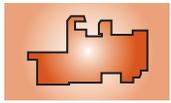


Tax Increment Reinvestment Zones Map



Zone No. 1
Downtown



Zone No. 4
Arlington Highlands



Zone No. 5
Entertainment District



Zone No. 6
Viridian

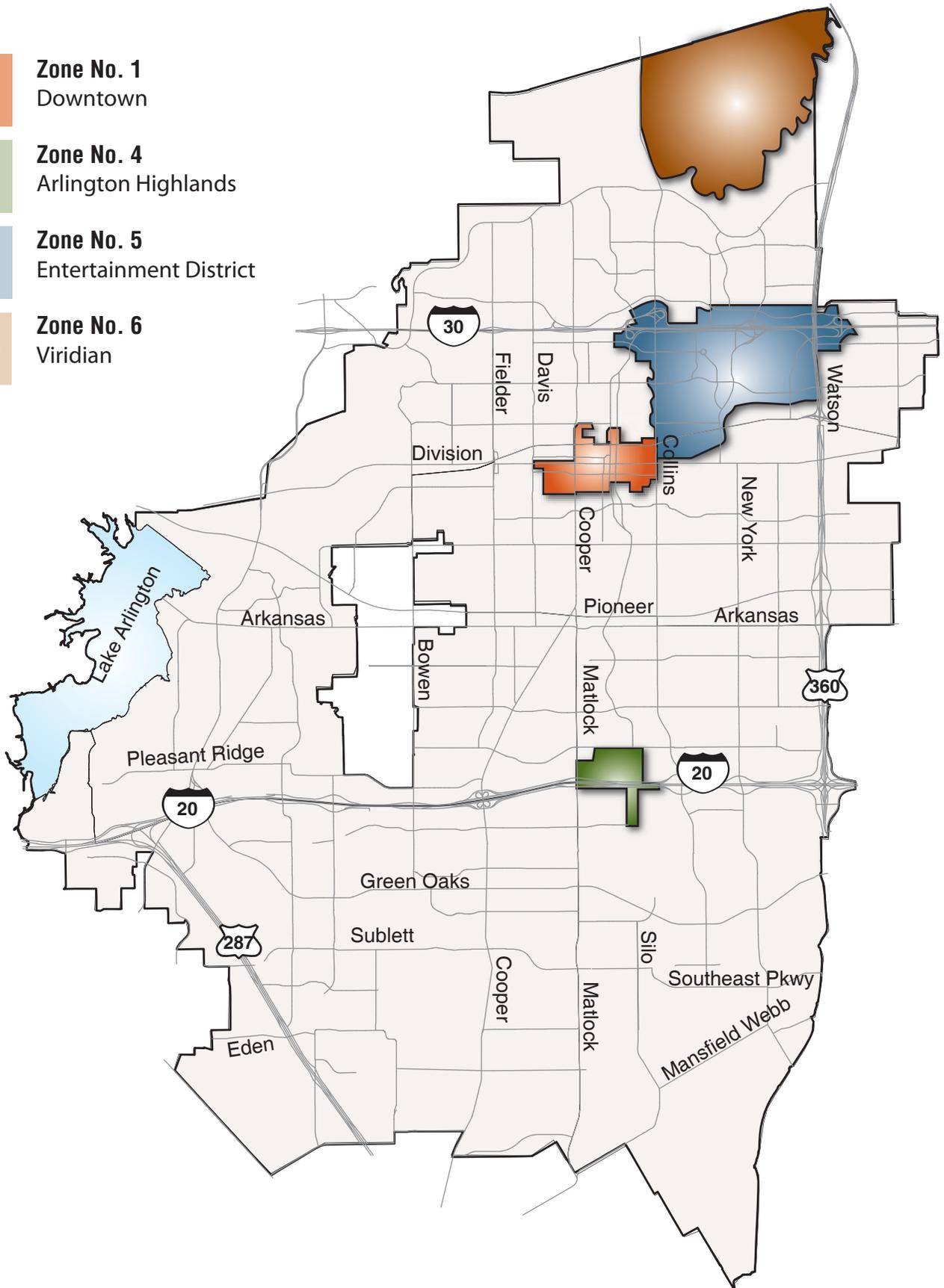


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TIRZ 1

Downtown Arlington

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TIRZ 1 SUMMARY

PURPOSE

TIRZ 1 was established to provide a financing mechanism that would facilitate redevelopment of Arlington's downtown area. Created by Ordinance No. 98-142 on November 3, 1998, the Downtown TIRZ will expire on December 18, 2018. The TIRZ's Base Year Value (1998) is \$73,505,938. The Project and Financing Plan outlines the financial strategy to encourage development and provides a series of three distinct revenue projections for the fund. To date, TIRZ 1 revenues are hovering between the two top revenue projections.

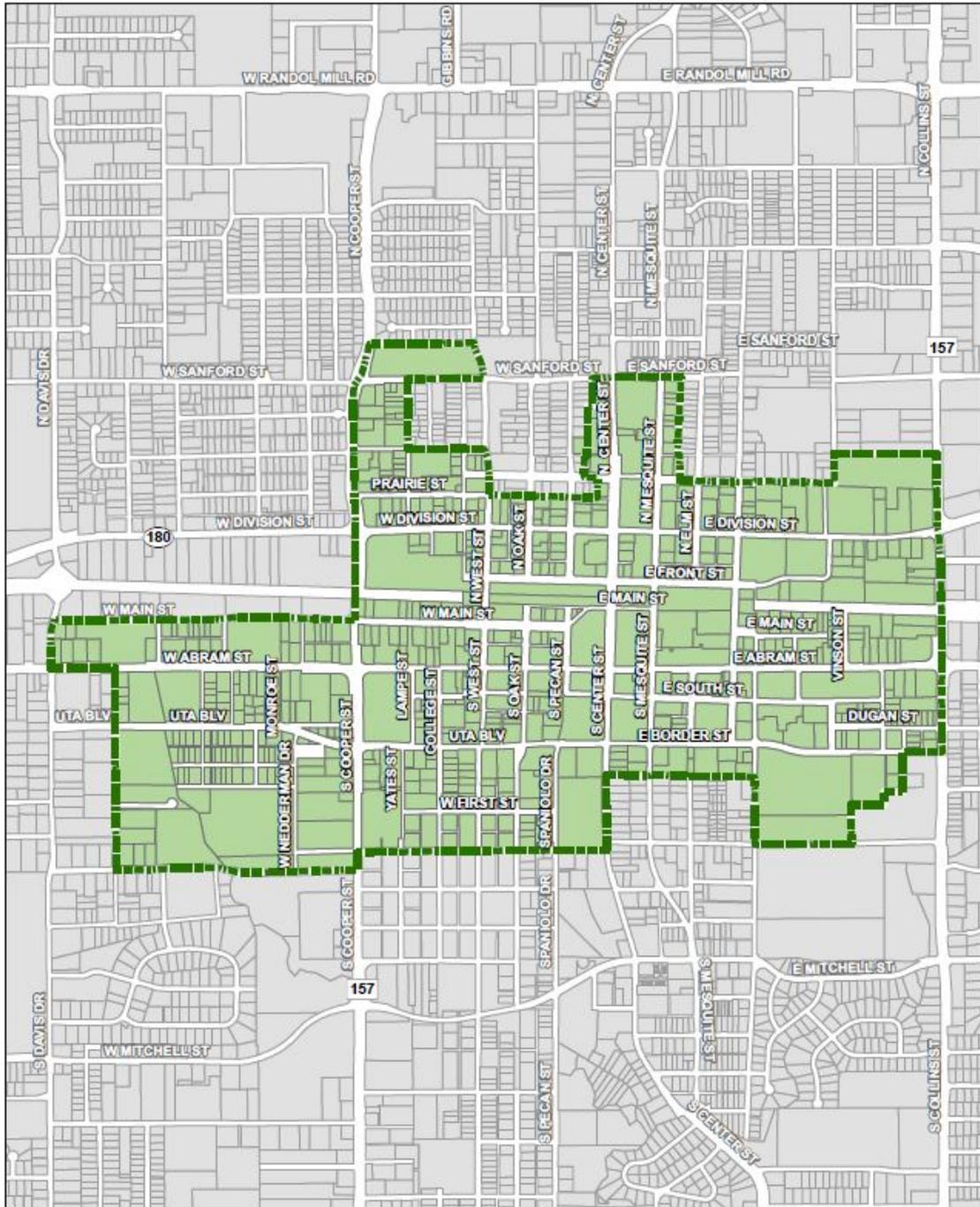
PARTICIPATING TAXING ENTITIES

All five taxing entities are participating in TIRZ 1 for 100% of the Maintenance and Operations (M&O) portion of the tax rate, and no cap on the amount to be contributed over the life of the TIRZ.

Taxing Entity	Participation Rate	Portion of Tax Rate	FY15 Rate (Tax Year 2014)	Dollar Cap
City Of Arlington	100%	M&O only	0.435346	n/a
JPS Health Network	100%	M&O only	0.226300	n/a
TC College	100%	M&O only	0.143920	n/a
Tarrant County	100%	M&O only	0.238672	n/a
Arlington ISD	100%	M&O only	1.040000	n/a
TOTAL TAX RATE:			2.084238	

LAND AREA

TIRZ 1 encompasses nearly 15.5 million square feet (355 acres) of land, not counting rights-of-way, in or near downtown Arlington.



This product is for informational purposes and may not have been prepared for or be suitable for legal, engineering, or surveying purposes. It does not represent an on-the-ground survey and represents only the approximate relative location of property boundaries.

TIRZ #1 DOWNTOWN

Prepared: 2-26-2013

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ANNUAL REPORT TO STATE COMPTROLLER'S OFFICE

Fund Balance

FY15 Beginning Balance	7,565,027	
REVENUES		
Increment - City of Arlington	337,761	
Increment - Tarrant County Hospital	177,925	
Increment - Tarrant County College Dist	111,898	
Increment - Tarrant County	176,294	
Increment - Arlington ISD	808,618	
TEA Hold Harmless Payment*	357,658	see note below; represents Tax Year 2013
Interest	30,795	
GASB 31 (Incr/Decr in FMV of Investments)**	8,446	see note below
Revenue Total	2,009,394	
EXPENDITURES		
	(2,523,532)	see Expenditure Details below
<i>Excess of Revenues over Expenditures</i>	<i>(514,138)</i>	
Transfers In/(Out)	\$ -	
FY15 Ending Balance	7,050,888	

Expenditure Details

Paid To	Amount	Purpose
UT Arlington	460,000	Debt Service - College Park Parking Garage
American Campus Communities	463,601	Reimbursement #3
AT&T	28,935	Division Street Utility Relocation
C-I Arlington LLC	1,277,302	City Center project (abate/demo library)
City of Arlington Public Works Department	293,694	Front Street Parking Lot
TOTAL	2,523,532	

Outstanding Indebtedness

TIRZ 1 has no outstanding debt service obligations.

Appraised and Taxable Values

Taxing Entity	Base Year Appraised Value	2014 (FY15) Appraised Value	Base Year Taxable Value	2014 (FY15) Taxable Value	Appraised Value Increment	Taxable Value Increment
City of Arlington	73,505,938	151,057,365	72,891,650	150,476,045	77,551,427	77,584,395
Tarrant County Hospital	73,505,938	151,178,905	72,999,452	150,749,505	77,672,967	77,750,053
Tarrant County College District	73,505,938	151,178,905	72,999,452	150,749,505	77,672,967	77,750,053
Tarrant County	73,505,938	151,178,905	72,999,452	150,749,505	77,672,967	77,750,053
Arlington ISD	73,505,938	151,057,365	72,990,659	150,742,365	77,551,427	77,751,706

(Source: Tarrant Appraisal District 02-28-2014)

Increment Revenue Details

Taxing Entity	Participation Rate †	Participation Portion of Tax Rate Ω	Increment Billed	Increment Received ‡
City of Arlington	100%	0.435346	337,761	337,761
Tarrant County Hospital	100%	0.226300	175,948	177,925
Tarrant County College District	100%	0.143920	111,898	111,898
Tarrant County	100%	0.238672	185,568	176,294
Arlington ISD	100%	1.040000	808,618	808,618
		Total	2.084238	1,612,495

* School funding legislation via HB1 (May 2006) required school districts to lower their M&O tax rates beginning with the 2006 tax year, thereby lowering school districts' TIRZ payments, so TEA pays the difference in the form of a Hold Harmless Payment.

** Difference between total value of investments from this year compared to last year; not due to certain performance of investments, just a change in the value that is proportionally assigned to this fund.

† All taxing entities are participating at 100% of only the M&O portion of the tax rate.

Ω Represents 100% of the M&O portion of the tax rate

‡ The Increment Received amount may differ from the Increment Billed amount due to taxing entities' ability to withhold payment for any given year due to non-payment of delinquent taxes by the taxpayer; conversely, once the payment is received it may be added to a later year's increment revenue.

TIRZ 1 – Downtown Arlington

TIRZ 1 (Downtown) Operating Position

	Actual FY 2011	Actual FY 2012	Actual FY 2013	Actual FY 2014	Actual FY 2015
BEGINNING BALANCE	\$ 6,561,947	\$ 5,946,802	\$ 6,483,865	\$ 7,333,377	\$ 7,565,027
REVENUES:					
46004 Increment Revenue:					
City of Arlington	211,141	199,517	237,517	317,295	337,761
JPS Health Network	102,004	95,773	111,100	211,158	177,925
Tarrant County College	64,129	64,613	76,742	102,422	111,898
Tarrant County	116,527	108,760	121,810	169,086	176,294
Arlington ISD	508,973	474,053	560,494	748,026	808,618
46004 AISD Hold Harmless Payment	260,503	225,123	457,587	330,858	357,658
49407 Interest Earnings	54,245	31,407	22,943	25,896	30,795
49450 GASB 31 (Incr/Decr in FMV of Investments)*	(16,973)	(3,260)	(8,389)	5,443	8,446
TOTAL REVENUES	\$ 1,300,550	\$ 1,195,986	\$ 1,579,804	\$ 1,910,185	\$ 2,009,394
INTERFUND TRANSFERS:					
Debt Service	\$ -	\$ -	\$ -	\$ -	\$ -
TOTAL INTERFUND TRANSFERS	\$ -	\$ -	\$ -	\$ -	\$ -
TOTAL AVAILABLE FUNDS	\$ 7,862,497	\$ 7,142,788	\$ 8,063,669	\$ 9,243,562	\$ 9,574,420
EXPENDITURES:					
Downtown Arlington Management Corporation	\$ -	\$ -	\$ -	\$ -	\$ -
Founder's Park / Levitt Pavilion	-	-	-	-	\$ -
Center Street Station	(1,246,772)	-	-	-	-
UTA	(460,000)	(460,000)	(460,000)	(460,000)	(460,000)
Community Chest LLC	(10,000)	-	-	-	-
300 E Abram LLC	(198,923)	(198,923)	-	-	-
Vandergriff Town Center	-	-	-	-	-
American Campus Communities	-	-	(260,292)	(445,597)	(463,601)
Utility Relocation	-	-	(10,000)	(752,938)	(28,935)
Capital Bar	-	-	-	(20,000)	-
City Center	-	-	-	-	(1,277,302)
Front Street Parking Lot	-	-	-	-	(293,694)
TOTAL EXPENDITURES	\$ (1,915,695)	\$ (658,923)	\$ (730,292)	\$ (1,678,535)	\$ (2,523,532)
ENDING BALANCE	\$ 5,946,802	\$ 6,483,865	\$ 7,333,377	\$ 7,565,027	\$ 7,050,888

PRO FORMA SUMMARY

TIRZ 1 - Downtown Arlington

Pro Forma Summary	1/8/2016
Current Fiscal Year	FY15
TIRZ Year	16
TIRZ Ending Year	FY19*

	FY15	FY16	FY17	FY18	FY19
Beginning Balance:	7,565,027	7,050,888	5,317,594	483,024	307,188
Projected Revenues					
City of Arlington	337,761	370,132	374,286	483,661	596,338
JPS Health Network	177,925	188,607	190,730	246,286	303,520
Tarrant County College District	111,898	124,494	125,895	162,566	200,345
Tarrant County	176,294	197,608	199,832	258,040	318,006
AISD	808,618	865,968	875,712	1,130,816	1,393,621
Hold Harmless Payments	357,658	357,658	357,658	357,658	357,658
Interest Revenue	30,795	24,678	18,612	1,691	1,075
GASB 31 (Incr/Decr in FMV of Investments)	8,446	8,446	8,446	8,446	8,446
TOTAL REVENUES	2,009,394	2,137,591	2,151,170	2,649,164	3,179,010
Projected Expenditures					
UTA Special Events Center	460,000	460,000	460,000	460,000	460,000
American Campus Communities	463,601	142,963	-	-	-
Division Street Utility Relocation	28,935	8,127	-	-	-
Division Street Sidewalks/Beautification	-	239,577	-	-	-
Greystar Student Housing	-	-	1,517,598	-	-
Greystar Impact Fees	-	-	179,720	-	-
City Center - TIRZ Agreement	-	800,000	800,000	1,500,000	1,824,716
City Center - Ch 380 Agreement	1,277,302	1,820,217	-	-	-
City Center - Road Improvements	-	-	2,805,645	-	-
Front Street parking lot	293,694	-	-	-	-
404 Border	-	-	1,222,778	-	-
<i>Other Proposed TIRZ Projects</i>	-	400,000	-	865,000	-
TOTAL EXPENDITURES	2,523,532	3,870,884	6,985,741	2,825,000	2,284,716
Projected Ending Balance:	7,050,888	5,317,594	483,024	307,188	1,201,482

italics indicates proposed project

* TIRZ 1 expires on December 31, 2018, which includes the entire Tax Year 2018. The Tax Year is billed during October, and is due no later than January 31 of the following year. Participating taxing entities are billed in April, following the January due date, and payments are expected no later than June 1, upon which final revenues and expenditures will be realized, and the TIRZ terminated.

APPRAISED & TAXABLE VALUES

PROJECTIONS FROM THE PROJECT AND FINANCING PLAN

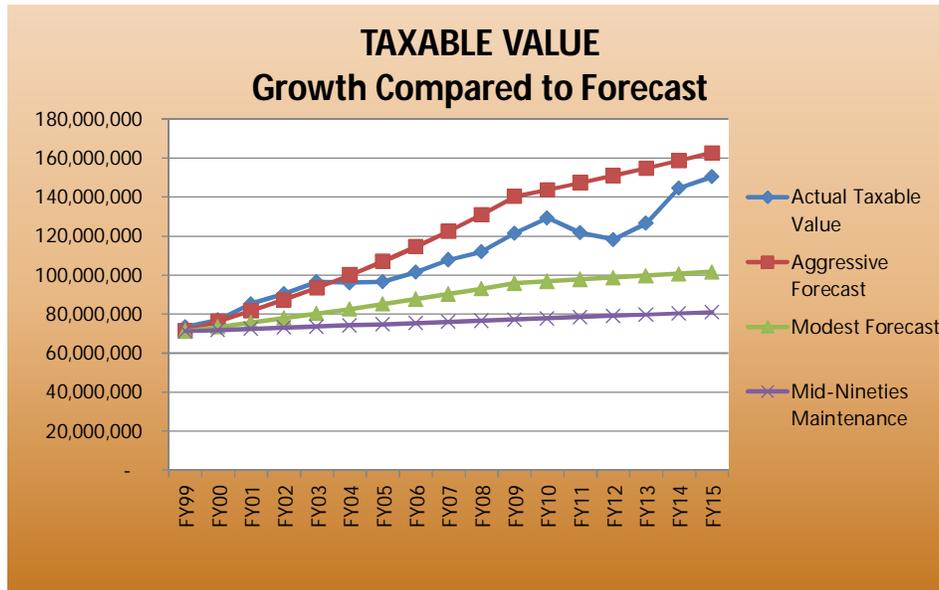
Revenues in TIRZ 1 include increment revenues paid by all the participating taxing jurisdictions, plus the TEA Hold Harmless payment and interest earned on all monies collected within the TIRZ fund.

The original TIRZ 1 Project and Finance Plan provided for three distinct Appraised and Taxable Value and Revenue projection series, which are all used for comparison to actual values and revenues:

- ❖ **Aggressive** growth projection series assumes 7.0% annual growth of taxable property in the Zone for the ten years between 1999 and 2008, then 2.5% growth for the remainder of the life of the TIRZ.
- ❖ **Modest** growth projection series assumes 3.0% annual growth for the first ten years, then 1.0% growth for the remainder of the life of the TIRZ.
- ❖ **Mid-Nineties Maintenance** projection series assumes 0.8% annual growth for the duration of the life of the TIRZ, which mirrors the actual growth experienced in this area of Arlington during the period of January 1994 through January 1997.

Each year, TIRZ 1 Values and Revenues are compared to all three of the projections, but particular attention is paid to both the Aggressive and Modest growth projections.

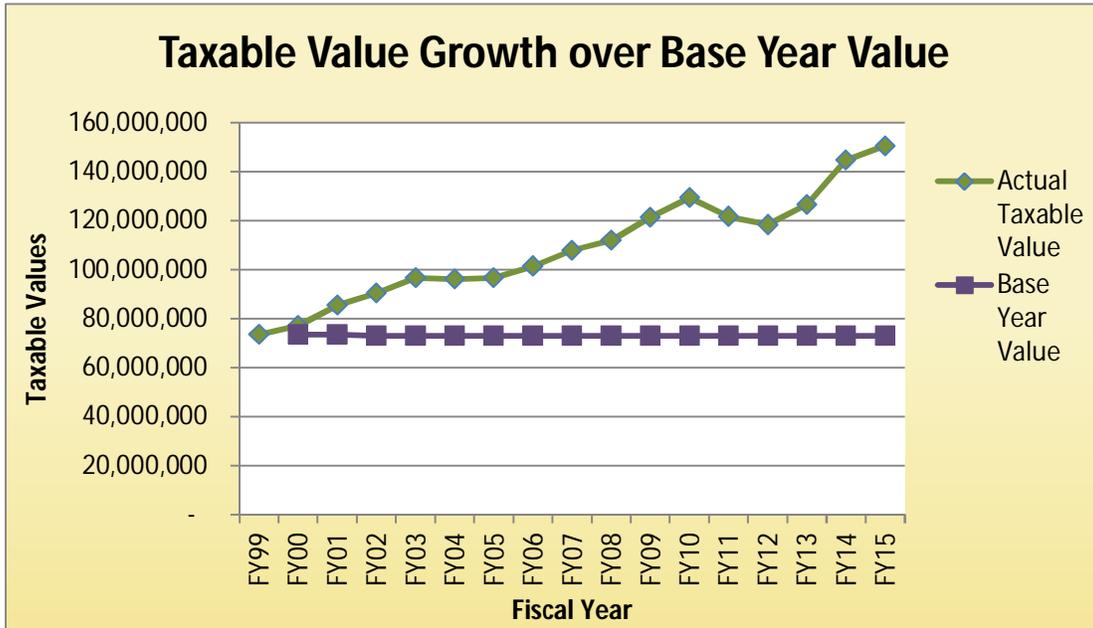
VALUE GROWTH COMPARED TO FORECASTS



Actual taxable value of \$150,476,045 is 7.5% below the Aggressive forecast of \$162,624,357 and 32.4% above the Modest forecast of \$101,696,291. The City of Arlington experienced a post-recession lag in appraised and taxable property values, but appears to be recovering with an improving economy. New growth in the downtown area is happening in the form of student housing, market rate apartments, and the much-anticipated new Central Library and 101 Center, which should collectively inject tens of millions of dollars in new growth over the remaining years of TIRZ 1.

TIRZ YEAR	FISCAL YEAR	TAX YEAR	ACTUAL	PROJECTED			PERCENT REALIZED			Actual Compared to Aggressive	Actual Compared to Modest
			TOTAL TAXABLE VALUE	AGGRESSIVE	MODEST	MID-NINETIES MAINTENANCE	AGGRESSIVE	MODEST	MID-NINETIES MAINTENANCE		
Base	FY99	1998	73,505,938	71,286,062	71,286,062	71,286,062	-	-	-	-	-
1	FY00	1999	77,072,710	76,276,086	73,424,644	71,856,350	101.0%	105.0%	107.3%	1.0%	4.7%
2	FY01	2000	85,318,809	81,615,412	75,627,383	72,431,201	104.5%	112.8%	117.8%	4.5%	11.4%
3	FY02	2001	90,392,088	87,328,491	77,896,205	73,010,651	103.5%	116.0%	123.8%	3.5%	13.8%
4	FY03	2002	96,546,786	93,441,486	80,233,091	73,594,736	103.3%	120.3%	131.2%	3.3%	16.9%
5	FY04	2003	96,093,520	99,982,390	82,640,084	74,183,494	96.1%	116.3%	129.5%	-3.9%	14.0%
6	FY05	2004	96,499,109	106,981,157	85,119,286	74,776,962	90.2%	113.4%	129.0%	-9.8%	11.8%
7	FY06	2005	101,383,337	114,469,838	87,672,865	75,375,178	88.6%	115.6%	134.5%	-11.4%	13.5%
8	FY07	2006	107,836,601	122,482,727	90,303,051	75,978,179	88.0%	119.4%	141.9%	-12.0%	16.3%
9	FY08	2007	111,947,293	131,056,517	93,012,142	76,586,005	85.4%	120.4%	146.2%	-14.6%	16.9%
10	FY09	2008	121,387,435	140,230,474	95,802,506	77,198,693	86.6%	126.7%	157.2%	-13.4%	21.1%
11	FY10	2009	129,309,128	143,736,235	96,760,531	77,816,282	90.0%	133.6%	166.2%	-10.0%	25.2%
12	FY11	2010	121,654,106	147,329,641	97,728,137	78,438,812	82.6%	124.5%	155.1%	-17.4%	19.7%
13	FY12	2011	118,306,127	151,012,882	98,705,418	79,066,323	78.3%	119.9%	149.6%	-21.7%	16.6%
14	FY13	2012	126,594,466	154,788,204	99,692,472	79,698,853	81.8%	127.0%	158.8%	-18.2%	21.3%
15	FY14	2013	144,632,507	158,657,910	100,689,397	80,336,444	91.2%	143.6%	180.0%	-8.8%	30.4%
16	FY15	2014	150,476,045	162,624,357	101,696,291	80,979,136	92.5%	148.0%	185.8%	-7.5%	32.4%
17	FY16	2015	-	166,689,966	102,713,254	81,626,969	-	-	-	-	-
18	FY17	2016	-	170,857,215	103,740,386	82,279,985	-	-	-	-	-
19	FY18	2017	-	175,128,646	104,777,790	82,938,225	-	-	-	-	-
20	FY19	2018	-	179,506,862	105,825,568	83,601,730	-	-	-	-	-

VALUE GROWTH OVER BASE YEAR



Comparing the growth in Taxable Value with the TIRZ Base Year Value presents steady growth during the life of the TIRZ, with the exception of the post-recession period. Taxable property value for FY15 was \$150.476m (or 4.04%) above FY14. New Construction value in the area was reported as \$27k, but will increase dramatically with the construction currently underway downtown. Compared to the Base Year Value, there is an additional \$77.584m, or 106% increase in taxable value, with an average 4.7% annual growth.

TIRZ YEAR	FISCAL YEAR	TAX YEAR	Appraised Values		Taxable Values		Taxable Value Increments					New Construction Value	% Change in Taxable Value Compared to Last Year
			Base Year	Current Year	Base Year	Current Year	City of Arlington	JPS Health Network	Tarrant County College	Tarrant County	Arlington ISD		
Base	FY99	1998											
1	FY00	1999	74,054,134	77,853,710	73,447,146	77,072,710	3,625,564	3,635,690	3,635,690	3,635,690	3,588,905	n/a	-
2	FY01	2000	74,054,134	85,889,469	73,447,146	85,318,809	11,871,663	11,855,778	11,855,778	11,855,778	11,817,617	n/a	10.7% ↑
3	FY02	2001	73,554,134	91,179,480	72,947,146	90,392,088	17,444,942	17,422,943	17,422,943	17,422,943	17,387,798	n/a	5.95% ↑
4	FY03	2002	73,511,154	97,195,498	72,904,166	96,546,786	23,642,620	23,645,425	23,645,425	23,645,425	23,644,844	n/a	6.8% ↑
5	FY04	2003	73,511,154	96,939,590	72,904,166	96,093,520	23,189,354	23,196,720	23,196,720	23,196,720	23,219,401	n/a	-0.47% ↓
6	FY05	2004	73,511,154	96,268,845	72,896,866	96,499,109	23,602,243	23,611,198	23,611,198	23,611,198	23,727,039	1,392,084	0.4% ↑
7	FY06	2005	73,511,154	102,092,940	72,896,866	101,383,337	28,486,471	28,503,305	28,503,305	28,503,305	28,580,098	117,039	5.06% ↑
8	FY07	2006	73,511,154	108,434,492	72,896,866	107,836,601	34,939,735	34,997,434	34,997,434	34,997,434	35,026,617	450,539	6.4% ↑
9	FY08	2007	73,505,938	112,602,957	72,891,650	111,947,293	39,055,643	39,120,261	39,120,261	39,120,261	39,250,298	3,269,437	3.81% ↑
10	FY09	2008	73,505,938	122,176,869	72,891,650	121,387,435	48,495,785	48,572,310	48,572,310	48,572,310	48,670,594	-	8.4% ↑
11	FY10	2009	73,505,938	130,083,716	72,891,650	129,309,128	56,417,478	56,531,304	56,531,304	56,531,304	56,631,057	164,025	6.53% ↑
12	FY11	2010	73,505,938	122,584,586	72,891,650	121,654,106	48,762,456	48,856,528	48,856,528	48,856,528	48,939,721	10,000	-5.9% ↓
13	FY12	2011	73,505,938	118,979,671	72,891,650	118,306,127	45,414,477	45,483,019	45,483,019	45,483,019	45,582,012	1,754,802	-2.75% ↓
14	FY13	2012	73,505,938	127,239,291	72,891,650	126,594,466	53,702,816	53,887,979	53,887,979	53,887,979	53,893,632	8,150,657	7.0% ↑
15	FY14	2013	73,505,938	145,231,240	72,891,650	144,632,507	71,740,857	71,920,328	71,920,328	71,920,328	71,925,581	15,300,000	14.25% ↑
16	FY15	2014	73,505,938	151,057,365	72,891,650	150,476,045	77,584,395	77,750,053	77,750,053	77,750,053	77,751,706	27,188	4.04% ↑
17	FY16	2015											-
18	FY17	2016											-
19	FY18	2017											-
20	FY19	2018											-

Based on values received from Tarrant Appraisal District in March, following the closing of the prior year. These are the values upon which the annual billing is based. Average Annual Growth
 Where New Construction Value contains "n/a", this value was not reported by the Tarrant Appraisal District for that year. Where listed with no value, there was no new construction for that year. 4.7%

APPRAISED VALUE GROWTH		TAXABLE VALUE GROWTH	
5,826,125	Dollar difference in Appraised Value in Current Year versus last year	5,843,538	Dollar difference in Taxable Value in Current Year versus last year
4.58%	Percent difference in Appraised Value in Current Year versus last year	4.62%	Percent difference in Taxable Value in Current Year versus last year
77,551,427	Dollar difference in Appraised Value over the Base Year Appraised Value	77,584,395	Dollar difference in Taxable Value over the Base Year Taxable Value
105.50%	Percent difference in Appraised Value over the Base Year Appraised Value	106.44%	Percent difference in Taxable Value over the Base Year Taxable Value

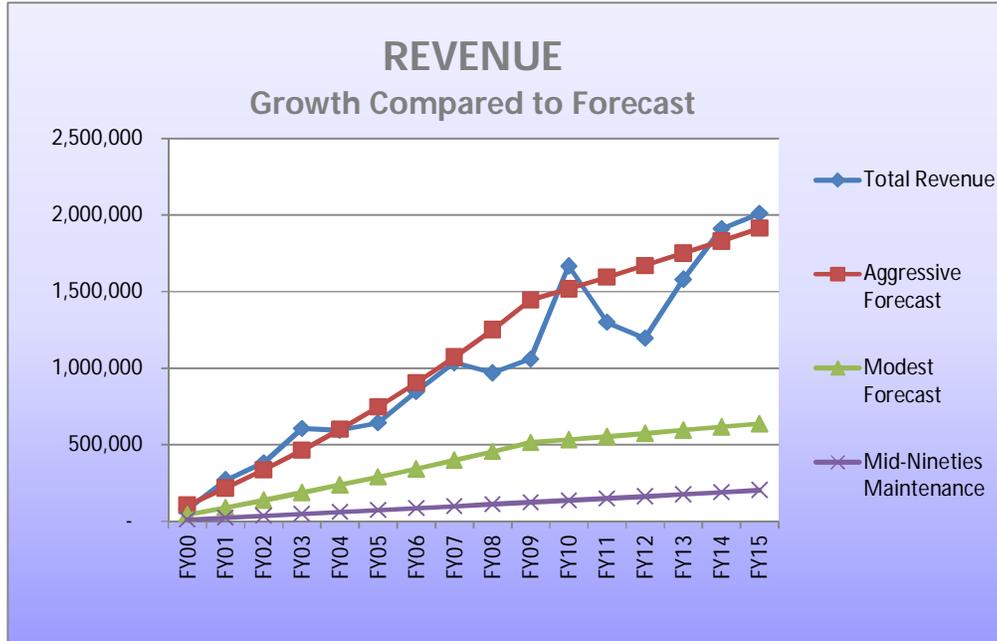
REVENUES

ALL REVENUES

Overall, FY15 TIRZ 1 revenues of \$2,009,394 were up 5.2% when compared to FY14. This is primarily attributable to the growth in taxable value in the area. Last year (FY14), JPS Health Network made a “catch-up” payment to remit past due tax revenue that was just recently realized, which skewed the annual revenues for that year, and caused dramatic increase by comparison.

