Administrative Expenses

Administrative expenses include the City, Trustee, Administrator, auditor, dissemination agent and contingency fees. As shown in Table II-I-2 below, the total administrative expenses to be collected for 2024-25 are estimated to be \$27,061.

Table II-I-2
Administrative Budget Breakdown – Phase #3

Description	2024-25 Estimated Budget
City	\$6,000
Administrator	\$14,000
Trustee	\$3,750
Auditor	\$2,000
Contingency	\$2,311
Total	\$27,061

Available Reserve Fund Income

As of May 31, 2024, the balance in the Phase #3 Reserve Fund was \$321,527, which includes the Bond Reserve Requirement of \$308,982 and an excess balance of \$12,546. Pursuant to Section 6.7(d) of the Phase #3 Bond Trust Indenture the excess balance of \$12,546 should be transferred to the Phase #3 Principal & Interest Account and used to pay interest on the Phase #3 Bonds on the next interest payment date. As a result, \$12,546 is available to reduce the Phase #3 2024-25 Annual Installment.

Available Capitalized Interest Account

As of May 31, 2024, the Trustee reported that the Capitalized Interest Fund has been fully expended. As a result, there is no credit to reduce the Phase #3 2024-25 Annual Installment.

Available Administrative Expense Account

As of May 31, 2024, the available balance for administrative expenses was \$44,977. Approximately \$44,977 is anticipated to be used for the payment of current year administrative expenses through January 31, 2025. As a result, there are no funds anticipated to be available in the Administrative Expense Fund to reduce the Phase #3 2024-25 Annual Installment.

J. ANNUAL INSTALLMENTS PER UNIT - PHASE #3

According to the Amended and Restated Service and Assessment Plan, the Annual Installments shall be collected in an amount sufficient to pay principal and interest on the Phase #3 Bonds, to fund the Prepayment Reserve and Delinquency reserve described in the Amended and Restated Service and Assessment Plan, and to cover Administrative Expenses of Phase #3.

According to the Amended and Restated Service and Assessment Plan, 211 units, representing 163.78 total Equivalent Units, are built within Phase #3 of the PID. Accordingly, the net principal and interest portion of Annual Installment to be collected from each Equivalent Unit for Phase #3 will be \$1,113.75 (i.e. $(\$177,331 + \$17,625 - \$12,546) \div 163.78 = \$1,113.75$). The Administrative Expenses to be collected from each Equivalent Unit for Phase #3 will be \$165.23 (i.e., $\$27,061 \div 163.78 = \165.23). As a result, the total Annual Installment to be collected from each Equivalent Unit within Phase #3 will be \$1,278.98 (i.e., $\$1,113.75 + \$165.23 = \$1,278.98$). The Annual Installment to be collected from each Parcel within Phase #3 is calculated by multiplying the Annual Installment for each Equivalent Unit of \$1,278.98 by the total estimated Equivalent Units for each Parcel in Phase #3.

The Annual Installment due to be collected from each Land Use Class in Phase #3 for 2024-25 is shown in Table II-J-1 below.

Table II-J-1
Annual Installment Per Unit – Phase #3

Land Use Class	Annual Installment per Equivalent Unit	Equivalent Unit Factor	Annual Installment
Lot Type 2 (60' Lot)	\$1,278.98	0.88	\$1,125.50
Lot Type 3 (50' Lot)	\$1,278.98	0.73	\$933.66

The list of Parcels within Phase #3 of the PID, the corresponding lot types of the current residential Parcels, the corresponding total initial and outstanding Equivalent Units, the total outstanding

Assessment, the annual principal and interest, the Administrative Expenses, and the Annual Installment to be collected for 2024-25 are shown in the Assessment Roll Summary attached hereto as Appendix F.

K. BOND REDEMPTION RELATED UPDATES

Phase #1A Bonds and #1B Bonds

The Phase #1A Bonds were issued in August 2014. Pursuant to Section 4.3 of the Trust Indenture relating to the Phase #1A Bonds, the City reserves the right and option to redeem the Phase #1A Bonds before their scheduled maturity dates, in whole or in part, on any interest payment date on or after **September 1, 2022**, such redemption date or dates to be fixed by the City, at the redemption prices and dates shown in the Trust Indenture.

The issuance of the Phase #1B Bonds was approved in August 2018. Pursuant to Section 4.5 of the Trust Indenture relating to the Phase #1B Bonds, the City reserves the right and option to redeem the Phase #1B Bonds before their scheduled maturity dates, in whole or in part, on any interest payment date on or after **September 1, 2028**, such redemption date or dates to be fixed by the City, at the redemption prices and dates shown in the Trust Indenture.

On May 9, 2023, the City approved issuance of the City of Celina, Texas Special Assessment Revenue Refunding Bonds, Series 2023 (Creeks of Legacy Public Improvement District Phase #1 Project) (the “Phase #1 Refunding Bonds”) in the aggregate principal amount of \$10,181,000. The Phase #1 Refunding Bonds were issued to refinance the Phase #1A Bonds and Phase #1B Bonds.

Phase #1 Refunding Bonds

The Phase #1 Refunding Bonds were issued in May 2023. Pursuant to Section 4.3 of the Trust Indenture relating to the Phase #1 Refunding Bonds, the City reserves the right and option to redeem the Phase #1 Refunding Bonds on any date on or after **September 2, 2027**, such redemption date or dates be fixed by the City, at the Redemption Price as defined in the Trust Indenture.

The Administrator has conducted a preliminary evaluation of the current refunding market conditions, recent PID bond refunding transactions, and other relevant factors. Based on this preliminary evaluation, the Administrator believes a refunding of the Phase #1 Refunding Bonds does not appear viable at this time. The Administrator will continue to monitor the refunding market conditions, applicable PID bond refunding transactions, and other relevant factors to determine if refunding becomes viable in the future and will inform the City accordingly.

Phases #2-3 Major Improvement Bonds

The Phases #2-3 Major Improvement Bonds were issued in August 2014. Pursuant to Section 4.3 of the Trust Indenture, the City reserves the right and option to redeem the Phases #2-3 Major Improvement Bonds before their scheduled maturity dates, in whole or in part, on any interest payment date on or after **September 1, 2022**, such redemption date or dates to be fixed by the City, at the redemption prices and dates shown in the Trust Indenture.

On May 9, 2023, the City approved issuance of the City of Celina, Texas Special Assessment Revenue Refunding Bonds, Series 2023 (Creeks of Legacy Public Improvement District Phases #2-3 Major Improvement Project) (the “Phases #2-3 Major Improvement Refunding Bonds”) in the aggregate principal amount of \$5,415,000. The Phases #2-3 Refunding Bonds were issued to refinance the Phases #2-3 Major Improvement Bonds.

Phases #2-3 Major Improvement Refunding Bonds

The Phases #2-3 Major Improvement Refunding Bonds were issued in May 2023. Pursuant to Section 4.3 of the Trust Indenture relating to the Phases #2-3 Major Improvement Refunding Bonds, the City reserves the right and option to redeem the Phases #2-3 Major Improvement Refunding Bonds on any date on or after **September 2, 2027**, such redemption date or dates be fixed by the City, at the Redemption Price as defined in the Trust Indenture.

The Administrator has conducted a preliminary evaluation of the current refunding market conditions, recent PID bond refunding transactions, and other relevant factors. Based on this preliminary evaluation, the Administrator believes a refunding of the Phase #1 Refunding Bonds does not appear viable at this time. The Administrator will continue to monitor the refunding market conditions, applicable PID bond refunding transactions, and other relevant factors to determine if refunding becomes viable in the future and will inform the City accordingly.

Phase #2 Bonds

The Phase #2 Bonds were issued in August 2018. Pursuant to Section 4.3 of the Trust Indenture relating to the Phase #2 Bonds, the City reserves the right and option to redeem the Phase #2 Bonds before their scheduled maturity dates, in whole or in part, on any interest payment date on or after **September 1, 2028**, such redemption date or dates to be fixed by the City, at the redemption prices and dates shown in the Trust Indenture.

The Administrator has conducted a preliminary evaluation of the current refunding market conditions, recent PID bond refunding transactions, and other relevant factors. Based on this preliminary evaluation, the Administrator believes a refunding of the Phase #2 Bonds does not appear viable at this time. The Administrator will continue to monitor the refunding market conditions, applicable PID bond refunding transactions, and other relevant factors to determine if refunding becomes viable in the future and will inform the City accordingly.

Phase #3 Bonds

The Phase #3 Bonds were issued in August 2020. Pursuant to Section 4.3 of the Trust Indenture relating to the Phase #3 Bonds, the City reserves the right and option to redeem the Phase #3 Bonds before their scheduled maturity dates, in whole or in part, on any interest payment date on or after **September 1, 2030**, such redemption date or dates to be fixed by the City, at the redemption prices and dates shown in the Trust Indenture.

The Administrator has conducted a preliminary evaluation of the current refunding market conditions, recent PID bond refunding transactions, and other relevant factors. Based on this preliminary evaluation, the Administrator believes a refunding of the Phase #3 Bonds does not appear viable at this time. The Administrator will continue to monitor the refunding market conditions, applicable PID bond refunding transactions, and other relevant factors to determine if refunding becomes viable in the future and will inform the City accordingly.

(remainder of this page is intentionally left blank)

III. UPDATE OF THE ASSESSMENT PLAN

The Amended and Restated Service and Assessment Plan adopted by the City Council describes that the Authorized Improvement costs shall be allocated to the Assessed Property equally based on the equivalent number of residential dwelling units anticipated to be built on each Parcel once such property is fully developed, and that such method of allocation will result in the imposition of equal shares of the Authorized Improvement costs to Parcels similarly benefited.

Assessment Methodology

This method of assessing property, as updated in prior Annual Service Plan Updates, has not been changed and Assessed Property will continue to be assessed as provided for in the Amended and Restated Service and Assessment Plan.

(The remainder of this page is intentionally left blank)

IV. UPDATE OF THE ASSESSMENT ROLL

Pursuant to the original Service and Assessment Plan, the Assessment Rolls shall be updated each year to reflect:

- (i) the identification of each Parcel
- (ii) the Assessment for each Parcel of Assessed Property, including any adjustments authorized by the Service and Assessment Plan or in the PID Act;
- (iii) the Annual Installment for the Assessed Property for the year (if the Assessment is payable in installments); and
- (iv) payments of the Assessment, if any, as provided by Section VI.I of the Service and Assessment Plan.

The summary of updated Assessment Rolls is shown in Appendix C-1, D-1, E, and F of this report. Each Parcel in the PID is identified, along with the Assessment on each Parcel and the Annual Installment to be collected from each Parcel. Assessments are to be reallocated for the subdivision of any Parcels.

A. PARCEL UPDATES

According to the Amended and Restated Service and Assessment Plan, upon the subdivision of any Parcel, the Administrator shall reallocate the Assessment for the Parcel prior to the subdivision among the new subdivided Parcels according to the following formula:

$$A = B \times (C \div D)$$

Where the terms have the following meanings:

- A = the Assessment for each new subdivided Parcel.
- B = the Assessment for the Parcel prior to subdivision.
- C = the estimated Equivalent Units to be built on each newly subdivided Parcel
- D = the sum of the estimated Equivalent Units to be built on all of the new subdivided Parcels

The calculation of the estimated number of units to be built on a Parcel shall be performed by the Administrator and confirmed by the City Council based on the information available regarding the use of the Parcel. The estimate as confirmed shall be conclusive. The number of units to be built on a Parcel may be estimated by net land area and reasonable density ratios.

According to Collin Central Appraisal District online records, Phase #1 of the PID was completely subdivided in 2016, and the Assessments were allocated proportionally according to lot type.

According to the Developer and Collin Central Appraisal District Records, Phase #2B, Phase #2C, and Phase #2D of the development were subdivided in 2019, and the Assessments were allocated proportionally according to lot type.

According to the Developer and the Collin Central Appraisal District records, Phase #2A of the PID was completely subdivided and final plat recorded on April 5, 2019. As a result, the Assessments were billed to the two parent Parcels, 2696827 and 2697055. The various Phase #2A Lots were officially recognized within the Collin County Appraisal District records for 2020.

According to Denton Central Appraisal District online records, Phase #3 of the PID was subdivided in 2020 from Parcels 530240 and 713095, and the Assessment was allocated proportionally to each Lot Type.

B. PREPAYMENT OF ASSESSMENTS

As of May 31, 2024, two Parcels have prepaid their Phase #1 Assessment in full and one Parcel has partially prepaid their Phase #1 Assessment. Two Parcels have prepaid their Phases #2-3 Assessment in full and two Parcels have partially prepaid their Phases #2-3 Assessment. Four Parcels have prepaid their Phase #2 Assessment in full.

See Appendix B for a list of these prepaid Parcels.

Phase #1 Bond Extraordinary Optional Redemptions

According to the Trustee, an extraordinary optional redemption of Phase #1A and Phase 1B Bonds, in the aggregate amount of \$50,000, occurred March 1, 2021, based on prepaid Phase #1 Assessments received.

Phase #2 Bond Extraordinary Optional Redemptions

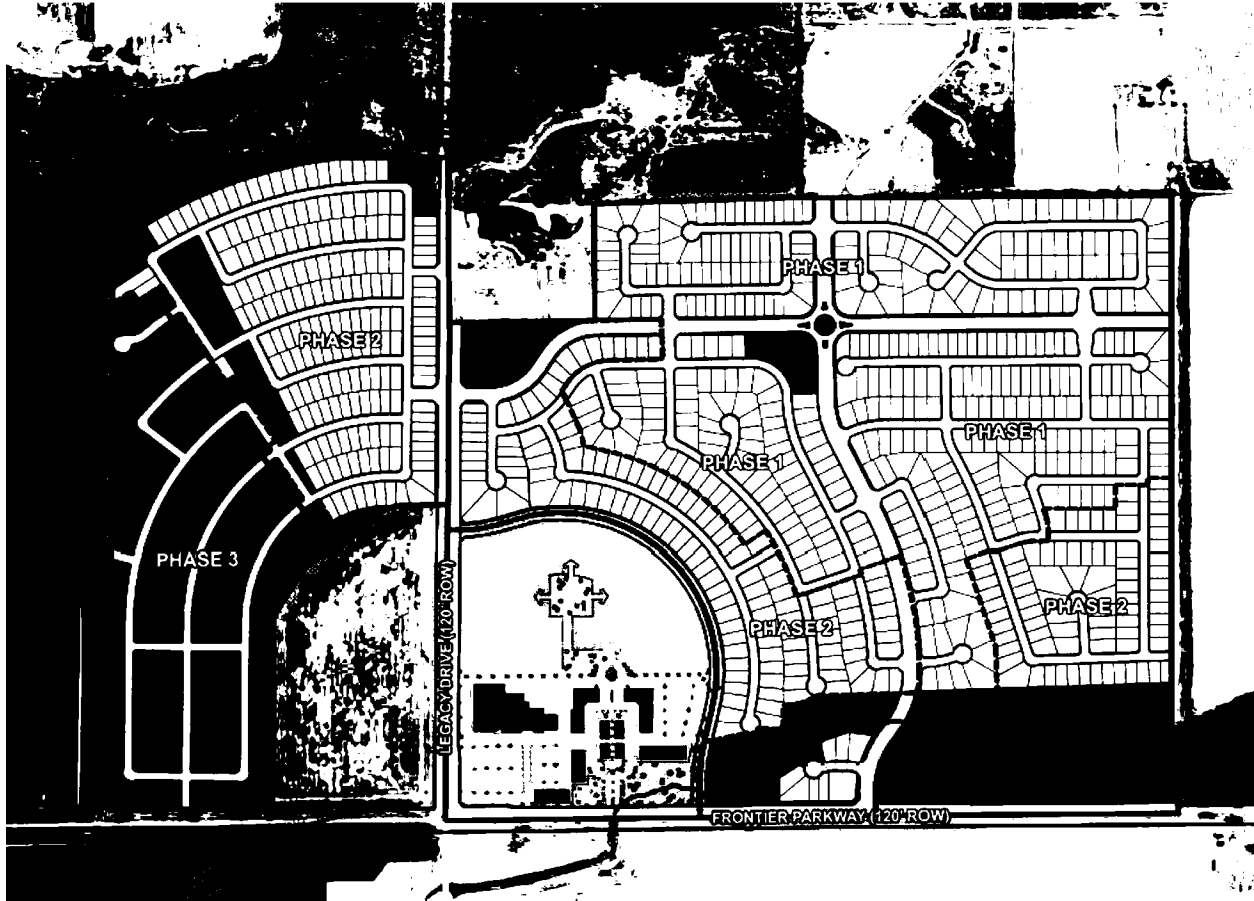
According to the Trustee, an extraordinary optional redemption of Phase #2 Bonds, in the amount of \$45,000, occurred March 1, 2021, based on prepaid Phase #2 Assessments received. In addition, an extraordinary optional redemption of Phase #2 Bonds, in the amount of \$15,000, occurred July 1, 2022, based on additional prepaid Phase #2 Assessments.

The complete Assessment Rolls are available for review at the City Hall, located at 142 N. Ohio, Celina, Texas 75009.

(remainder of this page is intentionally left blank)

APPENDIX A
PID MAP

Appendix A



APPENDIX B
PREPAID PARCELS

Appendix B
Prepaid Parcels

Parcel ID	Phase	Prepayment Date	Amount	Full/Partial
2733361	Phase #1	7/2019	\$32,083.78	Full
2733401	Phase #1	4/2020	\$23,079.40	Full
2726880	Phase #1	8/2023	\$11,000.00	Partial
743101	Phase #2	8/2019	\$24,327.92	Full
2767356	Phase #2	8/2019	\$18,871.34	Partial
743132	Phase #2	3/2020	\$23,981.82	Full
2796887	Phase #2	1/2022	\$18,401.64	Partial

1 - Represents the amount of outstanding assessment prepaid and does not include any applicable credits.

APPENDIX C-1
PHASE #1 ASSESSMENT ROLL – 2024-25

Appendix C-1
Assessment Roll Summary - Phase #1
 2024-25

Parcel	Estimated No. of units	Lot Size	Lot Type	Initial Equivalent Units	Outstanding Equivalent Units	Outstanding Assessment	Principal	Interest	Excess Interest for Reserves	Administrative Expense	TIRZ Credit	Annual Installment
2733429	1	50'	3	0.73	\$0.73	\$19,630.58	\$572.24	\$983.36	\$98.15	\$87.54	(\$779.45)	\$961.84
2733430	1	50'	3	0.73	\$0.73	\$19,630.58	\$572.24	\$983.36	\$98.15	\$87.54	(\$792.54)	\$948.75
2733431	1	50'	3	0.73	\$0.73	\$19,630.58	\$572.24	\$983.36	\$98.15	\$87.54	(\$849.17)	\$892.12
2733432	1	50'	3	0.73	\$0.73	\$19,630.58	\$572.24	\$983.36	\$98.15	\$87.54	(\$976.53)	\$764.76
2733433	1	50'	3	0.73	\$0.73	\$19,630.58	\$572.24	\$983.36	\$98.15	\$87.54	(\$950.56)	\$790.73
2733434	1	50'	3	0.73	\$0.73	\$19,630.58	\$572.24	\$983.36	\$98.15	\$87.54	(\$986.95)	\$754.34
2733435	1	50'	3	0.73	\$0.73	\$19,630.58	\$572.24	\$983.36	\$98.15	\$87.54	(\$785.88)	\$955.41
2733436	1	50'	3	0.73	\$0.73	\$19,630.58	\$572.24	\$983.36	\$98.15	\$87.54	(\$943.02)	\$798.27
2733437	1	50'	3	0.37	\$0.37	\$9,815.29	\$286.12	\$491.68	\$49.08	\$43.77	(\$373.97)	\$496.68
2800204	1	50'	3	0.37	\$0.37	\$9,815.29	\$286.12	\$491.68	\$49.08	\$43.77	(\$501.27)	\$369.37
2733438	1	50'	3	0.73	\$0.73	\$19,630.58	\$572.24	\$983.36	\$98.15	\$87.54	(\$1,265.32)	\$475.97
2733439	1	50'	3	0.73	\$0.73	\$19,630.58	\$572.24	\$983.36	\$98.15	\$87.54	(\$954.64)	\$786.65
2733440	1	50'	3	0.73	\$0.73	\$19,630.58	\$572.24	\$983.36	\$98.15	\$87.54	(\$852.79)	\$888.50
2733441	1	50'	3	0.73	\$0.73	\$19,630.58	\$572.24	\$983.36	\$98.15	\$87.54	(\$1,360.09)	\$381.20
2733442	1	50'	3	0.73	\$0.73	\$19,630.58	\$572.24	\$983.36	\$98.15	\$87.54	(\$1,073.74)	\$667.55
2733443	1	50'	3	0.73	\$0.73	\$19,630.58	\$572.24	\$983.36	\$98.15	\$87.54	(\$1,477.39)	\$263.90
2733444	1	50'	3	0.73	\$0.73	\$19,630.58	\$572.24	\$983.36	\$98.15	\$87.54	(\$1,004.20)	\$737.09
2733445	1	50'	3	0.37	\$0.37	\$9,815.29	\$286.12	\$491.68	\$49.08	\$43.77	(\$481.49)	\$389.16
2776465	1	50'	3	0.37	\$0.37	\$9,815.29	\$286.12	\$491.68	\$49.08	\$43.77	(\$352.31)	\$518.34
2733446	1	50'	3	0.73	\$0.73	\$19,630.58	\$572.24	\$983.36	\$98.15	\$87.54	(\$852.64)	\$888.65
2733447	1	50'	3	0.73	\$0.73	\$19,630.58	\$572.24	\$983.36	\$98.15	\$87.54	(\$882.12)	\$859.17
2733448	1	50'	3	0.73	\$0.73	\$19,630.58	\$572.24	\$983.36	\$98.15	\$87.54	(\$958.36)	\$782.93
2733449	1	50'	3	0.73	\$0.73	\$19,630.58	\$572.24	\$983.36	\$98.15	\$87.54	(\$1,054.77)	\$686.52
2733450	1	50'	3	0.73	\$0.73	\$19,630.58	\$572.24	\$983.36	\$98.15	\$87.54	(\$1,474.47)	\$266.82
2733451	1	50'	3	0.73	\$0.73	\$19,630.58	\$572.24	\$983.36	\$98.15	\$87.54	(\$1,407.18)	\$334.11
2733452	1	50'	3	0.73	\$0.73	\$19,630.58	\$572.24	\$983.36	\$98.15	\$87.54	(\$892.55)	\$848.74
2733453	1	50'	3	0.73	\$0.73	\$19,630.58	\$572.24	\$983.36	\$98.15	\$87.54	(\$955.76)	\$785.53
2733454	1	50'	3	0.73	\$0.73	\$19,630.58	\$572.24	\$983.36	\$98.15	\$87.54	(\$1,002.55)	\$738.74
Total	427			373.07	372.50	\$10,017,000.00	\$292,000.00	\$501,783.33	\$50,085.00	\$44,737.20	(\$473,745.34)	\$414,860.19

