

Annual Report on Status of Tax Increment Financing Plan

Send completed form to: Treas-StateSharePropTaxes@michigan.gov	Village of St. Charles	TIF Plan Name	For Fiscal Years ending in
Issued pursuant to 2018 PA 57, MCL 125.4911 Filing is required within 180 days of end of authority's fiscal year ending in 2020.	Downtown Development Authority	8807-09	2020
	Year AUTHORITY (not TIF plan) was created:	1984	
	Year TIF plan was created or last amended to extend its duration:	1989	
	Current TIF plan scheduled expiration date:	2039	
	Did TIF plan expire in FY20?	No	
	Year of first tax increment revenue capture:	1989	
	Does the authority capture taxes from local or intermediate school districts, or capture the state education tax? Yes or no?	Yes	
	If yes, authorization for capturing school tax:	Eligible Obligation	
	Year school tax capture is scheduled to expire:	N/A	

Interest

\$ -

Total

\$ -

Bond Reserve Fund Balance

\$ -

CAPTURED VALUES

PROPERTY CATEGORY	Current Taxable Value		Initial (base year) Assessed Value		Captured Value	Overall Tax rates captured by TIF plan		
							TIF Revenue	
Ad valorem PRE Real	\$	1,441,290	\$	735,800	\$	705,490	27.0835000	\$19,107.14
Ad valorem non-PRE Real	\$	4,433,639	\$	1,382,845	\$	3,050,794	27.0835000	\$82,626.18
Ad valorem industrial personal	\$	-	\$	-	\$	-	0.0000000	\$0.00
Ad valorem commercial personal	\$	322,200	\$	889,657	\$	(567,457)	27.0835000	(\$15,368.72)
Ad valorem utility personal	\$	1,086,400	\$	-	\$	1,086,400	27.0835000	\$29,423.51
Ad valorem other personal	\$	-	\$	-	\$	-	0.0000000	\$0.00
IFT New Facility real property, 0% SET exemption	\$	-	\$	234,700	\$	(234,700)	13.5417500	(\$3,178.25)
IFT New Facility real property, 50% SET exemption	\$	-	\$	-	\$	-	0.0000000	\$0.00
IFT New Facility real property, 100% SET exemption	\$	-	\$	-	\$	-	0.0000000	\$0.00
IFT New Facility personal property on industrial class land	\$	-	\$	-	\$	-	0.0000000	\$0.00
IFT New Facility personal property on commercial class land	\$	-	\$	-	\$	-	0.0000000	\$0.00
IFT New Facility personal property, all other	\$	-	\$	-	\$	-	0.0000000	\$0.00
Commercial Facility Tax New Facility	\$	-	\$	-	\$	-	0.0000000	\$0.00
IFT Replacement Facility (frozen values)	\$	-	\$	172,000	\$	(172,000)	0.0000000	\$0.00
Commercial Facility Tax Restored Facility (frozen values)	\$	-	\$	-	\$	-	0.0000000	\$0.00
Commercial Rehabilitation Act	\$	-	\$	-	\$	-	0.0000000	\$0.00
Neighborhood Enterprise Zone Act	\$	-	\$	-	\$	-	0.0000000	\$0.00
Obsolete Property Rehabilitation Act	\$	-	\$	-	\$	-	0.0000000	\$0.00
Eligible Tax Reverted Property (Land Bank Sale)	\$	-	\$	-	\$	-	0.0000000	\$0.00
Exempt (from all property tax) Real Property	\$	-	\$	-	\$	-	0.0000000	\$0.00
Total Captured Value			\$	3,415,002	\$	3,868,527		\$112,609.86 Total TIF Revenue