TIRZ YEAR	FISCAL YEAR	TAX YEAR	INCREMENT REVENUE						OTHER REVENUE			TOTAL	\$ Change	% Change Compared to Last Year	
			City of Arlington	JPS Health Network	Tarrant County College	Tarrant County	Arlington ISD	SUBTOTAL (Increment Revenue)	TEA Hold Harmless (AISD)	Interest	GASB 31 Incr/Decr in FMV of Inv*				
Base	FY99	1998	-	-	-	-	-	-	-	-	-	-	-	-	-
1	FY00	1999	11,602	6,911	3,345	7,486	47,603	76,947	-	2,034	-	78,981	-	-	-
2	FY01	2000	38,892	27,413	11,108	25,416	159,538	262,366	-	7,953	-	270,319	191,338	242.3%	↑
3	FY02	2001	59,819	39,762	16,501	11,172	244,785	372,040	-	10,172	-	382,212	111,893	41.4%	↑
4	FY03	2002	85,586	54,528	30,446	74,258	349,944	594,761	-	11,335	-	606,096	223,885	58.6%	↑
5	FY04	2003	89,952	54,240	30,014	56,217	343,647	574,070	-	22,398	-	596,468	(9,628)	-1.6%	↓
6	FY05	2004	94,952	55,254	30,654	53,196	355,906	589,962	-	53,692	-	643,654	47,186	7.9%	↑
7	FY06	2005	120,897	67,096	37,185	77,419	428,701	731,299	-	117,339	-	848,638	204,984	31.8%	↑
8	FY07	2006	156,111	74,799	45,735	78,949	479,865	835,458	-	201,755	-	1,037,213	188,576	22.2%	↑
9	FY08	2007	174,462	80,688	51,349	86,776	407,735	801,010	-	170,094	(1,150)	969,954	(67,259)	-6.5%	↓
10	FY09	2008	216,652	95,603	63,756	98,548	506,174	980,732	-	109,678	(30,892)	1,059,518	89,564	9.2%	↑
11	FY10	2009	252,017	114,987	74,203	133,437	588,963	1,163,606	449,763	64,779	(10,972)	1,667,176	607,658	57.4%	↑
12	FY11	2010	211,141	102,004	64,129	116,527	508,973	1,002,774	260,503	54,245	(16,973)	1,300,549	(366,626)	-22.0%	↓
13	FY12	2011	199,517	95,773	64,613	108,760	474,053	942,716	225,123	31,407	(3,260)	1,195,986	(104,563)	-8.0%	↓
14	FY13	2012	237,517	111,100	76,742	121,810	560,494	1,107,662	457,587	22,943	(8,389)	1,579,803	383,817	32.1%	↑
15	FY14	2013	317,295	211,159	102,422	169,086	748,026	1,547,988	330,858	25,896	5,443	1,910,185	330,382	20.9%	↑
16	FY15	2014	337,761	177,925	111,898	176,294	808,618	1,612,495	357,658	30,795	8,446	2,009,394	99,208	5.2%	↑
17	FY16	2015	-	-	-	-	-	-	-	-	-	-	-	-	-
18	FY17	2016	-	-	-	-	-	-	-	-	-	-	-	-	-
19	FY18	2017	-	-	-	-	-	-	-	-	-	-	-	-	-
20	FY19	2018	-	-	-	-	-	-	-	-	-	-	-	-	-
TOTAL CONTRIBUTION:			2,604,170	1,369,239	814,100	1,395,351	7,013,025	13,195,885	2,081,492	936,515	(57,747)	16,156,146			

REVENUE GROWTH COMPARED TO FORECAST



In FY15, TIRZ 1 revenues of \$2,009,394 was 5% above the Aggressive projection of \$1,914,435, and 68.3% above the Modest projection of \$637,393. This is the sixth time in the history of TIRZ 1 that revenues have exceeded the Aggressive Forecast, despite values having fallen below the Aggressive Forecast.

TIRZ YEAR	FISCAL YEAR	TAX YEAR	ACTUAL	PROJECTED			PERCENT REALIZED			Compared to Aggressive	Compared to Modest
			TOTAL REVENUE	AGGRESSIVE	MODEST	MID-NINETIES MAINTENANCE	AGGRESSIVE	MODEST	MID-NINETIES MAINTENANCE		
Base	FY99	1998	-	-	-	-	-	-	-	-	
1	FY00	1999	78,981	104,590	44,824	11,953	75.5%	176.2%	660.8%	-24.5% ↓ 43.2% ↑	
2	FY01	2000	270,319	216,501	90,993	24,002	124.9%	297.1%	1126.2%	24.9% ↑ 66.3% ↑	
3	FY02	2001	382,212	336,247	138,547	36,147	113.7%	275.9%	1057.4%	13.7% ↑ 63.8% ↑	
4	FY03	2002	606,096	464,374	187,528	48,389	130.5%	323.2%	1252.5%	30.5% ↑ 69.1% ↑	
5	FY04	2003	596,468	601,470	237,978	60,730	99.2%	250.6%	982.2%	-0.8% ↓ 60.1% ↑	
6	FY05	2004	643,654	748,163	289,942	73,169	86.0%	222.0%	879.7%	-14.0% ↓ 55.0% ↑	
7	FY06	2005	848,638	905,124	343,465	85,707	93.8%	247.1%	990.2%	-6.2% ↓ 59.5% ↑	
8	FY07	2006	1,037,213	1,073,073	398,593	98,346	96.7%	260.2%	1054.7%	-3.3% ↓ 61.6% ↑	
9	FY08	2007	969,954	1,252,778	455,375	111,086	77.4%	213.0%	873.2%	-22.6% ↓ 53.1% ↑	
10	FY09	2008	1,059,518	1,445,063	513,860	123,928	73.3%	206.2%	854.9%	-26.7% ↓ 51.5% ↑	
11	FY10	2009	1,667,176	1,518,543	533,940	136,872	109.8%	312.2%	1218.1%	9.8% ↑ 68.0% ↑	
12	FY11	2010	1,300,549	1,593,860	554,221	149,920	81.6%	234.7%	867.5%	-18.4% ↓ 57.4% ↑	
13	FY12	2011	1,195,986	1,671,060	574,705	163,073	71.6%	208.1%	733.4%	-28.4% ↓ 51.9% ↑	
14	FY13	2012	1,579,803	1,750,190	595,393	176,331	90.3%	265.3%	895.9%	-9.7% ↓ 62.3% ↑	
15	FY14	2013	1,910,185	1,831,299	616,289	189,694	104.3%	309.9%	1007.0%	4.3% ↑ 67.7% ↑	
16	FY15	2014	2,009,394	1,914,435	637,393	203,165	105.0%	315.3%	989.0%	5.0% ↑ 68.3% ↑	
17	FY16	2015	-	1,999,649	658,708	216,744	-	-	-	-	
18	FY17	2016	-	2,086,994	680,237	230,431	-	-	-	-	
19	FY18	2017	-	2,176,522	701,981	244,227	-	-	-	-	
20	FY19	2018	-	2,268,289	723,942	258,134	-	-	-	-	
TOTAL:			16,156,146	25,958,224	8,977,914	2,642,048	62%	180%	612%		

EXPENDITURES

FY15 EXPENDITURES

TIRZ YEAR	FISCAL YEAR	TAX YEAR	PROJECTS																TOTAL	Encumbered for Following Year
			Commerce Ctr Office Park (505 E Border)	Arnol/Proter (504 W Main)	DAMC	Vandergriff Town Center	Walker Community Chest / Vandergriff Bldg	Founder's Park / Levitt Pavilion	Center Street Station Ph 1	Center Street Station Ph 2	300 E Abram (Dodson)	UTA Special Events Center Parking Garage	American Campus Communities	Division Street Utility Pole Relocation	Division Street Sidewalks	Capital Bar	City Center Master Agreement*	Front Street Parking Lot**		
Year of Authorization:			2000	2004	2006	2006	2006	2008	2008	2008	2010	2010	2010	2013/2014	2014	2014	2014	2014		
Expenditure Authorization:			91,790	25,000	150,000	613,620	341,018	325,000	1,246,772	598,279	397,846	4,600,000	1,312,454	800,000	239,577	20,000	7,479,585	352,000	18,592,941	
Base	FY99	1998																		-
1	FY00	1999																		-
2	FY01	2000																		-
3	FY02	2001	59,027																	59,027
4	FY03	2002	32,763																	32,763
5	FY04	2003																		-
6	FY05	2004																		-
7	FY06	2005																		-
8	FY07	2006		25,000	50,000															75,000
9	FY08	2007			50,000	409,080		325,000												784,080
10	FY09	2008			50,000	204,540														254,540
11	FY10	2009					331,018													331,018
12	FY11	2010					10,000		1,246,772		198,923	460,000								1,915,695
13	FY12	2011									198,923	460,000								658,923
14	FY13	2012									460,000	260,292	10,000							730,292
15	FY14	2013									460,000	445,597	752,938		20,000					1,678,535
16	FY15	2014									460,000	463,601	28,935		-	1,277,302	293,694		2,523,532	3,870,884
17	FY16	2015																		-
18	FY17	2016																		-
19	FY18	2017																		-
20	FY19	2018																		-
Reimbursed To-Date:			91,790	25,000	150,000	613,620	341,018	325,000	1,246,772	-	397,846	2,300,000	1,169,490	791,873	-	20,000	1,277,302	293,694	9,043,405	3,870,884

During FY15, expenditures totaling \$2,523,532 were made for five projects:

- \$460,000 for the payment for the debt service on the public parking structure at the UT-Arlington Special Events Center.
- \$463,601 for American Campus Communities
- \$28,935 for the Division Street Utility Pole relocation project
- \$1,277,302 for City Center asbestos abatement and demolition

FY16 ENCUMBRANCES

Encumbered funds for FY16 total \$3,870,884, which includes:

- \$460,000 for the UT-Arlington Special Events Center annual debt service payment
- \$142,963 for American Campus Communities
- \$247,704 for Division Street utility pole relocation and sidewalk renovations
- \$1,820,217 for the City Center: demolition of the Central Library, environmental remediation, the public spaces in the parking garage, and surface parking
- \$800,000 for Water Renewal Projects, in exchange for Arlington Water Utilities funding the private spaces in the City Center parking garage
- \$400,000 for a proposed TIRZ project relative to an existing project

PROJECT STATUS

ALL PROJECTS

Project Number	Project	Year Authorized	Total Authorization	Expenditures To-Date	Encumbered for following year	Percent Complete	Nature of Project	Status
1	Commerce Ctr Office Park (505 E Border)	2000	91,790	91,790	-	100%	Sidewalks, drive approaches, curb insets, retaining wall, fire hydrant, water service improvements, landscaping in right-of-way, and related engineering services	Complete
2	Arnot/Proter (504 W Main)	2004	25,000	25,000	-	100%	Improvement in right-of-way, including landscaping, parking and lighting	Complete
3	Downtown Arlington Management Corp (DAMC)	2006	150,000	150,000	-	100%	Funding portion of contract for DAMC's management of downtown redevelopment	Complete
4	Walker Community Chest / Vandergriff Bldg	2006	341,018	341,018	-	100%	Assistance with renovation of historic building, including new sidewalks, lighting, public art, utilities to the site, removal of overhead utilities, and exterior facade improvement	Complete
5	Vandergriff Town Center	2006	613,620	613,620	-	100%	Public access drives, street-side parking, landscaping, fountains, irrigation, drainage, movement of utilities	Complete
6	Founder's Park / Levitt Pavilion	2008	325,000	325,000	-	100%	Assistance with costs relative to land swap, construction of new downtown park, sidewalks, drainage, landscaping, public art, and public amenities associated with music pavilion	Complete
7	Center Street Station Ph 1	2008	1,246,772	1,246,772	-	100%	Offsite: street paving, sidewalks, streetscaping, sanitary sewer, public parking. Onsite: paving demolition, subgrade preparation, paving, parking lot lighting, sidewalks, drainage, landscaping	Complete
8	Center Street Station Ph 2	2008	598,279	-	-	0%	n/a	No longer scheduled
9	300 E Abram (Dodson)	2010	397,846	397,846	-	100%	Water system, sanitary sewer, storm drainage, paving, sidewalks, ADA compliance, landscaping, public amenities, franchise utility relocation costs, project related professional services	Complete
10	UTA Special Events Center Parking Garage	2010	4,600,000	2,300,000	460,000	50%	Assistance with debt service on public parking structure	Project complete: payments continue to FY19
11	American Campus Communities	2010	1,312,454	1,169,490	142,964	89%	Offsite: street paving, sidewalks, streetscaping, sanitary sewer, public parking. Onsite: paving demolition, subgrade preparation, paving, parking lot lighting, sidewalks, drainage, landscaping; Chapter 380 agreement for assistance with project related fees and permitting costs	Project complete: payments continue to approx FY16
12	Division Street Utility Pole Relocation	2013	650,000	791,873	8,127	99%	Relocation of overhead utility lines from poles on Division Street to poles on Front Street.	In Progress
		2014	150,000					
13	Division Street Sidewalks	2014	239,577	-	239,577	0%	Redesign and construction of new sidewalks on Division Street within same section where utility poles were relocated.	Project scheduled to commence in FY16
14	Capital Bar (now J. Gilligan's South Street Patio)	2014	20,000	20,000	-	100%	Public portion of redevelopment of former car maintenance center to a bar/nightclub.	Complete
15	City Center Master Agreement*	2014/2015	7,479,585	1,277,302	2,491,048	17%	Demolition/relocation of Central Library to make room for mixed-use and parking garage.	Demolition of Central Library completed in FY15; construction of garage and mixed-use scheduled to begin in early FY16
16	Front Street Parking Lot	2014	352,000	293,694	-	100%	Additional free downtown parking lot near City Hall and restaurants on Center Street.	Complete
			18,592,941	9,043,405	3,341,716			
				48.64%	17.97%			

* The City Center Master Agreement was for a total of \$7.49m, some of which was originally split between a TIRZ Agreement (\$4.554m) and a City Chapter 380 Agreement (\$2.924m); changes are pending as of Feb 2015 for all the funding to come from TIRZ. The amended amounts are reflected in the Total Authorization.

STATUS OF TIRZ COMPLETION

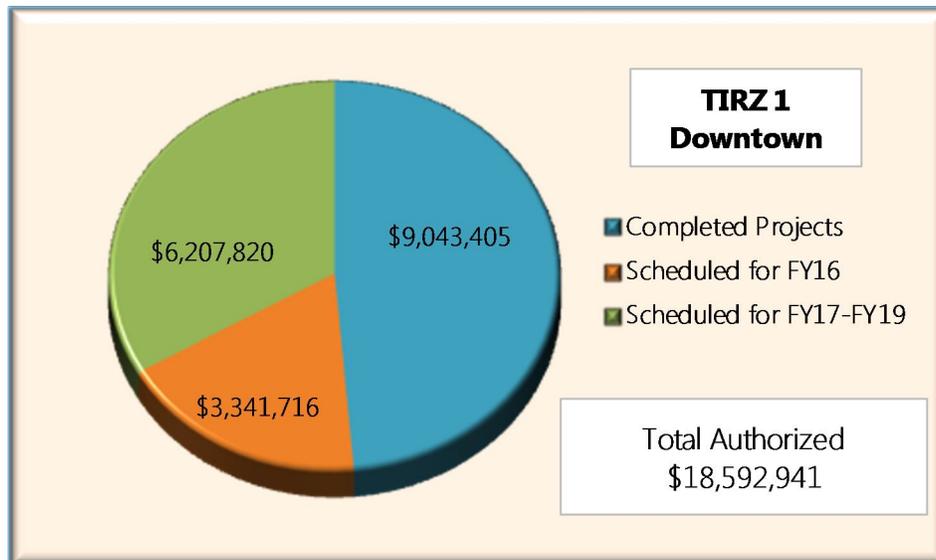
TIRZ 1 - Downtown

FY15

Total Authorized Projects	\$	18,592,941
Debt Issued	\$	-
Debt issued as percentage of Total Authorized Projects		0.00%
Debt Service Payments	\$	-
Debt service paid as percentage of Total Authorized Projects		0.00%
Project Expenses AND Encumbrances	\$	12,914,289
Project expenses as percentage of Total Authorized Projects		69.46%
Total Expenditures to-date (Debt Service + Project Expenses)	\$	12,914,289
Total Expenditures as percentage of Total Authorized Projects		69.46%

NOTE:

TIRZ 1 is a project driven TIRZ, and has ample projected capacity for several other projects, therefore the Total Authorized Projects amount is subject to increase during any given year with the approval of new projects by the TIRZ Board and Arlington City Council.



APPENDICES

Appendix A

VALUES BY ENTITY AND YEAR

TIRZ 1 - DOWNTOWN											
March TAD Values used for Billing participating taxing jurisdictions											
Report Date	1999	1998 Base Year Appraised Value	1999 Appraised Value	1998 Base Year Taxable Value	1999 Taxable Value	Appraised Value Increment	Taxable Value Increment	Appraised Value Under Protest	Net Taxable Less Protested Value	New Construction	Net Taxable Less New Construction
1-Mar-00	City of Arlington	74,054,134	77,853,710	73,447,146	77,072,710	3,799,576	3,625,564	-	77,072,710	-	77,072,710
FY00	JPS Health Network	74,054,134	77,853,710	73,547,648	77,183,338	3,799,576	3,635,690	-	77,183,338	-	77,183,338
	Tarrant County College District	74,054,134	77,853,710	73,547,648	77,183,338	3,799,576	3,635,690	-	77,183,338	-	77,183,338
1	Tarrant County	74,054,134	77,853,710	73,547,648	77,183,338	3,799,576	3,635,690	-	77,183,338	-	77,183,338
	AISD	74,054,134	77,853,710	73,553,855	77,142,760	3,799,576	3,588,905	-	77,142,760	-	77,142,760
Report Date	2000	1998 Base Year Appraised Value	2000 Appraised Value	1998 Base Year Taxable Value	2000 Taxable Value	Appraised Value Increment	Taxable Value Increment	Appraised Value Under Protest	Net Taxable Less Protested Value	New Construction	Net Taxable Less New Construction
5-Mar-01	City of Arlington	74,054,134	85,889,469	73,447,146	85,318,809	11,835,335	11,871,663	-	85,318,809	-	85,318,809
FY01	JPS Health Network	74,054,134	85,889,469	73,547,648	85,403,426	11,835,335	11,855,778	-	85,403,426	-	85,403,426
	Tarrant County College District	74,054,134	85,889,469	73,547,648	85,403,426	11,835,335	11,855,778	-	85,403,426	-	85,403,426
2	Tarrant County	74,054,134	85,889,469	73,547,648	85,403,426	11,835,335	11,855,778	-	85,403,426	-	85,403,426
	AISD	74,054,134	85,889,469	73,553,855	85,371,472	11,835,335	11,817,617	-	85,371,472	-	85,371,472
Report Date	2001	1998 Base Year Appraised Value	2001 Appraised Value	1998 Base Year Taxable Value	2001 Taxable Value	Appraised Value Increment	Taxable Value Increment	Appraised Value Under Protest	Net Taxable Less Protested Value	New Construction	Net Taxable Less New Construction
2-Mar-02	City of Arlington	73,554,134	91,179,480	72,947,146	90,392,088	17,625,346	17,444,942	-	90,392,088	-	90,392,088
FY02	JPS Health Network	73,554,134	91,179,480	73,047,648	90,470,591	17,625,346	17,422,943	-	90,470,591	-	90,470,591
	Tarrant County College District	73,554,134	91,179,480	73,047,648	90,470,591	17,625,346	17,422,943	-	90,470,591	-	90,470,591
3	Tarrant County	73,554,134	91,179,480	73,047,648	90,470,591	17,625,346	17,422,943	-	90,470,591	-	90,470,591
	AISD	73,554,134	91,179,480	73,053,855	90,441,653	17,625,346	17,387,798	-	90,441,653	-	90,441,653
Report Date	2002	1998 Base Year Appraised Value	2002 Appraised Value	1998 Base Year Taxable Value	2002 Taxable Value	Appraised Value Increment	Taxable Value Increment	Appraised Value Under Protest	Net Taxable Less Protested Value	New Construction	Net Taxable Less New Construction
4-Mar-03	City of Arlington	73,511,154	97,195,498	72,904,166	96,546,786	23,684,344	23,642,620	149,690	96,397,096	-	96,546,786
FY03	JPS Health Network	73,511,154	97,195,498	73,004,668	96,650,093	23,684,344	23,645,425	149,690	96,500,403	-	96,650,093
	Tarrant County College District	73,511,154	97,195,498	73,004,668	96,650,093	23,684,344	23,645,425	149,690	96,500,403	-	96,650,093
4	Tarrant County	73,511,154	97,195,498	73,004,668	96,650,093	23,684,344	23,645,425	149,690	96,500,403	-	96,650,093
	AISD	73,511,154	97,195,498	73,010,875	96,655,719	23,684,344	23,644,844	149,690	96,506,029	-	96,655,719
Report Date	2003	1998 Base Year Appraised Value	2003 Appraised Value	1998 Base Year Taxable Value	2003 Taxable Value	Appraised Value Increment	Taxable Value Increment	Appraised Value Under Protest	Net Taxable Less Protested Value	New Construction	Net Taxable Less New Construction
26-Feb-04	City of Arlington	73,511,154	96,939,590	72,904,166	96,093,520	23,428,436	23,189,354	-	96,093,520	-	96,093,520
FY04	JPS Health Network	73,511,154	96,939,590	73,004,668	96,201,388	23,428,436	23,196,720	-	96,201,388	-	96,201,388
	Tarrant County College District	73,511,154	96,939,590	73,004,668	96,201,388	23,428,436	23,196,720	-	96,201,388	-	96,201,388
5	Tarrant County	73,511,154	96,939,590	73,004,668	96,201,388	23,428,436	23,196,720	-	96,201,388	-	96,201,388
	AISD	73,511,154	96,939,590	73,010,875	96,230,276	23,428,436	23,219,401	-	96,230,276	-	96,230,276
Report Date	2004	1998 Base Year Appraised Value	2004 Appraised Value	1998 Base Year Taxable Value	2004 Taxable Value	Appraised Value Increment	Taxable Value Increment	Appraised Value Under Protest	Net Taxable Less Protested Value	New Construction	Net Taxable Less New Construction
28-Feb-05	City of Arlington	73,511,154	97,268,845	72,896,866	96,499,109	23,757,691	23,602,243	-	96,499,109	1,392,084	95,107,025
FY05	JPS Health Network	73,511,154	97,268,845	73,004,668	96,615,866	23,757,691	23,611,198	-	96,615,866	1,392,084	95,223,782
	Tarrant County College District	73,511,154	97,268,845	73,004,668	96,615,866	23,757,691	23,611,198	-	96,615,866	1,392,084	95,223,782
6	Tarrant County	73,511,154	97,268,845	73,004,668	96,615,866	23,757,691	23,611,198	-	96,615,866	1,392,084	95,223,782
	AISD	73,511,154	97,268,845	72,995,875	96,722,914	23,757,691	23,727,039	-	96,722,914	1,392,084	95,330,830

TIRZ 1 - DOWNTOWN

March TAD Values used for Billing participating taxing jurisdictions

Report Date	2005	1998 Base Year Appraised Value	2005 Appraised Value	1998 Base Year Taxable Value	2005 Taxable Value	Appraised Value Increment	Taxable Value Increment	Appraised Value Under Protest	Net Taxable Less Protested Value	New Construction	Net Taxable Less New Construction
1-Mar-06	City of Arlington	73,511,154	102,092,940	72,896,866	101,383,337	28,581,786	28,486,471	-	101,383,337	117,039	101,266,298
FY06	JPS Health Network	73,511,154	102,092,940	73,004,668	101,507,973	28,581,786	28,503,305	-	101,507,973	117,039	101,390,934
	Tarrant County College District	73,511,154	102,092,940	73,004,668	101,507,973	28,581,786	28,503,305	-	101,507,973	117,039	101,390,934
7	Tarrant County	73,511,154	102,092,940	73,004,668	101,507,973	28,581,786	28,503,305	-	101,507,973	117,039	101,390,934
	AISD	73,511,154	102,092,940	72,995,875	101,575,973	28,581,786	28,580,098	-	101,575,973	117,039	101,458,934
Report Date	2006	1998 Base Year Appraised Value	2006 Appraised Value	1998 Base Year Taxable Value	2006 Taxable Value	Appraised Value Increment	Taxable Value Increment	Appraised Value Under Protest	Net Taxable Less Protested Value	New Construction	Net Taxable Less New Construction
26-Feb-07	City of Arlington	73,511,154	108,434,492	72,896,866	107,836,601	34,923,338	34,939,735	-	107,836,601	450,539	107,386,062
FY07	JPS Health Network	73,511,154	108,434,492	73,004,668	108,002,102	34,923,338	34,997,434	-	108,002,102	450,539	107,551,563
	Tarrant County College District	73,511,154	108,434,492	73,004,668	108,002,102	34,923,338	34,997,434	-	108,002,102	450,539	107,551,563
8	Tarrant County	73,511,154	108,434,492	73,004,668	108,002,102	34,923,338	34,997,434	-	108,002,102	450,539	107,551,563
	AISD	73,511,154	108,434,492	72,995,875	108,022,492	34,923,338	35,026,617	-	108,022,492	450,539	107,571,953
Report Date	2007	1998 Base Year Appraised Value	2007 Appraised Value	1998 Base Year Taxable Value	2007 Taxable Value	Appraised Value Increment	Taxable Value Increment	Appraised Value Under Protest	Net Taxable Less Protested Value	New Construction	Net Taxable Less New Construction
4-Mar-08	City of Arlington	73,505,938	112,602,957	72,891,650	111,947,293	39,097,019	39,055,643	-	111,947,293	3,269,437	108,677,856
FY08	JPS Health Network	73,505,938	112,602,957	72,999,452	112,119,713	39,097,019	39,120,261	-	112,119,713	3,269,437	108,850,276
	Tarrant County College District	73,505,938	112,602,957	72,999,452	112,119,713	39,097,019	39,120,261	-	112,119,713	3,269,437	108,850,276
9	Tarrant County	73,505,938	112,602,957	72,999,452	112,119,713	39,097,019	39,120,261	-	112,119,713	3,269,437	108,850,276
	AISD	73,505,938	112,602,957	72,990,659	112,195,957	39,097,019	39,205,298	-	112,195,957	3,269,437	108,926,520
Report Date	2008	1998 Base Year Appraised Value	2008 Appraised Value	1998 Base Year Taxable Value	2008 Taxable Value	Appraised Value Increment	Taxable Value Increment	Appraised Value Under Protest	Net Taxable Less Protested Value	New Construction	Net Taxable Less New Construction
2-Mar-09	City of Arlington	73,505,938	122,176,869	72,891,650	121,387,435	48,670,931	48,495,785	-	121,387,435	-	121,387,435
FY09	JPS Health Network	73,505,938	122,176,869	72,999,452	121,571,762	48,670,931	48,572,310	-	121,571,762	-	121,571,762
	Tarrant County College District	73,505,938	122,176,869	72,999,452	121,571,762	48,670,931	48,572,310	-	121,571,762	-	121,571,762
10	Tarrant County	73,505,938	122,176,869	72,999,452	121,571,762	48,670,931	48,572,310	-	121,571,762	-	121,571,762
	AISD	73,505,938	122,176,869	72,990,659	121,661,253	48,670,931	48,670,594	-	121,661,253	-	121,661,253
Report Date	2009	1998 Base Year Appraised Value	2009 Appraised Value	1998 Base Year Taxable Value	2009 Taxable Value	Appraised Value Increment	Taxable Value Increment	Appraised Value Under Protest	Net Taxable Less Protested Value	New Construction	Net Taxable Less New Construction
1-Mar-10	City of Arlington	73,505,938	130,083,716	72,891,650	129,309,128	56,577,778	56,417,478	-	129,309,128	164,025	129,145,103
FY10	JPS Health Network	73,505,938	130,083,716	72,999,452	129,530,756	56,577,778	56,531,304	-	129,530,756	164,025	129,366,731
	Tarrant County College District	73,505,938	130,083,716	72,999,452	129,530,756	56,577,778	56,531,304	-	129,530,756	164,025	129,366,731
11	Tarrant County	73,505,938	130,083,716	72,999,452	129,530,756	56,577,778	56,531,304	-	129,530,756	164,025	129,366,731
	AISD	73,505,938	130,083,716	72,990,659	129,621,716	56,577,778	56,631,057	-	129,621,716	164,025	129,457,691
Report Date	2010	1998 Base Year Appraised Value	2010 Appraised Value	1998 Base Year Taxable Value	2010 Taxable Value	Appraised Value Increment	Taxable Value Increment	Appraised Value Under Protest	Net Taxable Less Protested Value	New Construction	Net Taxable Less New Construction
2-Mar-11	City of Arlington	73,505,938	122,584,586	72,891,650	121,654,106	49,078,648	48,762,456	-	121,654,106	10,000	121,644,106
FY11	JPS Health Network	73,505,938	122,584,586	72,999,452	121,855,980	49,078,648	48,856,528	-	121,855,980	10,000	121,845,980
	Tarrant County College District	73,505,938	122,584,586	72,999,452	121,855,980	49,078,648	48,856,528	-	121,855,980	10,000	121,845,980
12	Tarrant County	73,505,938	122,584,586	72,999,452	121,855,980	49,078,648	48,856,528	-	121,855,980	10,000	121,845,980
	AISD	73,505,938	122,584,586	72,990,659	121,930,380	49,078,648	48,939,721	-	121,930,380	10,000	121,920,380
Report Date	2011	1998 Base Year Appraised Value	2011 Appraised Value	1998 Base Year Taxable Value	2011 Taxable Value	Appraised Value Increment	Taxable Value Increment	Appraised Value Under Protest	Net Taxable Less Protested Value	New Construction	Net Taxable Less New Construction
28-Feb-12	City of Arlington	73,505,938	118,979,671	72,891,650	118,306,127	45,473,733	45,414,477	-	118,306,127	1,754,802	116,551,325
FY12	JPS Health Network	73,505,938	118,979,671	72,999,452	118,482,471	45,473,733	45,483,019	-	118,482,471	1,754,802	116,727,669
	Tarrant County College District	73,505,938	118,979,671	72,999,452	118,482,471	45,473,733	45,483,019	-	118,482,471	1,754,802	116,727,669
13	Tarrant County	73,505,938	118,979,671	72,999,452	118,482,471	45,473,733	45,483,019	-	118,482,471	1,754,802	116,727,669
	AISD	73,505,938	118,979,671	72,990,659	118,572,671	45,473,733	45,582,012	-	118,572,671	1,754,802	116,817,869

TIRZ 1 - DOWNTOWN

March TAD Values used for Billing participating taxing jurisdictions

Report Date	2012	1998 Base Year Appraised Value	2012 Appraised Value	1998 Base Year Taxable Value	2012 Taxable Value	Appraised Value Increment	Taxable Value Increment	Appraised Value Under Protest	Net Taxable Less Protested Value	New Construction	Net Taxable Less New Construction
26-Feb-13	City of Arlington	73,505,938	127,239,291	72,891,650	126,594,466	53,733,353	53,702,816	-	126,594,466	8,150,657	118,443,809
FY13	JPS Health Network	73,505,938	127,360,831	72,999,452	126,887,431	53,854,893	53,887,979	-	126,887,431	8,150,657	118,736,774
	Tarrant County College District	73,505,938	127,360,831	72,999,452	126,887,431	53,854,893	53,887,979	-	126,887,431	8,150,657	118,736,774
14	Tarrant County	73,505,938	127,360,831	72,999,452	126,887,431	53,854,893	53,887,979	-	126,887,431	8,150,657	118,736,774
	AISD	73,505,938	127,239,291	72,990,659	126,884,291	53,733,353	53,893,632	-	126,884,291	8,150,657	118,733,634
Report Date	2013	1998 Base Year Appraised Value	2013 Appraised Value	1998 Base Year Taxable Value	2013 Taxable Value	Appraised Value Increment	Taxable Value Increment	Appraised Value Under Protest	Net Taxable Less Protested Value	New Construction	Net Taxable Less New Construction
28-Feb-14	City of Arlington	73,505,938	145,231,240	72,891,650	144,632,507	71,725,302	71,740,857	-	144,632,507	15,300,000	129,332,507
FY14	JPS Health Network	73,505,938	145,352,780	72,999,452	144,919,780	71,846,842	71,920,328	-	144,919,780	15,300,000	129,619,780
	Tarrant County College District	73,505,938	145,352,780	72,999,452	144,919,780	71,846,842	71,920,328	-	144,919,780	15,300,000	129,619,780
15	Tarrant County	73,505,938	145,352,780	72,999,452	144,919,780	71,846,842	71,920,328	-	144,919,780	15,300,000	129,619,780
	AISD	73,505,938	145,231,240	72,990,659	144,916,240	71,725,302	71,925,581	-	144,916,240	15,300,000	129,616,240
Report Date	2014	1998 Base Year Appraised Value	2014 Appraised Value	1998 Base Year Taxable Value	2014 Taxable Value	Appraised Value Increment	Taxable Value Increment	Appraised Value Under Protest	Net Taxable Less Protested Value	New Construction	Net Taxable Less New Construction
7-Apr-15	City of Arlington	73,505,938	151,057,365	72,891,650	150,476,045	77,551,427	77,584,395	-	150,476,045	27,188	150,448,857
FY15	JPS Health Network	73,505,938	151,178,905	72,999,452	150,749,505	77,672,967	77,750,053	-	150,749,505	27,188	150,722,317
	Tarrant County College District	73,505,938	151,178,905	72,999,452	150,749,505	77,672,967	77,750,053	-	150,749,505	27,188	150,722,317
16	Tarrant County	73,505,938	151,178,905	72,999,452	150,749,505	77,672,967	77,750,053	-	150,749,505	27,188	150,722,317
	AISD	73,505,938	151,057,365	72,990,659	150,742,365	77,551,427	77,751,706	-	150,742,365	27,188	150,715,177