APPENDIX C-2
PHASE #1 TIRZ CALCULATION

Appendix C-2
Phase #1 TIRZ Calculation

Parcel	Base Year Taxes		2023 Tax	2024-25 TIRZ Credit	2024-25 TIRZ
	Paid	2023 Taxes Paid	Increment	Revenue	Credit
2726852	\$39.09	\$4,436.26	\$4,397.17	(\$1,542.97)	(\$1,542.97)
2726853	\$39.09	\$2,749.10	\$2,710.01	(\$950.94)	(\$950.94)
2726854	\$39.09	\$0.00	\$0.00	\$0.00	\$0.00
2726855	\$39.09	\$2,235.05	\$2,195.96	(\$770.56)	(\$770.56)
2726856	\$39.09	\$2,982.15	\$2,943.06	(\$1,032.72)	(\$1,032.72)
2726857	\$39.09	\$3,216.66	\$3,177.57	(\$1,115.01)	(\$1,115.01)
2726858	\$39.09	\$3,183.10	\$3,144.01	(\$1,103.23)	(\$1,103.23)
2726859	\$39.09	\$3,440.38	\$3,401.29	(\$1,193.51)	(\$1,193.51)
2726860	\$39.09	\$3,763.21	\$3,724.12	(\$1,306.79)	(\$1,306.79)
2726865	\$39.09	\$3,912.93	\$3,873.84	(\$1,359.33)	(\$1,359.33)
2726866	\$39.09	\$2,265.70	\$2,226.61	(\$781.32)	(\$781.32)
2726867	\$39.09	\$3,208.65	\$3,169.56	(\$1,112.20)	(\$1,112.20)
2726868	\$39.09	\$2,877.70	\$2,838.61	(\$996.07)	(\$996.07)
2726869	\$39.09	\$1,927.08	\$1,887.99	(\$662.50)	(\$662.50)
2726870	\$39.09	\$3,598.87	\$3,559.78	(\$1,249.13)	(\$1,249.13)
2726871	\$39.09	\$2,774.23	\$2,735.14	(\$959.76)	(\$959.76)
2726872	\$39.09	\$3,139.12	\$3,100.03	(\$1,087.80)	(\$1,087.80)
2726873	\$0.00	\$6.12	\$6.12	(\$2.15)	\$0.00
2726873	\$0.00	\$6.12	\$6.12	(\$2.15)	\$0.00
2726873	\$0.00	\$6.12	\$6.12	(\$2.15)	\$0.00
2726873	\$0.00	\$6.12	\$6.12	(\$2.15)	\$0.00
2726873	\$0.00	\$6.12	\$6.12	(\$2.15)	\$0.00
2726878	\$39.09	\$3,238.45	\$3,199.36	(\$1,122.66)	(\$1,122.66)
2726879	\$39.09	\$4,223.59	\$4,184.50	(\$1,468.34)	(\$1,468.34)
2726880	\$39.09	\$3,046.12	\$3,007.03	(\$1,055.17)	(\$1,055.17)
2726881	\$39.09	\$2,875.46	\$2,836.37	(\$995.28)	(\$995.28)
2726882	\$39.09	\$4,034.24	\$3,995.15	(\$1,401.90)	(\$1,401.90)
2726883	\$39.09	\$1,812.75	\$1,773.66	(\$622.38)	(\$622.38)
2726884	\$39.09	\$3,354.60	\$3,315.51	(\$1,163.41)	(\$1,163.41)
2726885	\$39.09	\$4,032.63	\$3,993.54	(\$1,401.33)	(\$1,401.33)
2726886	\$39.09	\$3,663.13	\$3,624.04	(\$1,271.68)	(\$1,271.68)
2726887	\$39.09	\$4,282.84	\$4,243.75	(\$1,489.13)	(\$1,489.13)
2726888	\$39.09	\$4,050.67	\$4,011.58	(\$1,407.66)	(\$1,407.66)
2726889	\$39.09	\$3,617.45	\$3,578.36	(\$1,255.65)	(\$1,255.65)
2726890	\$39.09	\$4,546.26	\$4,507.17	(\$1,581.57)	(\$1,581.57)
2726891	\$39.09	\$2,779.04	\$2,739.95	(\$961.45)	(\$961.45)
2726892	\$39.09	\$3,568.89	\$3,529.80	(\$1,238.61)	(\$1,238.61)
2726893	\$39.09	\$3,445.93	\$3,406.84	(\$1,195.46)	(\$1,195.46)
2726894	\$39.09	\$2,873.94	\$2,834.85	(\$994.75)	(\$994.75)
2726895	\$39.09	\$2,742.27	\$2,703.18	(\$948.55)	(\$948.55)
2726896	\$39.09	\$3,714.05	\$3,674.96	(\$1,289.54)	(\$1,289.54)
2726897	\$39.09	\$3,430.21	\$3,391.12	(\$1,189.95)	(\$1,189.95)
2726898	\$39.09	\$4,032.49	\$3,993.40	(\$1,401.29)	(\$1,401.29)
2726899	\$39.09	\$3,066.62	\$3,027.53	(\$1,062.36)	(\$1,062.36)

Appendix C-2
Phase #1 TIRZ Calculation

Parcel	Base Year Taxes		2023 Tax Increment	2024-25 TIRZ Credit Revenue	2024-25 TIRZ Credit
	Paid	2023 Taxes Paid			
2726900	\$39.09	\$2,690.45	\$2,651.36	(\$930.36)	(\$930.36)
2726901	\$39.09	\$2,742.64	\$2,703.55	(\$948.68)	(\$948.68)
2726902	\$39.09	\$3,824.15	\$3,785.06	(\$1,328.18)	(\$1,328.18)
2726903	\$39.09	\$3,764.45	\$3,725.36	(\$1,307.23)	(\$1,307.23)
2726904	\$19.54	\$1,364.67	\$1,345.13	(\$472.01)	(\$472.01)
2856615	\$19.54	\$1,678.28	\$1,658.74	(\$582.05)	(\$582.05)
2726905	\$39.09	\$3,849.87	\$3,810.78	(\$1,337.20)	(\$1,337.20)
2726906	\$39.09	\$3,467.85	\$3,428.76	(\$1,203.15)	(\$1,203.15)
2726907	\$39.09	\$3,463.67	\$3,424.58	(\$1,201.69)	(\$1,201.69)
2726908	\$39.09	\$3,527.98	\$3,488.89	(\$1,224.25)	(\$1,224.25)
2726909	\$39.09	\$2,796.22	\$2,757.13	(\$967.48)	(\$967.48)
2726910	\$39.09	\$3,208.09	\$3,169.00	(\$1,112.00)	(\$1,112.00)
2726911	\$39.09	\$4,449.70	\$4,410.61	(\$1,547.68)	(\$1,547.68)
2726912	\$39.09	\$2,689.16	\$2,650.07	(\$929.91)	(\$929.91)
2726913	\$39.09	\$3,084.91	\$3,045.82	(\$1,068.78)	(\$1,068.78)
2726914	\$39.09	\$2,547.09	\$2,508.00	(\$880.06)	(\$880.06)
2726915	\$39.09	\$2,808.62	\$2,769.53	(\$971.83)	(\$971.83)
2726916	\$39.09	\$4,449.70	\$4,410.61	(\$1,547.68)	(\$1,547.68)
2726917	\$39.09	\$3,274.17	\$3,235.08	(\$1,135.19)	(\$1,135.19)
2726918	\$39.09	\$2,424.84	\$2,385.75	(\$837.16)	(\$837.16)
2726919	\$39.09	\$4,015.03	\$3,975.94	(\$1,395.16)	(\$1,395.16)
2726920	\$39.09	\$3,764.45	\$3,725.36	(\$1,307.23)	(\$1,307.23)
2726921	\$39.09	\$3,307.86	\$3,268.77	(\$1,147.01)	(\$1,147.01)
2726922	\$39.09	\$2,672.82	\$2,633.73	(\$924.18)	(\$924.18)
2726923	\$39.09	\$2,699.27	\$2,660.18	(\$933.46)	(\$933.46)
2726924	\$39.09	\$4,242.87	\$4,203.78	(\$1,475.11)	(\$1,475.11)
2726925	\$19.54	\$778.26	\$758.72	(\$266.23)	(\$266.23)
2773380	\$19.54	\$1,250.17	\$1,230.63	(\$431.83)	(\$431.83)
2726926	\$39.09	\$2,753.19	\$2,714.10	(\$952.38)	(\$952.38)
2726927	\$39.09	\$3,092.12	\$3,053.03	(\$1,071.31)	(\$1,071.31)
2726928	\$39.09	\$3,535.19	\$3,496.10	(\$1,226.78)	(\$1,226.78)
2726929	\$39.09	\$0.00	\$0.00	\$0.00	\$0.00
2726930	\$39.09	\$3,278.67	\$3,239.58	(\$1,136.77)	(\$1,136.77)
2726931	\$39.09	\$2,878.06	\$2,838.97	(\$996.20)	(\$996.20)
2726932	\$39.09	\$2,036.07	\$1,996.98	(\$700.74)	(\$700.74)
2726933	\$39.09	\$1,945.10	\$1,906.01	(\$668.82)	(\$668.82)
2726934	\$39.09	\$3,259.62	\$3,220.53	(\$1,130.09)	(\$1,130.09)
2726935	\$39.09	\$4,450.88	\$4,411.79	(\$1,548.10)	(\$1,548.10)
2726936	\$39.09	\$2,451.74	\$2,412.65	(\$846.60)	(\$846.60)
2726937	\$39.09	\$3,279.62	\$3,240.53	(\$1,137.10)	(\$1,137.10)
2726938	\$39.09	\$3,454.91	\$3,415.82	(\$1,198.61)	(\$1,198.61)
2726939	\$39.09	\$2,744.09	\$2,705.00	(\$949.19)	(\$949.19)
2726940	\$39.09	\$3,979.00	\$3,939.91	(\$1,382.52)	(\$1,382.52)
2726941	\$39.09	\$3,185.04	\$3,145.95	(\$1,103.92)	(\$1,103.92)

Appendix C-2
Phase #1 TIRZ Calculation

Parcel	Base Year Taxes		2023 Tax Increment	2024-25 TIRZ Credit Revenue	2024-25 TIRZ Credit
	Paid	2023 Taxes Paid			
2726942	\$39.09	\$4,547.67	\$4,508.58	(\$1,582.06)	(\$1,582.06)
2726943	\$19.54	\$1,418.47	\$1,398.93	(\$490.88)	(\$490.88)
2817818	\$19.54	\$1,026.16	\$1,006.62	(\$353.22)	(\$353.22)
2726944	\$39.09	\$3,356.88	\$3,317.79	(\$1,164.21)	(\$1,164.21)
2726945	\$39.09	\$3,115.86	\$3,076.77	(\$1,079.64)	(\$1,079.64)
2726946	\$39.09	\$3,510.70	\$3,471.61	(\$1,218.19)	(\$1,218.19)
2726947	\$39.09	\$2,504.33	\$2,465.24	(\$865.05)	(\$865.05)
2726948	\$39.09	\$4,085.92	\$4,046.83	(\$1,420.03)	(\$1,420.03)
2726949	\$39.09	\$1,818.92	\$1,779.83	(\$624.54)	(\$624.54)
2726950	\$39.09	\$2,999.63	\$2,960.54	(\$1,038.85)	(\$1,038.85)
2726951	\$39.09	\$2,183.35	\$2,144.26	(\$752.42)	(\$752.42)
2726952	\$39.09	\$3,522.11	\$3,483.02	(\$1,222.19)	(\$1,222.19)
2726953	\$39.09	\$3,402.36	\$3,363.27	(\$1,180.17)	(\$1,180.17)
2726954	\$39.09	\$2,782.31	\$2,743.22	(\$962.60)	(\$962.60)
2726955	\$39.09	\$3,202.07	\$3,162.98	(\$1,109.89)	(\$1,109.89)
2726956	\$39.09	\$2,425.53	\$2,386.44	(\$837.40)	(\$837.40)
2726957	\$39.09	\$2,559.81	\$2,520.72	(\$884.52)	(\$884.52)
2726958	\$39.09	\$3,549.37	\$3,510.28	(\$1,231.76)	(\$1,231.76)
2726959	\$39.09	\$3,323.32	\$3,284.23	(\$1,152.44)	(\$1,152.44)
2726960	\$39.09	\$2,796.22	\$2,757.13	(\$967.48)	(\$967.48)
2726961	\$39.09	\$2,904.78	\$2,865.69	(\$1,005.57)	(\$1,005.57)
2726962	\$39.09	\$3,501.86	\$3,462.77	(\$1,215.09)	(\$1,215.09)
2726963	\$39.09	\$2,555.18	\$2,516.09	(\$882.90)	(\$882.90)
2726964	\$39.09	\$2,699.20	\$2,660.11	(\$933.43)	(\$933.43)
2726965	\$39.09	\$1,820.12	\$1,781.03	(\$624.96)	(\$624.96)
2726966	\$39.09	\$2,966.76	\$2,927.67	(\$1,027.32)	(\$1,027.32)
2726967	\$39.09	\$3,893.30	\$3,854.21	(\$1,352.44)	(\$1,352.44)
2726968	\$39.09	\$3,706.32	\$3,667.23	(\$1,286.83)	(\$1,286.83)
2726969	\$39.09	\$2,808.62	\$2,769.53	(\$971.83)	(\$971.83)
2726970	\$39.09	\$3,960.64	\$3,921.55	(\$1,376.07)	(\$1,376.07)
2726971	\$19.54	\$1,785.35	\$1,765.81	(\$619.62)	(\$619.62)
2828155	\$19.54	\$1,316.59	\$1,297.05	(\$455.13)	(\$455.13)
2726972	\$39.09	\$3,927.65	\$3,888.56	(\$1,364.50)	(\$1,364.50)
2726973	\$39.09	\$2,822.04	\$2,782.95	(\$976.54)	(\$976.54)
2726974	\$39.09	\$2,001.50	\$1,962.41	(\$688.61)	(\$688.61)
2726975	\$39.09	\$2,052.07	\$2,012.98	(\$706.36)	(\$706.36)
2726976	\$39.09	\$3,849.87	\$3,810.78	(\$1,337.20)	(\$1,337.20)
2726977	\$39.09	\$2,577.27	\$2,538.18	(\$890.65)	(\$890.65)
2726978	\$39.09	\$2,738.93	\$2,699.84	(\$947.38)	(\$947.38)
2726979	\$39.09	\$3,718.54	\$3,679.45	(\$1,291.12)	(\$1,291.12)
2726980	\$39.09	\$3,314.65	\$3,275.56	(\$1,149.40)	(\$1,149.40)
2726981	\$39.09	\$3,528.23	\$3,489.14	(\$1,224.34)	(\$1,224.34)
2726982	\$39.09	\$3,865.26	\$3,826.17	(\$1,342.60)	(\$1,342.60)
2726983	\$39.09	\$2,537.00	\$2,497.91	(\$876.52)	(\$876.52)

Appendix C-2
Phase #1 TIRZ Calculation

Parcel	Base Year Taxes		2023 Tax Increment	2024-25 TIRZ Credit Revenue	2024-25 TIRZ Credit
	Paid	2023 Taxes Paid			
2726984	\$39.09	\$2,918.13	\$2,879.04	(\$1,010.26)	(\$1,010.26)
2732817	\$39.09	\$3,228.44	\$3,189.35	(\$1,119.14)	(\$1,119.14)
2732818	\$39.09	\$4,912.54	\$4,873.45	(\$1,710.09)	(\$1,710.09)
2732819	\$39.09	\$3,432.90	\$3,393.81	(\$1,190.89)	(\$1,190.89)
2732820	\$39.09	\$4,367.19	\$4,328.10	(\$1,518.73)	(\$1,518.73)
2732821	\$0.00	\$6.12	\$6.12	(\$2.15)	\$0.00
2732931	\$39.09	\$3,445.58	\$3,406.49	(\$1,195.34)	(\$1,195.34)
2732932	\$39.09	\$3,268.27	\$3,229.18	(\$1,133.12)	(\$1,133.12)
2732933	\$39.09	\$3,012.92	\$2,973.83	(\$1,043.52)	(\$1,043.52)
2732934	\$39.09	\$3,508.58	\$3,469.49	(\$1,217.45)	(\$1,217.45)
2732935	\$39.09	\$3,391.05	\$3,351.96	(\$1,176.20)	(\$1,176.20)
2732936	\$39.09	\$2,949.85	\$2,910.76	(\$1,021.39)	(\$1,021.39)
2732937	\$39.09	\$3,471.89	\$3,432.80	(\$1,204.57)	(\$1,204.57)
2732938	\$39.09	\$3,047.19	\$3,008.10	(\$1,055.54)	(\$1,055.54)
2732939	\$39.09	\$3,211.03	\$3,171.94	(\$1,113.04)	(\$1,113.04)
2732940	\$39.09	\$3,239.48	\$3,200.39	(\$1,123.02)	(\$1,123.02)
2732941	\$39.09	\$3,206.42	\$3,167.33	(\$1,111.42)	(\$1,111.42)
2732942	\$39.09	\$3,285.20	\$3,246.11	(\$1,139.06)	(\$1,139.06)
2732943	\$39.09	\$2,859.04	\$2,819.95	(\$989.52)	(\$989.52)
2732944	\$39.09	\$3,377.24	\$3,338.15	(\$1,171.36)	(\$1,171.36)
2732945	\$39.09	\$2,857.27	\$2,818.18	(\$988.90)	(\$988.90)
2732946	\$39.09	\$4,824.17	\$4,785.08	(\$1,679.09)	(\$1,679.09)
2732947	\$39.09	\$3,347.99	\$3,308.90	(\$1,161.09)	(\$1,161.09)
2732948	\$39.09	\$3,605.50	\$3,566.41	(\$1,251.45)	(\$1,251.45)
2732949	\$39.09	\$4,061.03	\$4,021.94	(\$1,411.30)	(\$1,411.30)
2732950	\$39.09	\$3,285.04	\$3,245.95	(\$1,139.01)	(\$1,139.01)
2732951	\$39.09	\$3,863.27	\$3,824.18	(\$1,341.91)	(\$1,341.91)
2732952	\$39.09	\$3,580.79	\$3,541.70	(\$1,242.78)	(\$1,242.78)
2732953	\$39.09	\$3,344.44	\$3,305.35	(\$1,159.85)	(\$1,159.85)
2732954	\$39.09	\$3,377.49	\$3,338.40	(\$1,171.45)	(\$1,171.45)
2732955	\$39.09	\$3,266.51	\$3,227.42	(\$1,132.50)	(\$1,132.50)
2732956	\$39.09	\$0.00	\$0.00	\$0.00	\$0.00
2732957	\$39.09	\$2,989.07	\$2,949.98	(\$1,035.15)	(\$1,035.15)
2732958	\$39.09	\$3,316.91	\$3,277.82	(\$1,150.19)	(\$1,150.19)
2732959	\$39.09	\$2,893.99	\$2,854.90	(\$1,001.79)	(\$1,001.79)
2732960	\$39.09	\$3,982.09	\$3,943.00	(\$1,383.60)	(\$1,383.60)
2732961	\$39.09	\$3,262.24	\$3,223.15	(\$1,131.00)	(\$1,131.00)
2732962	\$39.09	\$4,699.12	\$4,660.03	(\$1,635.21)	(\$1,635.21)
2732963	\$39.09	\$3,600.70	\$3,561.61	(\$1,249.77)	(\$1,249.77)
2732964	\$39.09	\$4,158.29	\$4,119.20	(\$1,445.43)	(\$1,445.43)
2732965	\$19.54	\$1,428.54	\$1,409.00	(\$494.42)	(\$494.42)
2886605	\$19.54	\$2,345.98	\$2,326.44	(\$816.35)	(\$816.35)
2732966	\$39.09	\$3,421.48	\$3,382.39	(\$1,186.88)	(\$1,186.88)
2732967	\$39.09	\$4,608.45	\$4,569.36	(\$1,603.39)	(\$1,603.39)

