

**Taylorville Business Development District (BDD) No. 1
City of Taylorville, Illinois**

**APPLICATION FOR BDD BENEFITS RELATING TO
PRIVATE BDD ELIGIBLE REDEVELOPMENT PROJECT COSTS**

Applicant Name: _____ Mailing Address: _____

Business Site Address: _____

Subject Property's Christian County Property Tax ID # _____

Property Owner Name(s) if different than Applicant: _____

Applicant Daytime Business Phone: _____ Evening Phone: _____

Applicant Email Address: _____

Type of Business (check one) Service Retail Other (*describe*): _____

Anticipated Project Start Date: _____ and Estimated Project Completion Date: _____

Project Type: _____

Number of new jobs that will be created as a result of this Project: Full-time _____ Part-time _____

New retail sales anticipated to occur annually at this location as a result of proposed improvements: \$ _____

Total Projected Investment: \$ _____, of which \$ _____ relates to land and building improvements.

Estimated BDD Eligible Project Costs:

1. Professional fees (e.g., engineering, architectural, legal, accounting, plans, marketing)\$ _____
2. Property assembly costs (land and buildings).....\$ _____
3. Site preparation\$ _____
4. Rehab, repair, remodeling, reconstruction of existing buildings.....\$ _____
5. Construction of new buildings and related infrastructure.....\$ _____
6. Relocation costs\$ _____
7. Construction of public works or improvements\$ _____

TOTAL ESTIMATED BDD ELIGIBLE PROJECT COSTS:\$ _____

AMOUNT OF BDD FUNDS REQUESTED\$ _____

BDD reimbursements are provided for BDD-eligible project costs (pursuant to 65 ILCS 5/11-74.3-1 *et. seq.* as amended) and only for such eligible project costs that are incurred and verified for redevelopment projects undertaken within the designated BDD No. 1 Redevelopment Project Area. All BDD Applications are reviewed by the City's BDD Advisory Committee prior to approval of a written redevelopment agreement by the Taylorville City Council and subject to the availability of funds. **Please read the following requirements carefully.**

ADDITIONAL REQUIREMENTS:

1. Only properties located within the Taylorville Business Development District No. 1 Redevelopment Project Area (the "BDD Area" or "Area") are eligible to apply for BDD assistance. The Taylorville BDD Redevelopment Project Area Boundary Map is provided and attached hereto as ***Appendix A***.

2. Applicants must, in advance of receiving BDD funds: a) verify that the most recent real estate tax bill(s) have been paid for the Property; and b) verify BDD eligible project costs in an amount equal to or greater than the amount approved by the City Council. **BDD Funds are paid by the City of Taylorville to Applicants: a) with whom the City Council has approved a written redevelopment agreement by City Ordinance; b) upon completion of the Project; and c) following verification of BDD eligible project costs that have been incurred by the Applicant – no exceptions.** The City's obligation hereunder to pay BDD funds for eligible project costs is a limited obligation to be paid solely from the Taylorville BDD No. 1 Special Tax Allocation Fund, unless otherwise specified in the redevelopment agreement.
3. All projects undertaken with BDD Funds must comply with applicable City of Taylorville design guidelines, zoning ordinances and building codes.
4. All projects must be located within the Taylorville BDD Redevelopment Project Area and Applications are subject to review by the City's BDD Advisory Committee prior to City Council approval.
5. Business owners who are tenants of a building for which planned leasehold improvements will be paid for with BDD Funds must provide written consent from the property owner for all proposed improvements (see *Appendix B*).
6. **All applications must attach a description of the planned improvements, estimated costs (contractor bids) of the project and projected start and completion dates.** Conceptual sketches, photographs and drawings are encouraged. The City reserves the right to request additional information, including, but not limited to, how the property will be utilized (e.g., commercial, residential, type of business, etc.) after the renovations are completed.
7. The City and the Applicant acknowledge that the Illinois Department of Labor is reviewing its position regarding the Illinois Prevailing Wage Act and the extent to which sales tax incentives, such as BDD Funds, that are received by private Developers as reimbursement for BDD Eligible Project Costs are applicable. The current position of the Department of Labor is available online at: <https://www.illinois.gov/idol/FAQs/Pages/prevailing-wage-faq.aspx> and is subject to change at any time. If the Prevailing Wage Act is determined to apply to BDD reimbursed Projects, the Applicant will comply and indemnify the City. Any project costs incurred by the Developer within a public right-of-way or for which the improvements are intended to be dedicated to the City are subject to the Prevailing Wage Act.
8. The Taylorville City Council reserves the right to accept BDD Applications from those Applicants who undertake projects the City deems to be compliant with the Business District Development and Redevelopment Act, projects that the City believes will further stimulate the type of redevelopment that is consistent with the Taylorville Business Development District No. 1 Redevelopment Plan and projects that are in the best interests of the citizens of the City of Taylorville.

