



503 E. Main Street • P.O. Box 259 • Mahomet, Illinois 61853-0259

Phone: (217) 586-4456 • Fax: (217) 586-5696

www.mahomet-il.gov www.ChooseMahomet.com

Q & A

1. What amount of tax revenue has the school district not received since the inception of the current TIF? Please provide it for each year the TIF has been in place as well as a total amount. The amount I am looking for is the amount of revenue that was directed to the TIF fund when it would have gone to the school district if the TIF had a 100% pass-through.

The school district has contributed approximately \$1,579,830.90 to the TIF district since Tax payable year 2002. Please refer to historical TIF worksheet for annual break downs and totals. Please keep in mind that the original TIF agreement had substantially different pass through allocations until June of 2010.

2. What expenditures have been made by the TIF fund? What project has the TIF funded? What has been the benefit of those projects for the school district?

Projects include infrastructure creation and improvement throughout the TIF. Without these projects, the likelihood of commercial and some residential development would have been inhibited. Increased commercial development means increased tax revenue without an increased need for services to new families in the district.

3. If the TIF is extended, what is the projected amount of tax revenue that the school district will not receive? Again, please provide as per year and in total.

Estimates of \$3,076,058.45 accounts for 2% growth per year in a TIF extension. Given that developmental growth is highly variable and difficult to predict, it is imperative to recognize that this is only an estimate. Between year 2025 and the end the annual school contributions to TIF will be in the range of 229,349.68 to 285,167.50.

4. If the TIF is extended, what projects are currently planned and how are those projects approved? What are the projected costs of these projects?

The road project originally discussed in the joint board meeting. This project would be considered by the Village board. Total road project cost is 7 million. If revenue is greater than the projected project cost, the Village will target other projects with the intent of generating economic growth resulting in greater property tax revenue within the TIF district.

5. What is the projected cost for the school district to construct the originally platted roads?

2.3-2.6 Million

6. What is the projected cost for the school district to construct the new road plans that the village has asked for?

\$1,820,000.00. It is estimated that the project will increase in cost approximately 2% or more every year.

1) What public meetings have occurred where decisions have been made regarding TIFs and building plans?

The Village Board of Trustees approves the building plans for TIF. These decisions are made exclusively in public Board of Trustees meetings. Additionally, the TIF joint review board reviews TIF activities annually.

2) What decisions have been made in private meetings and who was involved in these meetings?

Decisions for TIF are not made in private meetings. Private meetings between staff may result in recommendations being made to the Village Board of Trustees with regard to TIF planning.

3) As a repeat of the question Meghan asked at the joint meeting, what is the breakdown of the money that we have "given up" in the TIF. I'd like to see the dollar amount redirected to the TIF from the money the district would have received for each of the years of the TIF. i.e. How much money that went into the TIF fund would have come to the district if there was no TIF in place?

The school district has contributed approximately \$1,579,830.90 to the TIF district since Tax payable year 2002. Please refer to historical TIF worksheet for annual break downs and totals. Please keep in mind that the original TIF agreement had substantially different pass through allocations until June of 2010.

4) Do all the taxing bodies get a "pass through" of the residential and ½ the commercial taxes?

All taxing bodies are entitled to the same pass throughs. 100% of residential and 50% of commercial. The Village of Mahomet has been entitled to pass throughs since the inception of TIF but has elected to contribute Village pass throughs to the TIF.

5) What has the TIF money been spent on specifically?

The largest TIF expense is the pass throughs to other taxing bodies. Otherwise a detailed breakdown is provided titled TIF expenses. The route 150 and Prairieview road improvements were paid for via debt issuance. The TIF continues to pay down this debt.

6) What are the "successes" of the TIF in these first 20 years?

Development within the TIF district. There are currently several areas of the TIF that are currently development ready with road improvements, infrastructure and traffic control. Property tax revenues within the TIF is evidence of substantial growth.

7) Has there been a financial study done on the impact of having the 2 TIF districts simultaneously?

No. However many communities have multiple TIF districts at the same time. Including downtown commercial oriented TIFS.

In the original meeting I asked for the \$ figure that the district gave up in the first TIF agreement, the Village said they would give that to us, I have not seen that yet but would like that information.

The school district has contributed approximately \$1,579,830.90 to the TIF district since Tax payable year 2002. Please refer to historical TIF worksheet for annual break downs and totals. Please keep in mind that the original TIF agreement had substantially different pass through allocations until June of 2010.

Can we see the Project plan for the road and all of the costs by section of that road (as it goes over several different properties, I am wondering what the other owners are responsible for)

See exhibit of costs w ext to pvrld.

Where is the boundary of the existing TIF district? Have the boundaries changed at all since the 2000 inception of the TIF?

See attached TIF map

How is the land East of the School's property zoned? Do we have indications that those owners intend to keep the current zoning in place as they move forward with development?