Appendix C-2
Phase #1 TIRZ Calculation

Parcel	Base Year Taxes		2023 Tax Increment	2024-25 TIRZ Credit Revenue	2024-25 TIRZ Credit
	Paid	2023 Taxes Paid			
2732968	\$39.09	\$3,287.38	\$3,248.29	(\$1,139.83)	(\$1,139.83)
2732969	\$39.09	\$3,462.66	\$3,423.57	(\$1,201.33)	(\$1,201.33)
2732970	\$39.09	\$2,940.13	\$2,901.04	(\$1,017.98)	(\$1,017.98)
2732971	\$39.09	\$3,104.35	\$3,065.26	(\$1,075.60)	(\$1,075.60)
2732972	\$39.09	\$2,983.55	\$2,944.46	(\$1,033.21)	(\$1,033.21)
2732973	\$39.09	\$3,362.81	\$3,323.72	(\$1,166.29)	(\$1,166.29)
2732974	\$39.09	\$3,142.08	\$3,102.99	(\$1,088.84)	(\$1,088.84)
2732975	\$39.09	\$2,580.19	\$2,541.10	(\$891.67)	(\$891.67)
2732976	\$39.09	\$3,034.67	\$2,995.58	(\$1,051.15)	(\$1,051.15)
2732977	\$39.09	\$3,468.11	\$3,429.02	(\$1,203.24)	(\$1,203.24)
2732978	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
2732979	\$39.09	\$3,387.19	\$3,348.10	(\$1,174.85)	(\$1,174.85)
2732980	\$0.00	\$3,473.91	\$3,473.91	(\$1,219.00)	(\$1,219.00)
2732981	\$39.09	\$1,876.28	\$1,837.19	(\$644.67)	(\$644.67)
2732982	\$39.09	\$3,318.78	\$3,279.69	(\$1,150.84)	(\$1,150.84)
2732983	\$19.54	\$2,311.34	\$2,291.80	(\$804.19)	(\$804.19)
2775893	\$19.54	\$1,706.97	\$1,687.43	(\$592.12)	(\$592.12)
2732984	\$39.09	\$3,651.68	\$3,612.59	(\$1,267.66)	(\$1,267.66)
2732985	\$39.09	\$3,373.15	\$3,334.06	(\$1,169.92)	(\$1,169.92)
2732986	\$39.09	\$3,666.50	\$3,627.41	(\$1,272.86)	(\$1,272.86)
2732987	\$39.09	\$3,336.49	\$3,297.40	(\$1,157.06)	(\$1,157.06)
2732988	\$39.09	\$3,505.30	\$3,466.21	(\$1,216.29)	(\$1,216.29)
2732989	\$39.09	\$4,902.30	\$4,863.21	(\$1,706.50)	(\$1,706.50)
2732990	\$39.09	\$3,347.99	\$3,308.90	(\$1,161.09)	(\$1,161.09)
2732991	\$39.09	\$3,414.66	\$3,375.57	(\$1,184.49)	(\$1,184.49)
2732992	\$39.09	\$4,706.54	\$4,667.45	(\$1,637.81)	(\$1,637.81)
2732993	\$39.09	\$3,213.34	\$3,174.25	(\$1,113.85)	(\$1,113.85)
2732994	\$39.09	\$4,760.10	\$4,721.01	(\$1,656.60)	(\$1,656.60)
2732995	\$39.09	\$3,438.76	\$3,399.67	(\$1,192.95)	(\$1,192.95)
2732996	\$39.09	\$3,393.79	\$3,354.70	(\$1,177.17)	(\$1,177.17)
2732997	\$39.09	\$3,292.86	\$3,253.77	(\$1,141.75)	(\$1,141.75)
2732998	\$39.09	\$3,585.02	\$3,545.93	(\$1,244.27)	(\$1,244.27)
2732999	\$19.54	\$1,783.78	\$1,764.24	(\$619.07)	(\$619.07)
2771503	\$19.54	\$1,362.55	\$1,343.01	(\$471.26)	(\$471.26)
2733000	\$39.09	\$3,307.32	\$3,268.23	(\$1,146.82)	(\$1,146.82)
2733001	\$39.09	\$0.00	\$0.00	\$0.00	\$0.00
2733002	\$39.09	\$4,626.12	\$4,587.03	(\$1,609.59)	(\$1,609.59)
2733003	\$39.09	\$4,317.60	\$4,278.51	(\$1,501.33)	(\$1,501.33)
2733004	\$39.09	\$3,585.02	\$3,545.93	(\$1,244.27)	(\$1,244.27)
2733005	\$39.09	\$0.00	\$0.00	\$0.00	\$0.00
2733006	\$39.09	\$3,500.74	\$3,461.65	(\$1,214.69)	(\$1,214.69)
2733007	\$39.09	\$3,150.02	\$3,110.93	(\$1,091.63)	(\$1,091.63)
2733008	\$39.09	\$3,478.71	\$3,439.62	(\$1,206.96)	(\$1,206.96)
2733009	\$39.09	\$4,479.53	\$4,440.44	(\$1,558.15)	(\$1,558.15)

Appendix C-2
Phase #1 TIRZ Calculation

Parcel	Base Year Taxes		2023 Tax Increment	2024-25 TIRZ Credit Revenue	2024-25 TIRZ Credit
	Paid	2023 Taxes Paid			
2733010	\$39.09	\$3,375.58	\$3,336.49	(\$1,170.78)	(\$1,170.78)
2733011	\$39.09	\$2,086.18	\$2,047.09	(\$718.33)	(\$718.33)
2733012	\$39.09	\$3,146.59	\$3,107.50	(\$1,090.42)	(\$1,090.42)
2733013	\$39.09	\$3,251.70	\$3,212.61	(\$1,127.31)	(\$1,127.31)
2733014	\$39.09	\$3,444.28	\$3,405.19	(\$1,194.88)	(\$1,194.88)
2733017	\$39.09	\$3,495.17	\$3,456.08	(\$1,212.74)	(\$1,212.74)
2733018	\$39.09	\$4,132.05	\$4,092.96	(\$1,436.22)	(\$1,436.22)
2733019	\$39.09	\$742.39	\$703.30	(\$246.79)	(\$246.79)
2733232	\$39.09	\$2,950.17	\$2,911.08	(\$1,021.50)	(\$1,021.50)
2733234	\$39.09	\$3,802.16	\$3,763.07	(\$1,320.46)	(\$1,320.46)
2733235	\$39.09	\$3,690.60	\$3,651.51	(\$1,281.32)	(\$1,281.32)
2733236	\$39.09	\$3,440.31	\$3,401.22	(\$1,193.49)	(\$1,193.49)
2733237	\$39.09	\$3,464.82	\$3,425.73	(\$1,202.09)	(\$1,202.09)
2733238	\$39.09	\$3,449.49	\$3,410.40	(\$1,196.71)	(\$1,196.71)
2733239	\$39.09	\$2,734.16	\$2,695.07	(\$945.70)	(\$945.70)
2733240	\$39.09	\$2,574.07	\$2,534.98	(\$889.53)	(\$889.53)
2733241	\$0.00	\$24.49	\$24.49	(\$8.59)	\$0.00
2733242	\$0.00	\$6.12	\$6.12	(\$2.15)	\$0.00
2733244	\$0.00	\$6.12	\$6.12	(\$2.15)	\$0.00
2733245	\$0.00	\$6.12	\$6.12	(\$2.15)	\$0.00
2733246	\$0.00	\$6.12	\$6.12	(\$2.15)	\$0.00
2733247	\$0.00	\$6.12	\$6.12	(\$2.15)	\$0.00
2733248	\$0.00	\$6.12	\$6.12	(\$2.15)	\$0.00
2733249	\$0.00	\$6.12	\$6.12	(\$2.15)	\$0.00
2733250	\$0.00	\$6.12	\$6.12	(\$2.15)	\$0.00
2733251	\$39.09	\$2,922.33	\$2,883.24	(\$1,011.73)	(\$1,011.73)
2733252	\$39.09	\$3,296.81	\$3,257.72	(\$1,143.14)	(\$1,143.14)
2733253	\$39.09	\$1,613.82	\$1,574.73	(\$552.57)	(\$552.57)
2733254	\$39.09	\$2,883.14	\$2,844.05	(\$997.98)	(\$997.98)
2733255	\$39.09	\$2,999.86	\$2,960.77	(\$1,038.94)	(\$1,038.94)
2733256	\$39.09	\$3,701.96	\$3,662.87	(\$1,285.30)	(\$1,285.30)
2733257	\$39.09	\$3,525.99	\$3,486.90	(\$1,223.55)	(\$1,223.55)
2733258	\$39.09	\$2,272.76	\$2,233.67	(\$783.80)	(\$783.80)
2733259	\$39.09	\$2,933.20	\$2,894.11	(\$1,015.54)	(\$1,015.54)
2733260	\$39.09	\$3,399.84	\$3,360.75	(\$1,179.29)	(\$1,179.29)
2733261	\$39.09	\$2,804.03	\$2,764.94	(\$970.22)	(\$970.22)
2733262	\$39.09	\$3,004.75	\$2,965.66	(\$1,040.65)	(\$1,040.65)
2733263	\$39.09	\$3,334.80	\$3,295.71	(\$1,156.47)	(\$1,156.47)
2733264	\$39.09	\$2,933.20	\$2,894.11	(\$1,015.54)	(\$1,015.54)
2733265	\$19.54	\$1,528.59	\$1,509.05	(\$529.52)	(\$529.52)
2872449	\$19.54	\$0.00	\$0.00	\$0.00	\$0.00
2733266	\$39.09	\$2,859.87	\$2,820.78	(\$989.81)	(\$989.81)
2733267	\$39.09	\$3,524.52	\$3,485.43	(\$1,223.04)	(\$1,223.04)
2733268	\$39.09	\$2,768.84	\$2,729.75	(\$957.87)	(\$957.87)

Appendix C-2
Phase #1 TIRZ Calculation

Parcel	Base Year Taxes		2023 Tax Increment	2024-25 TIRZ Credit Revenue	2024-25 TIRZ Credit
	Paid	2023 Taxes Paid			
2733269	\$39.09	\$3,783.12	\$3,744.03	(\$1,313.78)	(\$1,313.78)
2733270	\$39.09	\$2,675.34	\$2,636.25	(\$925.06)	(\$925.06)
2733271	\$39.09	\$3,183.00	\$3,143.91	(\$1,103.20)	(\$1,103.20)
2733272	\$39.09	\$2,757.28	\$2,718.19	(\$953.81)	(\$953.81)
2733273	\$39.09	\$2,945.05	\$2,905.96	(\$1,019.70)	(\$1,019.70)
2733274	\$39.09	\$2,968.10	\$2,929.01	(\$1,027.79)	(\$1,027.79)
2733275	\$39.09	\$2,828.15	\$2,789.06	(\$978.68)	(\$978.68)
2733276	\$39.09	\$2,459.05	\$2,419.96	(\$849.17)	(\$849.17)
2733277	\$39.09	\$3,668.92	\$3,629.83	(\$1,273.71)	(\$1,273.71)
2733278	\$39.09	\$2,272.76	\$2,233.67	(\$783.80)	(\$783.80)
2733279	\$39.09	\$3,743.13	\$3,704.04	(\$1,299.75)	(\$1,299.75)
2733280	\$39.09	\$2,941.69	\$2,902.60	(\$1,018.52)	(\$1,018.52)
2733281	\$39.09	\$2,464.04	\$2,424.95	(\$850.92)	(\$850.92)
2733282	\$39.09	\$1,592.67	\$1,553.58	(\$545.15)	(\$545.15)
2733283	\$39.09	\$3,890.17	\$3,851.08	(\$1,351.35)	(\$1,351.35)
2733284	\$39.09	\$2,859.87	\$2,820.78	(\$989.81)	(\$989.81)
2733285	\$39.09	\$2,730.15	\$2,691.06	(\$944.29)	(\$944.29)
2733286	\$39.09	\$2,252.20	\$2,213.11	(\$776.58)	(\$776.58)
2733287	\$39.09	\$3,059.16	\$3,020.07	(\$1,059.74)	(\$1,059.74)
2733288	\$39.09	\$2,903.57	\$2,864.48	(\$1,005.15)	(\$1,005.15)
2733289	\$39.09	\$2,969.05	\$2,929.96	(\$1,028.12)	(\$1,028.12)
2733290	\$39.09	\$3,422.30	\$3,383.21	(\$1,187.17)	(\$1,187.17)
2733291	\$39.09	\$2,930.91	\$2,891.82	(\$1,014.74)	(\$1,014.74)
2733292	\$39.09	\$2,437.21	\$2,398.12	(\$841.50)	(\$841.50)
2733293	\$39.09	\$2,609.18	\$2,570.09	(\$901.85)	(\$901.85)
2733294	\$39.09	\$2,786.37	\$2,747.28	(\$964.02)	(\$964.02)
2733295	\$39.09	\$0.00	\$0.00	\$0.00	\$0.00
2733296	\$39.09	\$2,722.75	\$2,683.66	(\$941.70)	(\$941.70)
2733297	\$39.09	\$2,966.61	\$2,927.52	(\$1,027.27)	(\$1,027.27)
2733298	\$39.09	\$3,207.26	\$3,168.17	(\$1,111.71)	(\$1,111.71)
2733299	\$39.09	\$3,121.99	\$3,082.90	(\$1,081.79)	(\$1,081.79)
2733300	\$39.09	\$3,828.66	\$3,789.57	(\$1,329.76)	(\$1,329.76)
2733301	\$39.09	\$3,454.67	\$3,415.58	(\$1,198.53)	(\$1,198.53)
2733302	\$39.09	\$2,888.89	\$2,849.80	(\$1,000.00)	(\$1,000.00)
2733303	\$39.09	\$2,756.69	\$2,717.60	(\$953.61)	(\$953.61)
2733304	\$39.09	\$2,532.06	\$2,492.97	(\$874.78)	(\$874.78)
2733305	\$39.09	\$3,157.60	\$3,118.51	(\$1,094.29)	(\$1,094.29)
2733306	\$39.09	\$3,979.00	\$3,939.91	(\$1,382.52)	(\$1,382.52)
2733307	\$39.09	\$3,966.15	\$3,927.06	(\$1,378.01)	(\$1,378.01)
2733308	\$39.09	\$3,030.56	\$2,991.47	(\$1,049.71)	(\$1,049.71)
2733309	\$39.09	\$3,756.12	\$3,717.03	(\$1,304.31)	(\$1,304.31)
2733310	\$39.09	\$3,265.05	\$3,225.96	(\$1,131.99)	(\$1,131.99)
2733311	\$39.09	\$3,362.26	\$3,323.17	(\$1,166.10)	(\$1,166.10)
2733312	\$39.09	\$3,250.96	\$3,211.87	(\$1,127.05)	(\$1,127.05)

Appendix C-2
Phase #1 TIRZ Calculation

Parcel	Base Year Taxes		2023 Tax Increment	2024-25 TIRZ Credit Revenue	2024-25 TIRZ Credit
	Paid	2023 Taxes Paid			
2733313	\$39.09	\$4,223.86	\$4,184.77	(\$1,468.44)	(\$1,468.44)
2733314	\$39.09	\$3,790.81	\$3,751.72	(\$1,316.48)	(\$1,316.48)
2733315	\$39.09	\$3,049.90	\$3,010.81	(\$1,056.49)	(\$1,056.49)
2733316	\$39.09	\$2,763.02	\$2,723.93	(\$955.83)	(\$955.83)
2733317	\$39.09	\$3,737.63	\$3,698.54	(\$1,297.82)	(\$1,297.82)
2733318	\$39.09	\$4,248.35	\$4,209.26	(\$1,477.03)	(\$1,477.03)
2733319	\$39.09	\$4,095.72	\$4,056.63	(\$1,423.47)	(\$1,423.47)
2733320	\$39.09	\$4,198.89	\$4,159.80	(\$1,459.68)	(\$1,459.68)
2733321	\$39.09	\$3,930.16	\$3,891.07	(\$1,365.38)	(\$1,365.38)
2733322	\$39.09	\$3,455.65	\$3,416.56	(\$1,198.87)	(\$1,198.87)
2733323	\$39.09	\$4,301.42	\$4,262.33	(\$1,495.65)	(\$1,495.65)
2733324	\$39.09	\$4,238.24	\$4,199.15	(\$1,473.48)	(\$1,473.48)
2733325	\$39.09	\$2,851.72	\$2,812.63	(\$986.95)	(\$986.95)
2733326	\$39.09	\$4,316.56	\$4,277.47	(\$1,500.97)	(\$1,500.97)
2733327	\$39.09	\$3,396.98	\$3,357.89	(\$1,178.28)	(\$1,178.28)
2733328	\$39.09	\$3,972.49	\$3,933.40	(\$1,380.23)	(\$1,380.23)
2733329	\$39.09	\$3,825.00	\$3,785.91	(\$1,328.48)	(\$1,328.48)
2733330	\$39.09	\$2,841.67	\$2,802.58	(\$983.43)	(\$983.43)
2733331	\$39.09	\$4,396.39	\$4,357.30	(\$1,528.98)	(\$1,528.98)
2733332	\$39.09	\$3,892.25	\$3,853.16	(\$1,352.08)	(\$1,352.08)
2733333	\$39.09	\$4,517.49	\$4,478.40	(\$1,571.47)	(\$1,571.47)
2733334	\$39.09	\$3,807.38	\$3,768.29	(\$1,322.29)	(\$1,322.29)
2733335	\$39.09	\$4,195.62	\$4,156.53	(\$1,458.53)	(\$1,458.53)
2733336	\$39.09	\$3,398.70	\$3,359.61	(\$1,178.89)	(\$1,178.89)
2733337	\$39.09	\$3,611.71	\$3,572.62	(\$1,253.63)	(\$1,253.63)
2733338	\$39.09	\$2,787.60	\$2,748.51	(\$964.45)	(\$964.45)
2733339	\$39.09	\$3,825.96	\$3,786.87	(\$1,328.81)	(\$1,328.81)
2733340	\$39.09	\$3,268.90	\$3,229.81	(\$1,133.34)	(\$1,133.34)
2733341	\$39.09	\$4,080.69	\$4,041.60	(\$1,418.20)	(\$1,418.20)
2733342	\$39.09	\$2,733.95	\$2,694.86	(\$945.63)	(\$945.63)
2733343	\$39.09	\$3,825.96	\$3,786.87	(\$1,328.81)	(\$1,328.81)
2733344	\$39.09	\$4,539.05	\$4,499.96	(\$1,579.04)	(\$1,579.04)
2733345	\$39.09	\$3,411.36	\$3,372.27	(\$1,183.33)	(\$1,183.33)
2733346	\$39.09	\$3,859.78	\$3,820.69	(\$1,340.68)	(\$1,340.68)
2733347	\$39.09	\$3,001.05	\$2,961.96	(\$1,039.35)	(\$1,039.35)
2733348	\$39.09	\$3,281.33	\$3,242.24	(\$1,137.70)	(\$1,137.70)
2733349	\$39.09	\$3,582.33	\$3,543.24	(\$1,243.32)	(\$1,243.32)
2733350	\$39.09	\$3,217.70	\$3,178.61	(\$1,115.38)	(\$1,115.38)
2733351	\$39.09	\$3,322.88	\$3,283.79	(\$1,152.28)	(\$1,152.28)
2733352	\$39.09	\$3,253.50	\$3,214.41	(\$1,127.94)	(\$1,127.94)
2733353	\$39.09	\$2,840.73	\$2,801.64	(\$983.10)	(\$983.10)
2733354	\$39.09	\$4,612.58	\$4,573.49	(\$1,604.84)	(\$1,604.84)
2733355	\$39.09	\$3,532.94	\$3,493.85	(\$1,225.99)	(\$1,225.99)
2733356	\$39.09	\$4,509.88	\$4,470.79	(\$1,568.80)	(\$1,568.80)