Appendix B – Collection Versus Billing by Taxing Entity

COLLECTION VERSUS BILLING – CITY OF ARLINGTON

TIRZ 1 - DOWNTOWN									
Increment Billing									
3025-46004									
Taxing Entity:		City of Arlington			Collection Dollar Cap:			n/a	
Participation Rate:		100% of M&O Rate			Progress Toward Cap:			n/a	
TIRZ YEAR	FISCAL YEAR	TAX YEAR	Tax Rate			INCREMENT REVENUE			
			M&O	I&S	Total	Taxable Value Increment	Billed	Collected	Remaining
1	FY00	1999	0.320000	0.318000	0.638000	3,625,564	11,601.80	11,601.80	(0.00)
2	FY01	2000	0.327600	0.306400	0.634000	11,871,663	38,891.57	38,891.57	0.00
3	FY02	2001	0.342900	0.291100	0.634000	17,444,942	59,818.71	59,818.71	0.00
4	FY03	2002	0.362000	0.272000	0.634000	23,642,620	85,586.28	85,586.28	(0.00)
5	FY04	2003	0.387900	0.260100	0.648000	23,189,354	89,951.50	89,951.50	(0.00)
6	FY05	2004	0.402300	0.245700	0.648000	23,602,243	94,951.82	94,951.82	(0.00)
7	FY06	2005	0.424400	0.223600	0.648000	28,486,471	120,896.58	120,896.58	(0.00)
8	FY07	2006	0.446800	0.201200	0.648000	34,939,735	156,110.74	156,110.74	0.00
9	FY08	2007	0.446700	0.201300	0.648000	39,055,643	174,461.56	174,461.56	0.00
10	FY09	2008	0.446743	0.201257	0.648000	48,495,785	216,651.52	216,651.52	(0.00)
11	FY10	2009	0.446700	0.201300	0.648000	56,417,478	252,016.87	252,016.87	(0.00)
12	FY11	2010	0.433000	0.215000	0.648000	48,762,456	211,141.43	211,141.43	(0.00)
13	FY12	2011	0.439325	0.208675	0.648000	45,414,477	199,517.15	199,517.15	(0.00)
14	FY13	2012	0.442280	0.205720	0.648000	53,702,816	237,516.81	237,516.81	-
15	FY14	2013	0.442280	0.205720	0.648000	71,740,857	317,295.46	317,295.46	(0.00)
16	FY15	2014	0.435346	0.212654	0.648000	77,584,395	337,760.56	337,760.56	(0.00)
17	FY16	2015	0.4460000	0.2020000	0.6480000	-	-	-	-
18	FY17	2016				-	-	-	-
19	FY18	2017				-	-	-	-
20	FY19	2018				-	-	-	-
TOTAL CONTRIBUTION:							\$ 2,604,170.39	\$ 2,604,170.36	\$ (0.02)

COLLECTION VERSUS BILLING – JPS HEALTH NETWORK

TIRZ 1 - DOWNTOWN									
Increment Billing									
3025-46004									
Taxing Entity: JPS Health Network					Collection Dollar Cap: n/a				
Participation Rate: 100% of M&O Rate					Progress Toward Cap: n/a				
TIRZ YEAR	FISCAL YEAR	TAX YEAR	Tax Rate			INCREMENT REVENUE			
			M&O	I&S	Total	Taxable Value Increment	Billed	Collected	Remaining
1	FY00	1999	0.220850	0.013220	0.234070	3,635,690	8,029.42	6,910.85	(1,118.57)
2	FY01	2000	0.222170	0.011900	0.234070	11,855,778	26,339.98	27,413.13	1,073.15
3	FY02	2001	0.228217	0.005853	0.234070	17,422,943	39,762.12	39,762.12	0.00
4	FY03	2002	0.230605	0.001795	0.232400	23,645,425	54,527.53	54,527.53	(0.00)
5	FY04	2003	0.233827	0.001570	0.235397	23,196,720	54,240.19	54,240.19	(0.00)
6	FY05	2004	0.234014	0.001383	0.235397	23,611,198	55,253.51	55,253.51	0.00
7	FY06	2005	0.235397	-	0.235397	28,503,305	67,095.92	67,095.92	(0.00)
8	FY07	2006	0.234092	0.001305	0.235397	34,997,434	81,926.19	74,798.61	(7,127.58)
9	FY08	2007	0.228690	0.001707	0.230397	39,120,261	89,464.12	80,687.69	(8,776.43)
10	FY09	2008	0.226314	0.001583	0.227897	48,572,310	109,925.94	95,602.59	(14,323.35)
11	FY10	2009	0.226255	0.001642	0.227897	56,531,304	127,904.90	114,986.51	(12,918.39)
12	FY11	2010	0.226200	0.001697	0.227897	48,856,528	110,513.47	102,004.00	(8,509.47)
13	FY12	2011	0.226175	0.001722	0.227897	45,483,019	102,871.22	95,773.11	(7,098.11)
14	FY13	2012	0.226210	0.001687	0.227897	53,887,979	121,900.00	111,099.66	(10,800.34)
15	FY14	2013	0.226253	0.001644	0.227897	71,920,328	162,721.90	211,158.73	48,436.83
16	FY15	2014	0.226300	0.001597	0.227897	77,750,053	175,948.37	177,924.58	1,976.21
17	FY16	2015	0.226491	0.001406	0.227897	-	-	-	-
18	FY17	2016	-	-	-	-	-	-	-
19	FY18	2017	-	-	-	-	-	-	-
20	FY19	2018	-	-	-	-	-	-	-
TOTAL CONTRIBUTION:						\$ 1,388,424.79	\$ 1,369,238.73	\$ (19,186.06)	

COLLECTION VERSUS BILLING – TARRANT COUNTY

TIRZ 1 - DOWNTOWN									
Increment Billing									
3025-46004									
Taxing Entity:			Tarrant County			Collection Dollar Cap:			n/a
Participation Rate:			100% of M&O Rate			Progress Toward Cap:			n/a
TIRZ YEAR	FISCAL YEAR	TAX YEAR	Tax Rate			INCREMENT REVENUE			
			M&O	I&S	Total	Taxable Value Increment	Billed	Collected	Remaining
1	FY00	1999	0.212890	0.051946	0.264836	3,635,690	7,740.02	7,485.99	(254.03)
2	FY01	2000	0.230460	0.044325	0.274785	11,855,778	27,322.83	25,415.50	(1,907.33)
3	FY02	2001	0.235486	0.039299	0.274785	17,422,943	41,028.59	11,172.29	(29,856.30)
4	FY03	2002	0.237419	0.035081	0.272500	23,645,425	56,138.73	74,258.07	18,119.34
5	FY04	2003	0.241757	0.030743	0.272500	23,196,720	56,079.69	56,216.97	137.28
6	FY05	2004	0.244048	0.028452	0.272500	23,611,198	57,622.66	53,196.22	(4,426.44)
7	FY06	2005	0.245376	0.027124	0.272500	28,503,305	69,940.27	77,419.16	7,478.89
8	FY07	2006	0.241664	0.029836	0.271500	34,997,434	84,576.20	78,949.40	(5,626.80)
9	FY08	2007	0.234866	0.031634	0.266500	39,120,261	91,880.19	86,776.17	(5,104.02)
10	FY09	2008	0.232187	0.031813	0.264000	48,572,310	112,778.59	98,547.89	(14,230.70)
11	FY10	2009	0.234823	0.029177	0.264000	56,531,304	132,748.50	133,436.55	688.05
12	FY11	2010	0.234621	0.029379	0.264000	48,856,528	114,627.67	116,527.00	1,899.33
13	FY12	2011	0.237071	0.026929	0.264000	45,483,019	107,827.05	108,759.71	932.66
14	FY13	2012	0.239938	0.024062	0.264000	53,887,979	129,297.74	121,809.83	(7,487.91)
15	FY14	2013	0.236828	0.027172	0.264000	71,920,328	170,327.47	169,086.30	(1,241.17)
16	FY15	2014	0.238672	0.025328	0.264000	77,750,053	185,567.61	176,293.98	(9,273.63)
17	FY16	2015	0.237300	0.026700	0.264000	-	-	-	-
18	FY17	2016			-	-	-	-	-
19	FY18	2017			-	-	-	-	-
20	FY19	2018			-	-	-	-	-
TOTAL CONTRIBUTION:						\$ 1,445,503.82	\$ 1,395,351.03	\$ (50,152.79)	

COLLECTION VERSUS BILLING – TARRANT COUNTY COLLEGE

TIRZ 1 - DOWNTOWN										
Increment Billing										
3025-46004										
Taxing Entity: TCCD			Collection Dollar Cap: n/a							
Participation Rate: 100% of M&O Rate			Progress Toward Cap: n/a							
TIRZ YEAR	FISCAL YEAR	TAX YEAR	Tax Rate			INCREMENT REVENUE				
			M&O	I&S	Total	Taxable Value Increment	Billed	Collected	Remaining	
1	FY00	1999	0.092000	0.014410	0.106410	3,635,690	3,344.83	3,344.83	(0.00)	
2	FY01	2000	0.093690	0.012720	0.106410	11,855,778	11,107.68	11,107.68	0.00	
3	FY02	2001	0.094710	0.011700	0.106410	17,422,943	16,501.27	16,501.27	0.00	
4	FY03	2002	0.128760	0.010620	0.139380	23,645,425	30,445.85	30,445.85	0.00	
5	FY04	2003	0.129390	0.009990	0.139380	23,196,720	30,014.24	30,014.24	0.00	
6	FY05	2004	0.129830	0.009550	0.139380	23,611,198	30,654.42	30,654.42	0.00	
7	FY06	2005	0.130460	0.008920	0.139380	28,503,305	37,185.41	37,185.41	(0.00)	
8	FY07	2006	0.130680	0.008700	0.139380	34,997,434	45,734.65	45,734.65	0.00	
9	FY08	2007	0.131260	0.008120	0.139380	39,120,261	51,349.25	51,349.25	(0.00)	
10	FY09	2008	0.131260	0.006700	0.137960	48,572,310	63,756.01	63,756.01	(0.00)	
11	FY10	2009	0.131260	0.006410	0.137670	56,531,304	74,202.99	74,202.99	0.00	
12	FY11	2010	0.131260	0.006380	0.137640	48,856,528	64,129.08	64,129.00	(0.08)	
13	FY12	2011	0.142060	0.006910	0.148970	45,483,019	64,613.18	64,613.18	0.00	
14	FY13	2012	0.142410	0.006560	0.148970	53,887,979	76,741.87	76,741.87	(0.00)	
15	FY14	2013	0.142410	0.007090	0.149500	71,920,328	102,421.74	102,421.74	0.00	
16	FY15	2014	0.143920	0.005580	0.149500	77,750,053	111,897.88	111,897.88	0.00	
17	FY16	2015	0.149500	-	0.149500	-	-	-	-	
18	FY17	2016	-	-	-	-	-	-	-	
19	FY18	2017	-	-	-	-	-	-	-	
20	FY19	2018	-	-	-	-	-	-	-	
TOTAL CONTRIBUTION:							\$814,100.34	\$814,100.27	\$	(0.07)

COLLECTION VERSUS BILLING – AISD

TIRZ 1 - DOWNTOWN										
Increment Billing										
3025-46004										
Taxing Entity: AISD			Collection Dollar Cap:			n/a				
Participation Rate: 100% of M&O Rate			Progress Toward Cap:			n/a				
TIRZ YEAR	FISCAL YEAR	TAX YEAR	Tax Rate			INCREMENT REVENUE				
			M&O	I&S	Total	Taxable Value Increment	Billed	Collected	Remaining	
1	FY00	1999	1.326400	0.267100	1.593500	3,588,905	47,603.24	47,603.24	0.00	
2	FY01	2000	1.350000	0.274400	1.624400	11,817,617	159,537.83	159,537.83	0.00	
3	FY02	2001	1.407800	0.246600	1.654400	17,387,798	244,785.42	244,785.42	(0.00)	
4	FY03	2002	1.480000	0.260500	1.740500	23,644,844	349,943.69	349,943.69	(0.00)	
5	FY04	2003	1.480000	0.255000	1.735000	23,219,401	343,647.13	343,647.13	(0.00)	
6	FY05	2004	1.500000	0.255000	1.755000	23,727,039	355,905.59	355,905.59	0.01	
7	FY06	2005	1.500000	0.245460	1.745460	28,580,098	428,701.47	428,701.47	-	
8	FY07	2006	1.370000	0.240000	1.610000	35,026,617	479,864.65	479,864.65	(0.00)	
9	FY08	2007	1.040000	0.238000	1.278000	39,205,298	407,735.10	407,735.10	0.00	
10	FY09	2008	1.040000	0.232000	1.272000	48,670,594	506,174.18	506,174.00	(0.18)	
11	FY10	2009	1.040000	0.232000	1.272000	56,631,057	588,962.99	588,962.99	(0.00)	
12	FY11	2010	1.040000	0.295000	1.335000	48,939,721	508,973.10	508,973.00	(0.10)	
13	FY12	2011	1.040000	0.265500	1.305500	45,582,012	474,052.92	474,053.00	0.08	
14	FY13	2012	1.040000	0.261000	1.301000	53,893,632	560,493.77	560,493.77	(0.00)	
15	FY14	2013	1.040000	0.252170	1.292170	71,925,581	748,026.04	748,026.04	(0.00)	
16	FY15	2014	1.040000	0.308110	1.348110	77,751,706	808,617.74	808,617.74	(0.00)	
17	FY16	2015	1.040000	0.372952	1.412952	-	-	-	-	
18	FY17	2016	-	-	-	-	-	-	-	
19	FY18	2017	-	-	-	-	-	-	-	
20	FY19	2018	-	-	-	-	-	-	-	
TOTAL CONTRIBUTION:							\$ 7,013,024.87	\$ 7,013,024.66	\$	(0.21)



TIRZ 4

Arlington Highlands

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PURPOSE

TIRZ 4 was established by Ordinance 05-108 on November 22, 2005 to construct public infrastructure improvements and encourage private development along a portion of Interstate Highway 20 corridor in south Arlington, generally located at the northeast corner of Interstate Highway 20 and Matlock Road. Infrastructure improvements include expansion of Matlock Road to six lanes, a southern extension of Center Street from Arbrook to IH20, and construction of a Center Street Bridge, extending Center to a point that will intersect with the extension of Bardin Road. Its 2005 Base Year Value is \$17,002,164, and will expire on December 31, 2025.

PARTICIPATING TAXING ENTITIES

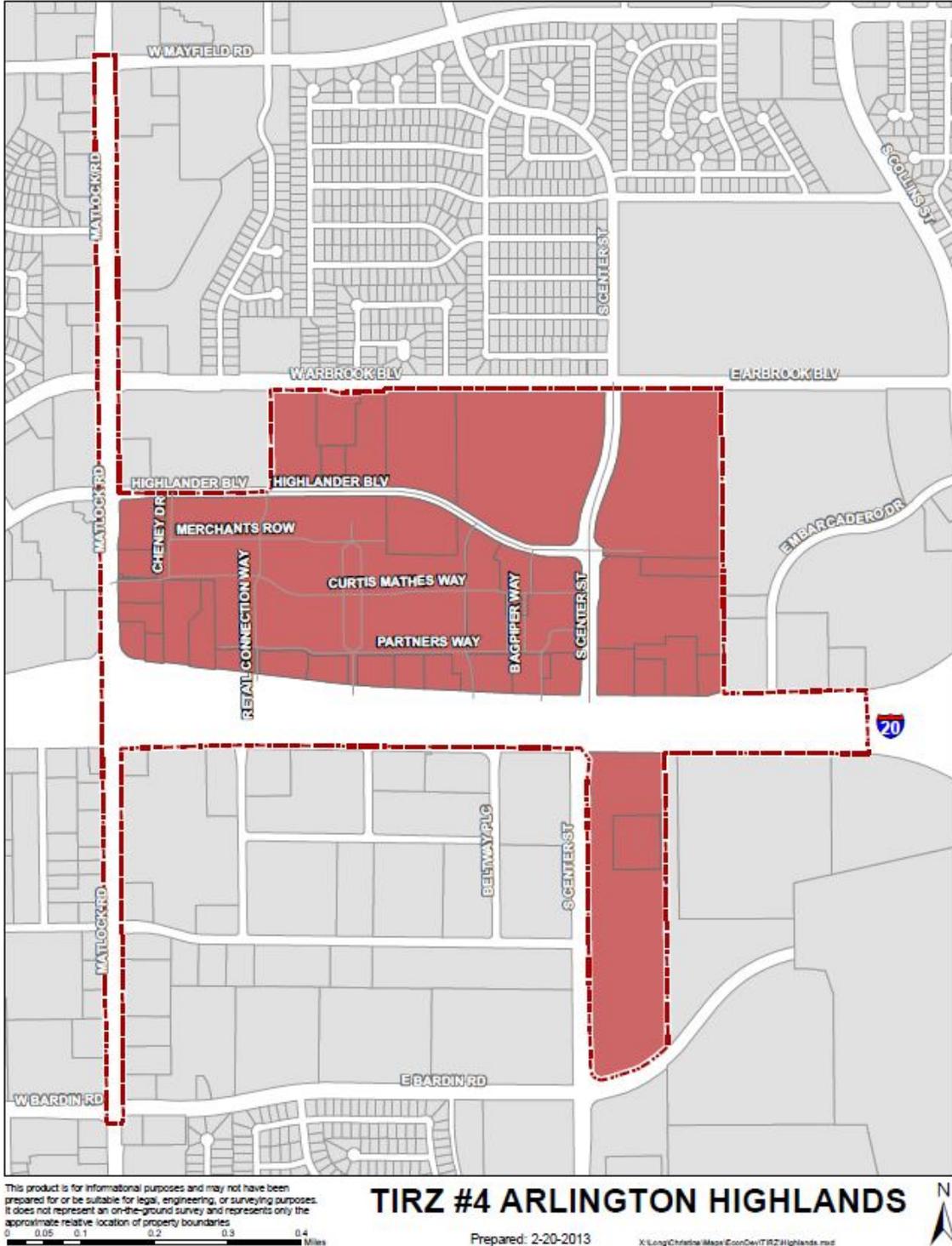
Four taxing entities are participating in TIRZ 4 at the rates and dollar caps shown in the table below.

Taxing Entity	Participation Rate	Portion of Tax Rate	FY15 Rate (Tax Year 2014)	Participation Portion of Tax Rate	Maximum Contribution*	Total Contribution To-Date	Percentage of Total Contribution To-Date	Remaining To Be Contributed
City Of Arlington	75%	Full Rate	0.648000	0.486000	n/a	5,769,646		n/a
JPS Health Network	75%	Full Rate	0.227897	0.170923	3,998,957	2,028,136	51%	1,970,821
TC College	50%	M&O only	0.143920	0.071960	1,578,538	819,775	52%	758,763
Tarrant County	75%	Full Rate	0.264000	0.198000	4,629,268	2,310,548	50%	2,318,720
Total Tax Rate:			1.283817	0.926883		10,928,104		

* Participation agreement expires December 31, 2025, or when maximum contribution has been reached, whichever is sooner.

LAND AREA

TIRZ 4 encompasses 320 acres of land, not counting rights-of-way. None of the property in TIRZ 4 is exempt from taxation.



ANNUAL REPORT TO STATE COMPTROLLER'S OFFICE

Fund Balance

Beginning Balance	2,784,077	
REVENUES		
Increment - City of Arlington	962,479	
Increment - Tarrant County Hospital	338,996	
Increment - Tarrant County College Dist	142,510	
Increment - Tarrant County	330,982	
Sales Tax	335,420	
Interest	14,845	
Certificate of Obligation Proceeds	-	
Premium on Bonds	-	
GASB 31 (Incr/Decr in FMV of Investment)	-	
Revenue Total	2,125,232	
EXPENDITURES		
	-	
<i>Excess of Revenues over Expenditures</i>	<i>2,125,232</i>	
Transfers In / (Out)	(1,899,036)	Principal plus interest for the FY15 debt service payment on 2011 Bonds
Ending Balance	3,010,273	

Expenditure Details

EXPENSE	AMOUNT	PURPOSE
Expenditure Total	-	

Outstanding Indebtedness

Principal - 2011 Bonds	1,640,000	} Outstanding debt service payments for fiscal years 2016-2017
Interest - 2011 Bonds	65,600	
Principal - 2014 Bonds	10,027,250	} Outstanding debt service payments for fiscal years 2016-2034
Interest - 2014 Bonds	3,797,161	
Total Outstanding Debt	15,530,011	

Appraised and Taxable Values

Taxing Entity	Base Year Appraised Value	2014 (FY15) Appraised Value	Base Year Taxable Value	2014 (FY15) Taxable Value	Appraised Value Increment	Taxable Value Increment
City of Arlington	17,002,164	215,043,013	17,002,164	215,043,013	198,040,849	198,040,849
Tarrant County Hospital	17,002,164	215,043,013	17,002,164	215,043,013	198,040,849	198,040,849
Tarrant County College District	17,002,164	215,043,013	17,002,164	215,043,013	198,040,849	198,040,849
Tarrant County	17,002,164	215,043,013	17,002,164	215,043,013	198,040,849	198,040,849

(Source: Tarrant Appraisal District 04-07-2015)

Increment Revenue Details

Taxing Entity	Participation Rate	Participation Portion of Tax Rate Ω	Increment Billed	Increment Received †
City of Arlington	75%	0.486000	962,479	962,479
Tarrant County Hospital	75%	0.170923	338,497	338,996
Tarrant County College District †	50%	0.071960	142,510	142,510
Tarrant County	75%	0.198000	392,121	330,982
Total		0.926883	1,835,606	1,774,967

† Billing based on only the M&O portion of the tax rate, per the taxing unit's participation agreement

Ω Participation Portion of the Tax Rate is based on the full tax rate (unless otherwise specified), multiplied by the participation rate. Example: the full tax rate for the City of Arlington is \$0.648000 per \$100 of assessed value, so we multiply 0.648000 by 0.75 (or 75%) to arrive at 0.486000.

† The Increment Received amount may differ from the Increment Billed amount due to taxing entities' ability to withhold payment for any given year due to non-payment of delinquent taxes by the taxpayer; conversely, once the payment is received it may be added to a later year's increment revenue.

TIRZ 4 Annual Report – FY15

TIRZ 4 (Highlands) Operating Position

	Actual FY 2011	Actual FY 2012	Actual FY 2013	Actual FY 2014	Actual FY 2015
BEGINNING BALANCE	\$ 5,922,229	\$ 1,022,067	\$ 1,729,957	\$ 2,597,975	\$ 2,784,077
REVENUES:					
46004 Increment Revenue:					
City of Arlington	690,756	748,990	773,312	952,377	962,479
JPS Health Network	241,719	262,098	270,472	342,615	338,996
Tarrant County College	93,280	109,467	113,300	139,535	142,510
Tarrant County	240,987	308,300	318,726	434,795	330,982
40000 Sales Tax	218,110	204,979	301,327	307,575	335,420
49407 Interest Earnings	16,659	7,907	8,231	11,222	14,845
49030 Cert of Obl Proceeds	-	-	-	10,556,720	-
49001 Premium on Bonds	-	-	-	643,280	-
GASB 31 (Incr/Decr in FMV of Investments)*	-	-	-	-	-
TOTAL REVENUES	\$ 1,501,511	\$ 1,641,740	\$ 1,785,368	\$ 13,388,119	\$ 2,125,232
INTERFUND TRANSFERS:					
49617 Debt Service - 2008 CO's	\$ (971,242)	\$ (933,850)	\$ (917,350)	\$ (895,850)	\$ (879,450)
49617 Debt Service - 2014 CO's	\$ -	\$ -	\$ -	\$ -	\$ (1,019,586)
TOTAL INTERFUND TRANSFERS	\$ (971,242)	\$ (933,850)	\$ (917,350)	\$ (895,850)	\$ (1,899,036)
TOTAL AVAILABLE FUNDS	\$ 6,452,498	\$ 1,729,957	\$ 2,597,975	\$ 15,090,244	\$ 3,010,273
EXPENDITURES:					
Account Correction (related to TxDOT)	\$ -	\$ -	\$ -	\$ -	\$ -
Arlington Highlands	(5,364,431)	-	-	-	-
Reimburse COA GF and/or IVCF	(66,000)	-	-	-	-
Public Financial Management	-	-	-	-	-
Bond Issuance Costs	-	-	-	(62,014)	-
TxDOT Review Center St Bridge	-	-	-	(40,000)	-
David Pettit Economic Development	-	-	-	(13,545)	-
UCD / I-20 S Collins	-	-	-	(690,000)	-
Center Street Bridge	-	-	-	(397,248)	-
TOTAL EXPENDITURES	\$ (5,430,431)	\$ -	\$ -	\$ (1,202,807)	\$ -
PREPAID EXPENSES:					
Prepaid Expense - TxDOT	\$ -	\$ -	\$ -	\$ (11,103,360)	\$ -
TOTAL PREPAID EXPENSES	\$ -	\$ -	\$ -	\$ (11,103,360)	\$ -
ENDING BALANCE	\$ 1,022,067	\$ 1,729,957	\$ 2,597,975	\$ 2,784,077	\$ 3,010,273

PRO FORMA SUMMARY

TIRZ 4 - Arlington Highlands

Pro Forma Summary 1/12/2016
 Current Fiscal Year FY15
 TIRZ Year 9
 TIRZ Ending Year FY26*

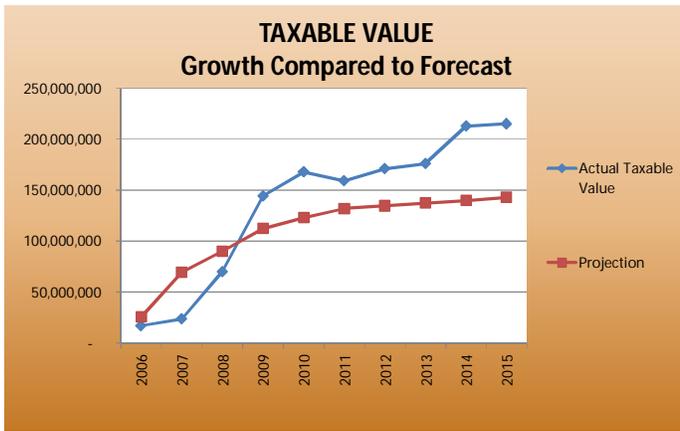
	FY15	FY16	FY17	FY18	FY19	FY20	FY21	FY22	FY23	FY24	FY25	FY26
Beginning Balance:	2,687,437	2,913,633	2,568,287	2,379,283	3,838,627	5,373,555	6,948,254	7,981,505	8,711,641	9,496,854	10,337,834	11,235,282
Projected Revenues												
City of Arlington	962,479	972,930	1,003,761	1,044,734	1,066,893	1,089,883	1,113,333	1,137,253	1,161,650	1,186,536	1,211,919	1,237,810
JPS Health Network	338,996	342,172	353,016	367,426	375,219	383,304	149,684	-	-	-	-	-
Tarrant County College District	142,510	149,643	154,385	160,687	164,095	129,953	-	-	-	-	-	-
Tarrant County	330,982	396,379	408,940	425,632	434,660	444,026	209,082	-	-	-	-	-
Sales Tax	335,420	337,097	338,782	340,476	342,179	343,890	345,609	347,337	349,074	350,819	352,573	354,336
Interest Revenue	14,845	10,198	8,989	8,327	13,435	18,807	24,319	27,935	30,491	33,239	36,182	39,323
TOTAL REVENUES	2,125,232	2,208,418	2,267,872	2,347,283	2,396,480	2,409,864	1,842,028	1,512,525	1,541,215	1,570,594	1,600,675	1,631,470
Projected Expenditures												
FY07 GF Budget Amendment	-	(750,000)	-	-	-	-	-	-	-	-	-	-
Debt Service - 2008 CO's - Arlington Highlands	(879,450)	(863,050)	(842,550)	-	-	-	-	-	-	-	-	-
UCD	-	-	(700,000)	-	-	-	-	-	-	-	-	-
Center Street Bridge - Debt Service	(1,019,586)	(940,714)	(914,327)	(887,939)	(861,552)	(835,164)	(808,777)	(782,389)	(756,002)	(729,614)	(703,227)	(688,714)
TOTAL EXPENDITURES	(1,899,036)	(2,553,764)	(2,456,877)	(887,939)	(861,552)	(835,164)	(808,777)	(782,389)	(756,002)	(729,614)	(703,227)	(688,714)
Projected Ending Balance:	2,913,633	2,568,287	2,379,283	3,838,627	5,373,555	6,948,254	7,981,505	8,711,641	9,496,854	10,337,834	11,235,282	12,178,038

Italics indicates proposed project

*Contribution caps established in the participation agreements with JPS Health Network, Tarrant County College District, and Tarrant County are projected to be reached by FY21 and FY22.

APPRAISED AND TAXABLE VALUES

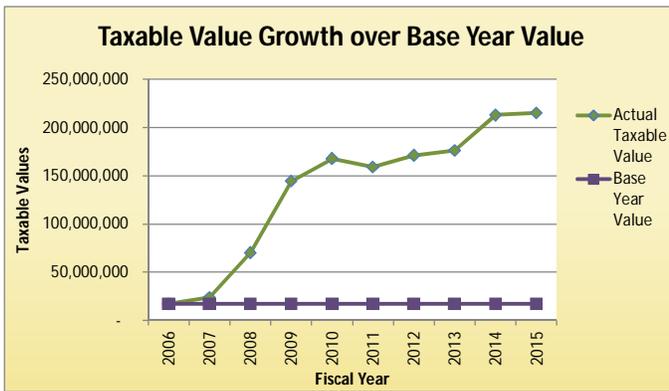
GROWTH COMPARED TO FORECASTS



Actual taxable value of \$215,043,013 is 50.7% above the forecast of \$142,740,298, and 1% above the prior year.

TIRZ YEAR	FISCAL YEAR	TAX YEAR	TOTAL TAXABLE VALUE			Actual Compared to Projection	Dollar Growth Compared to Prior Year	Growth Compared to Prior Year
			ACTUAL	PROJECTED	PERCENT REALIZED			
Base	FY06	2005	17,002,164	25,857,390	-	-	-	
1	FY07	2006	23,498,313	69,453,410	33.8%	-66.2% ↓	38.2% ↑	
2	FY08	2007	70,151,187	89,869,622	78.1%	-21.9% ↓	198.5% ↑	
3	FY09	2008	144,429,002	112,258,535	128.7%	28.7% ↑	105.9% ↑	
4	FY10	2009	167,735,225	122,922,240	136.5%	36.5% ↑	16.1% ↑	
5	FY11	2010	159,132,926	131,869,973	120.7%	20.7% ↑	-5.1% ↓	
6	FY12	2011	171,115,431	134,507,372	127.2%	27.2% ↑	7.5% ↑	
7	FY13	2012	176,119,769	137,197,520	128.4%	28.4% ↑	2.9% ↑	
8	FY14	2013	212,964,473	139,941,470	152.2%	52.2% ↑	20.9% ↑	
9	FY15	2014	215,043,013	142,740,298	150.7%	50.7% ↑	1.0% ↑	
10	FY16	2015	-	145,595,104	-	-	-	
11	FY17	2016	-	148,507,007	-	-	-	
12	FY18	2017	-	151,477,147	-	-	-	
13	FY19	2018	-	154,506,690	-	-	-	
14	FY20	2019	-	157,596,824	-	-	-	
15	FY21	2020	-	160,748,760	-	-	-	
16	FY22	2021	-	163,963,736	-	-	-	
17	FY23	2022	-	167,243,009	-	-	-	
18	FY24	2023	-	170,587,871	-	-	-	
19	FY25	2024	-	173,999,628	-	-	-	
20	FY26	2025	-	177,479,619	-	-	-	

GROWTH OVER BASE YEAR



Comparing the Taxable Value growth line with the TIRZ Base Year Value line presents tremendous growth in the increment value in years 2008 through 2010, followed by a slight decline in 2011 due to successful protest of values by the Retail Connection. Beginning in FY12 shows the beginnings of new growth in the Highlands East (UCD) portion of the project. FY13 carries on with this new construction and overall growth, followed by a surge in FY14 which is attributable partially to more new construction, but primarily to the increase in value to the original Arlington Highlands shopping center, which continues to hold steady.