The undersigned certifies and warrants that to the best of his/her knowledge the information contained in and attached to this Application Form is true, correct and complete and furthermore agrees to the terms and conditions provided herein. Nothing contained in this BDD Application shall be construed by the City or the Applicant or any third person to create the relationship of a partnership, agency, or joint venture between the City and the Applicant.

Applicant Signature _____ Date: _____

FOR CITY USE:

Date application received by the City of Taylorville: ___ / ___ / _____ by _____

Date BDD Application forwarded to City's BDD Administrator: ___ / ___ / _____

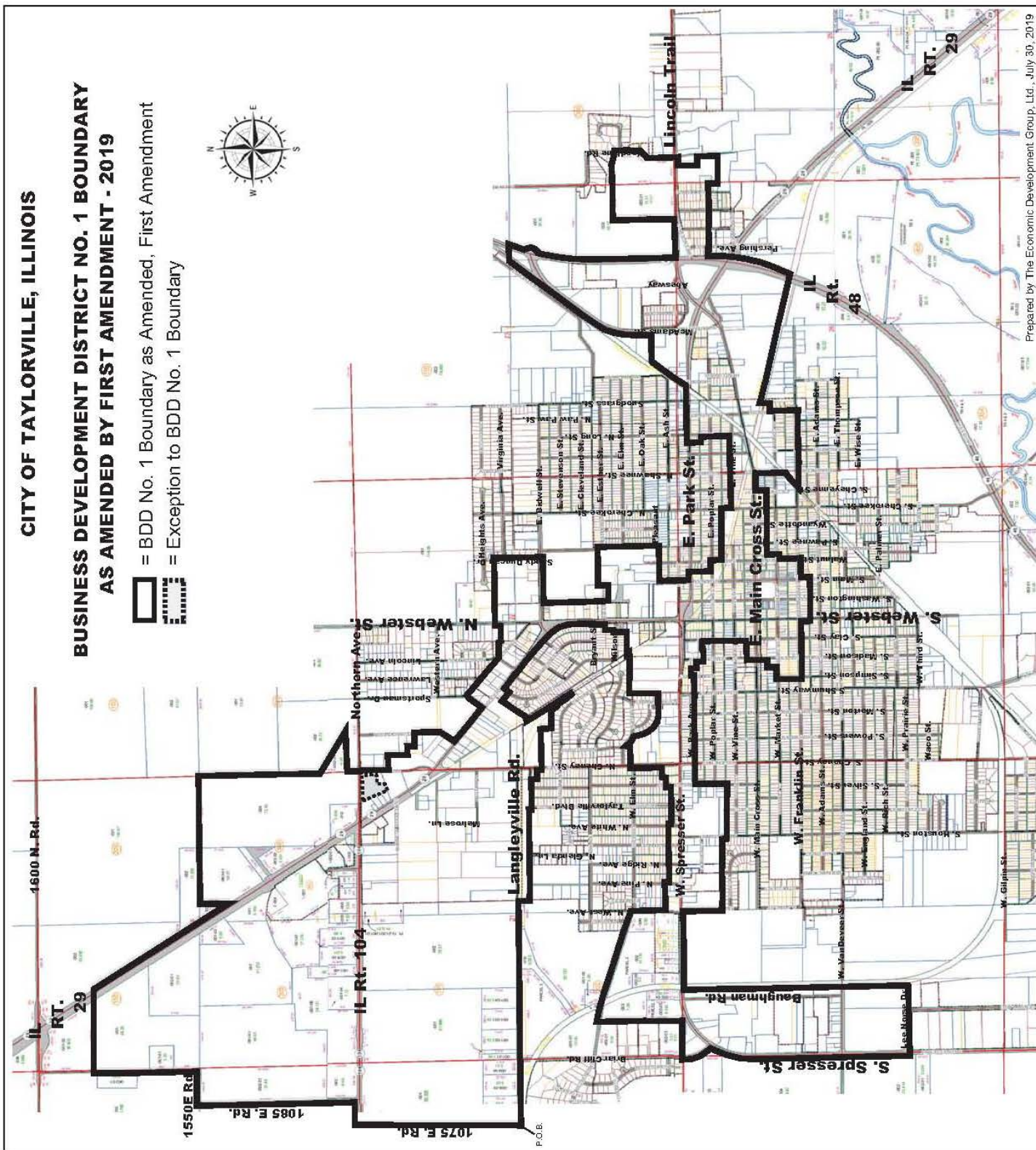
Request Verified as BDD Eligible Project Cost: Yes No (reason: _____)