Appendix C-2
Phase #1 TIRZ Calculation

Parcel	Base Year Taxes		2023 Tax	2024-25 TIRZ Credit	2024-25 TIRZ
	Paid	2023 Taxes Paid	Increment	Revenue	Credit
2733357	\$39.09	\$3,774.91	\$3,735.82	(\$1,310.90)	(\$1,310.90)
2733358	\$39.09	\$3,948.39	\$3,909.30	(\$1,371.77)	(\$1,371.77)
2733359	\$39.09	\$3,177.20	\$3,138.11	(\$1,101.16)	(\$1,101.16)
2733360	\$39.09	\$4,535.66	\$4,496.57	(\$1,577.85)	(\$1,577.85)
2733361	\$39.09	\$2,091.22	\$2,052.13	(\$720.09)	PREPAID
2733362	\$39.09	\$2,989.33	\$2,950.24	(\$1,035.24)	(\$1,035.24)
2733363	\$39.09	\$3,059.04	\$3,019.95	(\$1,059.70)	(\$1,059.70)
2733364	\$39.09	\$5,018.84	\$4,979.75	(\$1,747.40)	(\$1,747.40)
2733365	\$39.09	\$3,763.68	\$3,724.59	(\$1,306.96)	(\$1,306.96)
2733366	\$39.09	\$4,558.71	\$4,519.62	(\$1,585.94)	(\$1,585.94)
2733367	\$39.09	\$0.00	\$0.00	\$0.00	\$0.00
2733368	\$39.09	\$3,617.61	\$3,578.52	(\$1,255.70)	(\$1,255.70)
2733369	\$39.09	\$3,413.10	\$3,374.01	(\$1,183.94)	(\$1,183.94)
2733370	\$39.09	\$3,531.63	\$3,492.54	(\$1,225.53)	(\$1,225.53)
2733371	\$39.09	\$3,342.00	\$3,302.91	(\$1,158.99)	(\$1,158.99)
2733372	\$39.09	\$2,909.34	\$2,870.25	(\$1,007.17)	(\$1,007.17)
2733373	\$39.09	\$2,833.07	\$2,793.98	(\$980.41)	(\$980.41)
2733374	\$39.09	\$4,342.33	\$4,303.24	(\$1,510.01)	(\$1,510.01)
2733375	\$39.09	\$3,276.45	\$3,237.36	(\$1,135.99)	(\$1,135.99)
2733376	\$39.09	\$3,628.86	\$3,589.77	(\$1,259.65)	(\$1,259.65)
2733377	\$39.09	\$3,862.91	\$3,823.82	(\$1,341.78)	(\$1,341.78)
2733378	\$39.09	\$3,399.84	\$3,360.75	(\$1,179.29)	(\$1,179.29)
2733379	\$39.09	\$4,009.61	\$3,970.52	(\$1,393.26)	(\$1,393.26)
2733380	\$39.09	\$3,455.65	\$3,416.56	(\$1,198.87)	(\$1,198.87)
2733381	\$39.09	\$3,176.93	\$3,137.84	(\$1,101.07)	(\$1,101.07)
2733382	\$39.09	\$3,577.35	\$3,538.26	(\$1,241.58)	(\$1,241.58)
2733383	\$39.09	\$2,930.91	\$2,891.82	(\$1,014.74)	(\$1,014.74)
2733384	\$39.09	\$3,510.15	\$3,471.06	(\$1,218.00)	(\$1,218.00)
2733385	\$39.09	\$3,308.98	\$3,269.89	(\$1,147.41)	(\$1,147.41)
2733386	\$39.09	\$3,002.11	\$2,963.02	(\$1,039.73)	(\$1,039.73)
2733387	\$39.09	\$2,910.98	\$2,871.89	(\$1,007.75)	(\$1,007.75)
2733388	\$39.09	\$3,225.87	\$3,186.78	(\$1,118.24)	(\$1,118.24)
2733389	\$39.09	\$2,737.23	\$2,698.14	(\$946.78)	(\$946.78)
2733390	\$39.09	\$2,977.64	\$2,938.55	(\$1,031.14)	(\$1,031.14)
2733391	\$39.09	\$2,897.89	\$2,858.80	(\$1,003.15)	(\$1,003.15)
2733392	\$39.09	\$3,666.84	\$3,627.75	(\$1,272.98)	(\$1,272.98)
2733393	\$39.09	\$3,639.56	\$3,600.47	(\$1,263.41)	(\$1,263.41)
2733394	\$39.09	\$3,742.67	\$3,703.58	(\$1,299.59)	(\$1,299.59)
2733395	\$39.09	\$3,407.35	\$3,368.26	(\$1,181.92)	(\$1,181.92)
2733396	\$39.09	\$3,586.35	\$3,547.26	(\$1,244.73)	(\$1,244.73)
2733397	\$39.09	\$2,903.57	\$2,864.48	(\$1,005.15)	(\$1,005.15)
2733398	\$39.09	\$3,385.21	\$3,346.12	(\$1,174.15)	(\$1,174.15)
2733399	\$39.09	\$3,001.23	\$2,962.14	(\$1,039.42)	(\$1,039.42)
2733400	\$39.09	\$2,266.48	\$2,227.39	(\$781.59)	(\$781.59)

Appendix C-2
Phase #1 TIRZ Calculation

Parcel	Base Year Taxes		2023 Tax Increment	2024-25 TIRZ Credit Revenue	2024-25 TIRZ Credit
	Paid	2023 Taxes Paid			
2733401	\$39.09	\$2,091.14	\$2,052.05	(\$720.07)	PREPAID
2733402	\$19.54	\$1,459.53	\$1,439.99	(\$505.29)	(\$505.29)
2817879	\$19.54	\$1,851.90	\$1,832.36	(\$642.97)	(\$642.97)
2733403	\$39.09	\$2,265.26	\$2,226.17	(\$781.16)	(\$781.16)
2733404	\$39.09	\$3,703.02	\$3,663.93	(\$1,285.67)	(\$1,285.67)
2733405	\$39.09	\$2,829.50	\$2,790.41	(\$979.16)	(\$979.16)
2733406	\$39.09	\$2,980.58	\$2,941.49	(\$1,032.17)	(\$1,032.17)
2733407	\$39.09	\$2,689.88	\$2,650.79	(\$930.16)	(\$930.16)
2733408	\$39.09	\$2,897.32	\$2,858.23	(\$1,002.95)	(\$1,002.95)
2733409	\$39.09	\$2,240.84	\$2,201.75	(\$772.60)	(\$772.60)
2733410	\$39.09	\$3,107.15	\$3,068.06	(\$1,076.58)	(\$1,076.58)
2733411	\$39.09	\$3,856.27	\$3,817.18	(\$1,339.45)	(\$1,339.45)
2733412	\$39.09	\$3,103.56	\$3,064.47	(\$1,075.32)	(\$1,075.32)
2733413	\$39.09	\$3,745.21	\$3,706.12	(\$1,300.48)	(\$1,300.48)
2733414	\$39.09	\$3,051.34	\$3,012.25	(\$1,057.00)	(\$1,057.00)
2733415	\$39.09	\$3,829.79	\$3,790.70	(\$1,330.16)	(\$1,330.16)
2733416	\$39.09	\$2,448.05	\$2,408.96	(\$845.31)	(\$845.31)
2733417	\$39.09	\$2,706.80	\$2,667.71	(\$936.10)	(\$936.10)
2733418	\$39.09	\$3,548.65	\$3,509.56	(\$1,231.51)	(\$1,231.51)
2733419	\$39.09	\$3,263.04	\$3,223.95	(\$1,131.29)	(\$1,131.29)
2733420	\$39.09	\$2,835.42	\$2,796.33	(\$981.23)	(\$981.23)
2733421	\$39.09	\$3,952.83	\$3,913.74	(\$1,373.33)	(\$1,373.33)
2733422	\$39.09	\$2,641.16	\$2,602.07	(\$913.07)	(\$913.07)
2733423	\$39.09	\$3,096.46	\$3,057.37	(\$1,072.83)	(\$1,072.83)
2733424	\$39.09	\$2,733.86	\$2,694.77	(\$945.60)	(\$945.60)
2733425	\$39.09	\$2,724.26	\$2,685.17	(\$942.23)	(\$942.23)
2733426	\$39.09	\$3,631.55	\$3,592.46	(\$1,260.60)	(\$1,260.60)
2733427	\$39.09	\$3,927.73	\$3,888.64	(\$1,364.53)	(\$1,364.53)
2733428	\$39.09	\$2,929.95	\$2,890.86	(\$1,014.40)	(\$1,014.40)
2733429	\$39.09	\$2,260.37	\$2,221.28	(\$779.45)	(\$779.45)
2733430	\$39.09	\$2,297.67	\$2,258.58	(\$792.54)	(\$792.54)
2733431	\$39.09	\$2,459.05	\$2,419.96	(\$849.17)	(\$849.17)
2733432	\$39.09	\$2,822.03	\$2,782.94	(\$976.53)	(\$976.53)
2733433	\$39.09	\$2,748.02	\$2,708.93	(\$950.56)	(\$950.56)
2733434	\$39.09	\$2,851.72	\$2,812.63	(\$986.95)	(\$986.95)
2733435	\$39.09	\$2,278.71	\$2,239.62	(\$785.88)	(\$785.88)
2733436	\$39.09	\$2,726.52	\$2,687.43	(\$943.02)	(\$943.02)
2733437	\$19.54	\$1,085.28	\$1,065.74	(\$373.97)	(\$373.97)
2800204	\$19.54	\$1,448.08	\$1,428.54	(\$501.27)	(\$501.27)
2733438	\$39.09	\$3,645.02	\$3,605.93	(\$1,265.32)	(\$1,265.32)
2733439	\$39.09	\$2,759.64	\$2,720.55	(\$954.64)	(\$954.64)
2733440	\$39.09	\$2,469.37	\$2,430.28	(\$852.79)	(\$852.79)
2733441	\$39.09	\$3,915.10	\$3,876.01	(\$1,360.09)	(\$1,360.09)
2733442	\$39.09	\$3,099.04	\$3,059.95	(\$1,073.74)	(\$1,073.74)

Appendix C-2
Phase #1 TIRZ Calculation

Parcel	Base Year Taxes		2023 Tax Increment	2024-25 TIRZ Credit Revenue	2024-25 TIRZ Credit
	Paid	2023 Taxes Paid			
2733443	\$39.09	\$4,249.37	\$4,210.28	(\$1,477.39)	(\$1,477.39)
2733444	\$39.09	\$2,900.86	\$2,861.77	(\$1,004.20)	(\$1,004.20)
2733445	\$19.54	\$1,391.70	\$1,372.16	(\$481.49)	(\$481.49)
2776465	\$19.54	\$1,023.55	\$1,004.01	(\$352.31)	(\$352.31)
2733446	\$39.09	\$2,468.96	\$2,429.87	(\$852.64)	(\$852.64)
2733447	\$39.09	\$2,552.96	\$2,513.87	(\$882.12)	(\$882.12)
2733448	\$39.09	\$2,770.24	\$2,731.15	(\$958.36)	(\$958.36)
2733449	\$39.09	\$3,044.99	\$3,005.90	(\$1,054.77)	(\$1,054.77)
2733450	\$39.09	\$4,241.06	\$4,201.97	(\$1,474.47)	(\$1,474.47)
2733451	\$39.09	\$4,049.30	\$4,010.21	(\$1,407.18)	(\$1,407.18)
2733452	\$39.09	\$2,582.68	\$2,543.59	(\$892.55)	(\$892.55)
2733453	\$39.09	\$2,762.83	\$2,723.74	(\$955.76)	(\$955.76)
2733454	\$39.09	\$2,896.16	\$2,857.07	(\$1,002.55)	(\$1,002.55)
Total	\$16,611.69	\$1,370,619.36	\$1,354,300.81	(\$475,224.16)	(\$473,745.34)

APPENDIX D-1

PHASES #2-3 MAJOR IMPROVEMENT ASSESSMENT ROLL – 2024-25

Appendix D-1
Assessment Roll Summary - Phases #2-3 Major Improvement Area
2024-25

Table with 13 columns: Parcel, Estimated No. of units, Lot Size, Lot Type, Initial Equivalent Units, Outstanding Equivalent Units, Total Outstanding Assessment, Principal, Interest, Excess Interest for Reserves, Administrative Expense, TIRZ Credit, Annual Installment. It lists various parcels from 743122 to 743205 with their respective values and tax details.

Appendix D-1
Assessment Roll Summary - Phases #2-3 Major Improvement Area
2024-25

Table with 13 columns: Parcel, Estimated No. of units, Lot Size, Lot Type, Initial Equivalent Units, Outstanding Equivalent Units, Total Outstanding Assessment, Principal, Interest, Excess Interest for Reserves, Adminstrative Expense, TIRZ Credit, Annual Installment. Rows include parcel numbers 775307 through 775401 with various unit counts and lot sizes.

Appendix D-1
Assessment Roll Summary - Phases #2-3 Major Improvement Area
 2024-25

Parcel	Estimated No. of units	Lot Size	Lot Type	Initial Equivalent Units	Outstanding Equivalent Units	Total Outstanding Assessment	Principal	Interest	Excess Interest for Reserves	Administrative Expense	TIRZ Credit	Annual Installment
775402	1	60'	2	0.88	0.88	\$9,264.74	\$400.30	\$465.54	\$46.32	\$74.79	(\$986.96)	\$0.00
775403	1	60'	2	0.88	0.88	\$9,264.74	\$400.30	\$465.54	\$46.32	\$74.79	(\$986.96)	\$0.00
775404	1	60'	2	0.88	0.88	\$9,264.74	\$400.30	\$465.54	\$46.32	\$74.79	(\$986.96)	\$0.00
775405	1	60'	2	0.88	0.88	\$9,264.74	\$400.30	\$465.54	\$46.32	\$74.79	(\$986.96)	\$0.00
775406	1	60'	2	0.88	0.88	\$9,264.74	\$400.30	\$465.54	\$46.32	\$74.79	(\$986.96)	\$0.00
775407	1	60'	2	0.88	0.88	\$9,264.74	\$400.30	\$465.54	\$46.32	\$74.79	(\$986.96)	\$0.00
775408	1	60'	2	0.88	0.88	\$9,264.74	\$400.30	\$465.54	\$46.32	\$74.79	(\$986.96)	\$0.00
775409	1	60'	2	0.88	0.88	\$9,264.74	\$400.30	\$465.54	\$46.32	\$74.79	(\$986.96)	\$0.00
775410	1	60'	2	0.88	0.88	\$9,264.74	\$400.30	\$465.54	\$46.32	\$74.79	(\$986.96)	\$0.00
775411	1	60'	2	0.88	0.88	\$9,264.74	\$400.30	\$465.54	\$46.32	\$74.79	(\$986.96)	\$0.00
775412	1	60'	2	0.88	0.88	\$9,264.74	\$400.30	\$465.54	\$46.32	\$74.79	(\$986.96)	\$0.00
775413	1	60'	2	0.88	0.88	\$9,264.74	\$400.30	\$465.54	\$46.32	\$74.79	(\$986.96)	\$0.00
775414	1	60'	2	0.88	0.88	\$9,264.74	\$400.30	\$465.54	\$46.32	\$74.79	(\$986.96)	\$0.00
775415	1	60'	2	0.88	0.88	\$9,264.74	\$400.30	\$465.54	\$46.32	\$74.79	(\$986.96)	\$0.00
775416	1	60'	2	0.88	0.88	\$9,264.74	\$400.30	\$465.54	\$46.32	\$74.79	(\$828.16)	\$158.79
775417	1	60'	2	0.88	0.88	\$9,264.74	\$400.30	\$465.54	\$46.32	\$74.79	(\$986.96)	\$0.00
775418	1	60'	2	0.88	0.88	\$9,264.74	\$400.30	\$465.54	\$46.32	\$74.79	(\$986.96)	\$0.00
775419	1	60'	2	0.88	0.88	\$9,264.74	\$400.30	\$465.54	\$46.32	\$74.79	(\$855.83)	\$131.13
775420	1	60'	2	0.88	0.88	\$9,264.74	\$400.30	\$465.54	\$46.32	\$74.79	(\$986.96)	\$0.00
775421	1	60'	2	0.88	0.88	\$9,264.74	\$400.30	\$465.54	\$46.32	\$74.79	(\$986.96)	\$0.00
775422	1	60'	2	0.88	0.88	\$9,264.74	\$400.30	\$465.54	\$46.32	\$74.79	(\$986.96)	\$0.00
775423	1	60'	2	0.88	0.88	\$9,264.74	\$400.30	\$465.54	\$46.32	\$74.79	(\$986.96)	\$0.00
775424	1	60'	2	0.88	0.88	\$9,264.74	\$400.30	\$465.54	\$46.32	\$74.79	(\$986.96)	\$0.00
775425	1	60'	2	0.88	0.88	\$9,264.74	\$400.30	\$465.54	\$46.32	\$74.79	(\$986.96)	\$0.00
775426	1	60'	2	0.88	0.88	\$9,264.74	\$400.30	\$465.54	\$46.32	\$74.79	(\$986.96)	\$0.00
775427	1	60'	2	0.88	0.88	\$9,264.74	\$400.30	\$465.54	\$46.32	\$74.79	(\$986.96)	\$0.00
775428	1	60'	2	0.88	0.88	\$9,264.74	\$400.30	\$465.54	\$46.32	\$74.79	(\$986.96)	\$0.00
775429	1	60'	2	0.88	0.88	\$9,264.74	\$400.30	\$465.54	\$46.32	\$74.79	(\$986.96)	\$0.00
775430	1	60'	2	0.88	0.88	\$9,264.74	\$400.30	\$465.54	\$46.32	\$74.79	(\$986.96)	\$0.00
775431	1	60'	2	0.88	0.88	\$9,264.74	\$400.30	\$465.54	\$46.32	\$74.79	(\$986.96)	\$0.00
775432	1	60'	2	0.88	0.88	\$9,264.74	\$400.30	\$465.54	\$46.32	\$74.79	(\$885.95)	\$101.00
775433	1	60'	2	0.88	0.88	\$9,264.74	\$400.30	\$465.54	\$46.32	\$74.79	(\$986.96)	\$0.00
775434	1	60'	2	0.88	0.88	\$9,264.74	\$400.30	\$465.54	\$46.32	\$74.79	(\$986.96)	\$0.00
775435	1	60'	2	0.88	0.88	\$9,264.74	\$400.30	\$465.54	\$46.32	\$74.79	(\$986.96)	\$0.00
775436	1	60'	2	0.88	0.88	\$9,264.74	\$400.30	\$465.54	\$46.32	\$74.79	(\$986.96)	\$0.00
775437	1	60'	2	0.88	0.88	\$9,264.74	\$400.30	\$465.54	\$46.32	\$74.79	\$0.00	\$986.96
775438	1	60'	2	0.88	0.88	\$9,264.74	\$400.30	\$465.54	\$46.32	\$74.79	(\$986.96)	\$0.00
775439	1	60'	2	0.88	0.88	\$9,264.74	\$400.30	\$465.54	\$46.32	\$74.79	(\$986.96)	\$0.00
775440	1	60'	2	0.88	0.88	\$9,264.74	\$400.30	\$465.54	\$46.32	\$74.79	(\$986.96)	\$0.00
775441	1	60'	2	0.88	0.88	\$9,264.74	\$400.30	\$465.54	\$46.32	\$74.79	(\$986.96)	\$0.00
775442	1	60'	2	0.88	0.88	\$9,264.74	\$400.30	\$465.54	\$46.32	\$74.79	(\$986.96)	\$0.00
775443	1	60'	2	0.88	0.88	\$9,264.74	\$400.30	\$465.54	\$46.32	\$74.79	(\$986.96)	\$0.00
775444	1	60'	2	0.88	0.88	\$9,264.74	\$400.30	\$465.54	\$46.32	\$74.79	(\$986.96)	\$0.00
775445	1	60'	2	0.88	0.88	\$9,264.74	\$400.30	\$465.54	\$46.32	\$74.79	(\$986.96)	\$0.00
775446	0	0	Non-Assessed	0.00	0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Total	614			501.42	501.23	\$5,277,000.00	\$228,000.00	\$265,163.49	\$26,385.00	\$42,617.29	(\$526,021.34)	\$36,144.44

