



Reviewed By:

Legal	<input type="checkbox"/>
Finance	<input checked="" type="checkbox"/>
Engineer	<input type="checkbox"/>
City Administrator	<input checked="" type="checkbox"/>
Community Development	<input type="checkbox"/>
Purchasing	<input type="checkbox"/>
Police	<input type="checkbox"/>
Public Works	<input type="checkbox"/>
Parks and Recreation	<input type="checkbox"/>

Agenda Item Number

New Business #6
 Supplemental Information

Tracking Number

ADM 2020-71

Agenda Item Summary Memo**Title:** Special Service Area Abatement Ordinances**Meeting and Date:** Administration Committee – November 18, 2020

Synopsis: _____

Council Action Previously Taken:

Date of Action: _____ Action Taken: _____

Item Number: _____

Type of Vote Required: Majority**Council Action Requested:** Approval

Submitted by: Rob Fredrickson Finance
 Name Department

Agenda Item Notes:

Have a question or comment about this agenda item?

Call us Monday-Friday, 8:00am to 4:30pm at 630-553-4350, email us at agendas@yorkville.il.us, post at www.facebook.com/CityofYorkville,
 tweet us at @CityofYorkville, and/or contact any of your elected officials at <http://www.yorkville.il.us/320/City-Council>



Memorandum

To: Mayor and City Council

From: Rob Fredrickson, Finance Director

Date: November 13, 2020

Subject: SSA No. 2005-109 Bristol Bay – Tax Abatement
SSA No. 2005-108 Autumn Creek – Tax Abatement

Bristol Bay SSA 2005-109

The table below represents a year-over year comparison of maximum and extended tax levy amounts on a per parcel basis for the Bristol Bay Special Service Area (2005-109), as shown on Table 5 (page 8) of the Administration Report prepared by the City's SSA consultant, David Taussig & Associates.

Special Service No. 2005-109 (Bristol Bay)

<u>Tax Classification</u>	<u>2020 Levy</u>	<u>2019 Levy</u>	<u>% Change</u>
----------------------------------	-------------------------	-------------------------	------------------------

Maximum Parcel Amount - First Series

Single Family	\$ 2,620.00	\$ 2,581.00	1.51%
Townhome	\$ 2,123.00	\$ 2,092.00	1.48%
Condominium	\$ 1,789.00	\$ 1,763.00	1.47%

Extended Parcel Amounts - First Series

Single Family	\$ 1,916.38	\$ 1,906.94	0.50%
Townhome	\$ 1,552.84	\$ 1,545.66	0.46%
Condominium	\$ 1,308.54	\$ 1,302.58	0.46%

As noted above, extended (actual) 2020 tax levy amounts will increase by approximately 0.5% for single family, townhome and condominium parcels in comparison with the previous year. When taken in aggregate, these parcels will yield special service area property taxes totaling \$1,202,503.38 (out of a maximum amount of \$1,646,645.00 – with \$444,141.62 being abated).

Autumn Creek SSA 2005-108

The table below presents a year-over year comparison of maximum and extended tax levy amounts on a per parcel basis for the Autumn Creek Special Service Area (2005-108), as shown on Table 5 (page 7) of the Administration Report prepared by the City's SSA consultant, David Taussig & Associates.

Special Service No. 2005-108 (Autumn Creek)

<u>Tax Classification</u>	<u>2020 Levy</u>	<u>2019 Levy</u>	<u>% Change</u>
----------------------------------	-------------------------	-------------------------	------------------------

Maximum Parcel Amount

Single Family	\$ 2,426.00	\$ 2,390.00	1.51%
Townhome	\$ 2,063.00	\$ 2,033.00	1.48%

Extended Parcel Amounts

Single Family	\$ 1,715.54	\$ 1,708.42	0.42%
Townhome	\$ 1,458.86	\$ 1,453.22	0.39%

As noted above, extended (actual) 2020 tax levy amounts will increase by approximately 0.4% for both single family and townhome parcels in comparison with the previous year. Taken in the aggregate, these parcels will yield special service area property taxes totaling \$781,864.02 (out of a maximum amount of \$1,117,786.00 – with \$335,921.98 being abated).

As you may recall, in February of 2016 the original bond issues for the Autumn Creek & Bristol Bay special service areas were consolidated and refunded into a single bond issue (i.e. 2016 Refunding Bonds - \$28.84 million), which is why these two SSA's are now partially abated together, in one ordinance.

It is the recommendation of staff that the SSA abatement ordinance be approved. Both the ordinance and Bristol Bay and Autumn Creek SSA Administration Reports have been attached for your review and consideration

**AN ORDINANCE ABATING SPECIAL SERVICE AREA TAXES FOR
SPECIAL SERVICE AREA NUMBERS 2005-108 AND 2005-109
SPECIAL TAX REFUNDING BONDS, SERIES 2016
(AUTUMN CREEK PROJECT AND BRISTOL BAY I PROJECT)**

BE IT ORDAINED by the Mayor and City Council of the United City of Yorkville, Kendall County, Illinois, as follows:

Section 1. It is found and declared by the Mayor and City Council of the United City of Yorkville, Kendall County, Illinois (the “City”), as follows:

(a) The City Council adopted Ordinance No. 2006-26 on March 28, 2006 (the “*Autumn Creek 2006 Bond Ordinance*”) pursuant to which: (i) the City issued \$14,980,000 principal amount of Special Service Area Number 2005-108 Special Tax Bonds, Series 2006 (Autumn Creek Project) (the “*Autumn Creek 2006 Bonds*”), of the United City of Yorkville, for the purpose of paying for the costs of certain improvements benefiting the Special Service Area Number 2005-108 (the “*SSA 2005-108 Area*”); and (ii) provided for the levy of a Special Tax upon all taxable property within the SSA 2005-108 Area sufficient to pay the principal of the Autumn Creek 2006 Bonds for each year at maturity or mandatory sinking fund redemption dates and to pay interest and administrative expenses of the SSA 2005-108 Area for each such year.