TIRZ YEAR	FISCAL YEAR	TAX YEAR	Appraised Values		Taxable Values		Taxable Value Increments				New Construction Value	% Change in Taxable Value Compared to Last Year	
			Base Year	Current Year	Base Year	Current Year	City of Arlington	JPS Health Network	Tarrant County College	Tarrant County			
Base	FY06	2005	17,002,164		17,002,164	23,498,313							-
1	FY07	2006	17,002,164	23,498,313	17,002,164	23,498,313	6,496,149	6,496,149	6,496,149	6,496,149	1,679,531		-
2	FY08	2007	17,002,164	70,151,187	17,002,164	70,151,187	53,149,023	53,149,023	53,149,023	53,149,023	39,051,135		198.5% ↑
3	FY09	2008	17,002,164	144,429,002	17,002,164	144,429,002	127,426,838	127,426,838	127,426,838	127,426,838	104,781,063		105.88% ↑
4	FY10	2009	17,002,164	167,735,225	17,002,164	167,735,225	150,733,061	150,733,061	150,733,061	150,733,061	9,251,613		16.1% ↑
5	FY11	2010	17,002,164	159,132,926	17,002,164	159,132,926	142,130,762	142,130,762	142,130,762	142,130,762	12,348,519		-5.13% ↓
6	FY12	2011	17,002,164	171,115,431	17,002,164	171,115,431	154,113,267	154,113,267	154,113,267	154,113,267	17,693,217		7.5% ↑
7	FY13	2012	17,002,164	176,119,769	17,002,164	176,119,769	159,117,605	159,117,605	159,117,605	159,117,605	2,478,663		2.92% ↑
8	FY14	2013	17,002,164	212,964,473	17,002,164	212,964,473	195,962,309	195,962,309	195,962,309	195,962,309	2,652,120		20.9% ↑
9	FY15	2014	17,002,164	215,043,013	17,002,164	215,043,013	198,040,849	198,040,849	198,040,849	198,040,849	-		1.0% ↑
10	FY16	2015											-
11	FY17	2016											-
12	FY18	2017											-
13	FY19	2018											-
14	FY20	2019											-
15	FY21	2020											-
16	FY22	2021											-
17	FY23	2022											-
18	FY24	2023											-
19	FY25	2024											-
20	FY26	2025											-

Based on values received from Tarrant Appraisal District in March, following the closing of the prior year. These are the values upon which the annual billing is based.

Where New Construction Value contains "n/a", this value was not reported by the Tarrant Appraisal District for that year. Where listed with no value, there was no new construction for that year.

APPRAISED VALUE GROWTH

2,078,540 Dollar difference in Appraised Value in Current Year versus last year
 0.98% Percent difference in Appraised Value in Current Year versus last year
 198,040,849 Dollar difference in Appraised Value over the Base Year Appraised Value
 1164.80% Percent difference in Appraised Value over the Base Year Appraised Value

TAXABLE VALUE GROWTH

2,078,540 Dollar difference in Taxable Value in Current Year versus last year
 0.98% Percent difference in Taxable Value in Current Year versus last year
 198,040,849 Dollar difference in Taxable Value over the Base Year Taxable Value
 1164.80% Percent difference in Taxable Value over the Base Year Taxable Value

REVENUES

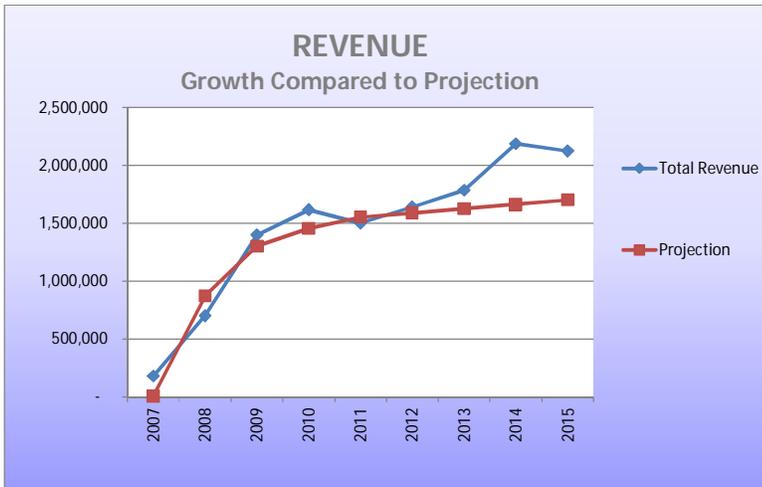
REVENUE GROWTH

Overall, FY15 TIRZ 4 revenues of \$2,125,232 were down 2.9% when compared to FY14. This is attributable to:

- JPS Health Network and Tarrant County each paid a “catch up” payment (paid for prior years in which payments had been withheld due to then-delinquent accounts which have since been paid) in FY14, which skewed the revenue upward during that year
- Sales taxes increased 9.1% compared to prior years due to an increase in the value of taxable sales at stores whose sales tax is subject to TIRZ availability (NOTE: stores that moved to Arlington Highlands from another location within the City of Arlington are not subject to the sales taxes contributed to the TIRZ)

TIRZ YEAR	FISCAL YEAR	TAX YEAR	INCREMENT REVENUE					Interest	Sales Tax	TOTAL	\$ Change Compared to Last Year	% Change Compared to Last Year
			City of Arlington	JPS Health Network	Tarrant County College	Tarrant County	SUBTOTAL (Increment Revenue)					
Base	FY06	2005	-	-	-	-	-	-	-	-	-	-
1	FY07	2006	31,571	11,469	4,245	14,541	61,825	-	116,919	178,744	-	-
2	FY08	2007	258,304	90,711	34,882	107,220	491,116	14,110	195,349	700,575	521,831	291.9% ↑
3	FY09	2008	619,294	213,707	83,630	241,154	1,157,785	19,978	221,814	1,399,577	699,002	99.8% ↑
4	FY10	2009	732,563	256,349	98,926	313,843	1,401,680	11,409	203,704	1,616,793	217,216	15.5% ↑
5	FY11	2010	690,756	241,719	93,280	240,987	1,266,743	16,658	218,108	1,501,509	(115,284)	-7.1% ↓
6	FY12	2011	748,990	262,098	109,467	308,300	1,428,854	7,907	204,979	1,641,740	140,232	9.3% ↑
7	FY13	2012	773,312	270,472	113,300	318,726	1,475,810	8,231	301,327	1,785,368	143,628	8.7% ↑
8	FY14	2013	952,377	342,615	139,535	434,795	1,869,322	11,222	307,575	2,188,119	402,751	22.6% ↑
9	FY15	2014	962,479	338,996	142,510	330,982	1,774,967	14,845	335,420	2,125,232	(62,887)	-2.9% ↓
10	FY16	2015	-	-	-	-	-	-	-	-	-	-
11	FY17	2016	-	-	-	-	-	-	-	-	-	-
12	FY18	2017	-	-	-	-	-	-	-	-	-	-
13	FY19	2018	-	-	-	-	-	-	-	-	-	-
14	FY20	2019	-	-	-	-	-	-	-	-	-	-
15	FY21	2020	-	-	-	-	-	-	-	-	-	-
16	FY22	2021	-	-	-	-	-	-	-	-	-	-
17	FY23	2022	-	-	-	-	-	-	-	-	-	-
18	FY24	2023	-	-	-	-	-	-	-	-	-	-
19	FY25	2024	-	-	-	-	-	-	-	-	-	-
20	FY26	2025	-	-	-	-	-	-	-	-	-	-
TOTAL CONTRIBUTION:			5,769,646	2,028,136	819,775	2,310,548	10,928,104	104,360	2,105,194	13,137,658		

GROWTH COMPARED TO FORECAST



In FY15, TIRZ 4 realized \$2,125,232 in combined revenues, which was 24.9% above the projection of \$1,701,612, and 2.9% below the prior year actual of \$2,188,119.

TIRZ YEAR	FISCAL YEAR	TAX YEAR	REVENUE		Dollar Diff Compared to Projection	Compared to Projection	Dollar Diff Compared to Prior Year	Compared to Prior Year
			ACTUAL	PROJECTED				
Base	FY06	2005	-	-	-	-	-	-
1	FY07	2006	178,744	4,844	173,900	3590.0% ↑	-	-
2	FY08	2007	700,575	873,641	(173,066)	-19.8% ↓	521,831	291.9% ↑
3	FY09	2008	1,399,577	1,303,225	96,352	7.4% ↑	699,002	99.8% ↑
4	FY10	2009	1,616,793	1,455,630	161,163	11.1% ↑	217,216	15.5% ↑
5	FY11	2010	1,501,509	1,553,583	(52,074)	-3.4% ↓	(115,284)	-7.1% ↓
6	FY12	2011	1,641,740	1,589,498	52,242	3.3% ↑	140,232	9.3% ↑
7	FY13	2012	1,785,368	1,626,132	159,236	9.8% ↑	143,628	8.7% ↑
8	FY14	2013	2,188,119	1,663,498	524,621	31.5% ↑	402,751	22.6% ↑
9	FY15	2014	2,125,232	1,701,612	423,620	24.9% ↑	(62,887)	-2.9% ↓
10	FY16	2015	-	1,740,488	-	-	-	-
11	FY17	2016	-	1,780,141	-	-	-	-
12	FY18	2017	-	1,820,587	-	-	-	-
13	FY19	2018	-	1,861,843	-	-	-	-
14	FY20	2019	-	1,903,923	-	-	-	-
15	FY21	2020	-	1,946,846	-	-	-	-
16	FY22	2021	-	1,990,626	-	-	-	-
17	FY23	2022	-	2,035,282	-	-	-	-
18	FY24	2023	-	2,080,832	-	-	-	-
19	FY25	2024	-	2,127,292	-	-	-	-
20	FY26	2025	-	2,174,681	-	-	-	-
YEAR TO DATE:			7,038,939	6,780,421	258,518	3.8% ↑		
TOTAL:			13,137,658	33,234,204				

EXPENDITURES

FY15 EXPENDITURES

During FY15, two expenditures totaling \$1,899,036 were paid for debt service:

- \$879,450 was paid for debt issued in FY10 totaling \$6,282,450 paid off the remaining obligation to the Arlington Highlands developer, at which point the developer's project was refinanced. The debt includes principal of \$5,755,000 and interest of \$527,450 to be paid over a period of seven years.
- \$1,019,586 was paid for debt issued in FY15 totaling \$14,843,997 for the construction of the Center Street Bridge over Interstate Highway 20. The debt includes principal of \$10,555,000 and interest of \$4,288,997 to be paid over a period of twenty years.

ENCUMBRANCES

Funds encumbered for FY16 total \$2,553,764, which includes:

- \$750,000 for repayment of the City of Arlington General Fund for expenses incurred during the design phase of TIRZ 4
- \$863,050 for the FY16 debt service payment for the debt issued in FY10
- \$940,714 for the FY16 debt service payment for the debt issued in FY15

TIRZ YEAR	FISCAL YEAR	TAX YEAR	PAYEES					Encumbered	TOTAL	Description of Other TIRZ Initiated Projects and Debt Service
			Retail Connection (Arlington Highlands)	United Commercial Developers (Highland Commons)	Other TIRZ Initiated Projects	Debt Service 2008 C.O.s	Debt Service 2014 C.O.s			
Base	FY06	2005	-	-	-	-	-	-	-	
1	FY07	2006	-	-	-	-	-	-	-	
2	FY08	2007	-	-	-	-	-	-	-	
3	FY09	2008	2,090,567	-	4,044	-	-	-	2,094,611	Public Financial Management
4	FY10	2009	1,604,782	-	-	(6,282,450)	-	-	(4,677,668)	Debt issued to pay off RC
5	FY11	2010	5,364,431	-	66,000	950,350	-	-	6,380,781	City of Arlington GF Reimb
6	FY12	2011	-	-	-	933,850	-	-	933,850	
7	FY13	2012	-	-	-	917,350	-	-	917,350	
8	FY14	2013	-	690,000	450,793	895,850	(10,556,720)	-	(8,520,077)	\$40k TxDOT review bridge: \$1:
9	FY15	2014	-	-	-	879,450	1,019,586	-	1,899,036	
10	FY16	2015	-	-	-	-	-	-	-	
11	FY17	2016	-	-	-	-	-	-	-	
12	FY18	2017	-	-	-	-	-	-	-	
13	FY19	2018	-	-	-	-	-	-	-	
14	FY20	2019	-	-	-	-	-	-	-	
15	FY21	2020	-	-	-	-	-	-	-	
16	FY22	2021	-	-	-	-	-	-	-	
17	FY23	2022	-	-	-	-	-	-	-	
18	FY24	2023	-	-	-	-	-	-	-	
19	FY25	2024	-	-	-	-	-	-	-	
20	FY26	2025	-	-	-	-	-	-	-	
Reimbursed To-Date:			9,059,780	690,000	520,837	(1,705,600)	(9,537,134)	-	(972,117)	

PROJECT STATUS

	Authorized Projects	Total	Percent Complete	Nature of Project	Status
1	IH20 Matlock Rd exit ramp and IH20 frontage road improvements	3,780,000	100%	IH20 Matlock Road exit ramp relocation, IH20 frontage road improvements, and auxiliary lane construction	Complete
2	Matlock Road expansion	1,460,000	100%	Expansion of Matlock Road to six lanes from westbound frontage road to Arbrook Boulevard by addition of one NB and one SB lane within the median and addition of one deceleration lane	Complete
3	Matlock/Highlander Signalization and intersection improvements	150,000	100%	Signalization and intersection improvements at Highlander and Matlock	Complete
4	Matlock Rd expansion (Mayfield to Arbrook and IH20 to Bardin)	932,000	100%	Expansion Matlock Road from Mayfield Road to Arbrook Boulevard and IH20 to Bardin Road	Complete
5	Matlock/Mayfield intersection improvements	455,000	100%	Mayfield Road and Matlock Road intersection improvements	Complete
6	Matlock/Bardin intersection improvements	300,000	100%	Bardin Road and Matlock Road intersection improvements	Complete
7	Construction of West Highlander Boulevard	1,620,000	100%	Construction of West Highlander Boulevard	Complete
8	Extension of West Highlander Boulevard	700,000	0%	Extension of West Highlander Boulevard	Developer impact study determined that this is no longer necessary
9	Construction of Center Street	840,000	100%	Construction of Center Street	Complete
10	Signalization of Center Street and Abrook Boulevard	100,000	100%	Signalization of Center Street and Abrook Boulevard	Complete
11	Extension of Center Street (6 lane divided)	690,000	100%	Extension of Center Street (6 lane divided)	Complete
12	Construction of Center Street Bridge over IH20**	14,416,858	50%	Construction of Center Street Bridge over IH20	Construction began in FY15
13	Drainage channel construction	465,100	100%	Drainage channel construction	Complete
	TIRZ associated expenses	144,000	100%	TIRZ associated expenses	Complete
	Interest	439,505	100%	Interest	Complete
	Total	26,492,463			

APPENDICES

Appendix A

VALUES BY ENTITY AND YEAR

TIRZ 4 - ARLINGTON HIGHLANDS											
March TAD Values used for Billing participating taxing jurisdictions											
Report Date	2006	2005 Base Year Appraised Value	2006 Appraised Value	2005 Base Year Taxable Value	2006 Taxable Value	Appraised Value Increment	Taxable Value Increment	Appraised Value Under Protest	Net Taxable Less Protested Value	New Construction	Net Taxable Less New Construction
11-Jan-08	City of Arlington	17,002,164	23,498,313	17,002,164	23,498,313	6,496,149	6,496,149	-	23,498,313	1,679,531	21,818,782
	JPS Health Network	17,002,164	23,498,313	17,002,164	23,498,313	6,496,149	6,496,149	-	23,498,313	1,679,531	21,818,782
	Tarrant County College District	17,002,164	23,498,313	17,002,164	23,498,313	6,496,149	6,496,149	-	23,498,313	1,679,531	21,818,782
	Tarrant County	17,002,164	23,498,313	17,002,164	23,498,313	6,496,149	6,496,149	-	23,498,313	1,679,531	21,818,782
	AIISD	17,002,164	23,498,313	17,002,164	23,498,313	6,496,149	6,496,149	-	23,498,313	1,679,531	21,818,782
Report Date	2007	2005 Base Year Appraised Value	2007 Appraised Value	2005 Base Year Taxable Value	2007 Taxable Value	Appraised Value Increment	Taxable Value Increment	Appraised Value Under Protest	Net Taxable Less Protested Value	New Construction	Net Taxable Less New Construction
4-Mar-08	City of Arlington	17,002,164	70,151,187	17,002,164	70,151,187	53,149,023	53,149,023	-	70,151,187	39,051,135	31,100,052
	JPS Health Network	17,002,164	70,151,187	17,002,164	70,151,187	53,149,023	53,149,023	-	70,151,187	39,051,135	31,100,052
	Tarrant County College District	17,002,164	70,151,187	17,002,164	70,151,187	53,149,023	53,149,023	-	70,151,187	39,051,135	31,100,052
	Tarrant County	17,002,164	70,151,187	17,002,164	70,151,187	53,149,023	53,149,023	-	70,151,187	39,051,135	31,100,052
	AIISD	17,002,164	70,151,187	17,002,164	70,151,187	53,149,023	53,149,023	-	70,151,187	39,051,135	31,100,052
Report Date	2008	2005 Base Year Appraised Value	2008 Appraised Value	2005 Base Year Taxable Value	2008 Taxable Value	Appraised Value Increment	Taxable Value Increment	Appraised Value Under Protest	Net Taxable Less Protested Value	New Construction	Net Taxable Less New Construction
2-Mar-09	City of Arlington	17,002,164	144,429,002	17,002,164	144,429,002	127,426,838	127,426,838	-	144,429,002	104,781,063	39,647,939
	JPS Health Network	17,002,164	144,429,002	17,002,164	144,429,002	127,426,838	127,426,838	-	144,429,002	104,781,063	39,647,939
	Tarrant County College District	17,002,164	144,429,002	17,002,164	144,429,002	127,426,838	127,426,838	-	144,429,002	104,781,063	39,647,939
	Tarrant County	17,002,164	144,429,002	17,002,164	144,429,002	127,426,838	127,426,838	-	144,429,002	104,781,063	39,647,939
	AIISD	17,002,164	144,429,002	17,002,164	144,429,002	127,426,838	127,426,838	-	144,429,002	104,781,063	39,647,939
Report Date	2009	2005 Base Year Appraised Value	2009 Appraised Value	2005 Base Year Taxable Value	2009 Taxable Value	Appraised Value Increment	Taxable Value Increment	Appraised Value Under Protest	Net Taxable Less Protested Value	New Construction	Net Taxable Less New Construction
1-Mar-10	City of Arlington	17,002,164	167,735,225	17,002,164	167,735,225	150,733,061	150,733,061	-	167,735,225	9,251,613	158,483,612
	JPS Health Network	17,002,164	167,735,225	17,002,164	167,735,225	150,733,061	150,733,061	-	167,735,225	9,251,613	158,483,612
	Tarrant County College District	17,002,164	167,735,225	17,002,164	167,735,225	150,733,061	150,733,061	-	167,735,225	9,251,613	158,483,612
	Tarrant County	17,002,164	167,735,225	17,002,164	167,735,225	150,733,061	150,733,061	-	167,735,225	9,251,613	158,483,612
	AIISD	17,002,164	167,735,225	17,002,164	167,735,225	150,733,061	150,733,061	-	167,735,225	9,251,613	158,483,612
Report Date	2010	2005 Base Year Appraised Value	2010 Appraised Value	2005 Base Year Taxable Value	2010 Taxable Value	Appraised Value Increment	Taxable Value Increment	Appraised Value Under Protest	Net Taxable Less Protested Value	New Construction	Net Taxable Less New Construction
2-Mar-11	City of Arlington	17,002,164	159,132,926	17,002,164	159,132,926	142,130,762	142,130,762	-	159,132,926	12,348,519	146,784,407
	JPS Health Network	17,002,164	159,132,926	17,002,164	159,132,926	142,130,762	142,130,762	-	159,132,926	12,348,519	146,784,407
	Tarrant County College District	17,002,164	159,132,926	17,002,164	159,132,926	142,130,762	142,130,762	-	159,132,926	12,348,519	146,784,407
	Tarrant County	17,002,164	159,132,926	17,002,164	159,132,926	142,130,762	142,130,762	-	159,132,926	12,348,519	146,784,407
	AIISD	17,002,164	159,132,926	17,002,164	159,132,926	142,130,762	142,130,762	-	159,132,926	12,348,519	146,784,407
Report Date	2011	2005 Base Year Appraised Value	2011 Appraised Value	2005 Base Year Taxable Value	2011 Taxable Value	Appraised Value Increment	Taxable Value Increment	Appraised Value Under Protest	Net Taxable Less Protested Value	New Construction	Net Taxable Less New Construction
28-Feb-12	City of Arlington	17,002,164	171,115,431	17,002,164	171,115,431	154,113,267	154,113,267	-	171,115,431	17,693,217	153,422,214
	JPS Health Network	17,002,164	171,115,431	17,002,164	171,115,431	154,113,267	154,113,267	-	171,115,431	17,693,217	153,422,214
	Tarrant County College District	17,002,164	171,115,431	17,002,164	171,115,431	154,113,267	154,113,267	-	171,115,431	17,693,217	153,422,214
	Tarrant County	17,002,164	171,115,431	17,002,164	171,115,431	154,113,267	154,113,267	-	171,115,431	17,693,217	153,422,214
	AIISD	17,002,164	171,115,431	17,002,164	171,115,431	154,113,267	154,113,267	-	171,115,431	17,693,217	153,422,214

TIRZ 4 - ARLINGTON HIGHLANDS

March TAD Values used for Billing participating taxing jurisdictions

Report Date	2012	2005 Base Year Appraised Value	2012 Appraised Value	2005 Base Year Taxable Value	2012 Taxable Value	Appraised Value Increment	Taxable Value Increment	Appraised Value Under Protest	Net Taxable Less Protested Value	New Construction	Net Taxable Less New Construction
26-Feb-13	City of Arlington	17,002,164	176,119,769	17,002,164	176,119,769	159,117,605	159,117,605	-	176,119,769	2,478,663	173,641,106
	JPS Health Network	17,002,164	176,119,769	17,002,164	176,119,769	159,117,605	159,117,605	-	176,119,769	2,478,663	173,641,106
	Tarrant County College District	17,002,164	176,119,769	17,002,164	176,119,769	159,117,605	159,117,605	-	176,119,769	2,478,663	173,641,106
	Tarrant County	17,002,164	176,119,769	17,002,164	176,119,769	159,117,605	159,117,605	-	176,119,769	2,478,663	173,641,106
	AISD	17,002,164	176,119,769	17,002,164	176,119,769	159,117,605	159,117,605	-	176,119,769	2,478,663	173,641,106
Report Date	2013	2005 Base Year Appraised Value	2013 Appraised Value	2005 Base Year Taxable Value	2013 Taxable Value	Appraised Value Increment	Taxable Value Increment	Appraised Value Under Protest	Net Taxable Less Protested Value	New Construction	Net Taxable Less New Construction
1-Apr-14	City of Arlington	17,002,164	212,964,473	17,002,164	212,964,473	195,962,309	195,962,309	-	212,964,473	2,652,120	210,312,353
	JPS Health Network	17,002,164	212,964,473	17,002,164	212,964,473	195,962,309	195,962,309	-	212,964,473	2,652,120	210,312,353
	Tarrant County College District	17,002,164	212,964,473	17,002,164	212,964,473	195,962,309	195,962,309	-	212,964,473	2,652,120	210,312,353
	Tarrant County	17,002,164	212,964,473	17,002,164	212,964,473	195,962,309	195,962,309	-	212,964,473	2,652,120	210,312,353
	AISD	17,002,164	212,964,473	17,002,164	212,964,473	195,962,309	195,962,309	-	212,964,473	2,652,120	210,312,353
Report Date	2014	2005 Base Year Appraised Value	2014 Appraised Value	2005 Base Year Taxable Value	2014 Taxable Value	Appraised Value Increment	Taxable Value Increment	Appraised Value Under Protest	Net Taxable Less Protested Value	New Construction	Net Taxable Less New Construction
7-Apr-15	City of Arlington	17,002,164	215,043,013	17,002,164	215,043,013	198,040,849	198,040,849	-	215,043,013	-	215,043,013
	JPS Health Network	17,002,164	215,043,013	17,002,164	215,043,013	198,040,849	198,040,849	-	215,043,013	-	215,043,013
	Tarrant County College District	17,002,164	215,043,013	17,002,164	215,043,013	198,040,849	198,040,849	-	215,043,013	-	215,043,013
	Tarrant County	17,002,164	215,043,013	17,002,164	215,043,013	198,040,849	198,040,849	-	215,043,013	-	215,043,013
	AISD	17,002,164	215,043,013	17,002,164	215,043,013	198,040,849	198,040,849	-	215,043,013	-	215,043,013

Appendix B – Collection Versus Billing by Taxing Entity

COLLECTION VERSUS BILLING – CITY OF ARLINGTON

TIRZ 4 - ARLINGTON HIGHLANDS									
Annual Billing									
3024-46004									
Taxing Entity:		City of Arlington			Collection Dollar Cap:			n/a	
Participation Rate:		75% of Full Rate			Progress Toward Cap:			n/a	
TIRZ YEAR	FISCAL YEAR	TAX YEAR	Tax Rate			Increment Revenue			
			M&O	I&S	Total	Taxable Value Increment	Billed	Collected	Remaining
1	FY07	2006	0.446800	0.201200	0.648000	6,496,149	31,571.28	31,571.28	0.00
2	FY08	2007	0.446700	0.201300	0.648000	53,149,023	258,304.25	258,304.25	0.00
3	FY09	2008	0.446743	0.201257	0.648000	127,426,838	619,294.43	619,294.43	0.00
4	FY10	2009	0.446700	0.201300	0.648000	150,733,061	732,562.68	732,562.68	(0.00)
5	FY11	2010	0.433000	0.215000	0.648000	142,130,762	690,755.50	690,755.50	0.00
6	FY12	2011	0.439325	0.208675	0.648000	154,113,267	748,990.48	748,990.48	(0.00)
7	FY13	2012	0.442280	0.205720	0.648000	159,117,605	773,311.56	773,311.56	-
8	FY14	2013	0.442280	0.205720	0.648000	195,962,309	952,376.82	952,376.82	0.00
9	FY15	2014	0.435346	0.212654	0.648000	198,040,849	962,478.53	962,478.53	(0.00)
10	FY16	2015	0.446000	0.202000	0.648000		-		-
11	FY17	2016			-		-		-
12	FY18	2017			-		-		-
13	FY19	2018			-		-		-
14	FY20	2019			-		-		-
15	FY21	2020			-		-		-
16	FY22	2021			-		-		-
17	FY23	2022			-		-		-
18	FY24	2023			-		-		-
19	FY25	2024			-		-		-
20	FY26	2025			-		-		-
TOTAL CONTRIBUTION:							\$ 5,769,645.53	\$ 5,769,645.53	\$ 0.00

COLLECTION VERSUS BILLING – JPS HEALTH NETWORK

TIRZ 4 - ARLINGTON HIGHLANDS									
Annual Billing									
3024-46004									
Taxing Entity: JPS Health Network			Collection Dollar Cap:		\$ 3,998,957				
Participation Rate: 75% of Full Rate			Progress Toward Cap:		\$ 2,028,136 50.7%				
TIRZ YEAR	FISCAL YEAR	TAX YEAR	Tax Rate			Increment Revenue			
			M&O	I&S	Total	Taxable Value Increment	Billed	Collected	Remaining
1	FY07	2006	0.234092	0.001305	0.235397	6,496,149	11,468.80	11,468.81	(0.01)
2	FY08	2007	0.228690	0.001707	0.230397	53,149,023	91,840.32	90,710.67	1,129.65
3	FY09	2008	0.226314	0.001583	0.227897	127,426,838	217,801.46	213,706.79	4,094.67
4	FY10	2009	0.226255	0.001642	0.227897	150,733,061	257,637.09	256,348.90	1,288.19
5	FY11	2010	0.226200	0.001697	0.227897	142,130,762	242,933.81	241,719.14	1,214.67
6	FY12	2011	0.226175	0.001722	0.227897	154,113,267	263,414.63	262,097.56	1,317.08
7	FY13	2012	0.226210	0.001687	0.227897	159,117,605	271,968.19	270,472.36	1,495.83
8	FY14	2013	0.226253	0.001644	0.227897	195,962,309	334,944.17	342,615.14	(7,670.97)
9	FY15	2014	0.226300	0.001597	0.227897	198,040,849	338,496.87	338,996.49	(499.62)
10	FY16	2015	0.226491	0.001406	0.227897		-	-	-
11	FY17	2016			-		-	-	-
12	FY18	2017			-		-	-	-
13	FY19	2018			-		-	-	-
14	FY20	2019			-		-	-	-
15	FY21	2020			-		-	-	-
16	FY22	2021			-		-	-	-
17	FY23	2022			-		-	-	-
18	FY24	2023			-		-	-	-
19	FY25	2024			-		-	-	-
20	FY26	2025			-		-	-	-
TOTAL CONTRIBUTION:							\$ 2,030,505.33	\$ 2,028,135.86	\$ 2,369.47

COLLECTION VERSUS BILLING – TARRANT COUNTY COLLEGE

TIRZ 4 - ARLINGTON HIGHLANDS									
Annual Billing									
3024-46004									
Taxing Entity: TCCD			Collection Dollar Cap: \$ 1,578,538						
Participation Rate: 50% of M&O Rate			Progress Toward Cap: \$ 819,775 51.9%						
TIRZ YEAR	FISCAL YEAR	TAX YEAR	Tax Rate			Increment Revenue			
			M&O	I&S	Total	Taxable Value Increment	Billed	Collected	Remaining
1	FY07	2006	0.130680	0.008700	0.139380	6,496,149	4,244.58	4,244.59	(0.01)
2	FY08	2007	0.131260	0.008120	0.139380	53,149,023	34,881.70	34,881.71	(0.01)
3	FY09	2008	0.131260	0.006700	0.137960	127,426,838	83,630.23	83,630.23	0.00
4	FY10	2009	0.131260	0.006410	0.137670	150,733,061	98,926.11	98,926.11	(0.00)
5	FY11	2010	0.131260	0.006380	0.137640	142,130,762	93,280.42	93,280.42	(0.00)
6	FY12	2011	0.142060	0.006910	0.148970	154,113,267	109,466.65	109,466.65	0.00
7	FY13	2012	0.142410	0.006560	0.148970	159,117,605	113,299.69	113,299.69	0.00
8	FY14	2013	0.142410	0.007090	0.149500	195,962,309	139,534.96	139,534.96	0.00
9	FY15	2014	0.143920	0.005580	0.149500	198,040,849	142,510.19	142,510.19	0.00
10	FY16	2015	0.149500	0.000000	0.149500		-		-
11	FY17	2016			-		-		-
12	FY18	2017			-		-		-
13	FY19	2018			-		-		-
14	FY20	2019			-		-		-
15	FY21	2020			-		-		-
16	FY22	2021			-		-		-
17	FY23	2022			-		-		-
18	FY24	2023			-		-		-
19	FY25	2024			-		-		-
20	FY26	2025			-		-		-
TOTAL CONTRIBUTION:							\$819,774.55	\$819,774.55	\$ (0.00)

COLLECTION VERSUS BILLING – TARRANT COUNTY

TIRZ 4 - ARLINGTON HIGHLANDS									
Annual Billing									
3024-46004									
Taxing Entity: Tarrant County			Collection Dollar Cap: \$ 4,629,268						
Participation Rate: 75% of Full Rate			Progress Toward Cap: \$ 2,310,548 49.9%						
TIRZ YEAR	FISCAL YEAR	TAX YEAR	Tax Rate			Increment Revenue			
			M&O	I&S	Total	Taxable Value Increment	Billed	Collected	Remaining
1	FY07	2006	0.241664	0.029836	0.271500	6,496,149	13,227.78	14,540.71	(1,312.93)
2	FY08	2007	0.234866	0.031634	0.266500	53,149,023	106,231.61	107,219.74	(988.13)
3	FY09	2008	0.232187	0.031813	0.264000	127,426,838	252,305.14	241,154.03	11,151.11
4	FY10	2009	0.234823	0.029177	0.264000	150,733,061	298,451.46	313,842.77	(15,391.31)
5	FY11	2010	0.234621	0.029379	0.264000	142,130,762	281,418.91	240,987.48	40,431.43
6	FY12	2011	0.237071	0.026929	0.264000	154,113,267	305,144.27	308,299.70	(3,155.43)
7	FY13	2012	0.239938	0.024062	0.264000	159,117,605	315,052.86	318,726.39	(3,673.53)
8	FY14	2013	0.236828	0.027172	0.264000	195,962,309	388,005.37	434,795.18	(46,789.81)
9	FY15	2014	0.238672	0.025328	0.264000	198,040,849	392,120.88	330,981.94	61,138.94
10	FY16	2015	0.237300	0.026700	0.264000		-		-
11	FY17	2016			-		-		-
12	FY18	2017			-		-		-
13	FY19	2018			-		-		-
14	FY20	2019			-		-		-
15	FY21	2020			-		-		-
16	FY22	2021			-		-		-
17	FY23	2022			-		-		-
18	FY24	2023			-		-		-
19	FY25	2024			-		-		-
20	FY26	2025			-		-		-
TOTAL CONTRIBUTION:							\$ 2,351,958.28	\$ 2,310,547.94	\$ 41,410.34



TIRZ 5

Entertainment District

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PURPOSE

TIRZ 5 was established by Ordinance 06-117 on December 19, 2006 to encourage private investment through public infrastructure improvements within the City of Arlington Entertainment District and encourage the highest and best use of limited land resources within the district. The zone is split into two segments: the Core area, for which the project and finance plan details \$48.8 million in funding for public improvements, and the Surrounding area, in which is allocated \$66.7 million for flood control, transportation, streetscaping, public safety, and other amenity improvements. Its 2006 Base Year Value is \$726,381,243, and will expire on December 31, 2036, however all taxing entities except for City of Arlington will contribute only until December 31, 2031. The City alone will contribute in the last five years.

