

Annual TIF Report - City of La Vista
Approval and Progress of Redevelopment Projects Financed by Division of Taxes
Per LB 874 (2018) Nebraska Revised Statutes 18-2117.02
As of January 1, 2021

- 1 The total number of active redevelopment projects within the city that have been financed in whole or in part through the division of taxes as provided in section 18-2147:

3

- 2 The total estimated project costs for all such redevelopment projects:

\$ 35,458,790

Phase 1A - 7885 S. 84th Street, La Vista, Sarpy County, Nebraska 68128, La Vista City Centre, Lot 15 and La Vista City Centre Replat 1, Lot 2 Base Value Year 2017 Effective 2018

\$ 10,811,823

Phase 1B - 7885 S. 84th Street, La Vista, Sarpy County, Nebraska 68128, Lot 14 La Vista City Centre, SW 1/4 Section 14 T14N R12E; and Lot 10, La Vista City Centre, SW 1/4 Section 14 T14N R12E Base Value Year 2018 Effective 2019

\$ 17,934,473

Phase 2 - 7885 S. 84th Street, La Vista, Sarpy County, Nebraska 68128, Lots 3, 4, and 5 La Vista City Centre Replat 3, W half of NW 1/4 of the SW Quarter of Section 14 T14N R12E; Base Value Year 2020 Effective 2021

\$ 6,712,494

- 3 A comparison between the initial projected valuation of property included in each such redevelopment project as described in the redevelopment contract or, for redevelopment projects approved using an expedited review under section 18-2155, in the redevelopment plan and the assessed value of the property included in each such redevelopment project as of January 1 of the year of the report (<https://www.sarpy.com/offices/assessor/political-sub-valuations>) :

	Base Year	1/1/2021	Net Change
Phase 1A	\$ 443,108	\$ 12,497,892	\$ 12,054,784
Phase 1B	\$ 487,729	\$ 4,882,638	\$ 4,394,909
Phase 2	\$ 837,821	\$ 837,821	\$ -

- 4 The number of such redevelopment projects approved by the governing body in the previous calendar year:

1

- 5 Information specific to each such redevelopment project approved by the governing body in the previous calendar year, including the project area, project type, amount of financing approved, and total estimated project costs:

Phase 2 - 7885 S. 84th Street, La Vista, Sarpy County, Nebraska 68128, Lots 3, 4, and 5 La Vista City Centre Replat 3, W half of NW 1/4 of the SW Quarter of Section 14 T14N R12E; Base Value Year 2020 Effective 2021

Project Type:	Mixed Use
Amount Financed:	<u>\$ 798,000</u>
Total Estimated Project Costs:	<u>\$ 6,712,494</u>

- 6 The number of redevelopment projects for which financing has been paid in full during the previous calendar year and for which taxes are no longer being divided pursuant to section 18-2147:

0

- 7 The percentage of the city that has been designated as blighted:

less than 1%

Provide to:

- 1 City of La Vista City Council
- 2 Sarpy County Board
- 3 Papillion/La Vista School District
- 4 Educational Service Unit #3
- 5 Papio/Missouri River Natural Resource District

Contact Information:

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La Vista, NE 68128

Provide to Details:

- 1 City of La Vista City Council
Place on the consent agenda for the second City Council meeting of April each year. After the City Council meeting mail the report on the first tab to the other jurisdictions.
- 2 Sarpy County Board
1210 Golden Gate Drive
Papillion, NE 68046-2839
- 3 Papillion/La Vista School District
420 South Washington Street
Papillion, NE 68046-2667
- 4 Educational Service Unit #3
6949 South 110th Street
La Vista, NE 68128
- 5 Papio/Missouri River Natural Resource District
8901 S 154th Street
Omaha, NE 68138-3733

18-2117.02. Redevelopment projects; annual report; contents.

On or before May 1 of each year, each authority, or such other division or department of the city as designated by the governing body, shall compile information regarding the approval and progress of redevelopment projects that are financed in whole or in part through the division of taxes as provided in section 18-2147 and report such information to the governing body of the city and to the governing body of each county, school district, community college area, educational service unit, and natural resources district whose property taxes are affected by such division of taxes. The report shall include, but not be limited to, the following information:

- (1) The total number of active redevelopment projects within the city that have been financed in whole or in part through the division of taxes as provided in section 18-2147;
- (2) The total estimated project costs for all such redevelopment projects;
- (3) A comparison between the initial projected valuation of property included in each such redevelopment project as described in the redevelopment contract or, for redevelopment projects approved using an expedited review under section 18-2155, in the redevelopment plan and the assessed value of the property included in each such redevelopment project as of January 1 of the year of the report;
- (4) The number of such redevelopment projects approved by the governing body in the previous calendar year;
- (5) Information specific to each such redevelopment project approved by the governing body in the previous calendar year, including the project area, project type, amount of financing approved, and total estimated project costs;
- (6) The number of redevelopment projects for which financing has been paid in full during the previous calendar year and for which taxes are no longer being divided pursuant to section 18-2147; and
- (7) The percentage of the city that has been designated as blighted.

Source: Laws 2018, LB874, § 16; Laws 2020, LB1003, § 177; Laws 2020, LB1021, § 14.

Note: The Revisor of Statutes has pursuant to section 49-769 correlated LB1003, section 177, with LB1021, section 14, to reflect all amendments.

Note: Changes made by LB1003 became operative November 14, 2020. Changes made by LB1021 became effective November 14, 2020.

Effective Date: November 14, 2020