R1A

	TIF ret received	disbursements to all bodies	champaign county	forest preserve	Fire	CUSD #3	Library	Township	Parkland	cust % of property tax bill	Kept in TIF	cust cont to TIF
2001	\$0.00											
2002	\$821.08	\$557.42	\$49.78	\$6.85	\$25.73	\$378.45	\$19.16	\$41.58	\$35.87	61.50%	\$263.66	\$126.51
2003	\$18,214.22	\$15,864.58	\$1,421.58	\$196.94	\$727.90	\$10,761.40	\$539.00	\$1,173.20	\$1,044.56	61.50%	\$2,349.64	\$440.35
2004	\$29,682.84	\$25,607.10	\$2,583.76	\$308.60	\$1,132.98	\$17,259.90	\$831.32	\$1,801.74	\$1,688.80	61.50%	\$4,075.74	\$995.05
2005	\$93,216.52	\$80,916.81	\$3,789.91	\$964.93	\$3,496.80	\$56,573.42	\$2,539.87	\$5,542.66	\$5,557.69	61.40%	\$12,299.71	\$661.52
2006	\$105,124.70	\$71,817.20	\$8,010.67	\$842.11	\$3,044.27	\$48,058.16	\$2,145.96	\$4,850.97	\$4,865.06	61.20%	\$33,307.50	\$16,278.16
2007	\$218,316.82	\$195,572.01	\$21,580.14	\$2,263.08	\$8,189.57	\$131,870.27	\$5,693.36	\$12,775.62	\$13,199.97	61.00%	\$22,744.81	\$1,302.99
2008	\$423,527.22	\$348,290.10	\$37,329.74	\$3,921.12	\$17,013.12	\$235,149.43	\$9,881.36	\$21,860.48	\$23,134.85	60.60%	\$75,237.12	\$21,508.07
2009	\$595,056.78	\$500,493.01	\$53,279.43	\$5,616.94	\$24,148.93	\$338,454.57	\$14,089.71	\$31,099.92	\$33,803.51	59.02%	\$94,563.77	\$12,747.94
2010	\$839,969.26	\$654,896.70	\$69,689.93	\$7,346.31	\$31,212.84	\$431,248.52	\$26,991.69	\$40,403.09	\$48,004.32	57.54%	\$185,072.56	\$52,069.79
2011	\$991,613.41	\$735,896.82	\$82,166.02	\$8,669.27	\$37,115.72	\$473,881.60	\$31,299.76	\$46,992.01	\$55,772.44	57.10%	\$255,716.59	\$92,329.66
2012	\$1,265,263.40	\$881,466.45	\$98,989.70	\$10,518.71	\$44,858.61	\$567,465.37	\$37,854.93	\$56,575.72	\$65,203.41	56.71%	\$383,796.95	\$150,065.50
2013	\$1,345,903.42	\$952,377.68	\$108,575.62	\$11,673.18	\$48,755.76	\$609,121.98	\$41,652.10	\$61,701.98	\$70,897.06	56.16%	\$393,525.74	\$146,737.38
2014	\$1,361,344.36	\$933,738.62	\$112,002.73	\$11,111.68	\$50,482.76	\$681,676.09	\$43,380.17	\$63,641.28	\$71,443.91	56.20%	\$427,605.74	\$183,399.44
2015	\$1,471,576.36	\$1,067,766.09	\$127,222.19	\$13,916.55	\$55,710.70	\$673,828.23	\$48,012.71	\$70,554.07	\$78,521.64	56.36%	\$403,810.27	\$155,552.21
2016	\$1,620,893.21	\$1,177,508.83	\$142,135.89	\$15,536.51	\$61,159.81	\$742,396.26	\$52,765.82	\$76,959.18	\$86,555.36	56.95%	\$443,384.38	\$180,702.42
2017	\$1,723,593.52	\$1,254,740.86	\$151,208.84	\$16,512.05	\$64,043.95	\$791,771.92	\$55,394.54	\$80,606.86	\$95,202.70	56.74%	\$468,852.66	\$186,195.04
2018	\$1,829,218.05	\$1,363,203.78	\$160,932.62	\$17,562.10	\$68,479.14	\$867,530.30	\$59,115.90	\$86,151.95	\$103,431.77	57.57%	\$466,014.27	\$185,550.53
2019	\$2,001,076.80	\$1,507,980.48	\$177,877.93	\$19,400.34	\$76,344.23	\$957,450.82	\$66,357.70	\$97,060.86	\$113,488.60	57.50%	\$493,096.32	\$193,168.34
Total	\$15,934,411.97	\$11,768,694.54	\$1,358,846.48	\$146,367.27	\$595,942.82	\$7,534,876.69	\$498,565.06	\$759,793.17	\$871,851.52		\$4,165,717.43	\$1,579,830.90

*Blue cells are estimates. The county Treasurers website did not have readily available property tax data for these years.

Class Sizes K-5

Middletown Prairie

Grade	Total	Grade	Total	Grade	Total
K01	21	1A	23	2A	23
K02	22	1B	23	2B	24
K03	21	1C	24	2C	22
K04	20	1D	24	2D	23
K05	21	1E	23	2E	23
K06	20	1F	24	2F	22
K07	22	1G	23	2G	23
K08	21	1H	24	2H	21
K09	21	1I	24	2I	22
K10	22	1J	24	2J	23
K11	21	1K	22		
K12	21				

Lincoln Trail

Grade	Total	Grade	Total	Grade	Total
3A	27	4A	26	5A	27
3B	27	4B	26	5B	26
3C	25	4C	27	5C	26
3D	28	4D	26	5D	25
3E	27	4E	25	5E	25
3F	25	4F	27	5F	26
3G	26	4G	27	5G	27
3H	27	4H	28	5H	26
3I	27	4I	27	5I	27
				5J	25

Mahomet-Seymour Enrollment as of 10/15/2019

	Grade	Total	
Middletown Prairie	P1	44	
	P2	19	
	P3	2	
	KG	254	
	1	258	
	2	226	
	Total		803
Lincoln Trail	3	239	
	4	238	
	5	261	
	Total		738
Junior High	6	238	
	7	266	
	8	225	
	Total		729
High School	9	263	
	10	257	
	11	211	
	12	220	
	Total		951