PARTICIPATING TAXING ENTITIES

Four taxing entities are participating in TIRZ 5 at the rates and dollar caps shown in the table below.

Taxing Entity	Participation Rate	Portion of Tax Rate	FY15 Rate (Tax Year 2014)	Participation Portion of Tax Rate	Maximum Contribution * ±	Total Contribution To-Date	Percentage of Total Contribution To-Date	Remaining To Be Contributed
City Of Arlington	70%	Full Rate	0.648000	0.453600	n/a	3,201,755		n/a
JPS Health Network	70%	Full Rate	0.227897	0.159528	16,998,244	926,476	5%	16,071,768
TC College	50%	Full Rate	0.149500	0.074750	7,189,117	417,560	6%	6,771,557
Tarrant County**	70%	Full Rate	0.264000	0.184800	4,677,487	984,310	21%	3,693,177
Combined Tax Rate:				0.8726779		5,530,101		26,536,502

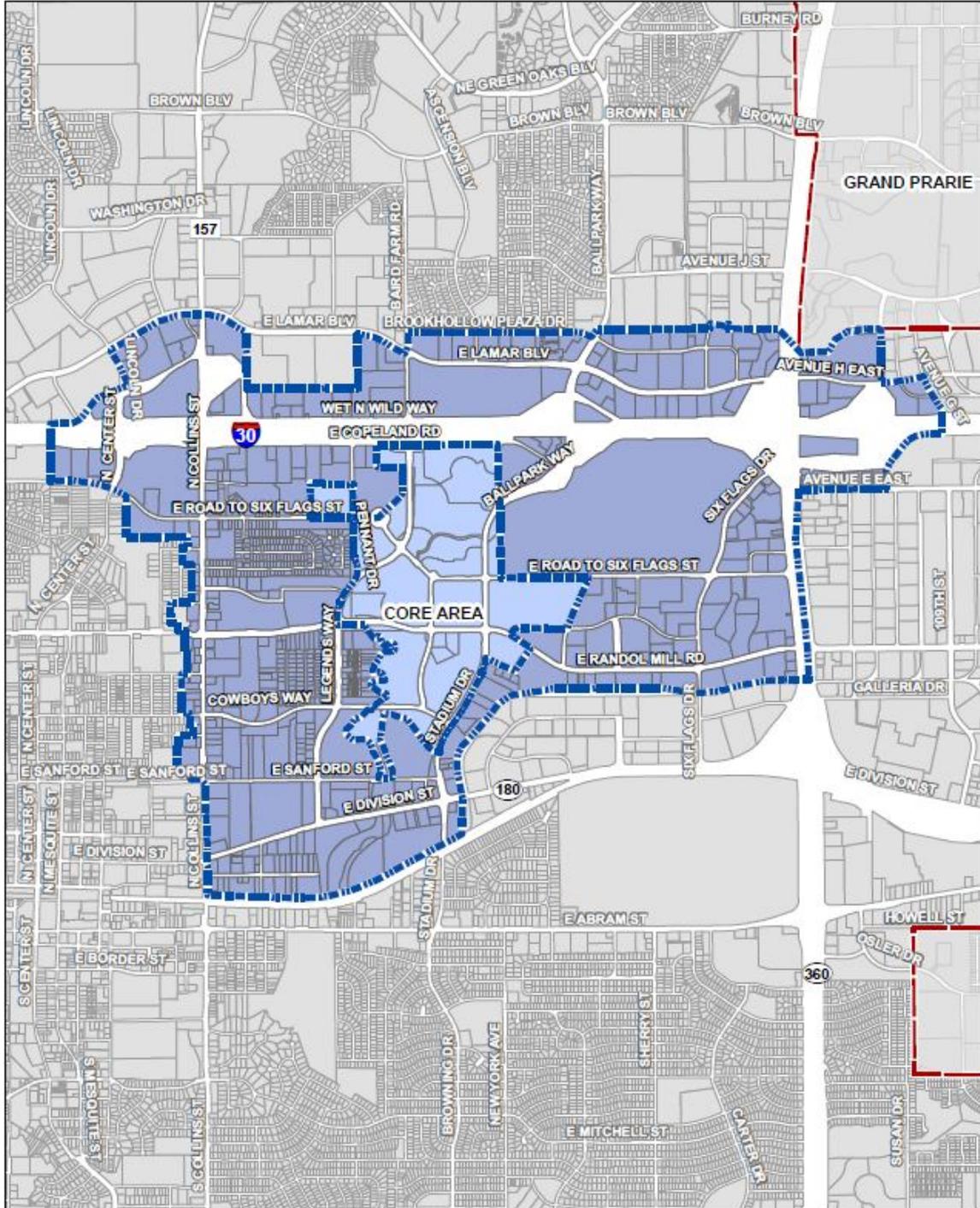
* Participation agreement expires December 31, 2031 for all participating entities except City (which contributes until December 31, 2036), or when maximum contribution has been reached, whichever is sooner. All Maximum Contribution amounts shown are based on the Net Present Value of contributions at a rate of 6%.

** Tarrant County's Maximum Contribution is the net amount calculated after applying a \$15m credit to the County's estimated tax increment participation, said credit being in recognition of additional County funds spent for infrastructure improvements in the area that benefit the Zone.

± Current forecasts show that Tarrant County will reach the Maximum Contribution in FY28. JPS Health Network and Tarrant County College are not expected to reach the Maximum Contribution.

LAND AREA

TIRZ 5 encompasses 2,200 acres of land, not counting rights-of-way.



This product is for informational purposes and may not have been prepared for or be suitable for legal, engineering, or surveying purposes. It does not represent an on-the-ground survey and represents only the approximate relative location of property boundaries.

0 0.125 0.25 0.5 0.75 1 Miles

TIRZ #5 ENTERTAINMENT DISTRICT

Prepared: 2-26-2013

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ANNUAL REPORT TO STATE COMPTROLLER’S OFFICE

Fund Balance

	CORE	SURROUNDING	COMBINED
Beginning Balance	(1)	161	160
REVENUES			
Increment - City of Arlington	103,811	465,787	569,598
Increment - Tarrant County Hospital	37,337	118,838	156,175
Increment - Tarrant County College District	17,613	53,946	71,559
Increment - Tarrant County	42,289	129,549	171,837
Sales Tax	-	-	-
Interest	299	1,125	1,424
GASB 31 (Incr/Decr in FMV of Investments)	-	-	-
Revenue Total	201,348	769,245	970,593
EXPENDITURES			
	-	-	-
<i>Excess of Revenues over Expenditures</i>	<i>201,348</i>	<i>769,245</i>	<i>970,593</i>
Transfers In/(Out)	(201,297)	(769,046)	(970,343)
Ending Balance	51	359	410

Expenditure Details

There were no expenditures in FY15. However, there was a transfer out of the funds in the amount of \$970,593 to the City of Arlington Debt Service Fund to cover debt issued on behalf of TIRZ 5 (pledging TIRZ 5 revenues).

Outstanding Indebtedness

Principal	30,870,000	
Interest	15,558,244	
Total Outstanding Debt	46,428,244	This represents all outstanding TIRZ 5 debt service obligations

Appraised and Taxable Values

Taxing Entity	COMBINED					
	Base Year Appraised Value	2014 (FY15) Appraised Value	Base Year Taxable Value	2014 (FY15) Taxable Value	Appraised Value Increment	Taxable Value Increment
City of Arlington	726,381,243	799,887,092	671,215,128	796,787,830	73,505,849	125,572,702
Tarrant County Hospital	726,381,243	799,887,092	704,406,197	800,136,949	73,505,849	95,730,752
Tarrant County College District	726,381,243	799,887,092	704,406,197	800,136,949	73,505,849	95,730,752
Tarrant County	726,381,243	799,887,092	704,420,197	800,164,949	73,505,849	95,744,752

Taxing Entity	CORE					
	Base Year Appraised Value	2014 (FY15) Appraised Value	Base Year Taxable Value	2014 (FY15) Taxable Value	Appraised Value Increment	Taxable Value Increment
City of Arlington	16,305,998	39,191,984	16,305,998	39,191,984	22,885,986	22,885,986
Tarrant County Hospital	16,305,998	39,191,984	16,305,998	39,191,984	22,885,986	22,885,986
Tarrant County College District	16,305,998	39,191,984	16,305,998	39,191,984	22,885,986	22,885,986
Tarrant County	16,305,998	39,191,984	16,305,998	39,191,984	22,885,986	22,885,986

Taxing Entity	SURROUNDING					
	Base Year Appraised Value	2014 (FY15) Appraised Value	Base Year Taxable Value	2014 (FY15) Taxable Value	Appraised Value Increment	Taxable Value Increment
City of Arlington	710,075,245	760,695,108	654,909,130	757,595,846	50,619,863	102,686,716
Tarrant County Hospital	710,075,245	760,695,108	688,100,199	760,944,965	50,619,863	72,844,766
Tarrant County College District	710,075,245	760,695,108	688,100,199	760,944,965	50,619,863	72,844,766
Tarrant County	710,075,245	760,695,108	688,114,199	760,972,965	50,619,863	72,858,766

(Source: Tarrant Appraisal District 03-11-2015)

(continued on following page)

Increment Revenue Details

Taxing Entity	Participation Rate †	Participation Portion of Tax Rate Ω	Increment Billed CORE	Increment Billed SURR	Total Billed	Increment Received ‡
City of Arlington	70%	0.453600	103,811	465,787	569,598	569,598
Tarrant County Hospital	70%	0.159528	36,510	116,208	152,717	156,175
Tarrant County College District	50%	0.074750	17,107	54,451	71,559	71,559
Tarrant County	70%	0.184800	42,293	134,643	176,936	171,837
Total		0.872678	199,721	771,089	970,810	969,169

† All taxing entities are participating at the full tax rate.

Ω Represents the percentage of the full tax rate. Example: the full tax rate for the City of Arlington is \$0.648000 per \$100 of assessed value, so we multiply 0.648000 times the 0.70 (or 70%) to arrive at 0.453600.

‡ The Increment Received amount may differ from the Increment Billed amount due to taxing entities' ability to withhold payment for any given year due to non-payment of delinquent taxes by the taxpayer; conversely, once the payment is received it may be added to a later year's increment revenue.

**TIRZ 5 CORE (Entertainment District)
Operating Position**

TIRZ 5 - CORE - 3026	Actual FY 2011	Actual FY 2012	Actual FY 2013	Actual FY 2014	Actual FY 2015
BEGINNING BALANCE	\$ 400,898	\$ 228,621	\$ 331,085	\$ 0	\$ (1)
REVENUES:					
46004 Increment Revenue:					
City of Arlington	107,400	101,555	98,796	98,778	103,811
JPS Health Network	35,619	33,431	\$ 33,613	\$ 41,494	\$ 37,337
Tarrant County College	16,295	16,676	16,223	16,278	17,613
Tarrant County	28,189	27,644	38,511	38,460	42,289
40000 Sales Tax	-	-	-	-	-
49407 Interest Earnings	4,088	1,579	667	-	299
GASB 31 (Incr/Decr in FMV of Investments)*	-	-	-	-	-
TOTAL REVENUES	\$ 191,590	\$ 180,885	\$ 187,810	\$ 195,010	\$ 201,348
INTERFUND TRANSFERS:					
49617 Debt Service	\$ (363,867)	\$ (78,422)	\$ (872,764)	\$ (195,011)	\$ (201,297)
49677 Surrounding to Core	\$ -	-	\$ 684,954	\$ -	\$ -
49678 Core to Surrounding	\$ -	\$ -	\$ (331,085)	\$ -	\$ -
TOTAL INTERFUND TRANSFERS	\$ (363,867)	\$ (78,422)	\$ (518,895)	\$ (195,011)	\$ (201,297)
TOTAL AVAILABLE FUNDS	\$ 228,621	\$ 331,085	\$ 0	\$ (1)	\$ 51
EXPENDITURES:					
	-	-	-	-	-
	-	-	-	-	-
	-	-	-	-	-
	-	-	-	-	-
	-	-	-	-	-
TOTAL EXPENDITURES	\$ -				
ENDING BALANCE	\$ 228,621	\$ 331,085	\$ 0	\$ (1)	\$ 51

Tax Increment Reinvestment Zones

TIRZ 5 SURR (Entertainment District) Operating Position

TIRZ 5 - SURR - 3021	Actual FY 2011	Actual FY 2012	Actual FY 2013	Actual FY 2014	Actual FY 2015
BEGINNING BALANCE	\$ 104,705	\$ 0	\$ (0)	\$ (0)	\$ 161
REVENUES:					
Increment Revenue:					
City of Arlington	178,014	205,835	324,937	390,810	465,787
JPS Health Network	35,144	43,200	82,023	116,471	118,838
Tarrant County College	16,077	21,555	39,598	45,702	53,946
Tarrant County	27,813	35,722	93,976	107,956	129,549
Sales Tax	-	-	-	-	-
Interest Earnings	2,349	116	1,437	3,011	1,125
GASB 31 (Incr/Decr in FMV of Investments)*	-	-	-	-	-
TOTAL REVENUES	\$ 259,396	\$ 306,428	\$ 541,971	\$ 663,950	\$ 769,245
INTERFUND TRANSFERS:					
49617 Debt Service	\$ (364,101)	\$ (306,428)	\$ (187,748)	\$ (663,789)	\$ (769,046)
49677 Surrounding to Core	\$ -	\$ -	\$ (685,308)	\$ -	\$ -
49678 Core to Surrounding	\$ -	\$ -	\$ 331,085	\$ -	\$ -
TOTAL INTERFUND TRANSFERS	\$ (364,101)	\$ (306,428)	\$ (541,971)	\$ (663,789)	\$ (769,046)
TOTAL AVAILABLE FUNDS	\$ 0	\$ (0)	\$ (0)	\$ 161	\$ 359
EXPENDITURES:					
Public Financial Management	-	-	-	-	-
	-	-	-	-	-
	-	-	-	-	-
	-	-	-	-	-
TOTAL EXPENDITURES	\$ -				
ENDING BALANCE	\$ 0	\$ (0)	\$ (0)	\$ 161	\$ 359

TIRZ 5 COMBINED (Entertainment District)
Operating Position

	Actual FY 2011	Actual FY 2012	Actual FY 2013	Actual FY 2014	Actual FY 2015
BEGINNING BALANCE	\$ 505,603	\$ 228,621	\$ 331,084	\$ (0)	\$ 160
REVENUES:					
Increment Revenue:					
City of Arlington	285,414	307,390	423,733	489,588	569,598
JPS Health Network	70,762	76,630	115,636	157,965	156,175
Tarrant County College	32,372	38,231	55,821	61,980	71,559
Tarrant County	56,001	63,366	132,488	146,417	171,837
Sales Tax	-	-	-	-	-
Interest Earnings	6,437	1,695	2,104	3,011	1,424
GASB 31 (Incr/Decr in FMV of Investments)*	-	-	-	-	-
TOTAL REVENUES	\$ 450,986	\$ 487,313	\$ 729,781	\$ 858,960	\$ 970,593
INTERFUND TRANSFERS:					
49617 Debt Service	\$ (727,968)	\$ (384,850)	\$ (1,060,512)	\$ (858,800)	\$ (970,343)
49677 Surrounding to Core	\$ -	\$ -	\$ (354)	\$ -	\$ -
49678 Core to Surrounding	\$ -	\$ -	\$ -	\$ -	\$ -
TOTAL INTERFUND TRANSFERS	\$ (727,968)	\$ (384,850)	\$ (1,060,866)	\$ (858,800)	\$ (970,343)
TOTAL AVAILABLE FUNDS	\$ 228,621	\$ 331,084	\$ (0)	\$ 160	\$ 410
EXPENDITURES:					
Public Financial Management	-	-	-	-	-
	-	-	-	-	-
	-	-	-	-	-
	-	-	-	-	-
TOTAL EXPENDITURES	\$ -	\$ -	\$ -	\$ -	\$ -
ENDING BALANCE	\$ 228,621	\$ 331,084	\$ (0)	\$ 160	\$ 410

PRO FORMA SUMMARY

TIRZ 5 - Entertainment District (Combined)

Pro Forma Summary 1/28/2016
 Current Fiscal Year FY15
 TIRZ Year 8
 TIRZ Ending Year FY37

		8	9	10	11	12	13	14	15	16	17	18	19
		FY15	FY16	FY17	FY18	FY19	FY20	FY21	FY22	FY23	FY24	FY25	FY26
Beginning Balance		160	410	0	0	0	0	0	0	0	5,874,293	12,378,622	19,179,901
Projected Revenues													
City of Arlington	Core	103,811	107,366	110,993	228,092	483,613	1,401,965	2,565,483	3,049,192	3,565,256	3,638,040	3,712,280	3,788,005
	Surr	465,787	534,516	604,620	676,125	749,061	823,456	899,338	976,739	1,055,687	1,136,214	1,218,351	1,302,132
		569,598	641,882	715,613	904,218	1,232,675	2,225,421	3,464,822	4,025,931	4,620,942	4,774,254	4,930,631	5,090,136
JPS Health Network	Core	37,337	37,760	39,025	80,218	170,083	493,061	902,262	1,072,379	1,253,875	1,279,473	1,305,582	1,332,274
	Surr	118,838	140,486	165,250	190,509	216,274	242,553	269,359	296,700	324,588	353,034	382,049	411,645
		156,175	178,246	204,286	270,728	386,357	735,614	1,171,621	1,369,079	1,578,463	1,632,507	1,687,632	1,743,859
Tarrant County College District	Core	17,613	17,693	18,291	37,588	79,696	231,034	422,773	502,485	587,528	599,523	611,757	624,236
	Surr	53,946	65,828	77,431	89,267	101,339	113,653	126,213	139,025	152,092	165,421	179,017	192,884
		71,559	83,521	95,722	126,855	181,035	344,687	548,987	641,510	739,621	764,944	790,774	817,120
Tarrant County*	Core	42,289	43,742	45,219	92,926	197,028	571,171	1,045,197	1,242,264	1,452,511	1,482,164	1,512,410	1,543,261
	Surr	129,549	162,769	191,457	220,718	250,566	281,010	312,062	343,736	376,044	408,997	442,610	476,895
		171,837	206,510	236,676	313,645	447,593	852,180	1,357,259	1,586,000	1,828,555	1,891,162	1,955,020	2,020,156
Interest Revenue	Core	299	413	427	878	1,861	5,394	9,871	11,733	13,718	13,998	14,284	14,575
	Surr	1,125	1,807	2,078	2,353	2,634	2,921	3,214	3,512	3,817	4,127	4,444	4,767
		1,424	2,220	2,505	3,231	4,495	8,315	13,085	15,245	17,535	18,126	18,728	19,343
TOTAL REVENUES		970,593	1,112,380	1,254,801	1,618,676	2,252,155	4,166,218	6,555,774	7,637,765	8,785,117	9,080,992	9,382,785	9,690,614
Projected Expenditures													
Debt Service from Core		(201,297)	(207,025)	(213,966)	(439,702)	(932,281)	(2,578,988)	(2,581,738)	(2,580,988)	(2,579,163)	(2,576,663)	(2,581,506)	(2,581,256)
Debt Service from Surr		(769,046)	(905,765)	(1,040,835)	(1,178,973)	(1,319,874)	-	-	-	-	-	-	-
Reimburse City of Arlington (debt coverage)		-	-	-	-	-	(1,587,231)	(3,974,036)	(5,056,777)	(331,661)	-	-	-
TOTAL EXPENDITURES		(970,343)	(1,112,790)	(1,254,801)	(1,618,676)	(2,252,155)	(4,166,218)	(6,555,774)	(7,637,765)	(2,910,824)	(2,576,663)	(2,581,506)	(2,581,256)
Projected Ending Balance		410	0	5,874,293	12,378,622	19,179,901	26,289,259						

italics indicates projection

TIRZ 5 - Entertainment District (Combined)

Pro Forma Summary 1/14/2016
 Current Fiscal Year FY15
 TIRZ Year 8
 TIRZ Ending Year FY37

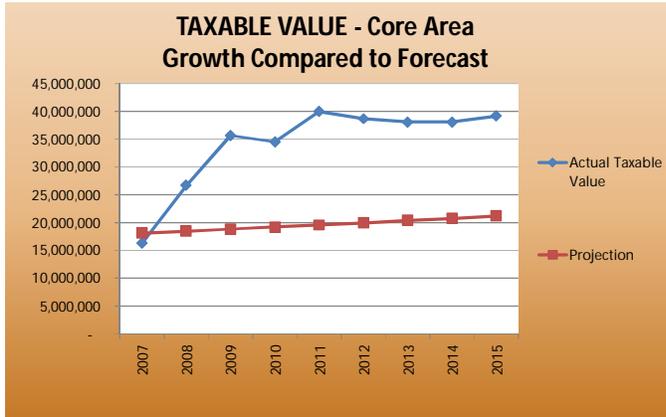
		20	21	22	23	24	25	26	27	28	29	30
		FY27	FY28	FY29	FY30	FY31	FY32	FY33	FY34	FY35	FY36	FY37
Beginning Balance		26,289,259	33,717,103	41,463,961	47,308,209	53,412,715	59,789,698	66,438,909	70,172,162	76,671,681	83,362,205	90,247,553
Projected Revenues												
City of Arlington	Core	3,865,244	3,944,028	4,024,388	4,106,355	4,189,962	4,275,240	4,362,224	4,450,948	4,541,446	4,633,754	4,727,909
	Surr	1,387,588	1,474,753	1,563,661	1,654,348	1,746,848	1,841,198	1,937,436	2,035,598	2,135,723	2,237,851	2,342,021
		5,252,832	5,418,781	5,588,049	5,760,703	5,936,810	6,116,439	6,299,660	6,486,546	6,677,169	6,871,605	7,069,930
JPS Health Network	Core	1,359,379	1,387,087	1,415,349	1,444,176	1,473,580	1,503,572	-	-	-	-	-
	Surr	441,832	472,623	504,029	536,064	568,740	602,069	-	-	-	-	-
		1,801,211	1,859,709	1,919,378	1,980,240	2,042,319	2,105,640	-	-	-	-	-
Tarrant County College District	Core	636,964	649,947	663,190	676,698	690,475	704,529	-	-	-	-	-
	Surr	207,029	221,457	236,173	251,184	266,494	282,111	-	-	-	-	-
		843,993	871,404	899,363	927,881	956,970	986,640	-	-	-	-	-
Tarrant County*	Core	1,574,729	1,606,826	-	-	-	-	-	-	-	-	-
	Surr	511,866	547,536	-	-	-	-	-	-	-	-	-
		2,086,595	2,154,362	-	-	-	-	-	-	-	-	-
Interest Revenue	Core	14,873	15,176	12,206	12,454	12,708	12,967	8,724	8,902	9,083	9,268	9,456
	Surr	5,097	5,433	4,608	4,883	5,164	5,451	3,875	4,071	4,271	4,476	4,684
		19,969	20,609	16,814	17,338	17,872	18,417	12,599	12,973	13,354	13,743	14,140
TOTAL REVENUES		10,004,600	10,324,865	8,423,604	8,686,162	8,953,971	9,227,136	6,312,259	6,499,519	6,690,524	6,885,349	7,084,070
Projected Expenditures												
Debt Service from Core		(2,576,756)	(2,578,006)	(2,579,356)	(2,581,656)	(2,576,988)	(2,577,925)	(2,579,006)	-	-	-	-
Debt Service from Surr		-	-	-	-	-	-	-	-	-	-	-
Reimburse City of Arlington (debt coverage)		-	-	-	-	-	-	-	-	-	-	-
TOTAL EXPENDITURES		(2,576,756)	(2,578,006)	(2,579,356)	(2,581,656)	(2,576,988)	(2,577,925)	(2,579,006)	-	-	-	-
Projected Ending Balance		33,717,103	41,463,961	47,308,209	53,412,715	59,789,698	66,438,909	70,172,162	76,671,681	83,362,205	90,247,553	97,331,623

italics indicates projection

CORE AREA

APPRAISED AND TAXABLE VALUES

GROWTH COMPARED TO FORECASTS

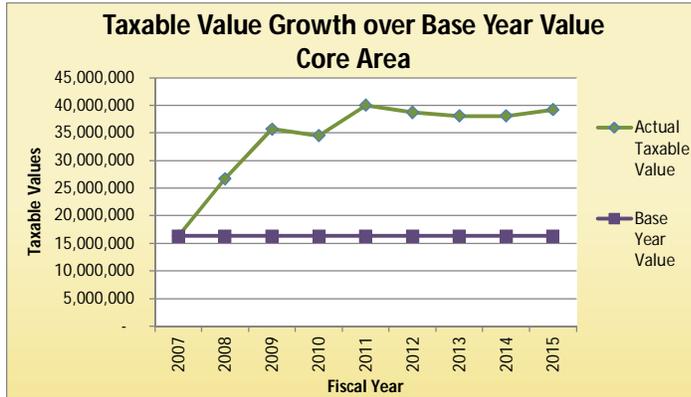


Actual taxable value of \$39,191,984 is 84.9% above the forecast of \$21,198,942, and 2.9% above the prior year.

TIRZ YEAR	FISCAL YEAR	TAX YEAR	TOTAL TAXABLE VALUE			Actual Compared to Projection	Dollar Growth Compared to Prior Year	Growth Compared to Prior Year
			ACTUAL	PROJECTED	PERCENT REALIZED			
Base	FY07	2006	16,305,998	18,093,093	-	-	-	
1	FY08	2007	26,715,188	18,454,955	144.8%	44.8% ↑	10,409,190 63.8% ↑	
2	FY09	2008	35,665,860	18,824,054	189.5%	89.5% ↑	8,950,672 33.5% ↑	
3	FY10	2009	34,522,898	19,200,535	179.8%	79.8% ↑	(1,142,962) -3.2% ↓	
4	FY11	2010	39,983,214	19,584,546	204.2%	104.2% ↑	5,460,316 15.8% ↑	
5	FY12	2011	38,694,864	19,976,237	193.7%	93.7% ↑	(1,288,350) -3.2% ↓	
6	FY13	2012	38,086,319	20,375,761	186.9%	86.9% ↑	(608,545) -1.6% ↓	
7	FY14	2013	38,082,498	20,783,277	183.2%	83.2% ↑	(3,821) 0.0% =	
8	FY15	2014	39,191,984	21,198,942	184.9%	84.9% ↑	1,109,486 2.9% ↑	

Tax Increment Reinvestment Zones

GROWTH OVER BASE YEAR



Comparing the Taxable Value growth line with the TIRZ Base Year Value line shows some growth in years FY08 and FY09, followed by a slight decline in FY10 due to the economic slump and an overall downturn in values. Recovery in FY11 is the highest taxable values have been in this area for the most recent five years, with FY15 not quite meeting the FY11 values. The Taxable Value in the Zone has realized a 140% increase over the base year.

TIRZ YEAR	FISCAL YEAR	TAX YEAR	Appraised Values		Taxable Values		Taxable Value Increments				New Construction Value	% Change in Taxable Value Compared to Last Year
			Base Year	Current Year	Base Year	Current Year	City of Arlington	JPS Health Network	Tarrant County College	Tarrant County		
Base	FY07	2006	16,305,998	16,305,998	16,305,998	16,305,998	-	-	-	-	-	-
1	FY08	2007	16,305,998	31,442,348	16,305,998	26,715,188	11,315,309	10,552,463	10,552,463	10,552,463	-	-
2	FY09	2008	16,305,998	35,665,860	16,305,998	35,665,860	19,359,862	19,359,862	19,359,862	19,359,862	-	33.5% ↑
3	FY10	2009	16,305,998	36,397,953	16,305,998	34,522,898	18,216,900	18,216,900	18,216,900	18,216,900	1,308,836	-3.20% ↓
4	FY11	2010	16,305,998	39,983,214	16,305,998	39,983,214	23,677,216	23,677,216	23,677,216	23,677,216	-	15.8% ↑
5	FY12	2011	16,305,998	38,694,864	16,305,998	38,694,864	22,388,866	22,388,866	22,388,866	22,388,866	-	-3.22% ↓
6	FY13	2012	16,305,998	38,086,319	16,305,998	38,086,319	21,780,321	21,780,321	21,780,321	21,780,321	-	-1.6% ↓
7	FY14	2013	16,305,998	38,082,498	16,305,998	38,082,498	21,776,500	21,776,500	21,776,500	21,776,500	-	0.0% =
8	FY15	2014	16,305,998	39,191,984	16,305,998	39,191,984	22,885,986	22,885,986	22,885,986	22,885,986	-	2.9% ↑

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APPRAISED VALUE GROWTH

1,109,486 Dollar difference in Appraised Value in Current Year versus last year
 2.91% Percent difference in Appraised Value in Current Year versus last year
 22,885,986 Dollar difference in Appraised Value over the Base Year Appraised Value
 140.35% Percent difference in Appraised Value over the Base Year Appraised Value

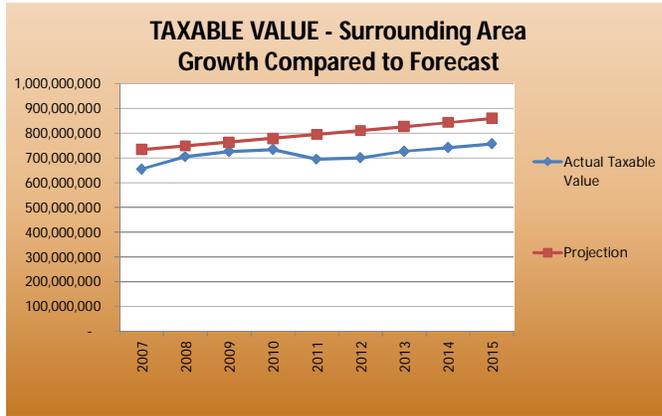
TAXABLE VALUE GROWTH

1,109,486 Dollar difference in Taxable Value in Current Year versus last year
 2.91% Percent difference in Taxable Value in Current Year versus last year
 22,885,986 Dollar difference in Taxable Value over the Base Year Taxable Value
 140.35% Percent difference in Taxable Value over the Base Year Taxable Value

SURROUNDING AREA

APPRAISED AND TAXABLE VALUES

GROWTH COMPARED TO FORECASTS

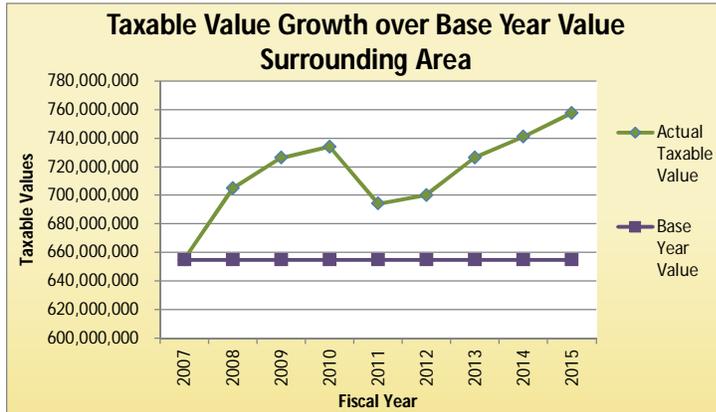


Actual taxable value of \$757,595,846 is 11.9% below the forecast of \$859,685,051, and 2.2% above the prior year.

TIRZ YEAR	FISCAL YEAR	TAX YEAR	TOTAL TAXABLE VALUE			Actual Compared to Projection	Dollar Growth Compared to Prior Year	Growth Compared to Prior Year		
			ACTUAL	PROJECTED	PERCENT REALIZED					
Base	FY07	2006	654,909,130	733,732,913	-	-	-	-		
1	FY08	2007	704,925,495	748,407,571	94.2%	-5.8%	↓	50,016,365	7.6%	↑
2	FY09	2008	726,176,960	763,375,723	95.1%	-4.9%	↓	21,251,465	3.0%	↑
3	FY10	2009	733,882,436	778,643,237	94.3%	-5.7%	↓	7,705,476	1.1%	↑
4	FY11	2010	694,153,794	794,216,102	87.4%	-12.6%	↓	(39,728,642)	-5.4%	↓
5	FY12	2011	700,287,262	810,100,424	86.4%	-13.6%	↓	6,133,468	0.9%	↑
6	FY13	2012	726,544,343	826,302,432	87.9%	-12.1%	↓	26,257,081	3.7%	↑
7	FY14	2013	741,066,429	842,828,481	87.9%	-12.1%	↓	14,522,086	2.0%	↑
8	FY15	2014	757,595,846	859,685,051	88.1%	-11.9%	↓	16,529,417	2.2%	↑

Tax Increment Reinvestment Zones

GROWTH OVER BASE YEAR



Comparing the Taxable Value growth over TIRZ Base Year Value shows a steady incline in FY08 through FY10, followed by a decline in 2011, which has recovered in the most recent four years. FY15 shows an increase over FY14 of 2.2%.