APPENDIX D-2
PHASES #2-3 MAJOR IMPROVEMENT AREA TIRZ CALCULATION

Appendix D-2
Phases #2-3 TIRZ Calculation

Parcel	Base Year Taxes		2023 Tax Increment	2024-25 TIRZ Credit Revenue	2024-25 TIRZ Credit
	Paid	2023 Taxes Paid			
2762469	\$0.00	\$2,624.60	\$2,624.60	(\$920.97)	(\$920.97)
2762470	\$0.00	\$2,968.95	\$2,968.95	(\$1,041.80)	(\$986.96)
2762471	\$0.00	\$1,487.94	\$1,487.94	(\$522.12)	(\$493.48)
2836077	\$0.00	\$1,198.93	\$1,198.93	(\$420.70)	(\$420.70)
2762472	\$0.00	\$1,463.04	\$1,463.04	(\$513.38)	(\$513.38)
2762473	\$0.00	\$4,030.16	\$4,030.16	(\$1,414.18)	(\$986.96)
2762474	\$0.00	\$3,325.90	\$3,325.90	(\$1,167.06)	(\$986.96)
2762475	\$0.00	\$3,097.87	\$3,097.87	(\$1,087.04)	(\$986.96)
2762476	\$0.00	\$4,162.61	\$4,162.61	(\$1,460.66)	(\$986.96)
2762477	\$0.00	\$2,885.78	\$2,885.78	(\$1,012.62)	(\$986.96)
2762478	\$0.00	\$3,624.29	\$3,624.29	(\$1,271.76)	(\$986.96)
2762479	\$0.00	\$2,977.64	\$2,977.64	(\$1,044.85)	(\$986.96)
2762480	\$0.00	\$2,758.60	\$2,758.60	(\$967.99)	(\$967.99)
2762481	\$0.00	\$3,745.42	\$3,745.42	(\$1,314.27)	(\$986.96)
2762482	\$0.00	\$2,484.11	\$2,484.11	(\$871.67)	(\$871.67)
2762483	\$0.00	\$3,143.78	\$3,143.78	(\$1,103.15)	(\$986.96)
2762484	\$0.00	\$2,667.20	\$2,667.20	(\$935.92)	(\$935.92)
2762485	\$0.00	\$4,091.81	\$4,091.81	(\$1,435.82)	(\$986.96)
2762486	\$0.00	\$2,885.78	\$2,885.78	(\$1,012.62)	(\$986.96)
2762487	\$0.00	\$3,183.20	\$3,183.20	(\$1,116.98)	(\$986.96)
2762488	\$0.00	\$3,876.58	\$3,876.58	(\$1,360.29)	(\$986.96)
2762489	\$0.00	\$2,492.01	\$2,492.01	(\$874.45)	(\$874.45)
2762490	\$0.00	\$3,642.52	\$3,642.52	(\$1,278.16)	(\$986.96)
2762491	\$0.00	\$3,848.79	\$3,848.79	(\$1,350.54)	(\$986.96)
2762492	\$0.00	\$2,499.42	\$2,499.42	(\$877.05)	(\$877.05)
2762493	\$0.00	\$2,347.28	\$2,347.28	(\$823.66)	(\$823.66)
2762494	\$0.00	\$2,934.95	\$2,934.95	(\$1,029.87)	(\$986.96)
2762495	\$0.00	\$3,060.77	\$3,060.77	(\$1,074.02)	(\$986.96)
2762496	\$0.00	\$3,112.80	\$3,112.80	(\$1,092.28)	(\$986.96)
2762497	\$0.00	\$3,430.65	\$3,430.65	(\$1,203.82)	(\$986.96)
2762498	\$0.00	\$2,721.37	\$2,721.37	(\$954.93)	(\$954.93)
2762499	\$0.00	\$3,163.55	\$3,163.55	(\$1,110.09)	(\$986.96)
2762500	\$0.00	\$3,430.65	\$3,430.65	(\$1,203.82)	(\$986.96)
2762501	\$0.00	\$4,163.33	\$4,163.33	(\$1,460.91)	(\$986.96)
2762502	\$0.00	\$2,617.93	\$2,617.93	(\$918.63)	(\$918.63)
2762503	\$0.00	\$2,949.13	\$2,949.13	(\$1,034.85)	(\$986.96)
2762504	\$0.00	\$2,462.38	\$2,462.38	(\$864.05)	(\$864.05)
2762505	\$0.00	\$911.86	\$911.86	(\$319.97)	(\$319.97)
2856192	\$0.00	\$2,091.12	\$2,091.12	(\$733.77)	(\$493.48)
2762506	\$0.00	\$2,250.17	\$2,250.17	(\$789.58)	(\$789.58)
2762507	\$0.00	\$2,986.17	\$2,986.17	(\$1,047.85)	(\$986.96)
2762510	\$0.00	\$2,531.72	\$2,531.72	(\$888.38)	(\$888.38)
2762511	\$0.00	\$3,146.47	\$3,146.47	(\$1,104.10)	(\$986.96)
2762512	\$0.00	\$2,903.57	\$2,903.57	(\$1,018.86)	(\$986.96)

Appendix D-2
Phases #2-3 TIRZ Calculation

Parcel	Base Year Taxes		2023 Tax Increment	2024-25 TIRZ Credit Revenue	2024-25 TIRZ Credit
	Paid	2023 Taxes Paid			
2762513	\$0.00	\$3,360.85	\$3,360.85	(\$1,179.32)	(\$986.96)
2762514	\$0.00	\$3,661.32	\$3,661.32	(\$1,284.76)	(\$986.96)
2762515	\$0.00	\$3,562.74	\$3,562.74	(\$1,250.17)	(\$986.96)
2762516	\$0.00	\$2,791.94	\$2,791.94	(\$979.69)	(\$979.69)
2762517	\$0.00	\$3,447.07	\$3,447.07	(\$1,209.58)	(\$986.96)
2762518	\$0.00	\$2,610.52	\$2,610.52	(\$916.03)	(\$916.03)
2762519	\$0.00	\$3,151.28	\$3,151.28	(\$1,105.78)	(\$986.96)
2762520	\$0.00	\$3,624.29	\$3,624.29	(\$1,271.76)	(\$986.96)
2762521	\$0.00	\$3,901.52	\$3,901.52	(\$1,369.04)	(\$986.96)
2762522	\$0.00	\$2,499.42	\$2,499.42	(\$877.05)	(\$877.05)
2762523	\$0.00	\$1,823.37	\$1,823.37	(\$639.82)	(\$639.82)
2762524	\$0.00	\$3,504.17	\$3,504.17	(\$1,229.61)	(\$986.96)
2762525	\$0.00	\$2,848.74	\$2,848.74	(\$999.62)	(\$986.96)
2762526	\$0.00	\$3,145.00	\$3,145.00	(\$1,103.58)	(\$986.96)
2762527	\$0.00	\$3,043.29	\$3,043.29	(\$1,067.89)	(\$986.96)
2762528	\$0.00	\$3,463.46	\$3,463.46	(\$1,215.33)	(\$986.96)
2762529	\$0.00	\$3,648.78	\$3,648.78	(\$1,280.36)	(\$986.96)
2762530	\$0.00	\$2,505.62	\$2,505.62	(\$879.22)	(\$879.22)
2762531	\$0.00	\$2,637.16	\$2,637.16	(\$925.38)	(\$925.38)
2762532	\$0.00	\$2,866.53	\$2,866.53	(\$1,005.87)	(\$986.96)
2762533	\$0.00	\$2,985.05	\$2,985.05	(\$1,047.45)	(\$986.96)
2762534	\$0.00	\$3,299.94	\$3,299.94	(\$1,157.95)	(\$986.96)
2762535	\$0.00	\$2,403.97	\$2,403.97	(\$843.55)	(\$843.55)
2762536	\$0.00	\$2,615.15	\$2,615.15	(\$917.66)	(\$917.66)
2762537	\$0.00	\$3,263.66	\$3,263.66	(\$1,145.22)	(\$986.96)
2762538	\$0.00	\$2,462.38	\$2,462.38	(\$864.05)	(\$864.05)
2762539	\$0.00	\$3,117.64	\$3,117.64	(\$1,093.98)	(\$986.96)
2762540	\$0.00	\$3,299.94	\$3,299.94	(\$1,157.95)	(\$986.96)
2762541	\$0.00	\$3,040.18	\$3,040.18	(\$1,066.80)	(\$986.96)
2762542	\$0.00	\$3,267.06	\$3,267.06	(\$1,146.41)	(\$986.96)
2762543	\$0.00	\$3,463.46	\$3,463.46	(\$1,215.33)	(\$986.96)
2762544	\$0.00	\$2,899.60	\$2,899.60	(\$1,017.47)	(\$986.96)
2762545	\$0.00	\$2,162.04	\$2,162.04	(\$758.66)	(\$758.66)
2762546	\$0.00	\$3,310.21	\$3,310.21	(\$1,161.55)	(\$986.96)
2762547	\$0.00	\$2,618.19	\$2,618.19	(\$918.72)	(\$918.72)
2762548	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
2762549	\$0.00	\$3,150.76	\$3,150.76	(\$1,105.60)	(\$986.96)
2762550	\$0.00	\$2,987.38	\$2,987.38	(\$1,048.27)	(\$986.96)
2762551	\$0.00	\$3,703.53	\$3,703.53	(\$1,299.57)	(\$986.96)
2762552	\$0.00	\$2,999.55	\$2,999.55	(\$1,052.54)	(\$986.96)
2762553	\$0.00	\$2,044.15	\$2,044.15	(\$717.29)	(\$717.29)
2762554	\$0.00	\$6.12	\$6.12	(\$2.15)	\$0.00
2767315	\$0.00	\$4,309.45	\$4,309.45	(\$1,512.19)	(\$986.96)
2767316	\$0.00	\$3,585.36	\$3,585.36	(\$1,258.10)	(\$1,121.54)

Appendix D-2
Phases #2-3 TIRZ Calculation

Parcel	Base Year Taxes		2023 Tax Increment	2024-25 TIRZ Credit Revenue	2024-25 TIRZ Credit
	Paid	2023 Taxes Paid			
2767317	\$0.00	\$3,408.49	\$3,408.49	(\$1,196.04)	(\$986.96)
2767318	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
2767319	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
2767320	\$0.00	\$3,266.51	\$3,266.51	(\$1,146.22)	(\$1,121.54)
2767321	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
2767322	\$0.00	\$3,222.07	\$3,222.07	(\$1,130.62)	(\$1,121.54)
2767323	\$0.00	\$3,351.71	\$3,351.71	(\$1,176.12)	(\$986.96)
2767324	\$0.00	\$3,110.61	\$3,110.61	(\$1,091.51)	(\$1,091.51)
2767325	\$0.00	\$3,355.13	\$3,355.13	(\$1,177.32)	(\$1,121.54)
2767326	\$0.00	\$3,214.45	\$3,214.45	(\$1,127.95)	(\$1,121.54)
2767327	\$0.00	\$3,569.41	\$3,569.41	(\$1,252.51)	(\$986.96)
2767328	\$0.00	\$3,188.43	\$3,188.43	(\$1,118.82)	(\$1,118.82)
2767329	\$0.00	\$3,821.59	\$3,821.59	(\$1,341.00)	(\$986.96)
2767330	\$0.00	\$3,236.89	\$3,236.89	(\$1,135.82)	(\$1,121.54)
2767331	\$0.00	\$3,053.75	\$3,053.75	(\$1,071.56)	(\$986.96)
2767332	\$0.00	\$4,598.35	\$4,598.35	(\$1,613.56)	(\$1,121.54)
2767333	\$0.00	\$3,422.06	\$3,422.06	(\$1,200.80)	(\$986.96)
2767334	\$0.00	\$4,193.25	\$4,193.25	(\$1,471.41)	(\$1,121.54)
2767335	\$0.00	\$3,272.22	\$3,272.22	(\$1,148.22)	(\$986.96)
2767336	\$0.00	\$3,552.94	\$3,552.94	(\$1,246.73)	(\$1,121.54)
2767337	\$0.00	\$3,174.32	\$3,174.32	(\$1,113.87)	(\$986.96)
2767338	\$0.00	\$3,755.57	\$3,755.57	(\$1,317.83)	(\$1,121.54)
2767339	\$0.00	\$3,132.52	\$3,132.52	(\$1,099.20)	(\$986.96)
2767340	\$0.00	\$4,534.43	\$4,534.43	(\$1,591.13)	(\$1,121.54)
2767341	\$0.00	\$2,959.61	\$2,959.61	(\$1,038.53)	(\$1,038.53)
2767342	\$0.00	\$4,702.18	\$4,702.18	(\$1,649.99)	(\$1,121.54)
2767343	\$0.00	\$3,672.92	\$3,672.92	(\$1,288.83)	(\$1,121.54)
2767344	\$0.00	\$4,922.58	\$4,922.58	(\$1,727.33)	(\$986.96)
2767345	\$0.00	\$4,527.68	\$4,527.68	(\$1,588.76)	(\$1,121.54)
2767346	\$0.00	\$4,211.53	\$4,211.53	(\$1,477.83)	(\$986.96)
2767347	\$0.00	\$4,654.30	\$4,654.30	(\$1,633.19)	(\$1,121.54)
2767348	\$0.00	\$4,811.72	\$4,811.72	(\$1,688.43)	(\$1,121.54)
2767349	\$0.00	\$4,361.58	\$4,361.58	(\$1,530.48)	(\$986.96)
2767350	\$0.00	\$4,123.62	\$4,123.62	(\$1,446.98)	(\$1,121.54)
2767351	\$0.00	\$2,965.06	\$2,965.06	(\$1,040.44)	(\$986.96)
2767352	\$0.00	\$3,239.43	\$3,239.43	(\$1,136.72)	(\$1,121.54)
2767353	\$0.00	\$3,851.53	\$3,851.53	(\$1,351.50)	(\$986.96)
2767354	\$0.00	\$1,281.65	\$1,281.65	(\$449.73)	(\$449.73)
2819581	\$0.00	\$1,941.48	\$1,941.48	(\$681.27)	(\$560.77)
2767355	\$0.00	\$3,695.16	\$3,695.16	(\$1,296.63)	(\$986.96)
2767356	\$0.00	\$3,506.33	\$3,506.33	(\$1,230.37)	(\$874.38)
2767357	\$0.00	\$3,732.33	\$3,732.33	(\$1,309.67)	(\$1,121.54)
2767358	\$0.00	\$2,949.85	\$2,949.85	(\$1,035.10)	(\$1,035.10)
2767359	\$0.00	\$3,737.20	\$3,737.20	(\$1,311.38)	(\$986.96)

Appendix D-2
Phases #2-3 TIRZ Calculation

Parcel	Base Year Taxes		2023 Tax Increment	2024-25 TIRZ Credit Revenue	2024-25 TIRZ Credit
	Paid	2023 Taxes Paid			
2767360	\$0.00	\$3,784.34	\$3,784.34	(\$1,327.92)	(\$986.96)
2767361	\$0.00	\$3,244.42	\$3,244.42	(\$1,138.47)	(\$986.96)
2767362	\$0.00	\$2,957.08	\$2,957.08	(\$1,037.64)	(\$1,037.64)
2767363	\$0.00	\$3,212.82	\$3,212.82	(\$1,127.38)	(\$986.96)
2767364	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
2767365	\$0.00	\$3,147.65	\$3,147.65	(\$1,104.51)	(\$1,104.51)
2767366	\$0.00	\$4,500.65	\$4,500.65	(\$1,579.28)	(\$986.96)
2767367	\$0.00	\$4,509.50	\$4,509.50	(\$1,582.38)	(\$986.96)
2767368	\$0.00	\$3,049.40	\$3,049.40	(\$1,070.03)	(\$1,070.03)
2767369	\$0.00	\$4,450.97	\$4,450.97	(\$1,561.85)	(\$986.96)
2767370	\$0.00	\$3,370.21	\$3,370.21	(\$1,182.61)	(\$986.96)
2767371	\$0.00	\$4,554.27	\$4,554.27	(\$1,598.09)	(\$986.96)
2767372	\$0.00	\$3,535.19	\$3,535.19	(\$1,240.50)	(\$986.96)
2767373	\$0.00	\$2,016.77	\$2,016.77	(\$707.68)	(\$707.68)
2767374	\$0.00	\$3,244.29	\$3,244.29	(\$1,138.42)	(\$1,121.54)
2767375	\$0.00	\$3,244.29	\$3,244.29	(\$1,138.42)	(\$986.96)
2767376	\$0.00	\$3,757.57	\$3,757.57	(\$1,318.53)	(\$1,121.54)
2767377	\$0.00	\$5,009.65	\$5,009.65	(\$1,757.89)	(\$1,121.54)
2767378	\$0.00	\$3,382.87	\$3,382.87	(\$1,187.05)	(\$1,121.54)
2767379	\$0.00	\$4,537.01	\$4,537.01	(\$1,592.04)	(\$986.96)
2767380	\$0.00	\$3,674.74	\$3,674.74	(\$1,289.47)	(\$1,121.54)
2767381	\$0.00	\$12.24	\$12.24	(\$4.30)	\$0.00
743021	\$0.13	\$3,715.64	\$3,715.51	(\$1,303.77)	(\$986.96)
743022	\$0.13	\$2,059.05	\$2,058.92	(\$722.47)	(\$722.47)
743023	\$0.13	\$3,385.33	\$3,385.20	(\$1,187.87)	(\$986.96)
743024	\$0.13	\$2,895.49	\$2,895.36	(\$1,015.98)	(\$986.96)
743025	\$0.13	\$3,181.76	\$3,181.63	(\$1,116.43)	(\$986.96)
743026	\$0.13	\$2,582.23	\$2,582.10	(\$906.06)	(\$906.06)
743027	\$0.13	\$3,544.17	\$3,544.04	(\$1,243.60)	(\$986.96)
743028	\$0.13	\$3,244.42	\$3,244.29	(\$1,138.42)	(\$986.96)
743029	\$0.13	\$2,522.07	\$2,521.94	(\$884.95)	(\$884.95)
743030	\$0.13	\$3,226.05	\$3,225.92	(\$1,131.97)	(\$986.96)
743031	\$0.13	\$3,004.03	\$3,003.90	(\$1,054.07)	(\$986.96)
743032	\$0.13	\$3,220.07	\$3,219.94	(\$1,129.88)	(\$986.96)
743033	\$0.13	\$3,659.98	\$3,659.85	(\$1,284.24)	(\$986.96)
743034	\$0.13	\$4,023.77	\$4,023.64	(\$1,411.89)	(\$986.96)
743035	\$0.13	\$4,168.33	\$4,168.20	(\$1,462.62)	(\$986.96)
743036	\$0.13	\$3,948.39	\$3,948.26	(\$1,385.44)	(\$986.96)
743037	\$0.13	\$3,189.32	\$3,189.19	(\$1,119.09)	(\$986.96)
743038	\$0.13	\$4,140.47	\$4,140.34	(\$1,452.84)	(\$986.96)
743039	\$0.13	\$2,348.21	\$2,348.08	(\$823.94)	(\$823.94)
743040	\$0.13	\$2,063.94	\$2,063.81	(\$724.19)	(\$724.19)
743041	\$0.13	\$3,052.88	\$3,052.75	(\$1,071.21)	(\$986.96)
743042	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00

Appendix D-2
Phases #2-3 TIRZ Calculation

Parcel	Base Year Taxes		2023 Tax Increment	2024-25 TIRZ Credit Revenue	2024-25 TIRZ Credit
	Paid	2023 Taxes Paid			
743043	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
743044	\$0.13	\$3,360.73	\$3,360.60	(\$1,179.23)	(\$986.96)
743045	\$0.13	\$2,754.08	\$2,753.95	(\$966.36)	(\$966.36)
743046	\$0.13	\$4,268.12	\$4,267.99	(\$1,497.64)	(\$986.96)
743047	\$0.13	\$3,606.77	\$3,606.64	(\$1,265.57)	(\$986.96)
743048	\$0.13	\$0.00	\$0.00	\$0.00	\$0.00
743049	\$0.13	\$4,040.22	\$4,040.09	(\$1,417.67)	(\$986.96)
743050	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
743051	\$0.13	\$2,717.30	\$2,717.17	(\$953.45)	(\$953.45)
743052	\$0.13	\$2,483.00	\$2,482.87	(\$871.24)	(\$871.24)
743053	\$0.13	\$2,703.58	\$2,703.45	(\$948.64)	(\$948.64)
743054	\$0.13	\$3,032.25	\$3,032.12	(\$1,063.97)	(\$986.96)
743055	\$0.13	\$2,813.55	\$2,813.42	(\$987.23)	(\$986.96)
743056	\$0.13	\$2,997.79	\$2,997.66	(\$1,051.88)	(\$986.96)
743057	\$0.13	\$2,250.99	\$2,250.86	(\$789.83)	(\$789.83)
743058	\$0.13	\$3,452.03	\$3,451.90	(\$1,211.27)	(\$986.96)
743059	\$0.13	\$3,214.60	\$3,214.47	(\$1,127.96)	(\$986.96)
743060	\$0.13	\$2,935.62	\$2,935.49	(\$1,030.06)	(\$986.96)
743061	\$0.13	\$2,177.68	\$2,177.55	(\$764.10)	(\$764.10)
743062	\$0.13	\$3,732.60	\$3,732.47	(\$1,309.72)	(\$986.96)
743063	\$0.13	\$4,115.42	\$4,115.29	(\$1,444.05)	(\$986.96)
743064	\$0.13	\$2,848.24	\$2,848.11	(\$999.40)	(\$986.96)
743065	\$0.13	\$3,556.61	\$3,556.48	(\$1,247.97)	(\$986.96)
743066	\$0.13	\$2,982.48	\$2,982.35	(\$1,046.51)	(\$986.96)
743067	\$0.13	\$2,555.38	\$2,555.25	(\$896.64)	(\$896.64)
743068	\$0.13	\$2,148.05	\$2,147.92	(\$753.70)	(\$753.70)
743069	\$0.13	\$3,986.37	\$3,986.24	(\$1,398.77)	(\$986.96)
743070	\$0.13	\$3,354.60	\$3,354.47	(\$1,177.08)	(\$986.96)
743071	\$0.13	\$2,455.66	\$2,455.53	(\$861.64)	(\$861.64)
743072	\$0.13	\$2,812.32	\$2,812.19	(\$986.80)	(\$986.80)
743073	\$0.13	\$2,168.97	\$2,168.84	(\$761.04)	(\$761.04)
743074	\$0.13	\$2,249.74	\$2,249.61	(\$789.39)	(\$789.39)
743075	\$0.13	\$3,063.83	\$3,063.70	(\$1,075.05)	(\$986.96)
743076	\$0.13	\$2,834.08	\$2,833.95	(\$994.43)	(\$986.96)
743077	\$0.13	\$2,787.75	\$2,787.62	(\$978.17)	(\$978.17)
743078	\$0.13	\$2,834.89	\$2,834.76	(\$994.72)	(\$986.96)
743079	\$0.13	\$3,109.74	\$3,109.61	(\$1,091.16)	(\$986.96)
743080	\$0.13	\$3,030.16	\$3,030.03	(\$1,063.24)	(\$986.96)
743081	\$0.13	\$2,781.02	\$2,780.89	(\$975.81)	(\$975.81)
743082	\$0.13	\$3,029.12	\$3,028.99	(\$1,062.87)	(\$986.96)
743083	\$0.13	\$3,440.31	\$3,440.18	(\$1,207.16)	(\$986.96)
743084	\$0.13	\$2,282.04	\$2,281.91	(\$800.72)	(\$800.72)
743085	\$0.13	\$3,623.73	\$3,623.60	(\$1,271.52)	(\$986.96)
743086	\$0.13	\$3,423.45	\$3,423.32	(\$1,201.24)	(\$986.96)

