

County (please type)
Town Name
CoMun Code http://revenue.wi.gov/pubs/slf/municode.pdf
Tax Incremental District Number

TOWN TID LEGAL REQUIREMENTS BASE YEAR

Created under Wis. Statutes 60.85

SEE INSTRUCTIONS ON REVERSE SIDE

ADOPTION OF PROJECT PLAN			
	INDICATE THE DATE(S) EACH ACTIVITY WAS COMPLETED	DATE	
ADOPTION OF TID PROJECT PLAN	Hearing notice sent by first class mail to chief executive or administrator of all local government entities having power to levy taxes on TID property and to school districts involved (by Planning Commission). Include copies prior to public hearing publication.		
	Owners of property identified to be included in the proposed TID shall be notified of the proposed findings and the date of the hearing to be held under par. (e) at least 15 days prior to the date of the hearing.		
	Hearing notice published as class 2 notice by Planning Commission. Include proof of publication (affidavit from the publishing newspaper verifying both dates).	Date of First Insertion	
		Date of Second Insertion	
	Public hearing held (by Planning Commission).		
	Project plan adopted (by Planning Commission).		
	<p>All of the following items must be included in the project plan.</p> <p><input type="checkbox"/> A listing of the kind, number, and location of the proposed public works or improvements within the district.</p> <p><input type="checkbox"/> An economic feasibility study.</p> <p><input type="checkbox"/> A detailed list of estimated project costs.</p> <p><input type="checkbox"/> A description of the methods of financing and the time when such costs or monetary obligations are to be incurred.</p> <p><input type="checkbox"/> A map showing existing uses and conditions of the real property.</p> <p><input type="checkbox"/> A map showing proposed improvements and uses.</p> <p><input type="checkbox"/> Proposed changes in zoning ordinances, master plan, map, building codes and town ordinances.</p> <p><input type="checkbox"/> A list of estimated non-project costs.</p> <p><input type="checkbox"/> A statement of a proposed method for the relocation of any displaced persons.</p> <p><input type="checkbox"/> A statement indicating how creation of the tax incremental district promotes the orderly development of the town.</p> <p><input type="checkbox"/> An opinion of the town attorney or of an attorney retained by the town advising whether the project plan is complete and complies with this section.</p>		
	Project plan adopted (by Local Legislative Body) Check if included in the resolution.		
	<input type="checkbox"/> Findings that the project plan is feasible and in conformity with the master plan of the town (if any).		

CREATION OF TAX INCREMENTAL DISTRICT

INDICATE THE DATE(S) EACH ACTIVITY WAS COMPLETED		DATE	
Hearing notice sent by first class mail to chief executive officer of all local government entities having power to levy taxes on TID property and to school districts involved prior to the first insertion.			
Hearing notice published as class 2 notice by Planning Commission Include proof of publication (affidavit from the publishing newspaper verifying both dates).	Date of First Insertion		
	Date of Second Insertion		
Public hearing held (by Planning Commission). May be part of the project plan hearing.			
CREATION RESOLUTION ADOPTED (by Local Legislative Body) at least 30 days after public hearing.			
CREATION OF TAX INCREMENTAL DISTRICT	<p>Check items included in resolution.</p> <p><input type="checkbox"/> Boundaries designated (Note: Only whole parcels should be included. The TID must be contiguous. See further definitions and legal requirements in TIF Law, specifically s. 60.85(1)(n) and 60.85(3)(h)1.</p> <p><input type="checkbox"/> Creation date established.</p> <p><input type="checkbox"/> Name assigned per s. 60.85(3)(h)3.</p> <p><input type="checkbox"/> Declaration that the district to be either an agricultural project within the meaning of s. 60.85(1)(a), forestry project within the meaning of s. 60.85(1)(c), manufacturing project within the meaning of s. 60.85(1)(e), or tourism project within the meaning of s. 60.85 (1)(p), and identifies the North American Industry Classification System, 1997 edition, industry number of each project activity for which project costs are to be expended.</p> <p><input type="checkbox"/> Findings indicating that not less than 75 percent, by area, of the real property within the district is to be used for projects of a single one of the project types listed under sub. (2)(b) 1. to 4. and in accordance with the declaration under subd. 4.</p> <p><input type="checkbox"/> Findings indicating that the improvement of such area is likely to enhance significantly the value of substantially all of the other real property in such a district.</p> <p><input type="checkbox"/> Findings that the project cost of the district are limited to those specified under sub. (2)(b) and related directly to promoting agriculture, forestry, manufacturing, or tourism development.</p> <p><input type="checkbox"/> Findings indicating that either the equalized value of taxable property of the district plus all town existing districts does not exceed 7% of the total equalized value of taxable property within the town, or the equalized value of taxable property of the district plus the value increment of all existing districts within the town does not exceed 5% of the total equalized value of taxable property within the town.</p> <p><input type="checkbox"/> Findings confirming that any real property within the district that is intended to be used for a manufacturing project is zoned for industrial use and will remain zoned for industrial use for the life of the tax increment district.</p>		
	Approval of TID by Joint Review Board (not less than 10 days nor more than 30 days after receiving the creation resolution).		

OVERLAPPING TIF DISTRICTS

Are any parcels in this TID also in all or part of any other TIF district? Yes No

If "YES," indicate which TIF district(s) are overlapped.

INSTRUCTIONS

Fill in the county, town, CoMun code and TID number located in the upper left-hand corner of the form. This form lists the necessary steps to legally create a tax incremental district. Indicate the date of each action. Also answer the question on OVERLAPPING TIF DISTRICTS.