TIRZ YEAR	FISCAL YEAR	TAX YEAR	Appraised Values		Taxable Values		Taxable Value Increments				New Construction Value	% Change in Taxable Value Compared to Last Year
			Base Year	Current Year	Base Year	Current Year	City of Arlington	JPS Health Network	Tarrant County College	Tarrant County		
Base	FY07	2006	710,075,245	710,075,245	654,909,130	654,909,130	-	-	-	-	-	-
1	FY08	2007	710,075,245	762,996,568	654,909,130	704,925,495	49,110,246	45,799,376	45,799,376	45,799,376	-	-
2	FY09	2008	710,075,245	766,331,010	654,909,130	726,176,960	71,267,830	66,797,942	66,797,942	66,797,942	16,173,465	3.0% ↑
3	FY10	2009	710,075,245	770,895,314	654,909,130	733,882,436	78,973,306	70,664,897	70,664,897	70,664,897	18,631,651	1.06% ↑
4	FY11	2010	710,075,245	723,178,904	654,909,130	694,153,794	39,244,664	23,361,391	23,361,391	23,361,391	11,694,191	-5.4% ↓
5	FY12	2011	710,075,245	729,671,316	654,909,130	700,287,262	45,378,132	28,931,239	28,938,239	28,931,239	7,666,149	0.88% ↑
6	FY13	2012	710,075,245	754,004,913	654,909,130	726,544,343	71,635,213	53,148,503	53,162,503	53,148,503	92,692	3.7% ↑
7	FY14	2013	710,075,245	761,476,148	654,909,130	741,066,429	86,157,299	61,125,581	61,139,581	61,125,581	2,628,680	2.00% ↑
8	FY15	2014	710,075,245	760,695,108	654,909,130	757,595,846	102,686,716	72,844,766	72,844,766	72,858,766	-	2.2% ↑

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APPRAISED VALUE GROWTH

(781,040) Dollar difference in Appraised Value in Current Year versus last year
 -0.10% Percent difference in Appraised Value in Current Year versus last year
 50,619,863 Dollar difference in Appraised Value over the Base Year Appraised Value
 7.13% Percent difference in Appraised Value over the Base Year Appraised Value

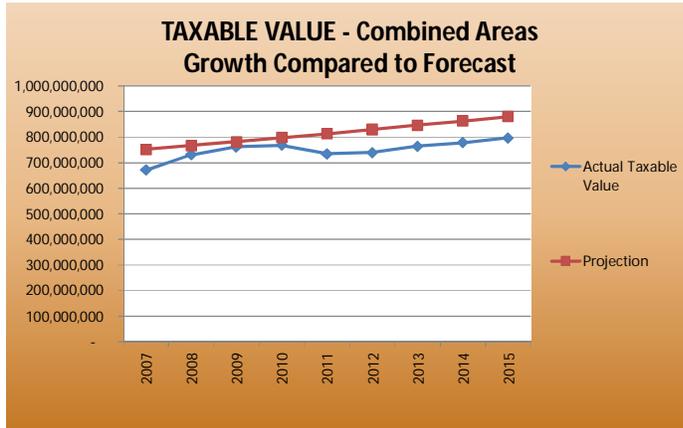
TAXABLE VALUE GROWTH

16,529,417 Dollar difference in Taxable Value in Current Year versus last year
 2.23% Percent difference in Taxable Value in Current Year versus last year
 102,686,716 Dollar difference in Taxable Value over the Base Year Taxable Value
 15.68% Percent difference in Taxable Value over the Base Year Taxable Value

COMBINED AREAS

APPRAISED AND TAXABLE VALUES

GROWTH COMPARED TO FORECASTS

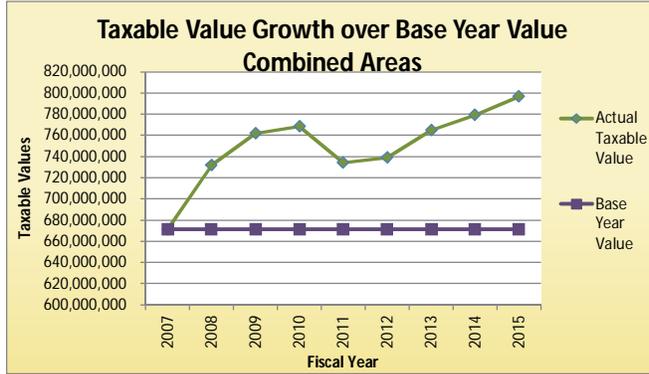


Actual taxable value of \$796,787,830 is 9.5% below the forecast of \$880,883,993, but is 2.3% above the prior year.

TIRZ YEAR	FISCAL YEAR	TAX YEAR	TOTAL TAXABLE VALUE			Actual Compared to Projection	Dollar Growth Compared to Prior Year	Growth Compared to Prior Year
			ACTUAL	PROJECTED	PERCENT REALIZED			
Base	FY07	2006	671,215,128	751,826,006	-	-	-	
1	FY08	2007	731,640,683	766,862,526	95.4%	-4.6%	↓ 60,425,555 9.0% ↑	
2	FY09	2008	761,842,820	782,199,777	97.4%	-2.6%	↓ 30,202,137 4.1% ↑	
3	FY10	2009	768,405,334	797,843,772	96.3%	-3.7%	↓ 6,562,514 0.9% ↑	
4	FY11	2010	734,137,008	813,800,648	90.2%	-9.8%	↓ (34,268,326) -4.5% ↓	
5	FY12	2011	738,982,126	830,076,661	89.0%	-11.0%	↓ 4,845,118 0.7% ↑	
6	FY13	2012	764,630,662	846,678,194	90.3%	-9.7%	↓ 25,648,536 3.5% ↑	
7	FY14	2013	779,148,927	863,611,758	90.2%	-9.8%	↓ 14,518,265 1.9% ↑	
8	FY15	2014	796,787,830	880,883,993	90.5%	-9.5%	↓ 17,638,903 2.3% ↑	
9	FY16	2015	-	898,501,673				
10	FY17	2016	-	916,471,706				
11	FY18	2017	-	934,801,140				
12	FY19	2018	-	953,497,163				
13	FY20	2019	-	972,567,106				
14	FY21	2020	-	992,018,448				
15	FY22	2021	-	1,011,858,817				
16	FY23	2022	-	1,032,095,994				
17	FY24	2023	-	1,052,737,914				
18	FY25	2024	-	1,073,792,672				
19	FY26	2025	-	1,095,268,525				
20	FY27	2026	-	1,117,173,896				
21	FY28	2027	-	1,139,517,374				
22	FY29	2028	-	1,162,307,721				
23	FY30	2029	-	1,185,553,876				
24	FY31	2030	-	1,209,264,953				
25	FY32	2031	-	1,233,450,252				
26	FY33	2032	-	1,258,119,257				
27	FY34	2033	-	1,283,281,642				
28	FY35	2034	-	1,308,947,275				
29	FY36	2035	-	1,335,126,221				
30	FY37	2036	-	1,361,828,745				

Tax Increment Reinvestment Zones

GROWTH OVER BASE YEAR



Comparing the Taxable Value growth line with the TIRZ Base Year Value line presents tremendous growth in the early years of 2008 through 2010, followed by a decline in 2011 due to the economic downturn, which has recovered during the most recent four years.

TIRZ YEAR	FISCAL YEAR	TAX YEAR	Appraised Values		Taxable Values		Taxable Value Increments				New Construction Value	% Change in Taxable Value Compared to Last Year
			Base Year	Current Year	Base Year	Current Year	City of Arlington	JPS Health Network	Tarrant County College	Tarrant County		
Base	FY07	2006	726,381,243	726,381,243	671,215,128	671,215,128	-	-	-	-	-	-
1	FY08	2007	726,381,243	794,438,916	671,215,128	731,640,683	60,425,555	56,351,839	56,351,839	56,351,839	14,655,463	
2	FY09	2008	726,381,243	801,996,870	671,215,128	761,842,820	90,627,692	86,157,804	86,157,804	86,157,804	16,173,465	4.1% ↑
3	FY10	2009	726,381,243	807,293,267	671,215,128	768,405,334	97,190,206	88,881,797	88,881,797	88,881,797	19,940,487	0.86% ↑
4	FY11	2010	726,381,243	763,162,118	671,215,128	734,137,008	62,921,880	50,038,607	47,038,607	47,038,607	11,694,191	-4.5% ↓
5	FY12	2011	726,381,243	768,366,180	671,215,128	738,982,126	67,766,998	51,320,105	51,327,105	51,320,105	7,666,149	0.66% ↑
6	FY13	2012	726,381,243	792,091,232	671,215,128	764,630,662	93,415,534	74,928,824	74,942,824	74,928,824	92,692	3.5% ↑
7	FY14	2013	726,381,243	799,558,646	671,215,128	779,148,927	107,933,799	82,902,081	82,916,081	82,902,081	2,628,680	1.90% ↑
8	FY15	2014	726,381,243	799,887,092	671,215,128	796,787,830	125,572,702	95,730,752	95,730,752	95,744,752	-	2.3% ↑

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APPRAISED VALUE GROWTH

328,446 Dollar difference in Appraised Value in Current Year versus last year
 0.04% Percent difference in Appraised Value in Current Year versus last year
 73,505,849 Dollar difference in Appraised Value over the Base Year Appraised Value
 10.12% Percent difference in Appraised Value over the Base Year Appraised Value

TAXABLE VALUE GROWTH

17,638,903 Dollar difference in Taxable Value in Current Year versus last year
 2.26% Percent difference in Taxable Value in Current Year versus last year
 125,572,702 Dollar difference in Taxable Value over the Base Year Taxable Value
 18.71% Percent difference in Taxable Value over the Base Year Taxable Value

REVENUES

REVENUE GROWTH

Overall, FY15 revenues of \$970,593 were up 13% when compared to FY14. This is attributable to increased taxable values in the Zone.

CORE

TIRZ YEAR	FISCAL YEAR	TAX YEAR	INCREMENT REVENUE					Interest	TOTAL	\$ Change Compared to Last Year	% Change Compared to Last Year
			City of Arlington	JPS Health Network*	Tarrant County College*	Tarrant County*	SUBTOTAL (Increment Revenue)				
Base	FY07	2006	-	-	-	-	-	-	-	-	-
1	FY08	2007	51,326	17,846	7,480	22,924	99,576	684	100,260	-	-
2	FY09	2008	82,217	25,898	11,886	29,630	149,631	3,497	153,128	52,868	52.7% ↑
3	FY10	2009	88,171	26,316	12,236	30,541	157,265	3,696	160,961	7,833	5.1% ↑
4	FY11	2010	107,400	35,619	16,295	28,189	187,502	4,088	191,590	30,629	19.0% ↑
5	FY12	2011	101,556	33,431	16,676	27,644	179,307	1,579	180,886	(10,704)	-5.6% ↓
6	FY13	2012	98,796	33,613	16,223	38,511	187,143	667	187,810	6,924	3.8% ↑
7	FY14	2013	98,778	41,494	16,278	38,460	195,010	-	195,010	7,200	3.8% ↑
8	FY15	2014	103,811	37,337	17,613	42,289	201,049	299	201,348	6,338	3.3% ↑
TOTAL CONTRIBUTION:			732,055	251,553	114,688	258,189	1,356,484	14,510	1,370,995		

SURROUNDING

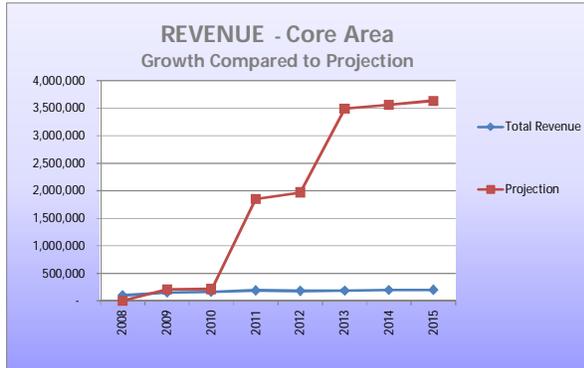
TIRZ YEAR	FISCAL YEAR	TAX YEAR	INCREMENT REVENUE					Interest	TOTAL	\$ Change Compared to Last Year	% Change Compared to Last Year
			City of Arlington	JPS Health Network	Tarrant County College	Tarrant County	SUBTOTAL (Increment Revenue)				
Base	FY07	2006	-	-	-	-	-	-	-	-	-
1	FY08	2007	222,764	70,392	29,504	90,420	413,080	6,006	419,086	-	-
2	FY09	2008	328,870	103,590	47,545	118,520	598,525	14,611	613,136	194,051	46.3% ↑
3	FY10	2009	352,684	105,266	48,945	122,166	629,061	14,977	644,037	30,901	5.0% ↑
4	FY11	2010	178,014	35,144	16,077	27,813	257,047	2,349	259,396	(384,641)	-59.7% ↓
5	FY12	2011	205,835	43,200	21,555	35,722	306,312	116	306,428	47,031	18.1% ↑
6	FY13	2012	324,937	82,023	39,598	93,976	540,534	1,437	541,971	235,543	76.9% ↑
7	FY14	2013	390,810	116,471	45,702	107,956	660,939	3,011	663,950	121,979	22.5% ↑
8	FY15	2014	465,787	118,838	53,946	129,549	768,119	1,125	769,245	105,295	15.9% ↑
TOTAL CONTRIBUTION:			2,469,700	674,923	302,872	726,121	4,173,617	43,632	4,217,249		

COMBINED

TIRZ YEAR	FISCAL YEAR	TAX YEAR	INCREMENT REVENUE					Interest	TOTAL	\$ Change Compared to Last Year	% Change Compared to Last Year
			City of Arlington	JPS Health Network	Tarrant County College	Tarrant County	SUBTOTAL (Increment Revenue)				
Base	FY07	2006	-	-	-	-	-	-	-	-	-
1	FY08	2007	274,090	88,238	36,984	113,343	512,656	6,690	519,345	-	-
2	FY09	2008	411,087	129,488	59,432	148,150	748,157	18,108	766,265	246,919	47.5% ↑
3	FY10	2009	440,855	131,582	61,182	152,707	786,326	18,673	804,998	38,734	5.1% ↑
4	FY11	2010	285,414	70,762	32,372	56,001	444,549	6,437	450,986	(354,012)	-44.0% ↓
5	FY12	2011	307,391	76,630	38,231	63,366	485,619	1,695	487,314	36,328	8.1% ↑
6	FY13	2012	423,733	115,636	55,821	132,488	727,677	2,104	729,781	242,467	49.8% ↑
7	FY14	2013	489,588	157,965	61,980	146,417	855,949	3,011	858,960	129,179	17.7% ↑
8	FY15	2014	569,598	156,175	71,559	171,837	969,169	1,424	970,593	111,633	13.0% ↑
TOTAL CONTRIBUTION:			3,201,755	926,476	417,560	984,310	5,530,101	58,142	5,588,243		
Maximum Contribution:			16,998,244	7,189,117	4,677,487						
Remaining Contribution:			16,071,768	6,771,557	3,693,177						

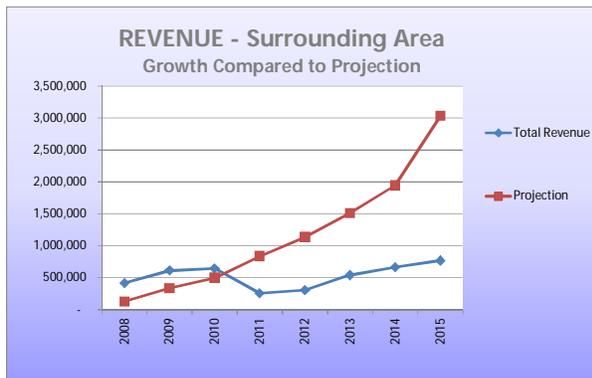
Tax Increment Reinvestment Zones

GROWTH COMPARED TO FORECAST



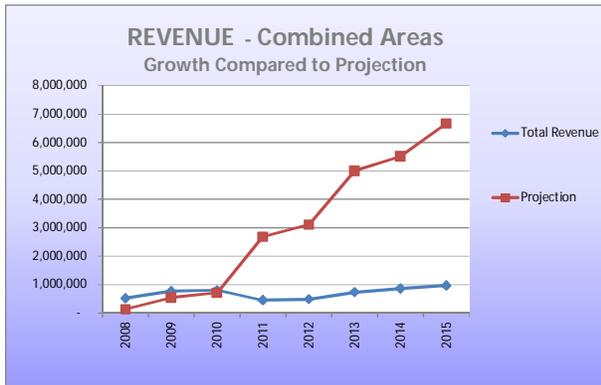
In FY15, the Core area of TIRZ 5 realized \$201,348 in revenues, which was 94.5% below the projection of \$3,636,685, and 3.3% below the prior year actual of \$195,010.

TIRZ YEAR	FISCAL YEAR	TAX YEAR	REVENUE		Dollar Diff Compared to Projection	Compared to Projection	Dollar Diff Compared to Prior Year	Compared to Prior Year
			ACTUAL	PROJECTED				
Base	FY07	2006	-	-	-	-	-	-
1	FY08	2007	100,260	3,180	97,080	3052.8%	100,260	-
2	FY09	2008	153,128	207,401	(54,273)	-26.2%	52,868	52.7%
3	FY10	2009	160,961	214,728	(53,767)	-25.0%	7,833	5.1%
4	FY11	2010	191,590	1,849,595	(1,658,005)	-89.6%	30,629	19.0%
5	FY12	2011	180,886	1,970,298	(1,789,412)	-90.8%	(10,704)	-5.6%
6	FY13	2012	187,810	3,490,589	(3,302,779)	-94.6%	6,924	3.8%
7	FY14	2013	195,010	3,565,486	(3,370,476)	-94.5%	7,200	3.8%
8	FY15	2014	201,348	3,636,685	(3,435,337)	-94.5%	6,338	3.3%
YEAR TO DATE:			1,370,995	14,937,962	(13,566,967)	-90.8%		
TOTAL:			1,370,995	103,864,597				



In FY15, the Surrounding area of TIRZ 5 realized \$769,245 in revenues, which was 74.6% below the projection of \$3,032,517, and 15.9% above the prior year actual of \$663,950.

TIRZ YEAR	FISCAL YEAR	TAX YEAR	REVENUE		Dollar Diff Compared to Projection	Compared to Projection	Dollar Diff Compared to Prior Year	Compared to Prior Year
			ACTUAL	PROJECTED				
Base	FY07	2006	-	-	-	-	-	-
1	FY08	2007	419,086	128,964	290,122	225.0%	419,086	-
2	FY09	2008	613,136	336,007	277,129	82.5%	194,051	46.3%
3	FY10	2009	644,037	499,180	144,857	29.0%	30,901	5.0%
4	FY11	2010	259,396	837,468	(578,072)	-69.0%	(384,641)	-59.7%
5	FY12	2011	306,428	1,137,846	(831,418)	-73.1%	47,031	18.1%
6	FY13	2012	541,971	1,509,527	(967,556)	-64.1%	235,543	76.9%
7	FY14	2013	663,950	1,944,612	(1,280,662)	-65.9%	121,979	22.5%
8	FY15	2014	769,245	3,032,517	(2,263,272)	-74.6%	105,295	15.9%
TOTAL:			4,217,249	9,426,121	(5,208,872)	-55.3%		
TOTAL:			4,217,249	167,296,880				



FY15 Combined TIRZ 5 revenues of \$970,593 were 85.4% below the projection of \$6,669,202, and 13% above the prior year actual of \$858,960. Overall, the year-to-date revenue of \$5,588,243 is 77.1% below the projected \$24,364,083.

TIRZ YEAR	FISCAL YEAR	TAX YEAR	REVENUE		Dollar Diff Compared to Projection	Compared to Projection	Dollar Diff Compared to Prior Year	Compared to Prior Year
			ACTUAL	PROJECTED				
Base	FY07	2006	-	-	-	-	-	-
1	FY08	2007	519,345	132,144	387,201	293.0% ↑	519,345	-
2	FY09	2008	766,265	543,408	222,857	41.0% ↑	246,919	47.5% ↑
3	FY10	2009	804,998	713,908	91,090	12.8% ↑	38,734	5.1% ↑
4	FY11	2010	450,986	2,687,063	(2,236,077)	-83.2% ↓	(354,012)	-44.0% ↓
5	FY12	2011	487,314	3,108,144	(2,620,830)	-84.3% ↓	36,328	8.1% ↑
6	FY13	2012	729,781	5,000,116	(4,270,335)	-85.4% ↓	242,467	49.8% ↑
7	FY14	2013	858,960	5,510,098	(4,651,138)	-84.4% ↓	129,179	17.7% ↑
8	FY15	2014	970,593	6,669,202	(5,698,609)	-85.4% ↓	111,633	13.0% ↑
9	FY16	2015	-	7,068,840	-	-	-	-
10	FY17	2016	-	7,677,948	-	-	-	-
11	FY18	2017	-	8,403,651	-	-	-	-
12	FY19	2018	-	9,479,911	-	-	-	-
13	FY20	2019	-	10,086,624	-	-	-	-
14	FY21	2020	-	10,497,104	-	-	-	-
15	FY22	2021	-	11,661,124	-	-	-	-
16	FY23	2022	-	12,026,487	-	-	-	-
17	FY24	2023	-	12,399,162	-	-	-	-
18	FY25	2024	-	12,779,287	-	-	-	-
19	FY26	2025	-	13,167,016	-	-	-	-
20	FY27	2026	-	13,562,500	-	-	-	-
21	FY28	2027	-	13,965,895	-	-	-	-
22	FY29	2028	-	14,377,354	-	-	-	-
23	FY30	2029	-	14,797,047	-	-	-	-
24	FY31	2030	-	15,225,132	-	-	-	-
25	FY32	2031	-	15,661,778	-	-	-	-
26	FY33	2032	-	8,313,677	-	-	-	-
27	FY34	2033	-	8,548,154	-	-	-	-
28	FY35	2034	-	8,787,322	-	-	-	-
29	FY36	2035	-	9,031,274	-	-	-	-
30	FY37	2036	-	9,280,107	-	-	-	-
YEAR TO DATE:			5,588,243	24,364,083	(18,775,840)	-77.1% ↓		
TOTAL:			5,588,243	271,161,477				

EXPENDITURES

FY15 EXPENDITURES

During FY15, the single expenditure of \$970,343 from the TIRZ fund was for a portion of the debt service on Certificates of Obligation which were issued in 2008 totaling \$34,010,000 for projects accomplished in the Surrounding area.

TIRZ YEAR	FISCAL YEAR	TAX YEAR	Core	Surrounding	TOTAL	Description
Base	FY07	2006	-	-	-	
1	FY08	2007	-	-	-	
2	FY09	2008	-	-	-	
3	FY10	2009	-	1,567,781	1,567,781	Debt Service
4	FY11	2010	363,867	592,107	955,974	Debt Service
5	FY12	2011	78,422	409,392	487,814	Debt Service
6	FY13	2012	187,143	540,534	727,677	Debt Service
7	FY14	2013	195,011	663,789	858,800	Debt Service
8	FY15	2014	201,297	769,046	970,343	Debt Service
Reimbursed To-Date:			1,025,740	4,542,649	5,568,389	

BONDS

In June 2008 \$34,010,000 in Certificates of Obligation (“the bonds”) were issued to assist with development in TIRZ 5. The debt service schedule for the bonds began as interest-only payments for years 2010-2012, with the first full payment of \$2,577,781 beginning in 2013. The average full debt service payment over the life cycle of the debt is \$2.579m, and the payments end in 2033. Currently the revenues collected in TIRZ 5 do not cover the annual debt service. The City is transferring sufficient funds to cover the short fall until the TIRZ is able to cover the debt service in the future, at which point the TIRZ will also refund the City.

Debt Service Schedule				
Fiscal Year (ends September 30)	The 2008B Certificates		Total Payment Required per Fiscal Year	% of Principal Retired
	Principal	Interest		
2008	\$ -	\$ -	\$ -	0.00%
2009	-	-	\$ -	0.00%
2010	-	1,567,781	\$ 1,567,781	0.00%
2011	-	1,567,781	\$ 1,567,781	0.00%
2012	-	1,567,781	\$ 1,567,781	0.00%
2013	1,010,000	1,567,781	\$ 2,577,781	2.97%
2014	1,045,000	1,532,431	\$ 2,577,431	6.04%
2015	1,085,000	1,494,550	\$ 2,579,550	9.23%
2016	1,125,000	1,453,863	\$ 2,578,863	12.54%
2017	1,175,000	1,403,238	\$ 2,578,238	16.00%
2018	1,230,000	1,350,363	\$ 2,580,363	19.61%
2019	1,295,000	1,285,788	\$ 2,580,788	23.42%
2020	1,345,000	1,233,988	\$ 2,578,988	27.37%
2021	1,415,000	1,166,738	\$ 2,581,738	31.53%
2022	1,485,000	1,095,988	\$ 2,580,988	35.90%
2023	1,550,000	1,029,163	\$ 2,579,163	40.46%
2024	1,625,000	951,663	\$ 2,576,663	45.24%
2025	1,705,000	876,506	\$ 2,581,506	50.25%
2026	1,790,000	791,256	\$ 2,581,256	55.51%
2027	1,875,000	701,756	\$ 2,576,756	61.03%
2028	1,970,000	608,006	\$ 2,578,006	66.82%
2029	2,060,000	519,356	\$ 2,579,356	72.88%
2030	2,155,000	426,656	\$ 2,581,656	79.21%
2031	2,250,000	326,988	\$ 2,576,988	85.83%
2032	2,355,000	222,925	\$ 2,577,925	92.75%
2033	2,465,000	114,006	\$ 2,579,006	100.00%
	\$ 34,010,000	\$ 24,856,350	\$ 58,866,350	

The use of bond fund proceeds is shown below, along with other grant funds being used toward common projects. Many of the projects are complete, or are nearing completion, and most of the bond fund activities have been closed. Some of the activities with remaining funds have been reprogrammed to new activities for allowable TIRZ-related expenses.

TIRZ 5 Bond Expense Summary							
Activity	Project Name	Original Budget	C O Amount	Actual Expenses To Date	Currently Encumbered	Remaining Balance	Notes
92260101	Johnson Creek Phase 1	\$ 13,949,567	\$ 13,949,567	\$ 13,949,567	\$ -	\$ -	
92260102	Caelum Moor Artwork Project	1,053,364	1,120,947	1,053,364	-	-	Budget Reduced to \$1,053,364
92270101	I-30 Right-of-Way	4,102,178	4,102,178	4,102,178	-	-	
92270102	Intelligent Transportation Systems (ITS)	6,001,301	8,002,496	5,943,887	57,414	-	Budget Reduced to \$6,001,301
92270103	I-30 Amenities (Wayfinding / Signage)	500,000	497,504	497,504	-	2,496	
92270104	Stadium Drive (ROW / Construction)	3,850,000	3,850,000	3,850,000	-	-	
92270105	Stadium Drive / Chapman Cutoff Design	443,525	443,525	443,525	-	-	
92280101	Public Safety Center	200,000	200,000	-	-	200,000	
92260103	Richard Greene Sculpture Trail project	67,583	-	-	-	67,583	Reallocation of Funds/ from Parks Project
92270106	Stadium Drive (2015 Capital Budget)	2,583,194	-	281,316	2,040,499	261,379	Reallocation of Funds/ from ITS Project
	SUB TOTAL	\$ 32,750,712	\$ 32,166,217	\$ 30,121,340	\$ 2,097,913	\$ 202,496	
92310101	36" Sewer Line	1,194,236	-	1,194,236	-	-	
92310102	COG Portion of ITS	2,766,778	-	2,185,666	-	581,112	Hold for COG
	GRAND TOTAL	\$ 36,711,725		\$ 33,501,242	\$ 2,097,913	\$ 783,608	

PROJECT STATUS

Projects listed in the table below represent what was approved in the TIRZ 5 Project and Finance Plan. A portion of the projects represented in the Surrounding area were funded with Certificate of Obligation proceeds (see previous page), and it is anticipated that development within the Core area will be required in order to fund the remaining improvement projects.

TIRZ Area	Authorized Projects	Original Authorization	Percent Complete	Nature of Project	Status
Core	Roads	19,464,255	0%		
	Water and Sewer	17,973,799	0%		
	Streetscape and Parks	11,361,946	0%		
	Core Sub-Total	48,800,000			
Surrounding*	1 Johnson Creek	13,949,567	100%	Ph 1 improvements: construct major flood control detention basin between UP RR and Division St; construct detention/sedimentation basin west of mobile home park; restore the south Rangers' pond to a stream; modify the north Rangers' ponds to maximize detention; install pedestrian bridge across Johnson Creek; provide trails and other passive recreational amenities; enhance remaining green space for wildlife habitat.	
	2 Art	1,120,947	100%	Gateway signage at key entry locations and public art	
	3 Transportation Improvements	21,173,450	100%	Includes IH30 ROW and amenities, including construction of new bridges, additional lanes, continuous one-way frontage roads, addition of "Texas U-Turns", and the extension of both Center Street and Baird Farm Road, and improved planting and irrigation; Intelligent Transportation System (ITS) to aid transportation operators and emergency response personnel; widening and improvements of Stadium Drive; gateway improvements, and wayfinding signage	
	4 Public Safety Center	4,981,988	0%	Proposed public safety center and traffic management center to support new development	
	5 Neighborhood Improvements	6,227,485	0%		
	6 Parking Enhancements	18,682,456	0%		
	7 TIRZ Development Costs	550,000	0%	Includes costs associated with TIRZ creation and administration	
	Surrounding Sub-Total	66,685,893			
	Grand Total	115,485,893			

Each total includes anticipated debt issuance and capitalization costs, and costs associated with planning, design, engineering, and entitlement processes.