Appendix D-2
Phases #2-3 TIRZ Calculation

Parcel	Base Year Taxes		2023 Tax Increment	2024-25 TIRZ Credit Revenue	2024-25 TIRZ Credit
	Paid	2023 Taxes Paid			
743087	\$0.13	\$3,267.73	\$3,267.60	(\$1,146.60)	(\$986.96)
743088	\$0.13	\$3,205.21	\$3,205.08	(\$1,124.66)	(\$986.96)
743089	\$0.13	\$2,821.42	\$2,821.29	(\$989.99)	(\$986.96)
743090	\$0.13	\$4,207.72	\$4,207.59	(\$1,476.44)	(\$986.96)
743091	\$0.13	\$3,599.47	\$3,599.34	(\$1,263.01)	(\$986.96)
743092	\$0.13	\$3,109.74	\$3,109.61	(\$1,091.16)	(\$986.96)
743093	\$0.13	\$2,484.73	\$2,484.60	(\$871.84)	(\$871.84)
743094	\$0.13	\$2,835.99	\$2,835.86	(\$995.10)	(\$986.96)
743095	\$0.13	\$3,050.36	\$3,050.23	(\$1,070.32)	(\$986.96)
743096	\$0.13	\$3,746.38	\$3,746.25	(\$1,314.56)	(\$986.96)
743097	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
743098	\$0.13	\$3,523.63	\$3,523.50	(\$1,236.39)	(\$818.73)
743099	\$0.13	\$4,014.25	\$4,014.12	(\$1,408.55)	(\$818.73)
743100	\$0.13	\$2,731.31	\$2,731.18	(\$958.37)	(\$818.73)
743101	\$0.13	\$3,060.77	\$3,060.64	(\$1,073.98)	PREPAID
743102	\$0.13	\$2,612.67	\$2,612.54	(\$916.74)	(\$818.73)
743103	\$0.13	\$2,303.87	\$2,303.74	(\$808.38)	(\$808.38)
743104	\$0.13	\$2,138.58	\$2,138.45	(\$750.38)	(\$750.38)
743105	\$0.13	\$2,390.51	\$2,390.38	(\$838.78)	(\$818.73)
743106	\$0.13	\$2,596.32	\$2,596.19	(\$911.00)	(\$818.73)
743107	\$0.13	\$2,814.68	\$2,814.55	(\$987.62)	(\$818.73)
743108	\$0.13	\$4,054.27	\$4,054.14	(\$1,422.60)	(\$818.73)
743109	\$0.13	\$3,065.58	\$3,065.45	(\$1,075.67)	(\$818.73)
743110	\$0.13	\$2,109.66	\$2,109.53	(\$740.23)	(\$740.23)
743111	\$0.13	\$2,865.88	\$2,865.75	(\$1,005.59)	(\$818.73)
743112	\$0.13	\$3,233.88	\$3,233.75	(\$1,134.72)	(\$818.73)
743113	\$0.13	\$3,135.05	\$3,134.92	(\$1,100.04)	(\$818.73)
743114	\$0.13	\$2,815.91	\$2,815.78	(\$988.06)	(\$818.73)
743115	\$0.13	\$3,537.01	\$3,536.88	(\$1,241.09)	(\$818.73)
743116	\$0.13	\$3,209.08	\$3,208.95	(\$1,126.02)	(\$818.73)
743117	\$0.13	\$2,576.53	\$2,576.40	(\$904.06)	(\$818.73)
743118	\$0.13	\$2,370.26	\$2,370.13	(\$831.68)	(\$818.73)
743119	\$0.13	\$2,914.81	\$2,914.68	(\$1,022.76)	(\$818.73)
743120	\$0.13	\$3,087.13	\$3,087.00	(\$1,083.23)	(\$818.73)
743121	\$0.13	\$2,473.96	\$2,473.83	(\$868.07)	(\$818.73)
743122	\$0.13	\$2,711.32	\$2,711.19	(\$951.36)	(\$818.73)
743123	\$0.13	\$2,088.79	\$2,088.66	(\$732.91)	(\$732.91)
743124	\$0.13	\$3,387.46	\$3,387.33	(\$1,188.61)	(\$818.73)
743125	\$0.13	\$2,914.81	\$2,914.68	(\$1,022.76)	(\$818.73)
743126	\$0.13	\$3,153.16	\$3,153.03	(\$1,106.40)	(\$818.73)
743127	\$0.13	\$2,865.55	\$2,865.42	(\$1,005.47)	(\$818.73)
743128	\$0.13	\$4,202.17	\$4,202.04	(\$1,474.49)	(\$818.73)
743129	\$0.13	\$2,700.21	\$2,700.08	(\$947.46)	(\$818.73)
743130	\$0.13	\$2,097.49	\$2,097.36	(\$735.96)	(\$735.96)

Appendix D-2
Phases #2-3 TIRZ Calculation

Parcel	Base Year Taxes		2023 Tax Increment	2024-25 TIRZ Credit Revenue	2024-25 TIRZ Credit
	Paid	2023 Taxes Paid			
743131	\$0.13	\$1,928.43	\$1,928.30	(\$676.64)	(\$676.64)
743132	\$0.13	\$2,876.59	\$2,876.46	(\$1,009.35)	PREPAID
743133	\$0.13	\$2,346.56	\$2,346.43	(\$823.36)	(\$818.73)
743134	\$0.13	\$2,655.95	\$2,655.82	(\$931.93)	(\$818.73)
743135	\$0.13	\$2,128.26	\$2,128.13	(\$746.76)	(\$746.76)
743136	\$0.13	\$2,270.33	\$2,270.20	(\$796.61)	(\$796.61)
743137	\$0.13	\$2,878.46	\$2,878.33	(\$1,010.00)	(\$818.73)
743138	\$0.13	\$2,687.36	\$2,687.23	(\$942.95)	(\$818.73)
743139	\$0.07	\$958.66	\$958.59	(\$336.37)	(\$336.37)
1033512	\$0.07	\$1,438.06	\$1,437.99	(\$504.59)	(\$409.36)
743140	\$0.13	\$2,139.28	\$2,139.15	(\$750.63)	(\$750.63)
743141	\$0.13	\$2,782.55	\$2,782.42	(\$976.35)	(\$818.73)
743142	\$0.13	\$91.68	\$91.55	(\$32.12)	(\$32.12)
743143	\$0.13	\$3,101.24	\$3,101.11	(\$1,088.18)	(\$818.73)
743144	\$0.13	\$2,890.68	\$2,890.55	(\$1,014.29)	(\$818.73)
743145	\$0.13	\$3,097.50	\$3,097.37	(\$1,086.87)	(\$818.73)
743146	\$0.13	\$1,927.37	\$1,927.24	(\$676.27)	(\$676.27)
743147	\$0.13	\$3,198.79	\$3,198.66	(\$1,122.41)	(\$818.73)
743148	\$0.13	\$2,921.49	\$2,921.36	(\$1,025.10)	(\$818.73)
743149	\$0.13	\$2,509.64	\$2,509.51	(\$880.59)	(\$818.73)
743150	\$0.13	\$3,109.74	\$3,109.61	(\$1,091.16)	(\$818.73)
743151	\$0.13	\$2,453.02	\$2,452.89	(\$860.72)	(\$818.73)
743152	\$0.13	\$2,772.92	\$2,772.79	(\$972.97)	(\$818.73)
743153	\$0.13	\$2,653.08	\$2,652.95	(\$930.92)	(\$818.73)
743154	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
743155	\$0.13	\$3,519.89	\$3,519.76	(\$1,235.08)	(\$986.96)
743156	\$0.13	\$1,766.85	\$1,766.72	(\$619.94)	(\$619.94)
743157	\$0.13	\$2,359.98	\$2,359.85	(\$828.07)	(\$818.73)
743158	\$0.13	\$3,421.94	\$3,421.81	(\$1,200.71)	(\$818.73)
743159	\$0.13	\$3,740.87	\$3,740.74	(\$1,312.62)	(\$818.73)
743160	\$0.13	\$1,686.39	\$1,686.26	(\$591.71)	(\$591.71)
743161	\$0.13	\$2,885.65	\$2,885.52	(\$1,012.53)	(\$818.73)
743162	\$0.13	\$3,416.11	\$3,415.98	(\$1,198.67)	(\$818.73)
743163	\$0.13	\$2,908.55	\$2,908.42	(\$1,020.56)	(\$818.73)
743164	\$0.13	\$2,907.73	\$2,907.60	(\$1,020.28)	(\$818.73)
743165	\$0.13	\$2,509.83	\$2,509.70	(\$880.65)	(\$818.73)
743166	\$0.13	\$2,607.78	\$2,607.65	(\$915.02)	(\$818.73)
743167	\$0.13	\$3,029.27	\$3,029.14	(\$1,062.92)	(\$818.73)
743168	\$0.13	\$2,865.19	\$2,865.06	(\$1,005.35)	(\$818.73)
743169	\$0.13	\$2,558.80	\$2,558.67	(\$897.84)	(\$818.73)
743170	\$0.13	\$2,592.66	\$2,592.53	(\$909.72)	(\$818.73)
743171	\$0.13	\$2,733.88	\$2,733.75	(\$959.27)	(\$818.73)
743172	\$0.13	\$2,935.88	\$2,935.75	(\$1,030.15)	(\$818.73)
743173	\$0.13	\$2,625.33	\$2,625.20	(\$921.18)	(\$818.73)

Appendix D-2
Phases #2-3 TIRZ Calculation

Parcel	Base Year Taxes		2023 Tax Increment	2024-25 TIRZ Credit Revenue	2024-25 TIRZ Credit
	Paid	2023 Taxes Paid			
743174	\$0.13	\$1,544.09	\$1,543.96	(\$541.77)	(\$541.77)
743175	\$0.13	\$1,707.54	\$1,707.41	(\$599.13)	(\$599.13)
743176	\$0.13	\$1,666.29	\$1,666.16	(\$584.65)	(\$584.65)
743177	\$0.13	\$0.00	\$0.00	\$0.00	\$0.00
743178	\$0.13	\$2,626.14	\$2,626.01	(\$921.47)	(\$818.73)
743179	\$0.13	\$2,496.08	\$2,495.95	(\$875.83)	(\$818.73)
743180	\$0.13	\$2,501.86	\$2,501.73	(\$877.86)	(\$818.73)
743181	\$0.13	\$3,409.70	\$3,409.57	(\$1,196.42)	(\$818.73)
743182	\$0.13	\$3,734.14	\$3,734.01	(\$1,310.26)	(\$818.73)
743183	\$0.13	\$3,363.29	\$3,363.16	(\$1,180.13)	(\$818.73)
743184	\$0.13	\$2,949.22	\$2,949.09	(\$1,034.83)	(\$818.73)
743185	\$0.13	\$2,693.48	\$2,693.35	(\$945.10)	(\$818.73)
743186	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
743187	\$0.13	\$2,810.24	\$2,810.11	(\$986.07)	(\$818.73)
743188	\$0.13	\$2,356.79	\$2,356.66	(\$826.95)	(\$818.73)
743189	\$0.13	\$2,699.60	\$2,699.47	(\$947.24)	(\$818.73)
743190	\$0.13	\$2,794.48	\$2,794.35	(\$980.54)	(\$818.73)
743191	\$0.13	\$2,155.10	\$2,154.97	(\$756.18)	(\$756.18)
743192	\$0.13	\$2,508.82	\$2,508.69	(\$880.30)	(\$818.73)
743193	\$0.13	\$2,480.29	\$2,480.16	(\$870.29)	(\$818.73)
743194	\$0.13	\$2,943.35	\$2,943.22	(\$1,032.77)	(\$818.73)
743195	\$0.13	\$2,522.07	\$2,521.94	(\$884.95)	(\$818.73)
743196	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
743197	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
743198	\$0.13	\$1,469.87	\$1,469.74	(\$515.73)	(\$515.73)
743199	\$0.13	\$1,460.04	\$1,459.91	(\$512.28)	(\$512.28)
743200	\$0.13	\$2,356.79	\$2,356.66	(\$826.95)	(\$818.73)
743201	\$0.13	\$2,062.96	\$2,062.83	(\$723.85)	(\$723.85)
743202	\$0.13	\$2,874.52	\$2,874.39	(\$1,008.62)	(\$818.73)
743203	\$0.13	\$2,258.85	\$2,258.72	(\$792.58)	(\$792.58)
743204	\$0.13	\$0.00	\$0.00	\$0.00	\$0.00
743205	\$0.13	\$2,498.53	\$2,498.40	(\$876.69)	(\$818.73)
743206	\$0.13	\$523.40	\$523.27	(\$183.61)	(\$183.61)
743207	\$0.13	\$1,662.82	\$1,662.69	(\$583.44)	(\$583.44)
743208	\$0.13	\$447.64	\$447.51	(\$157.03)	(\$157.03)
743209	\$0.13	\$2,253.89	\$2,253.76	(\$790.84)	(\$790.84)
743210	\$0.13	\$3,128.11	\$3,127.98	(\$1,097.61)	(\$818.73)
743211	\$0.13	\$2,640.50	\$2,640.37	(\$926.50)	(\$818.73)
743212	\$0.13	\$2,515.95	\$2,515.82	(\$882.80)	(\$818.73)
743213	\$0.13	\$2,430.86	\$2,430.73	(\$852.94)	(\$818.73)
743214	\$0.13	\$3,073.01	\$3,072.88	(\$1,078.27)	(\$818.73)
743215	\$0.13	\$2,358.95	\$2,358.82	(\$827.71)	(\$818.73)
743216	\$0.13	\$2,179.07	\$2,178.94	(\$764.59)	(\$764.59)
743217	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00

Appendix D-2
Phases #2-3 TIRZ Calculation

Parcel	Base Year Taxes		2023 Tax Increment	2024-25 TIRZ Credit Revenue	2024-25 TIRZ Credit
	Paid	2023 Taxes Paid			
2796880	\$13.68	\$3,509.19	\$3,495.51	(\$1,226.58)	(\$986.96)
2796881	\$13.68	\$2,655.90	\$2,642.22	(\$927.16)	(\$927.16)
2796882	\$13.68	\$4,421.37	\$4,407.69	(\$1,546.66)	(\$986.96)
2796883	\$13.68	\$3,727.30	\$3,713.62	(\$1,303.11)	(\$986.96)
2796884	\$13.68	\$4,748.37	\$4,734.69	(\$1,661.40)	(\$986.96)
2796885	\$13.68	\$3,746.38	\$3,732.70	(\$1,309.81)	(\$986.96)
2796886	\$13.68	\$0.00	\$0.00	\$0.00	\$0.00
2796887	\$13.68	\$3,252.36	\$3,238.68	(\$1,136.45)	(\$901.91)
2796888	\$13.68	\$3,960.64	\$3,946.96	(\$1,384.99)	(\$986.96)
2796889	\$13.68	\$3,110.81	\$3,097.13	(\$1,086.78)	(\$986.96)
2796890	\$13.68	\$5,344.29	\$5,330.61	(\$1,870.51)	(\$986.96)
2796891	\$13.68	\$3,543.09	\$3,529.41	(\$1,238.47)	(\$986.96)
2796892	\$13.68	\$3,425.81	\$3,412.13	(\$1,197.32)	(\$986.96)
2796893	\$13.68	\$5,473.35	\$5,459.67	(\$1,915.80)	(\$986.96)
2796894	\$13.68	\$3,437.24	\$3,423.56	(\$1,201.33)	(\$986.96)
2796895	\$13.68	\$3,801.48	\$3,787.80	(\$1,329.14)	(\$986.96)
2796896	\$13.68	\$4,058.37	\$4,044.69	(\$1,419.28)	(\$986.96)
2796897	\$13.68	\$3,489.28	\$3,475.60	(\$1,219.59)	(\$986.96)
2796898	\$13.68	\$3,703.53	\$3,689.85	(\$1,294.77)	(\$986.96)
2796899	\$13.68	\$3,005.66	\$2,991.98	(\$1,049.89)	(\$986.96)
2796900	\$13.68	\$4,917.19	\$4,903.51	(\$1,720.64)	(\$986.96)
2796901	\$13.68	\$2,642.15	\$2,628.47	(\$922.33)	(\$922.33)
2796902	\$13.68	\$1,698.35	\$1,684.67	(\$591.15)	(\$591.15)
2796903	\$13.68	\$2,999.85	\$2,986.17	(\$1,047.85)	(\$986.96)
2796904	\$13.68	\$5,203.02	\$5,189.34	(\$1,820.94)	(\$986.96)
2796905	\$13.68	\$4,460.50	\$4,446.82	(\$1,560.39)	(\$986.96)
2796906	\$13.68	\$3,119.82	\$3,106.14	(\$1,089.95)	(\$986.96)
2796907	\$13.68	\$3,854.29	\$3,840.61	(\$1,347.67)	(\$986.96)
2796908	\$13.68	\$3,659.33	\$3,645.65	(\$1,279.26)	(\$986.96)
2796909	\$13.68	\$3,224.77	\$3,211.09	(\$1,126.77)	(\$986.96)
2796910	\$13.68	\$4,601.07	\$4,587.39	(\$1,609.72)	(\$986.96)
2796911	\$13.68	\$3,075.65	\$3,061.97	(\$1,074.45)	(\$986.96)
2796912	\$13.68	\$3,366.85	\$3,353.17	(\$1,176.63)	(\$986.96)
2796913	\$13.68	\$3,391.33	\$3,377.65	(\$1,185.22)	(\$986.96)
2796914	\$13.68	\$3,633.24	\$3,619.56	(\$1,270.11)	(\$986.96)
2796915	\$13.68	\$3,106.34	\$3,092.66	(\$1,085.22)	(\$986.96)
2796916	\$13.68	\$4,955.59	\$4,941.91	(\$1,734.12)	(\$986.96)
2796917	\$13.68	\$5,040.67	\$5,026.99	(\$1,763.97)	(\$986.96)
2796918	\$13.68	\$3,489.28	\$3,475.60	(\$1,219.59)	(\$986.96)
2796919	\$13.68	\$0.00	\$0.00	\$0.00	\$0.00
2796920	\$13.68	\$2,763.69	\$2,750.01	(\$964.98)	(\$964.98)
2796921	\$13.68	\$3,272.53	\$3,258.85	(\$1,143.53)	(\$986.96)
2796922	\$13.68	\$4,319.30	\$4,305.62	(\$1,510.84)	(\$986.96)
2796923	\$13.68	\$4,679.39	\$4,665.71	(\$1,637.20)	(\$986.96)

