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**MEMORANDUM**  
**Community and Economic Development Department**

**TO: Thomas E. Thomas, City Manager**

**SUBJECT: Parkway/I-280 TIF Surplus**

**DATE: 1/7/2013**

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The City's development agreement with Jumer's Casino and Hotel and the Parkway/I-280 TIF Redevelopment Plan and Project requires the City to return 75% of TIF revenues generated by the Casino project back to Jumer's Casino and Hotel. The remaining 25% of the TIF revenues less administrative costs are to be returned to Rock Island County as surplus.

Tax revenue received by the Parkway/I-280 TIF in FY 13 is \$2,144,728.92. Reimbursement due Jumer's in current fiscal year is \$1,608,546.69.

The TIF Redevelopment Plan and Project allows the City to subtract previous year administration costs of \$9,636 prior to declaring the remainder of TIF proceeds and accumulated interest as "surplus" and returning surplus funds to the County Treasurer for distribution to taxing bodies.

Surplus to be returned to the Rock Island County treasurer in FY 13 is \$526,546.23.

According to the Rock Island County Assessor's website, \$526,546.23 in returned funds makes Jumer's the fifth highest taxpaying property in Rock Island County. The amount represented by the declared surplus funds returned to taxing bodies is equal to the property tax bills of 102.75 homes with values of \$180,000 each. The Rock Island Milan School District will receive approximately \$284,083 of the surplus and Rock Island County will receive \$48,183.

The City's agreement with Jumer's runs through fiscal year 2023.

**Recommendation:** The City Council declare a surplus of funds in TIF 4 in the amount of \$526,546.23 and authorize the City Finance Director to return these surplus funds to the Rock Island County treasurer for distribution.

**Submitted by: Dena Haag, CED Budget and Grants Manager**  
**Jeff Eder, Community and Economic Development Director**

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**Approved: Thomas Thomas, City Manager**

TIF FOUR

Parkway/I-280 TIF

Revenue	FY 2005	FY 2006	FY 2007	FY 2008	FY 2009	FY 2010	FY 2011	FY 12	FY 13
Property Tax	\$ -	\$ -	\$ 191	\$ 8,730	\$ 12,755	\$ 321,710	\$ 2,074,661	\$ 2,136,222	\$ 2,144,729
Interest			\$ (2,039)	\$ (305)	\$ 322	\$ 1,615	\$ 9,586	\$ (1,613)	\$ 5,408
<b>TOTALS</b>			\$ (1,849)	\$ 8,424	\$ 13,078	\$ 323,325	\$ 2,084,247	\$ 2,134,609	\$ 2,150,137

Expense	FY 2005	FY 2006	FY 2007	FY 2008	FY 2009	FY 2010	FY 2011	FY 12	FY 13
Jumer's reimbursement	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 241,283	\$ 1,555,996	\$ 1,602,167	\$ 1,608,547
City admin. (fund balance Beg of FY)	\$ 30,054	\$ -	\$ -	\$ -	\$ 82	\$ 6,001	\$ 5,048	\$ 9,636	\$ 6,910 **
Surplus returned to treasurer	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 68,479	\$ 514,280	\$ 533,546	\$ 526,546
<b>TOTALS</b>	\$ 30,054	\$ -	\$ -	\$ -	\$ 82	\$ 315,763	\$ 2,075,324	\$ 2,145,349	\$ 2,142,003

Cash Flow	FY 2005	FY 2006	FY 2007	FY 2008	FY 2009	FY 2010	FY 2011	FY 12	FY 13
Carryover	\$ -	\$ (30,054)	\$ (30,054)	\$ (31,903)	\$ (23,479)	\$ (10,483)	\$ (2,921)	\$ 6,002	\$ (4,738)
Revenue	\$ -	\$ -	\$ (1,849)	\$ 8,424	\$ 13,078	\$ 323,325	\$ 2,084,247	\$ 2,134,609	\$ 2,150,137
Expense	\$ 30,054	\$ -	\$ -	\$ -	\$ 82	\$ 315,763	\$ 2,075,324	\$ 2,145,349	\$ 2,142,003
Balance	\$ (30,054)	\$ (30,054)	\$ (31,903)	\$ (23,479)	\$ (10,483)	\$ (2,921)	\$ 6,002	\$ (4,738)	\$ 3,396

**\*\*This is an estimate. As of 1/2/13 - actual expense was 5,528.05**

$$\begin{array}{r}
 5,528.05 \text{ Actual first nine months} \\
 \times 1.25 \text{ Estimate of last three months at same rate} \\
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 6,910.06 \\
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