*Surrounding projects are numbered in order of priority

APPENDICES

Appendix A

VALUES BY ENTITY AND YEAR

TIRZ 5 - ENTERTAINMENT DISTRICT - COMBINED											
March TAD Values used for Billing participating taxing jurisdictions											
Report Date	2007	2006 Base Year Appraised Value	2007 Appraised Value	2006 Base Year Taxable Value	2007 Taxable Value	Appraised Value Increment	Taxable Value Increment	Appraised Value Under Protest	Net Taxable Less Protested Value	New Construction	Net Taxable Less New Construction
4-Mar-08	City of Arlington	726,381,243	794,438,916	671,215,128	731,640,683	68,057,673	60,425,555	-	731,640,683	14,655,463	716,985,220
	JPS Health Network	726,381,243	794,438,916	704,406,197	760,758,036	68,057,673	56,351,839	-	760,758,036	14,655,463	746,102,573
	Tarrant County College District	726,381,243	794,438,916	704,406,197	760,758,036	68,057,673	56,351,839	-	760,758,036	14,655,463	746,102,573
	Tarrant County	726,381,243	794,438,916	704,406,197	760,758,036	68,057,673	56,351,839	-	760,758,036	14,655,463	746,102,573
Report Date	2008	2006 Base Year Appraised Value	2008 Appraised Value	2006 Base Year Taxable Value	2008 Taxable Value	Appraised Value Increment	Taxable Value Increment	Appraised Value Under Protest	Net Taxable Less Protested Value	New Construction	Net Taxable Less New Construction
2-Mar-09	City of Arlington	726,381,243	801,996,870	671,215,128	761,842,820	75,615,627	90,627,692	471,463	761,371,357	16,173,465	745,669,355
	JPS Health Network	726,381,243	801,996,870	704,406,197	790,564,001	75,615,627	86,157,804	471,463	790,092,538	16,173,465	774,390,536
	Tarrant County College District	726,381,243	801,996,870	704,420,197	790,578,001	75,615,627	86,157,804	471,463	790,106,538	16,173,465	774,404,536
	Tarrant County	726,381,243	801,996,870	704,406,197	790,564,001	75,615,627	86,157,804	471,463	790,092,538	16,173,465	774,390,536
Report Date	2009	2006 Base Year Appraised Value	2009 Appraised Value	2006 Base Year Taxable Value	2009 Taxable Value	Appraised Value Increment	Taxable Value Increment	Appraised Value Under Protest	Net Taxable Less Protested Value	New Construction	Net Taxable Less New Construction
1-Mar-10	City of Arlington	726,381,243	807,293,267	671,215,128	768,405,334	80,912,024	97,190,206	2,216,864	766,188,470	19,940,487	748,464,847
	JPS Health Network	726,381,243	807,293,267	704,406,197	793,287,994	80,912,024	88,881,797	2,216,864	791,071,130	19,940,487	773,347,507
	Tarrant County College District	726,381,243	807,293,267	704,420,197	793,301,994	80,912,024	88,881,797	2,216,864	791,085,130	19,940,487	773,361,507
	Tarrant County	726,381,243	807,293,267	704,406,197	793,287,994	80,912,024	88,881,797	2,216,864	791,071,130	19,940,487	773,347,507
Report Date	2010	2006 Base Year Appraised Value	2010 Appraised Value	2006 Base Year Taxable Value	2010 Taxable Value	Appraised Value Increment	Taxable Value Increment	Appraised Value Under Protest	Net Taxable Less Protested Value	New Construction	Net Taxable Less New Construction
2-Mar-11	City of Arlington	726,381,243	763,162,118	671,215,128	734,137,008	36,780,875	62,921,880	1,050,724	733,086,284	11,694,191	722,442,817
	JPS Health Network	726,381,243	763,162,118	704,406,197	754,444,804	36,780,875	50,038,607	1,050,724	753,394,080	11,694,191	742,750,613
	Tarrant County College District	726,381,243	763,162,118	704,420,197	751,458,804	36,780,875	47,038,607	1,050,724	750,408,080	11,694,191	739,764,613
	Tarrant County	726,381,243	763,162,118	704,406,197	751,444,804	36,780,875	47,038,607	1,050,724	750,394,080	11,694,191	739,750,613
Report Date	2011	2006 Base Year Appraised Value	2011 Appraised Value	2006 Base Year Taxable Value	2011 Taxable Value	Appraised Value Increment	Taxable Value Increment	Appraised Value Under Protest	Net Taxable Less Protested Value	New Construction	Net Taxable Less New Construction
28-Feb-12	City of Arlington	726,381,243	768,366,180	671,215,128	738,982,126	41,984,937	67,766,998	-	738,982,126	7,666,149	731,315,977
	JPS Health Network	726,381,243	768,366,180	704,406,197	755,726,302	41,984,937	51,320,105	-	755,726,302	7,666,149	748,060,153
	Tarrant County College District	726,381,243	768,366,180	704,420,197	755,747,302	41,984,937	51,327,105	-	755,747,302	7,666,149	748,081,153
	Tarrant County	726,381,243	768,366,180	704,406,197	755,726,302	41,984,937	51,320,105	-	755,726,302	7,666,149	748,060,153
Report Date	2012	2006 Base Year Appraised Value	2012 Appraised Value	2006 Base Year Taxable Value	2012 Taxable Value	Appraised Value Increment	Taxable Value Increment	Appraised Value Under Protest	Net Taxable Less Protested Value	New Construction	Net Taxable Less New Construction
26-Feb-13	City of Arlington	726,381,243	792,091,232	671,215,128	764,630,662	65,709,989	93,415,534	-	764,630,662	92,692	764,537,970
	JPS Health Network	726,381,243	792,091,232	704,406,197	779,335,021	65,709,989	74,928,824	-	779,335,021	92,692	779,242,329
	Tarrant County College District	726,381,243	792,091,232	704,420,197	779,363,021	65,709,989	74,942,824	-	779,363,021	92,692	779,270,329
	Tarrant County	726,381,243	792,091,232	704,406,197	779,335,021	65,709,989	74,928,824	-	779,335,021	92,692	779,242,329
Report Date	2013	2006 Base Year Appraised Value	2013 Appraised Value	2006 Base Year Taxable Value	2013 Taxable Value	Appraised Value Increment	Taxable Value Increment	Appraised Value Under Protest	Net Taxable Less Protested Value	New Construction	Net Taxable Less New Construction
1-Apr-14	City of Arlington	726,381,243	799,558,646	671,215,128	779,148,927	73,177,403	107,933,799	1,088,148	778,060,779	2,628,680	776,520,247
	JPS Health Network	726,381,243	799,558,646	704,406,197	787,308,278	73,177,403	82,902,081	1,088,148	786,220,130	2,628,680	784,679,598
	Tarrant County College District	726,381,243	799,558,646	704,420,197	787,336,278	73,177,403	82,916,081	1,088,148	786,248,130	2,628,680	784,707,598
	Tarrant County	726,381,243	799,558,646	704,406,197	787,308,278	73,177,403	82,902,081	1,088,148	786,220,130	2,628,680	784,679,598
Report Date	2014	2006 Base Year Appraised Value	2014 Appraised Value	2006 Base Year Taxable Value	2014 Taxable Value	Appraised Value Increment	Taxable Value Increment	Appraised Value Under Protest	Net Taxable Less Protested Value	New Construction	Net Taxable Less New Construction
11-Mar-15	City of Arlington	726,381,243	799,887,092	671,215,128	796,787,830	73,505,849	125,572,702	-	796,787,830	-	796,787,830
	JPS Health Network	726,381,243	799,887,092	704,406,197	800,136,949	73,505,849	95,730,752	-	800,136,949	-	800,136,949
	Tarrant County College District	726,381,243	799,887,092	704,406,197	800,136,949	73,505,849	95,730,752	-	800,136,949	-	800,136,949
	Tarrant County	726,381,243	799,887,092	704,420,197	800,164,949	73,505,849	95,744,752	-	800,164,949	-	800,164,949

Appendix B – Collection Versus Billing by Taxing Entity

COLLECTION VERSUS BILLING – CITY OF ARLINGTON

TIRZ 5 - COMBINED - ENTERTAINMENT DISTRICT									
Annual Billing									
Funds 3021 (Surr) and 3026 (Core)									
Taxing Entity:			City of Arlington			Collection Dollar Cap:		n/a	
Participation Rate:			70% of Full Rate			Progress Toward Cap:		n/a	
TIRZ YEAR	FISCAL YEAR	TAX YEAR	Tax Rate			Increment Revenue			
			M&O	I&S	Total	Taxable Value Increment	Billed	Collected	Remaining
1	FY08	2007	0.446700	0.201300	0.648000	60,425,555	274,090.32	274,090.32	0.00
2	FY09	2008	0.446743	0.201257	0.648000	90,627,692	411,087.21	411,087.21	(0.00)
3	FY10	2009	0.446700	0.201300	0.648000	97,190,206	440,854.77	440,854.77	(0.00)
4	FY11	2010	0.433000	0.215000	0.648000	62,921,880	285,413.65	285,413.65	0.00
5	FY12	2011	0.439325	0.208675	0.648000	67,766,998	307,391.10	307,391.11	0.01
6	FY13	2012	0.442280	0.205720	0.648000	93,415,534	423,732.86	423,732.87	0.01
7	FY14	2013	0.442280	0.205720	0.648000	107,933,799	489,587.71	489,587.71	(0.00)
8	FY15	2014	0.435346	0.212654	0.648000	125,572,702	569,597.78	569,597.77	(0.01)
9	FY16	2015	0.447000	0.199000	0.646000		-	-	-
10	FY17	2016			-		-	-	-
11	FY18	2017			-		-	-	-
12	FY19	2018			-		-	-	-
13	FY20	2019			-		-	-	-
14	FY21	2020			-		-	-	-
15	FY22	2021			-		-	-	-
16	FY23	2022			-		-	-	-
17	FY24	2023			-		-	-	-
18	FY25	2024			-		-	-	-
19	FY26	2025			-		-	-	-
20	FY27	2026			-		-	-	-
21	FY28	2027			-		-	-	-
22	FY29	2028			-		-	-	-
23	FY30	2029			-		-	-	-
24	FY31	2030			-		-	-	-
25	FY32	2031			-		-	-	-
26	FY33	2032			-		-	-	-
27	FY34	2033			-		-	-	-
28	FY35	2034			-		-	-	-
29	FY36	2035			-		-	-	-
30	FY37	2036			-		-	-	-
TOTAL CONTRIBUTION:						\$ 3,201,755.40	\$ 3,201,755.41	\$	0.01

COLLECTION VERSUS BILLING – JPS HEALTH NETWORK

TIRZ 5 - COMBINED - ENTERTAINMENT DISTRICT									
Annual Billing									
Funds 3021 (Surr) and 3026 (Core)									
Taxing Entity: JPS Health Network					Collection Dollar Cap: \$ 16,998,244 (combined)				
Participation Rate: 70% of Full Rate					Progress Toward Cap: \$ 926,476 5.5%				
TIRZ YEAR	FISCAL YEAR	TAX YEAR	Tax Rate			Increment Revenue			
			M&O	I&S	Total	Taxable Value Increment	Billed	Collected	Remaining
1	FY08	2007	0.228690	0.001707	0.230397	56,351,839	90,883.06	88,238.37	(2,644.69)
2	FY09	2008	0.226314	0.001583	0.227897	86,157,804	137,445.74	129,487.64	(7,958.10)
3	FY10	2009	0.226255	0.001642	0.227897	88,881,797	141,791.26	131,582.30	(10,208.96)
4	FY11	2010	0.226200	0.001697	0.227897	50,038,607	79,825.54	70,762.45	(9,063.09)
5	FY12	2011	0.226175	0.001722	0.227897	51,320,105	81,869.89	76,630.23	(5,239.66)
6	FY13	2012	0.226210	0.001687	0.227897	74,928,824	119,532.38	115,635.62	(3,896.76)
7	FY14	2013	0.226253	0.001644	0.227897	82,902,081	132,251.95	157,965.03	25,713.08
8	FY15	2014	0.226300	0.001597	0.227897	95,730,752	152,717.26	156,174.67	3,457.41
9	FY16	2015	0.226300	0.001597	0.227897	-	-	-	-
10	FY17	2016	-	-	-	-	-	-	-
11	FY18	2017	-	-	-	-	-	-	-
12	FY19	2018	-	-	-	-	-	-	-
13	FY20	2019	-	-	-	-	-	-	-
14	FY21	2020	-	-	-	-	-	-	-
15	FY22	2021	-	-	-	-	-	-	-
16	FY23	2022	-	-	-	-	-	-	-
17	FY24	2023	-	-	-	-	-	-	-
18	FY25	2024	-	-	-	-	-	-	-
19	FY26	2025	-	-	-	-	-	-	-
20	FY27	2026	-	-	-	-	-	-	-
21	FY28	2027	-	-	-	-	-	-	-
22	FY29	2028	-	-	-	-	-	-	-
23	FY30	2029	-	-	-	-	-	-	-
24	FY31	2030	-	-	-	-	-	-	-
25	FY32	2031	-	-	-	-	-	-	-
26	FY33	2032	-	-	-	-	-	-	-
27	FY34	2033	-	-	-	-	-	-	-
28	FY35	2034	-	-	-	-	-	-	-
29	FY36	2035	-	-	-	-	-	-	-
30	FY37	2036	-	-	-	-	-	-	-
TOTAL CONTRIBUTION:						\$ 936,317.07	\$ 926,476.31	\$ (9,840.77)	

COLLECTION VERSUS BILLING – TARRANT COUNTY

TIRZ 5 - COMBINED - ENTERTAINMENT DISTRICT									
Annual Billing									
Funds 3021 (Surr) and 3026 (Core)									
Taxing Entity: Tarrant County					Collection Dollar Cap: \$ 4,677,487 (combined)				
Participation Rate: 70% of Full Rate					Progress Toward Cap: \$ 984,310 21.0%				
TIRZ YEAR	FISCAL YEAR	TAX YEAR	Tax Rate			Increment Revenue			
			M&O	I&S	Total	Taxable Value Increment	Billed	Collected	Remaining
1	FY08	2007	0.234866	0.031634	0.266500	56,351,839	105,124.36	113,343.26	8,218.90
2	FY09	2008	0.232187	0.031813	0.264000	86,157,804	159,219.62	148,150.30	(11,069.32)
3	FY10	2009	0.234823	0.029177	0.264000	88,881,797	164,253.56	152,707.03	(11,546.53)
4	FY11	2010	0.234621	0.029379	0.264000	47,038,607	86,927.35	56,001.41	(30,925.94)
5	FY12	2011	0.237071	0.026929	0.264000	51,320,105	94,839.55	63,366.25	(31,473.30)
6	FY13	2012	0.239938	0.024062	0.264000	74,928,824	138,468.47	132,487.50	(5,980.97)
7	FY14	2013	0.236828	0.027172	0.264000	82,902,081	153,203.05	146,416.86	(6,786.19)
8	FY15	2014	0.238672	0.025328	0.264000	95,744,752	176,936.30	171,837.35	(5,098.95)
9	FY16	2015	0.238672	0.025328	0.264000		-	-	-
10	FY17	2016			-		-	-	-
11	FY18	2017			-		-	-	-
12	FY19	2018			-		-	-	-
13	FY20	2019			-		-	-	-
14	FY21	2020			-		-	-	-
15	FY22	2021			-		-	-	-
16	FY23	2022			-		-	-	-
17	FY24	2023			-		-	-	-
18	FY25	2024			-		-	-	-
19	FY26	2025			-		-	-	-
20	FY27	2026			-		-	-	-
21	FY28	2027			-		-	-	-
22	FY29	2028			-		-	-	-
23	FY30	2029			-		-	-	-
24	FY31	2030			-		-	-	-
25	FY32	2031			-		-	-	-
26	FY33	2032			-		-	-	-
27	FY34	2033			-		-	-	-
28	FY35	2034			-		-	-	-
29	FY36	2035			-		-	-	-
30	FY37	2036			-		-	-	-
TOTAL CONTRIBUTION:							\$ 1,078,972.25	\$ 984,309.96	\$ (94,662.29)

COLLECTION VERSUS BILLING – TARRANT COUNTY COLLEGE

TIRZ 5 - COMBINED - ENTERTAINMENT DISTRICT									
Annual Billing									
Funds 3021 (Surr) and 3026 (Core)									
Taxing Entity: Tarrant County College District					Collection Dollar Cap: \$ 7,189,117 (combined)				
Participation Rate: 50% of Full Rate					Progress Toward Cap: \$ 417,560 5.8%				
TIRZ YEAR	FISCAL YEAR	TAX YEAR	Tax Rate			Increment Revenue			
			M&O	I&S	Total	Taxable Value Increment	Billed	Collected	Remaining
1	FY08	2007	0.131260	0.008120	0.139380	56,351,839	39,271.60	36,983.71	(2,287.89)
2	FY09	2008	0.131260	0.006700	0.137960	86,157,804	59,431.65	59,431.65	(0.00)
3	FY10	2009	0.131260	0.006410	0.137670	88,881,797	61,181.78	61,181.78	(0.00)
4	FY11	2010	0.131260	0.006380	0.137640	47,038,607	32,371.97	32,371.97	0.00
5	FY12	2011	0.142060	0.006910	0.148970	51,327,105	38,230.99	38,230.99	(0.00)
6	FY13	2012	0.142410	0.006560	0.148970	74,942,824	55,821.16	55,821.16	(0.00)
7	FY14	2013	0.142410	0.007090	0.149500	82,916,081	61,979.77	61,979.77	(0.00)
8	FY15	2014	0.143920	0.005580	0.149500	95,730,752	71,558.74	71,558.74	0.00
9	FY16	2015	0.143920	0.005580	0.149500		-	-	-
10	FY17	2016					-	-	-
11	FY18	2017					-	-	-
12	FY19	2018					-	-	-
13	FY20	2019					-	-	-
14	FY21	2020					-	-	-
15	FY22	2021					-	-	-
16	FY23	2022					-	-	-
17	FY24	2023					-	-	-
18	FY25	2024					-	-	-
19	FY26	2025					-	-	-
20	FY27	2026					-	-	-
21	FY28	2027					-	-	-
22	FY29	2028					-	-	-
23	FY30	2029					-	-	-
24	FY31	2030					-	-	-
25	FY32	2031					-	-	-
26	FY33	2032					-	-	-
27	FY34	2033					-	-	-
28	FY35	2034					-	-	-
29	FY36	2035					-	-	-
30	FY37	2036					-	-	-
TOTAL CONTRIBUTION:							\$ 419,847.67	\$ 417,559.77	\$ (2,287.90)

* Contributions begin in Year 5.



TIRZ 6

Viridian

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PURPOSE

TIRZ 6 was established by Ordinance 07-090 on December 18, 2007. The Viridian TIRZ is generally bounded by State Highway 157 on the west, Arlington City limit line on the north, State Highway 360 on the east, and the Trinity River on the south. The site was not economically feasible to develop without significant infrastructure participation. The preliminary development plan anticipates a master planned development of approximately 2,300 acres that will include 3,800 residential single-family units, 1,200 multi-family units and 1.2 million square feet of mixed-use commercial development, that includes retail and small office land uses. Project costs to be financed by the TIRZ are primarily related to floodplain mitigation, reclamation, and conservation as well as construction of roadways, drainage, water, sanitary sewer, storm sewer, and detention facilities to support the development. Its 2007 Base Year Value is \$7,875,564, and will expire on December 31, 2036.

PARTICIPATING TAXING ENTITIES

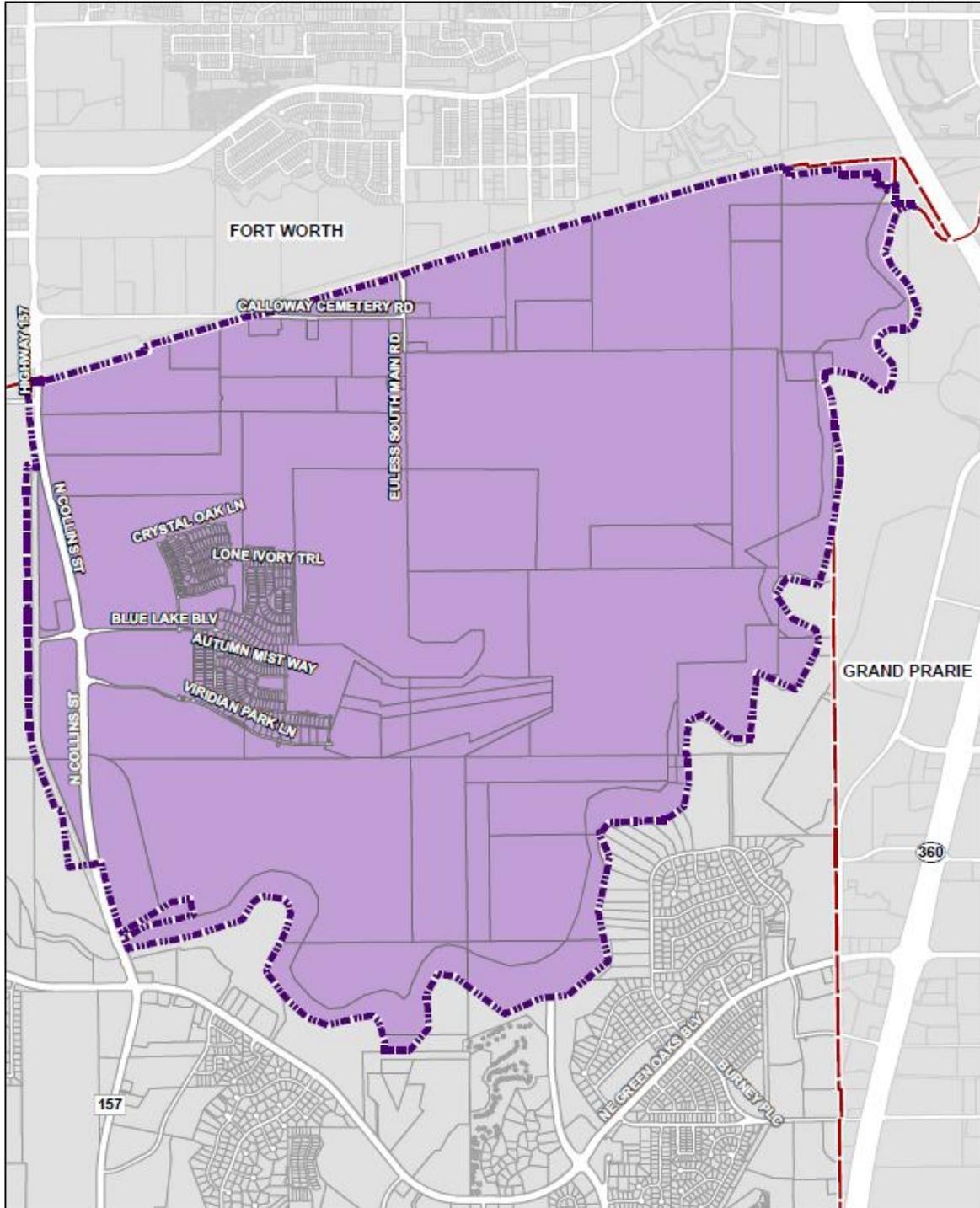
Four taxing entities are participating in TIRZ 6 at the rates and dollar caps shown in the table below.

Taxing Entity	Participation Rate	Portion of Tax Rate	FY15 Rate (Tax Year 2014)	Participation Portion of Tax Rate	Maximum Contribution*	Total Contribution To-Date	Remaining To Be Contributed
City Of Arlington	85%	Full Rate	0.648000	0.550800	n/a	2,122,059	n/a
JPS Health Network	50%	Full Rate	0.227897	0.113949	n/a	428,152	n/a
TC College	50%	M&O only	0.143920	0.071960	n/a	182,512	n/a
Tarrant County	75%	Full Rate	0.264000	0.198000	79,489,116	741,839	78,747,277
HEB ISD	0%	n/a	n/a	n/a	n/a	n/a	n/a

* Participation agreement expires December 31, 2036, or when maximum contribution has been reached, whichever is sooner.

LAND AREA

TIRZ 6 encompasses approximately 2,400 of land, not counting rights-of-way.



This product is for informational purposes and may not have been prepared for or be suitable for legal, engineering, or surveying purposes. It does not represent an on-the-ground survey and represents only the approximate relative location of property boundaries.

TIRZ #6 VIRIDIAN

Prepared: 2-26-2013

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ANNUAL REPORT TO STATE COMPTROLLER'S OFFICE

Fund Balance

Beginning Balance	107	
REVENUES		
Increment - City of Arlington	693,199	
Increment - Tarrant County Hospital	151,540	
Increment - Tarrant County College District	95,427	
Increment - Tarrant County	261,241	
Interest	109	
GASB 31 (Incr/Decr in FMV of Investment)	-	
Revenue Total	1,201,516	
EXPENDITURES	(1,201,622)	see Expenditure Details below
<i>Excess of Revenues over Expenditures</i>	<i>(106)</i>	
Transfers In/(Out)	-	
FY15 Ending Balance	1	

Expenditure Details

Paid To	Amount	Purpose
Viridian Municipal Management District	1,201,622	Approved TIRZ-funded projects listed in Project & Finance Plan
TOTAL	1,201,622	

Outstanding Indebtedness

TIRZ 6 has no outstanding debt service obligations.

Appraised and Taxable Values

Taxing Entity	Base Year Appraised Value	2014 (FY15) Appraised Value	Base Year Taxable Value	2014 (FY15) Taxable Value	Appraised Value Increment	Taxable Value Increment
City of Arlington	7,875,564	144,440,452	7,875,564	133,728,601	136,564,888	125,853,037
Tarrant County Hospital	10,825,928	144,515,279	10,825,928	143,430,456	133,689,351	132,604,528
Tarrant County College District	10,825,928	144,515,279	10,825,928	143,437,456	133,689,351	132,611,528
Tarrant County	10,825,928	144,515,279	10,825,928	143,430,456	133,689,351	132,604,528

Source: Tarrant Appraisal District 04-07-2015

Increment Revenue Details

Taxing Entity	Participation Rate †	Participation Portion of Tax Rate Ω	Increment Billed	Increment Received ‡
City of Arlington	85%	0.550800	693,199	693,199
Tarrant County Hospital	50%	0.113949	151,101	151,540
Tarrant County College District	50%	0.071960	95,427	95,427
Tarrant County	75%	0.198000	262,557	261,241
Total		0.934709	1,202,284	1,201,407

† Represents the percentage of the full tax rate, except for Tarrant County College District, which is based on only the M&O portion of the tax rate.

Ω Participation Portion of the Tax Rate is based on the full tax rate (unless otherwise specified), multiplied by the participation rate. Example: the full tax rate for the City of Arlington is \$0.648000 per \$100 of assessed value, so we multiply 0.648000 times the 0.85 (or 85%) to arrive at 0.550800.

‡ The Increment Received amount may differ from the Increment Billed amount due to taxing entities' ability to withhold payment for any given year due to non-payment of delinquent taxes by the taxpayer; conversely, once the payment is received it may be added to a later year's increment revenue.

FY15 Annual Report

TIRZ 6 (Viridian) Operating Position

	Actual FY 2011	Actual FY 2012	Actual FY 2013	Actual FY 2014	Actual FY 2015
BEGINNING BALANCE	\$ 162,821	\$ 257	\$ 333	\$ (6,467)	\$ 107
REVENUES:					
Increment Revenue:					
City of Arlington	301,254	298,803	309,120	391,351	693,199
JPS Health Network	79,090	58,552	53,799	85,171	151,540
Tarrant County College	-	-	37,923	49,161	95,427
Tarrant County	102,857	101,828	93,501	147,925	261,241
Interest Earnings	626	155	135	206	109
GASB 31 (Incr/Decr in FMV of Investments)*	-	-	-	-	-
TOTAL REVENUES	\$ 483,827	\$ 459,337	\$ 494,478	\$ 673,814	\$ 1,201,516
INTERFUND TRANSFERS:					
Debt Service	\$ -	\$ -	\$ -	\$ -	\$ -
TOTAL INTERFUND TRANSFERS	\$ -	\$ -	\$ -	\$ -	\$ -
TOTAL AVAILABLE FUNDS	\$ 646,648	\$ 459,594	\$ 494,811	\$ 667,347	\$ 1,201,623
EXPENDITURES:					
Viridian MMD	(646,391)	(459,261)	(501,278)	(667,240)	(1,201,622)
TOTAL EXPENDITURES	\$ (646,391)	\$ (459,261)	\$ (501,278)	\$ (667,240)	\$ (1,201,622)
ENDING BALANCE	\$ 257	\$ 333	\$ (6,467)	\$ 107	\$ 1

PRO FORMA SUMMARY

TIRZ 6 - Viridian

Pro Forma Summary 1/14/2016
 Current Fiscal Year FY15
 TIRZ Year 8
 TIRZ Ending Year FY37

	8	9	10	11	12	13	14	15	16	17	18	19
	FY15	FY16	FY17	FY18	FY19	FY20	FY21	FY22	FY23	FY24	FY25	FY26
Beginning Balance	108	1	0	0	0	0	0	0	0	0	0	0
Projected Revenues												
City of Arlington	693,199	1,275,065	1,880,206	2,509,553	3,112,214	3,726,927	4,353,935	4,993,483	5,645,822	6,311,208	6,989,902	7,682,169
JPS Health Network	151,540	271,476	396,667	526,865	651,542	778,713	908,427	1,040,736	1,175,691	1,313,344	1,453,751	1,596,966
Tarrant County College District	95,427	178,093	260,218	345,628	427,416	510,840	595,932	682,726	771,256	861,557	953,663	1,047,612
Tarrant County	261,241	471,725	689,259	915,495	1,132,138	1,353,113	1,578,508	1,808,411	2,042,912	2,282,103	2,526,078	2,774,932
Interest Revenue	109	109	109	109	109	109	109	109	109	109	109	109
TOTAL REVENUES	1,201,516	2,196,468	3,226,459	4,297,650	5,323,418	6,369,702	7,436,912	8,525,465	9,635,790	10,768,321	11,923,503	13,101,788
Projected Expenditures												
MMD - approved TIRZ-funded projects	1,201,622	2,196,469	3,226,459	4,297,650	5,323,418	6,369,702	7,436,912	8,525,465	9,635,790	10,768,321	11,923,503	13,101,788
TOTAL EXPENDITURES	1,201,622	2,196,469	3,226,459	4,297,650	5,323,418	6,369,702	7,436,912	8,525,465	9,635,790	10,768,321	11,923,503	13,101,788
Projected Ending Balance	1	0	0	0	0	0	0	0	0	0	0	0

italics indicates projection

TIRZ 6 - Viridian

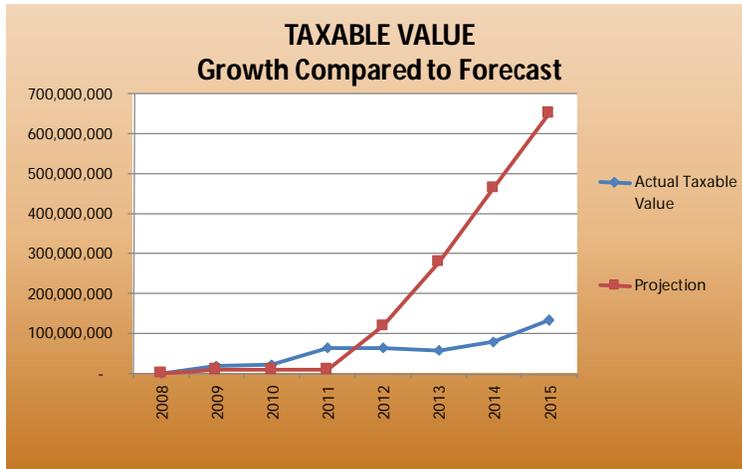
Pro Forma Summary 1/14/2016
 Current Fiscal Year FY15
 TIRZ Year 8
 TIRZ Ending Year FY37

	20	21	22	23	24	25	26	27	28	29	30
	FY27	FY28	FY29	FY30	FY31	FY32	FY33	FY34	FY35	FY36	FY37
Beginning Balance	0	0	0	0	0	0	0	0	0	0	0
Projected Revenues											
City of Arlington	8,250,582	8,830,363	9,421,739	9,611,843	9,805,749	10,003,534	10,205,274	10,411,049	10,620,939	10,835,027	11,053,397
JPS Health Network	1,714,559	1,834,503	1,956,845	1,996,174	2,036,289	2,077,206	2,118,942	2,161,512	2,204,934	2,249,224	2,294,400
Tarrant County College District	1,124,752	1,203,435	1,283,692	1,309,491	1,335,807	1,362,648	1,390,027	1,417,953	1,446,438	1,475,492	1,505,127
Tarrant County	2,979,263	3,187,681	3,400,268	3,468,606	3,538,311	3,609,410	3,681,930	3,755,902	3,831,353	3,908,312	3,986,811
Interest Revenue	109	109	109	109	109	109	109	109	109	109	109
TOTAL REVENUES	14,069,265	15,056,091	16,062,653	16,386,223	16,716,265	17,052,907	17,396,282	17,746,524	18,103,772	18,468,164	18,839,844
Projected Expenditures											
MMD - approved TIRZ-funded projects	14,069,265	15,056,091	16,062,653	16,386,223	16,716,265	17,052,907	17,396,282	17,746,524	18,103,772	18,468,164	18,839,844
TOTAL EXPENDITURES	14,069,265	15,056,091	16,062,653	16,386,223	16,716,265	17,052,907	17,396,282	17,746,524	18,103,772	18,468,164	18,839,844
Projected Ending Balance	0	0	0	0	0	0	0	0	0	0	0

italics indicates projection

APPRAISED AND TAXABLE VALUES

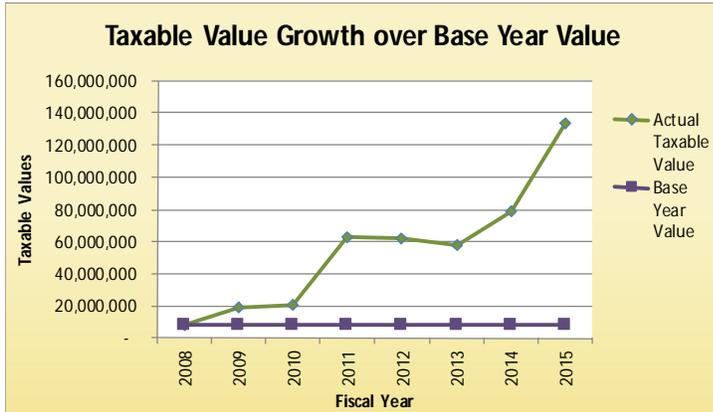
GROWTH COMPARED TO FORECASTS



Actual taxable value of \$133,728,601 is 79.5% below the forecast of \$652,386,829 for FY15, and 69.4% above the prior year.

TIRZ YEAR	FISCAL YEAR	TAX YEAR	TOTAL TAXABLE VALUE					Actual Compared to Projection	Dollar Growth Compared to Prior Year	Growth Compared to Prior Year
			ACTUAL	PROJECTED (PFP)	PROJECTED GROWTH	ACTUAL GROWTH	PERCENT REALIZED			
Base / 1	FY08	2007								
2	FY09	2008	18,625,893	7,875,564		10%	236.5%	136.5%	↑	
3	FY10	2009	20,424,664	7,875,564	0.0%	259.3%	159.3%	↑	1,798,771	9.7% ↑
4	FY11	2010	62,569,387	7,875,564	0.0%	206%	794.5%	694.5%	↑	42,144,723 206.3% ↑
5	FY12	2011	62,124,440	116,918,372	1384.6%	-1%	53.1%	-46.9%	↓	(444,947) -0.7% ↓
6	FY13	2012	57,976,997	277,997,629	137.8%	-7%	20.9%	-79.1%	↓	(4,147,443) -6.7% ↓
7	FY14	2013	78,926,934	462,190,995	66.3%	36%	17.1%	-82.9%	↓	20,949,937 36.1% ↑
8	FY15	2014	133,728,601	652,386,829	41.2%	69%	20.5%	-79.5%	↓	54,801,667 69.4% ↑
9	FY16	2015		797,989,138	22.3%					
10	FY17	2016		961,189,214	20.5%					
11	FY18	2017		1,122,316,231	16.8%					
12	FY19	2018		1,280,202,946	14.1%					
13	FY20	2019		1,366,461,338	6.7%					
14	FY21	2020		1,366,461,338	0.0%					
15	FY22	2021		1,381,860,787	1.1%					
16	FY23	2022		1,397,491,228	1.1%					
17	FY24	2023		1,418,698,467	1.5%					
18	FY25	2024		1,440,223,815	1.5%					
19	FY26	2025		1,462,072,043	1.5%					
20	FY27	2026		1,484,227,670	1.5%					
21	FY28	2027		1,506,680,114	1.5%					
22	FY29	2028		1,529,414,819	1.5%					
23	FY30	2029		1,552,415,271	1.5%					
24	FY31	2030		1,575,663,022	1.5%					
25	FY32	2031		1,599,136,230	1.5%					
26	FY33	2032		1,622,812,005	1.5%					
27	FY34	2033		1,646,665,885	1.5%					
28	FY35	2034		1,670,686,319	1.5%					
29	FY36	2035		1,695,081,467	1.5%					
30	FY37	2036		1,719,856,952	1.5%					

GROWTH OVER BASE YEAR



Comparing the Taxable Value growth line with the TIRZ Base Year Value line presents substantial growth in years FY09 through FY11, followed by slight declines in FY12 and FY13. Growth begins again in FY14 and the growth in new construction activity shows in FY15, representing 69.43% growth in taxable value over the prior year, and 1,598% growth over the base year. Steady growth is anticipated for future years as new construction

continues in Viridian.