Appendix D-2
Phases #2-3 TIRZ Calculation

Parcel	Base Year Taxes		2023 Tax Increment	2024-25 TIRZ Credit Revenue	2024-25 TIRZ Credit
	Paid	2023 Taxes Paid			
2796924	\$13.68	\$4,101.43	\$4,087.75	(\$1,434.39)	(\$986.96)
2796925	\$13.68	\$2,999.19	\$2,985.51	(\$1,047.62)	(\$986.96)
2796926	\$13.68	\$3,505.79	\$3,492.11	(\$1,225.38)	(\$986.96)
2796927	\$13.68	\$3,086.38	\$3,072.70	(\$1,078.21)	(\$986.96)
2796928	\$13.68	\$4,515.48	\$4,501.80	(\$1,579.68)	(\$986.96)
2796929	\$13.68	\$3,848.16	\$3,834.48	(\$1,345.52)	(\$986.96)
2796930	\$13.68	\$2,646.11	\$2,632.43	(\$923.72)	(\$818.73)
2796931	\$13.68	\$2,788.69	\$2,775.01	(\$973.75)	(\$818.73)
2796932	\$13.68	\$4,036.00	\$4,022.32	(\$1,411.43)	(\$818.73)
2796933	\$13.68	\$3,614.44	\$3,600.76	(\$1,263.51)	(\$818.73)
2796934	\$13.68	\$2,598.32	\$2,584.64	(\$906.95)	(\$818.73)
2796935	\$13.68	\$2,983.77	\$2,970.09	(\$1,042.21)	(\$818.73)
2796936	\$13.68	\$2,986.48	\$2,972.80	(\$1,043.16)	(\$818.73)
2796937	\$13.68	\$3,025.02	\$3,011.34	(\$1,056.68)	(\$818.73)
2796938	\$13.68	\$3,962.74	\$3,949.06	(\$1,385.73)	(\$818.73)
2796939	\$13.68	\$3,220.57	\$3,206.89	(\$1,125.30)	(\$818.73)
2796940	\$13.68	\$3,540.94	\$3,527.26	(\$1,237.72)	(\$818.73)
2796941	\$13.68	\$2,944.50	\$2,930.82	(\$1,028.43)	(\$818.73)
2796942	\$13.68	\$2,481.65	\$2,467.97	(\$866.01)	(\$818.73)
2796943	\$13.68	\$2,725.73	\$2,712.05	(\$951.66)	(\$818.73)
2796944	\$13.68	\$2,366.85	\$2,353.17	(\$825.73)	(\$818.73)
2796945	\$13.68	\$3,060.77	\$3,047.09	(\$1,069.23)	(\$818.73)
2796946	\$0.00	\$6.12	\$6.12	(\$2.15)	\$0.00
2796947	\$0.00	\$6.12	\$6.12	(\$2.15)	\$0.00
2796948	\$0.00	\$12.24	\$12.24	(\$4.30)	\$0.00
2796949	\$0.00	\$6.12	\$6.12	(\$2.15)	\$0.00
2796950	\$0.00	\$6.12	\$6.12	(\$2.15)	\$0.00
775214	\$0.28	\$2,719.18	\$2,718.90	(\$954.06)	(\$818.73)
775215	\$0.28	\$1,669.74	\$1,669.46	(\$585.81)	(\$585.81)
775216	\$0.28	\$3,054.18	\$3,053.90	(\$1,071.61)	(\$818.73)
775217	\$0.28	\$3,412.76	\$3,412.48	(\$1,197.44)	(\$818.73)
775218	\$0.28	\$2,200.47	\$2,200.19	(\$772.05)	(\$772.05)
775219	\$0.28	\$1,808.22	\$1,807.94	(\$634.41)	(\$634.41)
775220	\$0.28	\$2,822.03	\$2,821.75	(\$990.15)	(\$818.73)
775221	\$0.28	\$2,120.75	\$2,120.47	(\$744.07)	(\$744.07)
775222	\$0.28	\$1,453.30	\$1,453.02	(\$509.86)	(\$509.86)
775223	\$0.14	\$1,266.71	\$1,266.57	(\$444.44)	(\$409.36)
1026185	\$0.14	\$1,358.53	\$1,358.39	(\$476.66)	(\$409.36)
775224	\$0.28	\$2,207.16	\$2,206.88	(\$774.39)	(\$774.39)
775225	\$0.28	\$2,760.81	\$2,760.53	(\$968.67)	(\$818.73)
775226	\$0.28	\$1,566.40	\$1,566.12	(\$549.55)	(\$549.55)
775227	\$0.28	\$1,669.06	\$1,668.78	(\$585.57)	(\$585.57)
775228	\$0.28	\$2,815.91	\$2,815.63	(\$988.00)	(\$818.73)
775229	\$0.28	\$2,968.95	\$2,968.67	(\$1,041.71)	(\$818.73)

Appendix D-2
Phases #2-3 TIRZ Calculation

Parcel	Base Year Taxes		2023 Tax Increment	2024-25 TIRZ Credit Revenue	2024-25 TIRZ Credit
	Paid	2023 Taxes Paid			
775230	\$0.28	\$2,279.89	\$2,279.61	(\$799.91)	(\$799.91)
775231	\$0.28	\$1,665.81	\$1,665.53	(\$584.43)	(\$584.43)
775232	\$0.28	\$1,596.74	\$1,596.46	(\$560.20)	(\$560.20)
775233	\$0.28	\$2,956.70	\$2,956.42	(\$1,037.41)	(\$818.73)
775234	\$0.28	\$2,862.22	\$2,861.94	(\$1,004.25)	(\$818.73)
775235	\$0.28	\$1,659.13	\$1,658.85	(\$582.09)	(\$582.09)
775236	\$0.28	\$1,842.75	\$1,842.47	(\$646.52)	(\$646.52)
775237	\$0.28	\$2,305.70	\$2,305.42	(\$808.97)	(\$808.97)
775238	\$0.28	\$3,146.47	\$3,146.19	(\$1,104.00)	(\$818.73)
775239	\$0.28	\$2,638.38	\$2,638.10	(\$925.71)	(\$818.73)
775240	\$0.28	\$1,568.22	\$1,567.94	(\$550.19)	(\$550.19)
775241	\$0.28	\$2,051.47	\$2,051.19	(\$719.76)	(\$719.76)
775242	\$0.28	\$3,244.12	\$3,243.84	(\$1,138.26)	(\$818.73)
775243	\$0.28	\$1,648.84	\$1,648.56	(\$578.48)	(\$578.48)
775244	\$0.28	\$1,874.08	\$1,873.80	(\$657.52)	(\$657.52)
775245	\$0.28	\$1,684.10	\$1,683.82	(\$590.85)	(\$590.85)
775246	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
775247	\$0.28	\$1,740.56	\$1,740.28	(\$610.66)	(\$610.66)
775248	\$0.28	\$1,765.15	\$1,764.87	(\$619.29)	(\$619.29)
775249	\$0.28	\$1,744.61	\$1,744.33	(\$612.08)	(\$612.08)
775250	\$0.28	\$1,776.63	\$1,776.35	(\$623.32)	(\$623.32)
775251	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
775252	\$0.28	\$1,768.34	\$1,768.06	(\$620.41)	(\$620.41)
775253	\$0.28	\$1,753.13	\$1,752.85	(\$615.07)	(\$615.07)
775254	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
775255	\$0.28	\$1,557.87	\$1,557.59	(\$546.56)	(\$546.56)
775256	\$0.28	\$1,790.35	\$1,790.07	(\$628.13)	(\$628.13)
775257	\$0.28	\$1,765.10	\$1,764.82	(\$619.27)	(\$619.27)
775266	\$0.28	\$2,378.04	\$2,377.76	(\$834.36)	(\$818.73)
775267	\$0.28	\$1,581.99	\$1,581.71	(\$555.02)	(\$555.02)
775268	\$0.28	\$1,661.95	\$1,661.67	(\$583.08)	(\$583.08)
775269	\$0.28	\$2,324.96	\$2,324.68	(\$815.73)	(\$815.73)
775270	\$0.28	\$1,950.51	\$1,950.23	(\$684.34)	(\$684.34)
775271	\$0.28	\$1,655.86	\$1,655.58	(\$580.94)	(\$580.94)
775272	\$0.28	\$2,689.98	\$2,689.70	(\$943.82)	(\$818.73)
775273	\$0.28	\$1,655.86	\$1,655.58	(\$580.94)	(\$580.94)
775274	\$0.28	\$1,665.98	\$1,665.70	(\$584.49)	(\$584.49)
775275	\$0.28	\$1,538.29	\$1,538.01	(\$539.69)	(\$539.69)
775276	\$0.28	\$2,744.91	\$2,744.63	(\$963.09)	(\$818.73)
775277	\$0.28	\$1,900.45	\$1,900.17	(\$666.77)	(\$666.77)
775278	\$0.14	\$690.33	\$690.19	(\$242.19)	(\$242.19)
1040778	\$0.14	\$782.16	\$782.02	(\$274.41)	(\$274.41)
775279	\$0.28	\$1,669.66	\$1,669.38	(\$585.78)	(\$585.78)
775280	\$0.28	\$3,060.77	\$3,060.49	(\$1,073.93)	(\$818.73)

Appendix D-2
Phases #2-3 TIRZ Calculation

Parcel	Base Year Taxes		2023 Tax Increment	2024-25 TIRZ Credit Revenue	2024-25 TIRZ Credit
	Paid	2023 Taxes Paid			
775281	\$0.28	\$1,669.74	\$1,669.46	(\$585.81)	(\$585.81)
775282	\$0.28	\$1,669.74	\$1,669.46	(\$585.81)	(\$585.81)
775283	\$0.28	\$1,655.86	\$1,655.58	(\$580.94)	(\$580.94)
775284	\$0.28	\$2,809.79	\$2,809.51	(\$985.86)	(\$818.73)
775285	\$0.28	\$3,256.66	\$3,256.38	(\$1,142.66)	(\$818.73)
775286	\$0.28	\$1,564.51	\$1,564.23	(\$548.89)	(\$548.89)
775287	\$0.28	\$1,669.85	\$1,669.57	(\$585.85)	(\$585.85)
775288	\$0.28	\$1,588.52	\$1,588.24	(\$557.31)	(\$557.31)
775289	\$0.28	\$1,669.74	\$1,669.46	(\$585.81)	(\$585.81)
775290	\$0.28	\$1,654.17	\$1,653.89	(\$580.35)	(\$580.35)
775291	\$0.28	\$2,830.61	\$2,830.33	(\$993.16)	(\$818.73)
775292	\$0.28	\$1,669.85	\$1,669.57	(\$585.85)	(\$585.85)
775293	\$0.28	\$1,572.47	\$1,572.19	(\$551.68)	(\$551.68)
775294	\$0.28	\$3,121.99	\$3,121.71	(\$1,095.41)	(\$818.73)
775295	\$0.28	\$1,973.19	\$1,972.91	(\$692.29)	(\$692.29)
775296	\$0.28	\$1,669.74	\$1,669.46	(\$585.81)	(\$585.81)
775297	\$0.28	\$1,692.92	\$1,692.64	(\$593.95)	(\$593.95)
775298	\$0.28	\$2,744.83	\$2,744.55	(\$963.06)	(\$818.73)
775299	\$0.28	\$3,012.15	\$3,011.87	(\$1,056.86)	(\$818.73)
775300	\$0.28	\$2,830.61	\$2,830.33	(\$993.16)	(\$818.73)
775301	\$0.28	\$2,541.22	\$2,540.94	(\$891.62)	(\$818.73)
775302	\$0.28	\$1,938.59	\$1,938.31	(\$680.15)	(\$680.15)
775303	\$0.28	\$1,966.75	\$1,966.47	(\$690.03)	(\$690.03)
775304	\$0.28	\$1,690.22	\$1,689.94	(\$593.00)	(\$593.00)
775305	\$0.28	\$1,836.95	\$1,836.67	(\$644.49)	(\$644.49)
775306	\$0.28	\$2,207.05	\$2,206.77	(\$774.35)	(\$774.35)
775307	\$0.28	\$1,676.18	\$1,675.90	(\$588.07)	(\$588.07)
775308	\$0.28	\$1,565.35	\$1,565.07	(\$549.18)	(\$549.18)
775309	\$0.28	\$1,938.46	\$1,938.18	(\$680.11)	(\$680.11)
775310	\$0.28	\$2,172.24	\$2,171.96	(\$762.14)	(\$762.14)
775311	\$0.28	\$2,207.16	\$2,206.88	(\$774.39)	(\$774.39)
775312	\$0.28	\$1,938.46	\$1,938.18	(\$680.11)	(\$680.11)
775313	\$0.28	\$1,669.74	\$1,669.46	(\$585.81)	(\$585.81)
775314	\$0.28	\$3,099.62	\$3,099.34	(\$1,087.56)	(\$818.73)
775315	\$0.28	\$2,907.73	\$2,907.45	(\$1,020.22)	(\$818.73)
775316	\$0.28	\$3,875.57	\$3,875.29	(\$1,359.84)	(\$818.73)
775317	\$0.28	\$3,226.05	\$3,225.77	(\$1,131.92)	(\$818.73)
775318	\$0.28	\$2,809.17	\$2,808.89	(\$985.64)	(\$818.73)
775319	\$0.28	\$3,084.93	\$3,084.65	(\$1,082.40)	(\$818.73)
775320	\$0.28	\$3,011.80	\$3,011.52	(\$1,056.74)	(\$818.73)
775321	\$0.28	\$2,268.83	\$2,268.55	(\$796.03)	(\$796.03)
775322	\$0.28	\$2,768.52	\$2,768.24	(\$971.37)	(\$818.73)
775323	\$0.28	\$2,809.79	\$2,809.51	(\$985.86)	(\$818.73)
775324	\$0.28	\$3,232.17	\$3,231.89	(\$1,134.07)	(\$818.73)

Appendix D-2
Phases #2-3 TIRZ Calculation

Parcel	Base Year Taxes		2023 Tax Increment	2024-25 TIRZ Credit Revenue	2024-25 TIRZ Credit
	Paid	2023 Taxes Paid			
775325	\$0.28	\$3,522.13	\$3,521.85	(\$1,235.82)	(\$818.73)
775326	\$0.28	\$2,820.81	\$2,820.53	(\$989.72)	(\$818.73)
775327	\$0.28	\$2,782.22	\$2,781.94	(\$976.18)	(\$818.73)
775328	\$0.28	\$3,372.97	\$3,372.69	(\$1,183.48)	(\$818.73)
775329	\$0.28	\$3,115.86	\$3,115.58	(\$1,093.26)	(\$818.73)
775340	\$0.28	\$3,734.14	\$3,733.86	(\$1,310.21)	(\$818.73)
775341	\$0.28	\$3,201.57	\$3,201.29	(\$1,123.33)	(\$818.73)
775342	\$0.28	\$2,931.93	\$2,931.65	(\$1,028.72)	(\$818.73)
775343	\$0.28	\$2,755.42	\$2,755.14	(\$966.78)	(\$818.73)
775344	\$0.28	\$3,186.93	\$3,186.65	(\$1,118.19)	(\$818.73)
775345	\$0.28	\$3,317.87	\$3,317.59	(\$1,164.14)	(\$818.73)
775346	\$0.28	\$2,564.93	\$2,564.65	(\$899.94)	(\$818.73)
775347	\$0.28	\$2,499.69	\$2,499.41	(\$877.04)	(\$818.73)
775348	\$0.28	\$3,140.35	\$3,140.07	(\$1,101.85)	(\$818.73)
775349	\$0.28	\$2,558.80	\$2,558.52	(\$897.78)	(\$818.73)
775350	\$0.28	\$2,736.33	\$2,736.05	(\$960.08)	(\$818.73)
775351	\$0.28	\$2,774.53	\$2,774.25	(\$973.48)	(\$818.73)
775352	\$0.28	\$2,664.07	\$2,663.79	(\$934.72)	(\$818.73)
775353	\$0.28	\$3,590.86	\$3,590.58	(\$1,259.93)	(\$818.73)
775354	\$0.28	\$3,170.96	\$3,170.68	(\$1,112.59)	(\$818.73)
775355	\$0.28	\$2,782.35	\$2,782.07	(\$976.23)	(\$818.73)
775356	\$0.28	\$2,834.27	\$2,833.99	(\$994.45)	(\$818.73)
775357	\$0.28	\$2,858.76	\$2,858.48	(\$1,003.04)	(\$818.73)
775358	\$0.28	\$3,124.91	\$3,124.63	(\$1,096.43)	(\$818.73)
775359	\$0.28	\$3,415.82	\$3,415.54	(\$1,198.51)	(\$818.73)
775360	\$0.28	\$2,234.36	\$2,234.08	(\$783.94)	(\$783.94)
775361	\$0.28	\$3,060.77	\$3,060.49	(\$1,073.93)	(\$818.73)
775362	\$0.28	\$4,081.24	\$4,080.96	(\$1,432.01)	(\$818.73)
775363	\$0.28	\$2,571.05	\$2,570.77	(\$902.08)	(\$818.73)
775364	\$0.28	\$2,938.34	\$2,938.06	(\$1,030.96)	(\$818.73)
775365	\$0.28	\$2,938.79	\$2,938.51	(\$1,031.12)	(\$818.73)
775366	\$0.28	\$2,693.48	\$2,693.20	(\$945.04)	(\$818.73)
775367	\$0.28	\$3,024.04	\$3,023.76	(\$1,061.04)	(\$818.73)
775368	\$0.28	\$4,074.58	\$4,074.30	(\$1,429.67)	(\$818.73)
775369	\$0.28	\$2,448.62	\$2,448.34	(\$859.12)	(\$818.73)
775370	\$0.28	\$3,250.54	\$3,250.26	(\$1,140.52)	(\$818.73)
775371	\$0.28	\$3,054.65	\$3,054.37	(\$1,071.78)	(\$818.73)
775372	\$0.28	\$3,359.57	\$3,359.29	(\$1,178.77)	(\$818.73)
775373	\$0.28	\$2,552.51	\$2,552.23	(\$895.58)	(\$818.73)
775374	\$0.28	\$3,456.59	\$3,456.31	(\$1,212.82)	(\$818.73)
775375	\$0.28	\$3,507.64	\$3,507.36	(\$1,230.73)	(\$818.73)
775376	\$0.28	\$3,170.48	\$3,170.20	(\$1,112.42)	(\$818.73)
775377	\$0.28	\$3,509.86	\$3,509.58	(\$1,231.51)	(\$818.73)
775378	\$0.28	\$3,092.82	\$3,092.54	(\$1,085.17)	(\$818.73)

Appendix D-2
Phases #2-3 TIRZ Calculation

Parcel	Base Year Taxes		2023 Tax Increment	2024-25 TIRZ Credit Revenue	2024-25 TIRZ Credit
	Paid	2023 Taxes Paid			
775379	\$0.28	\$3,048.53	\$3,048.25	(\$1,069.63)	(\$818.73)
775380	\$0.28	\$3,024.04	\$3,023.76	(\$1,061.04)	(\$818.73)
775381	\$0.34	\$3,192.23	\$3,191.89	(\$1,120.03)	(\$986.96)
775382	\$0.34	\$3,171.57	\$3,171.23	(\$1,112.78)	(\$986.96)
775383	\$0.34	\$3,585.60	\$3,585.26	(\$1,258.07)	(\$986.96)
775384	\$0.34	\$3,296.42	\$3,296.08	(\$1,156.59)	(\$986.96)
775385	\$0.34	\$3,567.72	\$3,567.38	(\$1,251.79)	(\$986.96)
775386	\$0.34	\$2,736.33	\$2,735.99	(\$960.06)	(\$960.06)
775387	\$0.34	\$3,140.35	\$3,140.01	(\$1,101.83)	(\$986.96)
775388	\$0.34	\$2,840.39	\$2,840.05	(\$996.57)	(\$986.96)
775389	\$0.34	\$3,060.77	\$3,060.43	(\$1,073.90)	(\$986.96)
775390	\$0.34	\$2,810.62	\$2,810.28	(\$986.13)	(\$986.13)
775391	\$0.34	\$3,446.43	\$3,446.09	(\$1,209.23)	(\$986.96)
775392	\$0.34	\$3,299.51	\$3,299.17	(\$1,157.68)	(\$986.96)
775393	\$0.34	\$4,101.38	\$4,101.04	(\$1,439.05)	(\$986.96)
775394	\$0.34	\$3,757.42	\$3,757.08	(\$1,318.36)	(\$986.96)
775395	\$0.34	\$3,030.16	\$3,029.82	(\$1,063.16)	(\$986.96)
775396	\$0.34	\$3,550.49	\$3,550.15	(\$1,245.75)	(\$986.96)
775397	\$0.34	\$3,244.42	\$3,244.08	(\$1,138.35)	(\$986.96)
775398	\$0.34	\$3,079.13	\$3,078.79	(\$1,080.35)	(\$986.96)
775399	\$0.34	\$3,477.03	\$3,476.69	(\$1,219.97)	(\$986.96)
775400	\$0.34	\$3,444.49	\$3,444.15	(\$1,208.55)	(\$986.96)
775401	\$0.34	\$3,366.85	\$3,366.51	(\$1,181.31)	(\$986.96)
775402	\$0.34	\$3,568.86	\$3,568.52	(\$1,252.19)	(\$986.96)
775403	\$0.34	\$3,495.40	\$3,495.06	(\$1,226.42)	(\$986.96)
775404	\$0.34	\$2,871.00	\$2,870.66	(\$1,007.31)	(\$986.96)
775405	\$0.34	\$3,548.76	\$3,548.42	(\$1,245.14)	(\$986.96)
775406	\$0.34	\$3,770.87	\$3,770.53	(\$1,323.08)	(\$986.96)
775407	\$0.34	\$3,446.43	\$3,446.09	(\$1,209.23)	(\$986.96)
775408	\$0.34	\$3,692.98	\$3,692.64	(\$1,295.75)	(\$986.96)
775409	\$0.34	\$3,679.05	\$3,678.71	(\$1,290.86)	(\$986.96)
775410	\$0.34	\$3,146.26	\$3,145.92	(\$1,103.90)	(\$986.96)
775411	\$0.34	\$3,825.96	\$3,825.62	(\$1,342.41)	(\$986.96)
775412	\$0.34	\$3,085.26	\$3,084.92	(\$1,082.50)	(\$986.96)
775413	\$0.34	\$3,192.06	\$3,191.72	(\$1,119.97)	(\$986.96)
775414	\$0.34	\$4,254.90	\$4,254.56	(\$1,492.93)	(\$986.96)
775415	\$0.34	\$3,129.12	\$3,128.78	(\$1,097.89)	(\$986.96)
775416	\$0.34	\$2,360.45	\$2,360.11	(\$828.16)	(\$828.16)
775417	\$0.34	\$3,887.78	\$3,887.44	(\$1,364.10)	(\$986.96)
775418	\$0.34	\$3,485.83	\$3,485.49	(\$1,223.06)	(\$986.96)
775419	\$0.34	\$2,439.29	\$2,438.95	(\$855.83)	(\$855.83)
775420	\$0.34	\$2,962.83	\$2,962.49	(\$1,039.54)	(\$986.96)
775421	\$0.34	\$2,915.69	\$2,915.35	(\$1,023.00)	(\$986.96)
775422	\$0.34	\$3,975.31	\$3,974.97	(\$1,394.82)	(\$986.96)