Recommended by BDD Advisory Committee: Yes, for Amount: \$_____ date: ___ / ___ / _____

No (reason: _____)

APPENDIX A

Taylorville Business Development District No. 1 Redevelopment Project Area as Amended Sept. 3, 2019



Prepared by The Economic Development Group, Ltd., July 30, 2019

APPENDIX B

**APPLICATION FOR BDD BENEFITS RELATING TO
PRIVATE BDD-ELIGIBLE REDEVELOPMENT PROJECT COSTS**

City of Taylorville, Illinois /115 N. Main Street, Taylorville, IL 62568 Ph: (217) 287-7946

TENANT/APPLICANT LETTERS OF INTENT

FROM TENANT/APPLICANT TO CITY OF TAYLORVILLE

We the undersigned are the owners and operators of a business known as _____, located on property at _____ (PIN _____), and hereby disclose our intent as Tenants of said Property to incur certain eligible project costs as "Leasehold Improvements" for which we shall request reimbursement from the Taylorville Business Development District No. 1 Special Tax Allocation Fund pursuant to the terms and conditions provided herein.

(Print or type business name)

BY: _____ Date: _____
(Authorized Tenant Signature)

STATE OF ILLINOIS
COUNTY OF CHRISTIAN

I, the undersigned Notary Public, do hereby affirm that _____ personally appeared before me on the ____ day of _____, _____, and signed the above Affidavit as his free and voluntary act and deed.

Notary Public

FROM PROPERTY OWNER/LANDLORD TO CITY OF TAYLORVILLE

As the owner of the above described property, I the undersigned hereby provide the above-named Tenant my consent to undertake "Leasehold Improvements" on said property, whereby they shall incur certain eligible project costs for which they shall request reimbursement from the Taylorville Business Development District No. 1 Special Tax Allocation Fund pursuant to the terms and conditions provided herein.

Furthermore, as a signatory to this Application, I do hereby direct the City of Taylorville to make the BDD grant payment awarded by the City for this Project payable to the Tenant/Applicant.

BY: _____ Date: _____
(Signature)

PRINTED NAME: _____

STATE OF ILLINOIS
COUNTY OF CHRISTIAN

I, the undersigned Notary Public, do hereby affirm that _____ personally appeared before me on the ____ day of _____, _____, and signed the above Affidavit as his free and voluntary act and deed.

Notary Public