TIRZ YEAR	FISCAL YEAR	TAX YEAR	Appraised Values		Taxable Values		Taxable Value Increments					New Construction Value	% Change in Taxable Value Compared to Last Year
			Base Year	Current Year	Base Year	Current Year	City of Arlington	JPS Health Network	Tarrant County College	Tarrant County	HEB ISD		
Base / 1	FY08	2007											
2	FY09	2008	7,875,564	18,625,893	7,875,564	18,625,893	10,750,329	7,799,965	7,799,965	7,799,965	-	-	-
3	FY10	2009	7,875,564	20,424,664	7,875,564	20,424,664	12,549,100	9,715,717	9,715,717	9,715,717	-	-	9.7% ↑
4	FY11	2010	7,875,564	62,569,387	7,875,564	62,569,387	54,693,823	51,841,691	51,841,691	51,841,691	-	-	206.34% ↑
5	FY12	2011	7,875,564	62,124,440	7,875,564	62,124,440	54,248,876	51,384,515	51,384,515	51,384,515	-	-	-0.7% ↓
6	FY13	2012	7,875,564	57,976,997	7,875,564	57,976,997	50,101,433	47,237,072	47,237,072	47,237,072	-	182,874	-6.68% ↓
7	FY14	2013	7,875,564	79,926,008	7,875,564	78,926,934	71,051,370	69,034,748	69,034,748	69,034,748	-	14,495,347	36.1% ↑
8	FY15	2014	7,875,564	144,440,452	7,875,564	133,728,601	125,853,037	132,604,528	132,611,528	132,604,528	-	3,013,800	69.43% ↑
9	FY16	2015											
10	FY17	2016											
11	FY18	2017											
12	FY19	2018											
13	FY20	2019											
14	FY21	2020											
15	FY22	2021											
16	FY23	2022											
17	FY24	2023											
18	FY25	2024											
19	FY26	2025											
20	FY27	2026											
21	FY28	2027											
22	FY29	2028											
23	FY30	2029											
24	FY31	2030											
25	FY32	2031											
26	FY33	2032											
27	FY34	2033											
28	FY35	2034											
29	FY36	2035											
30	FY37	2036											

Based on values received from Tarrant Appraisal District in March, following the closing of the prior year. These are the values upon which the annual billing is based.
 Where New Construction Value contains "n/a", this value was not reported by the Tarrant Appraisal District for that year. Where listed with no value, there was no new construction for that year.

APPRAISED VALUE GROWTH		TAXABLE VALUE GROWTH	
64,514,444	Dollar difference in Appraised Value in Current Year versus last year	54,801,667	Dollar difference in Taxable Value in Current Year versus last year
80.72%	Percent difference in Appraised Value in Current Year versus last year	69.43%	Percent difference in Taxable Value in Current Year versus last year
136,564,888	Dollar difference in Appraised Value over the Base Year Appraised Value	125,853,037	Dollar difference in Taxable Value over the Base Year Taxable Value
1734.03%	Percent difference in Appraised Value over the Base Year Appraised Value	1598.02%	Percent difference in Taxable Value over the Base Year Taxable Value

REVENUES

REVENUE GROWTH

Overall, FY15 TIRZ 6 revenues of \$1,201,516 were up 78.3% when compared to FY14. This is attributable to taxable values in the Zone being 69% higher than FY14, which resulted in more increment revenue.

TIRZ YEAR	FISCAL YEAR	TAX YEAR	INCREMENT REVENUE					Interest	TOTAL	\$ Change Compared to Last Year	% Change Compared to Last Year
			City of Arlington	JPS Health Network	Tarrant County College*	Tarrant County	SUBTOTAL (Increment Revenue)				
Base / 1	FY08	2007	-	-	-	-	-	-	-	-	-
2	FY09	2008	59,213	9,006	-	15,632	83,850	-	83,850	-	-
3	FY10	2009	69,120	11,071	-	18,856	99,047	-	99,047	15,197	18.1% ↑
4	FY11	2010	301,254	59,014	-	102,857	463,125	626	463,751	364,703	368.2% ↑
5	FY12	2011	298,803	58,552	-	101,828	459,182	155	459,337	(4,413)	-1.0% ↓
6	FY13	2012	309,120	53,799	37,923	93,501	494,343	135	494,478	35,141	7.7% ↑
7	FY14	2013	391,351	85,171	49,161	147,925	673,608	206	673,814	179,336	36.3% ↑
8	FY15	2014	693,199	151,540	95,427	261,241	1,201,407	109	1,201,516	527,701	78.3% ↑
9	FY16	2015	-	-	-	-	-	-	-	-	-
10	FY17	2016	-	-	-	-	-	-	-	-	-
11	FY18	2017	-	-	-	-	-	-	-	-	-
12	FY19	2018	-	-	-	-	-	-	-	-	-
13	FY20	2019	-	-	-	-	-	-	-	-	-
14	FY21	2020	-	-	-	-	-	-	-	-	-
15	FY22	2021	-	-	-	-	-	-	-	-	-
16	FY23	2022	-	-	-	-	-	-	-	-	-
17	FY24	2023	-	-	-	-	-	-	-	-	-
18	FY25	2024	-	-	-	-	-	-	-	-	-
19	FY26	2025	-	-	-	-	-	-	-	-	-
20	FY27	2026	-	-	-	-	-	-	-	-	-
21	FY28	2027	-	-	-	-	-	-	-	-	-
22	FY29	2028	-	-	-	-	-	-	-	-	-
23	FY30	2029	-	-	-	-	-	-	-	-	-
24	FY31	2030	-	-	-	-	-	-	-	-	-
25	FY32	2031	-	-	-	-	-	-	-	-	-
26	FY33	2032	-	-	-	-	-	-	-	-	-
27	FY34	2033	-	-	-	-	-	-	-	-	-
28	FY35	2034	-	-	-	-	-	-	-	-	-
29	FY36	2035	-	-	-	-	-	-	-	-	-
30	FY37	2036	-	-	-	-	-	-	-	-	-
TOTAL CONTRIBUTION:			2,122,059	428,152	182,512	741,839	3,474,562	1,231	3,475,793		

* Tarrant County College District began participation in Year 5 (2012) per the Project and Finance Plan and entity participation agreement.

GROWTH COMPARED TO FORECAST



In FY15, TIRZ 6 realized \$1,201,407 in combined revenues, which is 56.3% below the projection in the Project and Finance Plan. Revenues in the TIRZ 6 Project and Finance Plan were not projected for years FY11 and prior, but revenues were realized. In the table below, all years FY09 through FY12 were combined to compare to the projection for FY12, and so exceed the first year of projected revenue.

However, projected revenues for FY12 and beyond were established based upon the assumption of immediate and considerable growth in housing construction, which was slow to begin. It is anticipated that the projected construction and consequential value growth will eventually catch up, but it may take several years.

TIRZ YEAR	FISCAL YEAR	TAX YEAR	INCREMENT REVENUE		Dollar Diff Compared to Projection*	Compared to Projection	Dollar Diff Compared to Prior Year	Compared to Prior Year
			ACTUAL	PROJECTED				
Base / 1	FY08	2007	-	-	-	-	-	-
2	FY09	2008	83,850	-	-	-	-	-
3	FY10	2009	99,047	-	-	-	-	-
4	FY11	2010	463,125	-	-	-	-	-
5	FY12	2011	459,182	1,062,670	42,534	4.0%	↑	-
6	FY13	2012	494,343	2,744,230	(2,249,887)	-44.8%	↓	35,161 7.7%
7	FY14	2013	673,608	4,576,446	(3,902,838)	-54.3%	↓	179,265 36.3%
8	FY15	2014	1,201,407	6,479,567	(5,278,160)	-56.3%	↓	527,798 78.4%
9	FY16	2015	-	7,992,978	-	-	-	-
10	FY17	2016	-	9,694,227	-	-	-	-
11	FY18	2017	-	11,385,570	-	-	-	-
12	FY19	2018	-	13,060,561	-	-	-	-
13	FY20	2019	-	13,981,342	-	-	-	-
14	FY21	2020	-	13,981,342	-	-	-	-
15	FY22	2021	-	14,135,692	-	-	-	-
16	FY23	2022	-	14,292,360	-	-	-	-
17	FY24	2023	-	14,499,981	-	-	-	-
18	FY25	2024	-	14,710,718	-	-	-	-
19	FY26	2025	-	14,924,616	-	-	-	-
20	FY27	2026	-	15,142,536	-	-	-	-
21	FY28	2027	-	15,365,149	-	-	-	-
22	FY29	2028	-	15,593,287	-	-	-	-
23	FY30	2029	-	15,827,865	-	-	-	-
24	FY31	2030	-	16,069,881	-	-	-	-
25	FY32	2031	-	16,320,468	-	-	-	-
26	FY33	2032	-	16,580,807	-	-	-	-
27	FY34	2033	-	16,852,152	-	-	-	-
28	FY35	2034	-	17,135,233	-	-	-	-
29	FY36	2035	-	17,421,982	-	-	-	-
30	FY37	2036	-	17,712,456	-	-	-	-
YEAR TO DATE:			3,474,562	14,862,913	(11,388,351)	-76.6%	↓	
TOTAL:			3,474,562	337,544,116				

* FY09 through FY12 were combined and compared to the Year 5 projection to show the cumulative effect of the first five years' revenue versus the first five years' projections.

EXPENDITURES

TIRZ YEAR	FISCAL YEAR	TAX YEAR	Paid to MMD	TOTAL
Base / 1	FY08	2007		-
2	FY09	2008		-
3	FY10	2009		-
4	FY11	2010	646,391	646,391
5	FY12	2011	459,261	459,261
6	FY13	2012	501,278	501,278
7	FY14	2013	667,240	667,240
8	FY15	2014	1,201,622	1,201,622
9	FY16	2015		-
10	FY17	2016		-
11	FY18	2017		-
12	FY19	2018		-
13	FY20	2019		-
14	FY21	2020		-
15	FY22	2021		-
16	FY23	2022		-
17	FY24	2023		-
18	FY25	2024		-
19	FY26	2025		-
20	FY27	2026		-
21	FY28	2027		-
22	FY29	2028		-
23	FY30	2029		-
24	FY31	2030		-
25	FY32	2031		-
26	FY33	2032		-
27	FY34	2033		-
28	FY35	2034		-
29	FY36	2035		-
30	FY37	2036		-
Reimbursed To-Date:			3,475,792	3,475,792

FY15 EXPENDITURES

The single FY15 expenditure of \$1,201,622 was paid to the Viridian Municipal Management District for TIRZ-funded projects listed in the Project and Finance Plan. The MMD issued debt for these projects; more information regarding the debt issuance and debt service payments can be found in the following pages.

ENCUMBRANCES

There will not ever be an encumbrance showing in TIRZ 6, because the only amounts ever to be dispersed from this fund are in payment to the MMD. Because the amount of revenue to be received is never known in advance, there is no basis by which to encumber the funds.

PROJECT STATUS

The original TIRZ 6 Project and Finance Plan included estimated costs of \$425.56m, which are detailed in the table below. Debt issuances by the Viridian MMD are detailed on subsequent pages to show the bond proceeds that will be used to help support the costs associated with these projects. The TIRZ contribution to the MMD for assistance with these debt service payments can be found in the Expenditures section of this report on the preceding page.

	Developer TIRZ Costs	Non- Developer TIRZ Costs	PID Costs	Non-TIRZ Non- PID Costs	Total
Capital Costs					
Roadway Infrastructure	52,599,271	-	480,000	8,067,143	61,146,414
Utility Infrastructure	-	-	242,119	-	242,119
Water and Sewer Improvements	32,383,900	-	479,000	-	32,862,900
Erosion Control	1,700,250	-	-	-	1,700,250
Floodplain Mitigation, Reclamation and Drainage	45,129,863	-	-	-	45,129,863
Water Wells and Lift Stations	2,999,524	-	-	-	2,999,524
Public Landscaping	9,187,229	-	19,236,088	11,124,510	39,547,827
Fire Stations and Related Equipment	-	-	5,000,000	-	5,000,000
Open Space Facilities	-	-	-	7,789,450	7,789,450
Mobility Related Projects	11,955,000	20,140,000	-	-	32,095,000
Cultural Facilities	-	6,660,000	-	-	6,660,000
Educational Facilities	-	99,201,164	-	8,400,000	107,601,164
Other Costs					
Developer Reimbursement Interest	10,000,000	-	-	32,360,000	42,360,000
Organizational Costs, Zone Creation, Administration	500,000	2,320,000	-	-	2,820,000
Landscape Maintenance	-	-	-	5,400,000	5,400,000
Archeaology	-	-	-	200,000	200,000
Permitting and Related Fees	100,000	-	-	1,032,420	1,132,420
Advertising and Promotion	-	-	4,756,190	14,394,000	19,150,190
Overhead Costs	-	-	-	11,719,136	11,719,136
Total Costs by Funding Source	166,555,037	128,321,164	30,193,397	100,486,659	425,556,257

FY15 Annual Report

Viridian Municipal Management District (the "VMMD") on April 19th, 2011 issued \$20,975,000 of debt in two series of bonds (the "Bonds"). \$12,040,000 of unlimited tax utility bonds with an average coupon of 8.8% that have a final maturity of December 1st, 2037. \$8,935,000 of unlimited tax road bonds with an average coupon of 8.9% that have a final maturity of December 1st, 2037. The Bonds are callable at par on December 1st, 2021.

Viridian Municipal Management District			
\$20,975,000			
Unlimited Tax Road & Utility Bonds, Series 2011			
Callable on 12/1/2021 @ par			
Total Issue Sources And Uses			
Dated 04/19/2011 Delivered 04/19/2011			
	Road Bonds	Utility Bonds	Issue Summary
Sources Of Funds			
Par Amount of Bonds	\$8,935,000.00	\$12,040,000.00	\$20,975,000.00
Developer Contribution	212,991.66	287,008.34	500,000.00
Total Sources	\$9,147,991.66	\$12,327,008.34	\$21,475,000.00
Uses Of Funds			
Original Issue Discount (OID)	4,585.00	26,232.00	30,817.00
Total Underwriter's Discount (4.000%)	357,400.00	481,600.00	839,000.00
Costs of Issuance	223,219.67	288,280.33	511,500.00
Deposit to Debt Service Reserve Fund (DSRF)	893,500.00	1,204,000.00	2,097,500.00
Deposit to Capitalized Interest (CIF) Fund	1,583,205.27	2,078,587.77	3,661,793.04
Deposit to Project Construction Fund	5,870,000.00	7,960,000.00	13,830,000.00
Developer Contribution Fund	212,991.66	287,008.34	500,000.00
Additional Deposit to Project Construction Fund	3,090.06	1,299.90	4,389.96
Total Uses	\$9,147,991.66	\$12,327,008.34	\$21,475,000.00

Viridian Municipal Management District							
\$20,975,000							
Unlimited Tax Road & Utility Bonds, Series 2011							
Callable on 12/1/2021 @ par							
Net Debt Service Schedule							
Date	Principal	Coupon	Interest	Total P+I	DSR	CIF	Net New D/S
12/31/2011	-	-	1,135,360.41	1,135,360.41	-	(1,135,360.41)	-
12/31/2012	-	-	1,841,125.00	1,841,125.00	-	(1,841,125.00)	-
12/31/2013	-	-	1,841,125.00	1,841,125.00	-	(685,307.64)	1,155,817.36
12/31/2014	-	-	1,841,125.00	1,841,125.00	-	-	1,841,125.00
12/31/2015	-	-	1,841,125.00	1,841,125.00	-	-	1,841,125.00
12/31/2016	290,000.00	7.375%	1,841,125.00	2,131,125.00	-	-	2,131,125.00
12/31/2017	310,000.00	7.375%	1,819,737.50	2,129,737.50	-	-	2,129,737.50
12/31/2018	335,000.00	7.375%	1,796,875.02	2,131,875.02	-	-	2,131,875.02
12/31/2019	360,000.00	7.375%	1,772,168.76	2,132,168.76	-	-	2,132,168.76
12/31/2020	385,000.00	7.375%	1,745,618.76	2,130,618.76	-	-	2,130,618.76
12/31/2021	420,000.00	7.375%	1,717,225.00	2,137,225.00	-	-	2,137,225.00
12/31/2022	575,000.00	8.857%	1,686,250.00	2,261,250.00	-	-	2,261,250.00
12/31/2023	625,000.00	8.856%	1,635,325.00	2,260,325.00	-	-	2,260,325.00
12/31/2024	680,000.00	8.857%	1,579,975.00	2,259,975.00	-	-	2,259,975.00
12/31/2025	745,000.00	8.859%	1,519,750.00	2,264,750.00	-	-	2,264,750.00
12/31/2026	810,000.00	8.861%	1,453,750.00	2,263,750.00	-	-	2,263,750.00
12/31/2027	880,000.00	8.855%	1,381,975.00	2,261,975.00	-	-	2,261,975.00
12/31/2028	960,000.00	8.859%	1,304,050.00	2,264,050.00	-	-	2,264,050.00
12/31/2029	1,045,000.00	8.852%	1,219,000.00	2,264,000.00	-	-	2,264,000.00
12/31/2030	1,140,000.00	8.855%	1,126,500.00	2,266,500.00	-	-	2,266,500.00
12/31/2031	1,245,000.00	8.855%	1,025,550.00	2,270,550.00	-	-	2,270,550.00
12/31/2032	1,285,000.00	9.000%	915,300.00	2,200,300.00	-	-	2,200,300.00
12/31/2033	1,405,000.00	9.000%	799,650.00	2,204,650.00	-	-	2,204,650.00
12/31/2034	1,530,000.00	9.000%	673,200.00	2,203,200.00	-	-	2,203,200.00
12/31/2035	1,665,000.00	9.000%	535,500.00	2,200,500.00	-	-	2,200,500.00
12/31/2036	1,820,000.00	9.000%	385,650.00	2,205,650.00	-	-	2,205,650.00
12/31/2037	2,465,000.00	9.000%	221,850.00	2,686,850.00	(2,097,500.00)	-	589,350.00
Total	\$20,975,000.00	-	\$36,655,885.45	\$57,630,885.45	(2,097,500.00)	(3,661,793.05)	\$51,871,592.40

APPENDICES

Appendix A

VALUES BY ENTITY AND YEAR

TIRZ 6 - VIRIDIAN											
March TAD Values used for Billing participating taxing jurisdictions											
Report Date		2007 Base Year Appraised Value	2008 Appraised Value	2007 Base Year Taxable Value	2008 Taxable Value	Appraised Value Increment	Taxable Value Increment	Appraised Value Under Protest	Net Taxable Less Protested Value	New Construction	Net Taxable Less New Construction
2	2-Mar-09 City of Arlington	7,875,564	18,625,893	7,875,564	18,625,893	10,750,329	10,750,329	-	18,625,893	-	18,625,893
	JPS Health Network	10,825,928	18,729,117	10,825,928	18,625,893	7,903,189	7,799,965	-	18,625,893	-	18,625,893
	Tarrant County College District	10,825,928	18,729,117	10,825,928	18,625,893	7,903,189	7,799,965	-	18,625,893	-	18,625,893
	Tarrant County	10,825,928	18,729,117	10,825,928	18,625,893	7,903,189	7,799,965	-	18,625,893	-	18,625,893
3	1-Mar-10 City of Arlington	7,875,564	20,424,664	7,875,564	20,424,664	12,549,100	12,549,100	-	20,424,664	-	20,424,664
	JPS Health Network	10,825,928	20,541,645	10,825,928	20,541,645	9,715,717	9,715,717	-	20,541,645	-	20,541,645
	Tarrant County College District	10,825,928	20,541,645	10,825,928	20,541,645	9,715,717	9,715,717	-	20,541,645	-	20,541,645
	Tarrant County	10,825,928	20,541,645	10,825,928	20,541,645	9,715,717	9,715,717	-	20,541,645	-	20,541,645
4	2-Mar-11 City of Arlington	7,875,564	62,569,387	7,875,564	62,569,387	54,693,823	54,693,823	-	62,569,387	-	62,569,387
	JPS Health Network	10,825,928	62,667,619	10,825,928	62,667,619	51,841,691	51,841,691	-	62,667,619	-	62,667,619
	Tarrant County College District	10,825,928	62,667,619	10,825,928	62,667,619	51,841,691	51,841,691	-	62,667,619	-	62,667,619
	Tarrant County	10,825,928	62,667,619	10,825,928	62,667,619	51,841,691	51,841,691	-	62,667,619	-	62,667,619
5	28-Feb-12 City of Arlington	7,875,564	62,124,440	7,875,564	62,124,440	54,248,876	54,248,876	-	62,124,440	-	62,124,440
	JPS Health Network	10,825,928	62,210,443	10,825,928	62,210,443	51,384,515	51,384,515	-	62,210,443	-	62,210,443
	Tarrant County College District	10,825,928	62,210,443	10,825,928	62,210,443	51,384,515	51,384,515	-	62,210,443	-	62,210,443
	Tarrant County	10,825,928	62,210,443	10,825,928	62,210,443	51,384,515	51,384,515	-	62,210,443	-	62,210,443
6	26-Feb-13 City of Arlington	7,875,564	57,976,997	7,875,564	57,976,997	50,101,433	50,101,433	-	57,976,997	182,874	57,794,123
	JPS Health Network	10,825,928	58,063,000	10,825,928	58,063,000	47,237,072	47,237,072	-	58,063,000	182,874	57,880,126
	Tarrant County College District	10,825,928	58,063,000	10,825,928	58,063,000	47,237,072	47,237,072	-	58,063,000	182,874	57,880,126
	Tarrant County	10,825,928	58,063,000	10,825,928	58,063,000	47,237,072	47,237,072	-	58,063,000	182,874	57,880,126
7	1-Apr-14 City of Arlington	7,875,564	79,926,008	7,875,564	78,926,934	72,050,444	71,051,370	-	78,926,934	14,495,347	64,431,587
	JPS Health Network	10,825,928	80,007,881	10,825,928	79,860,676	69,181,953	69,034,748	-	79,860,676	14,495,347	65,365,329
	Tarrant County College District	10,825,928	80,007,881	10,825,928	79,860,676	69,181,953	69,034,748	-	79,860,676	14,495,347	65,365,329
	Tarrant County	10,825,928	80,007,881	10,825,928	79,860,676	69,181,953	69,034,748	-	79,860,676	14,495,347	65,365,329
8	7-Apr-15 City of Arlington	7,875,564	144,440,452	7,875,564	133,728,601	136,564,888	125,853,037	-	133,728,601	3,013,800	130,714,801
	JPS Health Network	10,825,928	144,515,279	10,825,928	143,430,456	133,689,351	132,604,528	-	143,430,456	3,013,800	140,416,656
	Tarrant County College District	10,825,928	144,515,279	10,825,928	143,430,456	133,689,351	132,611,528	-	143,430,456	3,013,800	140,423,656
	Tarrant County	10,825,928	144,515,279	10,825,928	143,430,456	133,689,351	132,604,528	-	143,430,456	3,013,800	140,416,656

Appendix B

COLLECTION VERSUS BILLING – CITY OF ARLINGTON

TIRZ 6 - VIRIDIAN									
Annual Billing									
3027-46004									
Taxing Entity:			City of Arlington			Collection Dollar Cap:		n/a	
Participation Rate:			85% of Full Rate			Progress Toward Cap:		n/a	
TIRZ YEAR	FISCAL YEAR	TAX YEAR	Tax Rate			Increment Revenue			
			M&O	I&S	Total	Taxable Value Increment	Billed	Collected	Remaining
1	FY09	2008	0.446743	0.201257	0.648000	10,750,329	59,212.81	59,212.81	(0.00)
2	FY10	2009	0.446700	0.201300	0.648000	12,549,100	69,120.44	69,120.44	(0.00)
3	FY11	2010	0.433000	0.215000	0.648000	54,693,823	301,253.58	301,253.58	0.00
4	FY12	2011	0.439325	0.208675	0.648000	54,248,876	298,802.81	298,802.81	0.00
5	FY13	2012	0.442280	0.205720	0.648000	50,101,433	309,119.69	309,119.69	(0.00)
6	FY14	2013	0.442280	0.205720	0.648000	71,051,370	391,350.95	391,350.95	0.00
7	FY15	2014	0.435346	0.212654	0.648000	125,853,037	693,198.53	693,198.53	0.00
8	FY16	2015	0.446000	0.202000	0.648000				
9	FY17	2016			-		-		-
10	FY18	2017			-		-		-
11	FY19	2018			-		-		-
12	FY20	2019			-		-		-
13	FY21	2020			-		-		-
14	FY22	2021			-		-		-
15	FY23	2022			-		-		-
16	FY24	2023			-		-		-
17	FY25	2024			-		-		-
18	FY26	2025			-		-		-
19	FY27	2026			-		-		-
20	FY28	2027			-		-		-
21	FY29	2028			-		-		-
22	FY30	2029			-		-		-
23	FY31	2030			-		-		-
24	FY32	2031			-		-		-
25	FY33	2032			-		-		-
26	FY34	2033			-		-		-
27	FY35	2034			-		-		-
28	FY36	2035			-		-		-
29	FY37	2036			-		-		-
30	FY38	2037			-		-		-
TOTAL CONTRIBUTION:						\$ 3,253,103.87	\$ 2,122,058.81	\$ (1,131,045.06)	

COLLECTION VERSUS BILLING – JPS HEALTH NETWORK

TIRZ 6 - VIRIDIAN										
Annual Billing										
3027-46004										
Taxing Entity: JPS Health Network					Collection Dollar Cap: n/a					
Participation Rate: 50% of Full Rate					Progress Toward Cap: n/a					
TIRZ YEAR	FISCAL YEAR	TAX YEAR	Tax Rate			Increment Revenue				
			M&O	I&S	Total	Taxable Value Increment	Billed	Collected	Remaining	
1	FY09	2008	0.226314	0.001583	0.227897	7,799,965	8,887.94	9,005.57	117.63	
2	FY10	2009	0.226255	0.001642	0.227897	9,715,717	11,070.91	11,070.91	(0.00)	
3	FY11	2010	0.226200	0.001697	0.227897	51,841,691	59,072.83	59,013.76	(59.07)	
4	FY12	2011	0.226175	0.001722	0.227897	51,384,515	58,551.88	58,551.88	(0.00)	
5	FY13	2012	0.226210	0.001687	0.227897	47,237,072	53,825.93	53,799.00	(26.93)	
6	FY14	2013	0.226253	0.001644	0.227897	69,034,748	78,664.06	85,171.00	6,506.94	
7	FY15	2014	0.226300	0.001597	0.227897	132,604,528	151,100.87	151,540.26	439.39	
8	FY16	2015	0.226491	0.001406	0.227897					
9	FY17	2016			-		-		-	
10	FY18	2017			-		-		-	
11	FY19	2018			-		-		-	
12	FY20	2019			-		-		-	
13	FY21	2020			-		-		-	
14	FY22	2021			-		-		-	
15	FY23	2022			-		-		-	
16	FY24	2023			-		-		-	
17	FY25	2024			-		-		-	
18	FY26	2025			-		-		-	
19	FY27	2026			-		-		-	
20	FY28	2027			-		-		-	
21	FY29	2028			-		-		-	
22	FY30	2029			-		-		-	
23	FY31	2030			-		-		-	
24	FY32	2031			-		-		-	
25	FY33	2032			-		-		-	
26	FY34	2033			-		-		-	
27	FY35	2034			-		-		-	
28	FY36	2035			-		-		-	
29	FY37	2036			-		-		-	
30	FY38	2037			-		-		-	
TOTAL CONTRIBUTION:							\$ 640,772.95	\$ 428,152.38	\$ (212,620.57)	

COLLECTION VERSUS BILLING – TARRANT COUNTY COLLEGE DISTRICT

TIRZ 6 - VIRIDIAN									
Annual Billing									
3027-46004									
Taxing Entity: Tarrant County College District					Collection Dollar Cap: n/a				
Participation Rate: 50% of M&O Rate*					Progress Toward Cap: n/a				
TIRZ YEAR	FISCAL YEAR	TAX YEAR	Tax Rate			Increment Revenue			
			M&O	I&S	Total	Taxable Value Increment	Billed	Collected	Remaining
1	FY09	2008	0.131260	0.006700	0.137960	7,799,965	-	-	-
2	FY10	2009	0.131260	0.006410	0.137670	9,715,717	-	-	-
3	FY11	2010	0.131260	0.006380	0.137640	51,841,691	-	-	-
4	FY12	2011	0.142060	0.006910	0.148970	51,384,515	-	-	-
5	FY13	2012	0.142410	0.006560	0.148970	47,237,072	35,184.53	37,923.16	2,738.63
6	FY14	2013	0.142410	0.007090	0.149500	69,034,748	51,603.47	49,161.18	(2,442.29)
7	FY15	2014	0.143920	0.005580	0.149500	132,611,528	95,427.26	95,427.26	0.00
8	FY16	2015	0.149500	0.000000	0.149500				
9	FY17	2016			-		-		-
10	FY18	2017			-		-		-
11	FY19	2018			-		-		-
12	FY20	2019			-		-		-
13	FY21	2020			-		-		-
14	FY22	2021			-		-		-
15	FY23	2022			-		-		-
16	FY24	2023			-		-		-
17	FY25	2024			-		-		-
18	FY26	2025			-		-		-
19	FY27	2026			-		-		-
20	FY28	2027			-		-		-
21	FY29	2028			-		-		-
22	FY30	2029			-		-		-
23	FY31	2030			-		-		-
24	FY32	2031			-		-		-
25	FY33	2032			-		-		-
26	FY34	2033			-		-		-
27	FY35	2034			-		-		-
28	FY36	2035			-		-		-
29	FY37	2036			-		-		-
30	FY38	2037			-		-		-
TOTAL CONTRIBUTION:							\$ 326,271.47	\$ 182,511.60	\$ (143,759.87)

* Contributions begin in Year 5.

COLLECTION VERSUS BILLING – TARRANT COUNTY

TIRZ 6 - VIRIDIAN									
Annual Billing									
3027-46004									
Taxing Entity: Tarrant County					Collection Dollar Cap: \$ 79,489,116				
Participation Rate: 75% of Full Rate					Progress Toward Cap: \$ 741,839 0.9%				
TIRZ YEAR	FISCAL YEAR	TAX YEAR	Tax Rate			Increment Revenue			
			M&O	I&S	Total	Taxable Value Increment	Billed	Collected	Remaining
1	FY09	2008	0.232187	0.031813	0.264000	7,799,965	15,443.93	15,631.60	187.67
2	FY10	2009	0.234823	0.029177	0.264000	9,715,717	19,237.12	18,855.92	(381.20)
3	FY11	2010	0.234621	0.029379	0.264000	51,841,691	102,646.55	102,857.18	210.63
4	FY12	2011	0.237071	0.026929	0.264000	51,384,515	101,741.34	101,827.71	86.37
5	FY13	2012	0.239938	0.024062	0.264000	47,237,072	93,529.40	93,501.39	(28.01)
6	FY14	2013	0.236828	0.027172	0.264000	69,034,748	136,688.80	147,925.09	11,236.29
7	FY15	2014	0.238672	0.025328	0.264000	132,604,528	262,556.97	261,240.56	(1,316.41)
8	FY16	2015	0.237300	0.026700	0.264000				
9	FY17	2016			-		-		-
10	FY18	2017			-		-		-
11	FY19	2018			-		-		-
12	FY20	2019			-		-		-
13	FY21	2020			-		-		-
14	FY22	2021			-		-		-
15	FY23	2022			-		-		-
16	FY24	2023			-		-		-
17	FY25	2024			-		-		-
18	FY26	2025			-		-		-
19	FY27	2026			-		-		-
20	FY28	2027			-		-		-
21	FY29	2028			-		-		-
22	FY30	2029			-		-		-
23	FY31	2030			-		-		-
24	FY32	2031			-		-		-
25	FY33	2032			-		-		-
26	FY34	2033			-		-		-
27	FY35	2034			-		-		-
28	FY36	2035			-		-		-
29	FY37	2036			-		-		-
30	FY38	2037			-		-		-
TOTAL CONTRIBUTION:							\$ 1,113,424.44	\$ 741,839.45	\$ (371,584.99)