Appendix D-2
Phases #2-3 TIRZ Calculation

Parcel	Base Year Taxes		2023 Tax Increment	2024-25 TIRZ Credit Revenue	2024-25 TIRZ Credit
	Paid	2023 Taxes Paid			
775423	\$0.34	\$3,030.16	\$3,029.82	(\$1,063.16)	(\$986.96)
775424	\$0.34	\$2,939.59	\$2,939.25	(\$1,031.38)	(\$986.96)
775425	\$0.34	\$4,197.15	\$4,196.81	(\$1,472.66)	(\$986.96)
775426	\$0.34	\$3,357.17	\$3,356.83	(\$1,177.91)	(\$986.96)
775427	\$0.34	\$3,416.43	\$3,416.09	(\$1,198.71)	(\$986.96)
775428	\$0.34	\$3,109.25	\$3,108.91	(\$1,090.92)	(\$986.96)
775429	\$0.34	\$2,944.46	\$2,944.12	(\$1,033.09)	(\$986.96)
775430	\$0.34	\$3,253.41	\$3,253.07	(\$1,141.50)	(\$986.96)
775431	\$0.34	\$3,651.28	\$3,650.94	(\$1,281.11)	(\$986.96)
775432	\$0.34	\$2,525.14	\$2,524.80	(\$885.95)	(\$885.95)
775433	\$0.34	\$3,262.78	\$3,262.44	(\$1,144.79)	(\$986.96)
775434	\$0.34	\$3,786.97	\$3,786.63	(\$1,328.73)	(\$986.96)
775435	\$0.34	\$3,531.06	\$3,530.72	(\$1,238.93)	(\$986.96)
775436	\$0.34	\$3,539.17	\$3,538.83	(\$1,241.78)	(\$986.96)
775437	\$0.34	\$0.00	\$0.00	\$0.00	\$0.00
775438	\$0.34	\$3,621.94	\$3,621.60	(\$1,270.82)	(\$986.96)
775439	\$0.34	\$3,832.22	\$3,831.88	(\$1,344.61)	(\$986.96)
775440	\$0.34	\$3,932.13	\$3,931.79	(\$1,379.67)	(\$986.96)
775441	\$0.34	\$2,867.66	\$2,867.32	(\$1,006.14)	(\$986.96)
775442	\$0.34	\$3,185.02	\$3,184.68	(\$1,117.50)	(\$986.96)
775443	\$0.34	\$3,668.61	\$3,668.27	(\$1,287.20)	(\$986.96)
775444	\$0.34	\$3,158.71	\$3,158.37	(\$1,108.27)	(\$986.96)
775445	\$0.34	\$4,082.93	\$4,082.59	(\$1,432.58)	(\$986.96)
775446	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Total	\$990.99	\$1,801,901.02	\$1,800,938.12	(\$631,949.19)	(\$526,021.34)

APPENDIX E
PHASE #2 ASSESSMENT ROLL – 2024-25

Appendix E
Assessment Roll Summary - Phase #2
2024-25

Parcel	Estimated No. of units	Lot Size	Lot Type	Equivalent Units	Outstanding Assessment	Principal	Interest	Excess Interest for Reserves	Administrative Expense	Annual Installment
2762544	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2762545	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2762546	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2762547	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2762548	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2762549	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2762550	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2762551	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2762552	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2762553	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2762554	0	0	Non-Assessed	0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
2767315	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2767316	1	70'	1	1.00	\$19,665.88	\$133.98	\$1,022.45	\$98.33	\$79.01	\$1,333.77
2767317	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2767318	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2767319	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2767320	1	70'	1	1.00	\$19,665.88	\$133.98	\$1,022.45	\$98.33	\$79.01	\$1,333.77
2767321	1	70'	1	1.00	\$19,665.88	\$133.98	\$1,022.45	\$98.33	\$79.01	\$1,333.77
2767322	1	70'	1	1.00	\$19,665.88	\$133.98	\$1,022.45	\$98.33	\$79.01	\$1,333.77
2767323	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2767324	1	70'	1	1.00	\$19,665.88	\$133.98	\$1,022.45	\$98.33	\$79.01	\$1,333.77
2767325	1	70'	1	1.00	\$19,665.88	\$133.98	\$1,022.45	\$98.33	\$79.01	\$1,333.77
2767326	1	70'	1	1.00	\$19,665.88	\$133.98	\$1,022.45	\$98.33	\$79.01	\$1,333.77
2767327	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2767328	1	70'	1	1.00	\$19,665.88	\$133.98	\$1,022.45	\$98.33	\$79.01	\$1,333.77
2767329	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2767330	1	70'	1	1.00	\$19,665.88	\$133.98	\$1,022.45	\$98.33	\$79.01	\$1,333.77
2767331	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2767332	1	70'	1	1.00	\$19,665.88	\$133.98	\$1,022.45	\$98.33	\$79.01	\$1,333.77
2767333	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2767334	1	70'	1	1.00	\$19,665.88	\$133.98	\$1,022.45	\$98.33	\$79.01	\$1,333.77
2767335	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2767336	1	70'	1	1.00	\$19,665.88	\$133.98	\$1,022.45	\$98.33	\$79.01	\$1,333.77
2767337	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2767338	1	70'	1	1.00	\$19,665.88	\$133.98	\$1,022.45	\$98.33	\$79.01	\$1,333.77
2767339	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2767340	1	70'	1	1.00	\$19,665.88	\$133.98	\$1,022.45	\$98.33	\$79.01	\$1,333.77
2767341	1	70'	1	1.00	\$19,665.88	\$133.98	\$1,022.45	\$98.33	\$79.01	\$1,333.77
2767342	1	70'	1	1.00	\$19,665.88	\$133.98	\$1,022.45	\$98.33	\$79.01	\$1,333.77
2767343	1	70'	1	1.00	\$19,665.88	\$133.98	\$1,022.45	\$98.33	\$79.01	\$1,333.77
2767344	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2767345	1	70'	1	1.00	\$19,665.88	\$133.98	\$1,022.45	\$98.33	\$79.01	\$1,333.77
2767346	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2767347	1	70'	1	1.00	\$19,665.88	\$133.98	\$1,022.45	\$98.33	\$79.01	\$1,333.77
2767348	1	70'	1	1.00	\$19,665.88	\$133.98	\$1,022.45	\$98.33	\$79.01	\$1,333.77
2767349	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2767350	1	70'	1	1.00	\$19,665.88	\$133.98	\$1,022.45	\$98.33	\$79.01	\$1,333.77
2767351	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2767352	1	70'	1	1.00	\$19,665.88	\$133.98	\$1,022.45	\$98.33	\$79.01	\$1,333.77
2767353	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2767354	1	70'	1	0.50	\$9,832.94	\$66.99	\$511.23	\$49.16	\$39.51	\$666.88
2819581	1	70'	1	0.50	\$9,832.94	\$66.99	\$511.23	\$49.16	\$39.51	\$666.88
2767355	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2767356	1	60'	2	PREPAID	PREPAID	PREPAID	PREPAID	PREPAID	PREPAID	PREPAID
2767357	1	70'	1	1.00	\$19,665.88	\$133.98	\$1,022.45	\$98.33	\$79.01	\$1,333.77
2767358	1	70'	1	1.00	\$19,665.88	\$133.98	\$1,022.45	\$98.33	\$79.01	\$1,333.77
2767359	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2767360	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2767361	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2767362	1	70'	1	1.00	\$19,665.88	\$133.98	\$1,022.45	\$98.33	\$79.01	\$1,333.77
2767363	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2767364	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2767365	1	70'	1	1.00	\$19,665.88	\$133.98	\$1,022.45	\$98.33	\$79.01	\$1,333.77
2767366	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2767367	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2767368	1	70'	1	1.00	\$19,665.88	\$133.98	\$1,022.45	\$98.33	\$79.01	\$1,333.77
2767369	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2767370	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2767371	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2767372	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2767373	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2767374	1	70'	1	1.00	\$19,665.88	\$133.98	\$1,022.45	\$98.33	\$79.01	\$1,333.77
2767375	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2767376	1	70'	1	1.00	\$19,665.88	\$133.98	\$1,022.45	\$98.33	\$79.01	\$1,333.77
2767377	1	70'	1	1.00	\$19,665.88	\$133.98	\$1,022.45	\$98.33	\$79.01	\$1,333.77

Appendix E
Assessment Roll Summary - Phase #2
2024-25

Parcel	Estimated No. of units	Lot Size	Lot Type	Equivalent Units	Outstanding Assessment	Principal	Interest	Excess Interest for Reserves	Administrative Expense	Annual Installment
743092	1	60'		0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
743093	1	60'		0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
743094	1	60'		0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
743095	1	60'		0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
743096	1	60'		0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
743097	0	0	Non-Assessed	0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
743098	1	50'		0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743099	1	50'		0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743100	1	50'		0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743101	1	50'		PREPAID	PREPAID	PREPAID	PREPAID	PREPAID	PREPAID	PREPAID
743102	1	50'		0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743103	1	50'		0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743104	1	50'		0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743105	1	50'		0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743106	1	50'		0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743107	1	50'		0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743108	1	50'		0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743109	1	50'		0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743110	1	50'		0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743111	1	50'		0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743112	1	50'		0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743113	1	50'		0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743114	1	50'		0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743115	1	50'		0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743116	1	50'		0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743117	1	50'		0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743118	1	50'		0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743119	1	50'		0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743120	1	50'		0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743121	1	50'		0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743122	1	50'		0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743123	1	50'		0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743124	1	50'		0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743125	1	50'		0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743126	1	50'		0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743127	1	50'		0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743128	1	50'		0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743129	1	50'		0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743130	1	50'		0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743131	1	50'		0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743132	1	50'		PREPAID	PREPAID	PREPAID	PREPAID	PREPAID	PREPAID	PREPAID
743133	1	50'		0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743134	1	50'		0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743135	1	50'		0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743136	1	50'		0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743137	1	50'		0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743138	1	50'		0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743139				0.37	\$7,178.05	\$48.90	\$373.20	\$35.89	\$28.84	\$486.83
1033512	1	50'		0.37	\$7,178.05	\$48.90	\$373.20	\$35.89	\$28.84	\$486.83
743140	1	50'		0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743141	1	50'		0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743142	1	50'		0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743143	1	50'		0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743144	1	50'		0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743145	1	50'		0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743146	1	50'		0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743147	1	50'		0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743148	1	50'		0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743149	1	50'		0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743150	1	50'		0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743151	1	50'		0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743152	1	50'		0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743153	1	50'		0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743154	0	0	Non-Assessed	0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
743155	1	60'		0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
743156	1	50'		0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743157	1	50'		0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743158	1	50'		0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743159	1	50'		0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743160	1	50'		0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743161	1	50'		0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743162	1	50'		0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743163	1	50'		0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743164	1	50'		0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743165	1	50'		0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65

Appendix E
Assessment Roll Summary - Phase #2
2024-25

Parcel	Estimated No. of units	Lot Size	Lot Type	Equivalent Units	Outstanding Assessment	Principal	Interest	Excess Interest for Reserves	Administrative Expense	Annual Installment
743166	1	50'	3	0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743167	1	50'	3	0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743168	1	50'	3	0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743169	1	50'	3	0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743170	1	50'	3	0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743171	1	50'	3	0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743172	1	50'	3	0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743173	1	50'	3	0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743174	1	50'	3	0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743175	1	50'	3	0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743176	1	50'	3	0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743177	1	50'	3	0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743178	1	50'	3	0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743179	1	50'	3	0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743180	1	50'	3	0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743181	1	50'	3	0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743182	1	50'	3	0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743183	1	50'	3	0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743184	1	50'	3	0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743185	1	50'	3	0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743186	0	0	Non-Assessed	0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
743187	1	50'	3	0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743188	1	50'	3	0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743189	1	50'	3	0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743190	1	50'	3	0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743191	1	50'	3	0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743192	1	50'	3	0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743193	1	50'	3	0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743194	1	50'	3	0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743195	1	50'	3	0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743196	0	0	Non-Assessed	0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
743197	0	0	Non-Assessed	0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
743198	1	50'	3	0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743199	1	50'	3	0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743200	1	50'	3	0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743201	1	50'	3	0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743202	1	50'	3	0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743203	1	50'	3	0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743204	1	50'	3	0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743205	1	50'	3	0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743206	1	50'	3	0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743207	1	50'	3	0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743208	1	50'	3	0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743209	1	50'	3	0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743210	1	50'	3	0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743211	1	50'	3	0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743212	1	50'	3	0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743213	1	50'	3	0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743214	1	50'	3	0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743215	1	50'	3	0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743216	1	50'	3	0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
743217	0	0	Non-Assessed	0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
2796880	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2796881	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2796882	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2796883	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2796884	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2796885	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2796886	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2796887	1	60'	2	PREPAID	PREPAID	PREPAID	PREPAID	PREPAID	PREPAID	PREPAID
2796888	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2796889	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2796890	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2796891	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2796892	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2796893	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2796894	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2796895	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2796896	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2796897	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2796898	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2796899	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2796900	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2796901	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2796902	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72

Appendix E
Assessment Roll Summary - Phase #2
2024-25

Parcel	Estimated No. of units	Lot Size	Lot Type	Equivalent Units	Outstanding Assessment	Principal	Interest	Excess Interest for Reserves	Administrative Expense	Annual Installment
2796903	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2796904	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2796905	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2796906	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2796907	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2796908	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2796909	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2796910	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2796911	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2796912	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2796913	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2796914	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2796915	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2796916	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2796917	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2796918	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2796919	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2796920	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2796921	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2796922	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2796923	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2796924	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2796925	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2796926	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2796927	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2796928	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2796929	1	60'	2	0.88	\$17,305.98	\$117.90	\$899.76	\$86.53	\$69.53	\$1,173.72
2796930	1	50'	3	0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
2796931	1	50'	3	0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
2796932	1	50'	3	0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
2796933	1	50'	3	0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
2796934	1	50'	3	0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
2796935	1	50'	3	0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
2796936	1	50'	3	0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
2796937	1	50'	3	0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
2796938	1	50'	3	0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
2796939	1	50'	3	0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
2796940	1	50'	3	0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
2796941	1	50'	3	0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
2796942	1	50'	3	0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
2796943	1	50'	3	0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
2796944	1	50'	3	0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
2796945	1	50'	3	0.73	\$14,356.09	\$97.80	\$746.39	\$71.78	\$57.68	\$973.65
2796946	0	0	Non-Assessed	0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
2796947	0	0	Non-Assessed	0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
2796948	0	0	Non-Assessed	0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
2796949	0	0	Non-Assessed	0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
2796950	0	0	Non-Assessed	0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Total	403			335.88	\$6,605,376.48	\$45,000.00	\$343,421.71	\$33,026.88	\$26,538.00	\$447,986.59

APPENDIX F
PHASE #3 ASSESSMENT ROLL – 2024-25

Appendix F
Assessment Roll Summary - Phase #3
2024-25

Parcel	Estimated No. of units	Lot Size	Lot Type	Equivalent Units	Outstanding Assessment	Principal	Interest	Excess Interest for Reserves	Administrative Expense	Annual Installment
775380	1	50'	3	0.73	\$15,711.63	\$111.43	\$623.05	\$78.56	\$120.62	\$933.66
775381	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775382	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775383	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775384	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775385	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775386	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775387	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775388	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775389	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775390	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775391	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775392	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775393	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775394	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775395	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775396	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775397	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775398	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775399	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775400	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775401	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775402	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775403	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775404	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775405	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775406	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775407	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775408	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775409	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775410	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775411	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775412	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775413	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775414	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775415	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775416	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775417	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775418	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775419	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775420	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775421	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775422	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775423	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775424	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775425	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775426	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775427	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775428	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775429	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775430	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775431	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775432	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775433	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775434	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775435	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775436	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775437	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775438	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775439	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775440	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775441	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775442	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775443	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775444	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775445	1	60'	2	0.88	\$18,940.04	\$134.33	\$751.08	\$94.70	\$145.40	\$1,125.50
775446	0	0	Non-Assessed	0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
211				163.78	\$3,525,000.00	\$25,000.00	\$139,785.63	\$17,625.00	\$27,060.80	\$209,471.43

APPENDIX G
PID ASSESSMENT NOTICE

PID Assessment Notice

**NOTICE OF OBLIGATION TO PAY PUBLIC IMPROVEMENT DISTRICT ASSESSMENT TO
CITY OF CELINA, TEXAS
CONCERNING THE FOLLOWING PROPERTY**

[insert property address]

As the purchaser of the real property described above, you are obligated to pay assessments to the City of Celina, Texas (the "City"), for the costs of a portion of a public improvement or services project (the "Authorized Improvements") undertaken for the benefit of the property within the Creeks of Legacy Public Improvement District (the "District") created under Subchapter A, Chapter 372, Local Government Code.

AN ASSESSMENT HAS BEEN LEVIED AGAINST YOUR PROPERTY FOR THE AUTHORIZED IMPROVEMENTS, WHICH MAY BE PAID IN FULL AT ANY TIME. IF THE ASSESSMENT IS NOT PAID IN FULL, IT WILL BE DUE AND PAYABLE IN ANNUAL INSTALLMENTS THAT WILL VARY FROM YEAR TO YEAR DEPENDING ON THE AMOUNT OF INTEREST PAID, COLLECTION COSTS, ADMINISTRATIVE COSTS, AND DELINQUENCY COSTS.

The exact amount of the assessment may be obtained from the City. The exact amount of each annual installment will be approved each year by the City Council in the Annual Service Plan Update for the District. More information about the assessments, including the amounts and due dates, may be obtained from the City or MuniCap, Inc., the District Administrator for the City, located at 600 E. John Carpenter Fwy, Suite 150, Irving, Texas 75062 and available by telephone at (469) 490-2800 or (866) 648-8482 (toll free) and email at txpid@municap.com.

Your failure to pay any assessment or any annual installment may result in penalties and interest being added to what you owe or in a lien on and the foreclosure of your property.

Date: _____

Signature of Seller

Signature of Seller

The undersigned purchaser acknowledges receipt of this notice before the effective date of a binding contract for the purchase of the real property at the address described above.

Date: _____

Signature of Purchaser

Signature of Purchaser

STATE OF TEXAS §
§
COUNTY OF _____ §

The foregoing instrument was acknowledged before me by _____ and _____, known to me to be the person(s) whose name(s) is/are subscribed to the foregoing instrument, and acknowledged to me that he or she executed the same for the purposes therein expressed, in the capacity stated and as the act and deed of the above-referenced entities as an authorized signatory of said entities.

Given under my hand and seal of office on this _____, 20__.

Notary Public, State of Texas

**Collin County
Honorable Stacey Kemp
Collin County Clerk**

Instrument Number: 2024000101524

eRecording - Real Property

ORDINANCE

Recorded On: August 19, 2024 03:11 PM

Number of Pages: 102

" Examined and Charged as Follows: "

Total Recording: \$425.00

******* THIS PAGE IS PART OF THE INSTRUMENT *******

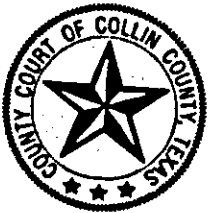
Any provision herein which restricts the Sale, Rental or use of the described REAL PROPERTY because of color or race is invalid and unenforceable under federal law.

File Information:

Document Number: 2024000101524
Receipt Number: 20240819000661
Recorded Date/Time: August 19, 2024 03:11 PM
User: Kristen M
Station: Workstation cck036

Record and Return To:

CSC



**STATE OF TEXAS
COUNTY OF COLLIN**

I hereby certify that this Instrument was FILED In the File Number sequence on the date/time printed hereon, and was duly RECORDED in the Official Public Records of Collin County, Texas.

Honorable Stacey Kemp
Collin County Clerk
Collin County, TX