(b) The City Council adopted Ordinance No. 2006-18 on March 14, 2006 (the “*Bristol Bay 2006 Bond Ordinance*”) pursuant to which: (i) the City issued \$19,000,000 principal amount of Special Service Area Number 2005-109 Special Tax Bonds, Series 2006 (Bristol Bay I Project) (the “*Bristol Bay 2006 Bonds*”), of the United City of Yorkville, for the purpose of paying for the costs of certain improvements benefiting the Special Service Area Number 2005-109 (the “*SSA 2005-109 Area*”); and (ii) provided for the levy of a Special Tax upon all taxable property within the SSA 2005-109 Area sufficient to pay the principal of the Bristol Bay

2006 Bonds for each year at maturity or mandatory sinking fund redemption dates and to pay interest and administrative expenses of the SSA 2005-109 Area for each such year.

(c) The City Council adopted Ordinance No. 2016-14 on February 9, 2016, pursuant to which the City issued \$28,840,000 of its Special Service Area Numbers 2005-108 and 2005-109 Special Tax Refunding Bonds, Series 2016 (the “*Series 2016 Bonds*”) for the purpose of refunding and defusing the entire outstanding principal amount of the Autumn Creek 2006 Bonds and the Bristol Bay 2006 Bonds. Ordinance No. 2016-14 (the “*Series 2016 Bond Ordinance*”) of the City, pursuant to which the Series 2016 Bonds were issued, provided for a separate levy for payment of debt service on the Series 2016 Bonds and directed the City to adopt and file an abatement ordinance partially abating the levy of taxes for levy years 2015 and later, to be effective upon the issuance of the Series 2016 Bonds.

Section 2. There is hereby abated taxes levied pursuant to the Series 2016 Bond Ordinance in the amount of \$335,921.98 as levied for SSA 2005-108 (Series 2006 Autumn Creek Project) and \$444,141.62 as levied for the SSA 2005-109 (Series 2006 Bristol Bay Project) for the levy year of 2020 which amount was calculated in accordance with the Special Tax Roll and Report prepared by David Taussig & Associates, Inc.

Section 3. It is the duty of the County Clerk of Kendall County to abate paid taxes as provided in Sections 2 of this Ordinance and the amended Levy Year 2020 Special Tax Rolls attached hereto (the “*Amended Special Tax Rolls*”).

Section 4. All ordinances, resolutions and orders or parts of ordinances, resolutions and orders in conflict with this ordinance are repealed to the extent of such conflict. The City Clerk shall cause this Ordinance to be published in pamphlet form. This Ordinance shall be in full force and effect upon its passage, approval and publication as provided by law.

Section 5. A copy of this Ordinance shall be filed with the County Clerk of Kendall County. The County Clerk of Kendall County is hereby directed to extend the Special Taxes.

Passed by the City Council of the United City of Yorkville, Kendall County, Illinois, this ____ day of _____, A.D. 2020.

KEN KOCH	_____	DAN TRANSIER	_____
JACKIE MILSCHEWSKI	_____	ARDEN JOE PLOCHER	_____
CHRIS FUNKHOUSER	_____	JOEL FRIEDERS	_____
JASON PETERSON	_____	SEAVAR TARULIS	_____

Approved this ____ day of _____, 2020.

Mayor

Attest:

City Clerk



www.FinanceDTA.com

ADMINISTRATION REPORT (LEVY YEAR 2020)

UNITED CITY OF YORKVILLE

SPECIAL SERVICE AREA NO. 2005-109

November 5, 2020

Public Finance
Public-Private Partnerships
Development Economics
Clean Energy Bonds

*Newport Beach / San Jose / San Francisco / Riverside
Dallas / Houston / Raleigh / Tampa*



www.FinanceDTA.com

5000 Birch Street, Suite 6000
Newport Beach, CA 92660

UNITED CITY OF YORKVILLE



ADMINISTRATION REPORT (LEVY YEAR 2020)

Special Service Area No. 2005-109

Prepared for:

United City of Yorkville

800 Game Farm Road

Yorkville, IL 60560

TABLE OF CONTENTS

SECTION

INTRODUCTION	1
A Authorized Special Services	1
B Bonded Indebtedness	2
C Special Taxes	2
I SPECIAL TAX REQUIREMENT	3
II ACCOUNT ACTIVITY SUMMARY	4
III MAXIMUM, ABATED, AND EXTENDED SPECIAL TAXES	7
IV PRIOR YEAR SPECIAL TAX COLLECTIONS	10
A 2019 Special Tax Receipts.....	10
B Tax Sales and Foreclosures	10
V DEVELOPMENT STATUS.....	11
A Equalized Assessed Value	11
VI OUTSTANDING BONDS	12
A Bond Redemptions from Special Tax Prepayments.....	12
B Special Tax Prepayments.....	12
VII EQUALIZED ASSESSED VALUE AND VALUE-TO-LIEN RATIO	13
VIII AD VALOREM PROPERTY TAX RATES.....	14

APPENDICES

APPENDIX A	FUNDS AND ACCOUNTS
APPENDIX B	APPLICATION OF SPECIAL TAX
APPENDIX C	APPLICATION OF EARNINGS
APPENDIX D	DEBT SERVICE SCHEDULE
APPENDIX E	AERIAL APPENDIX OF SSA BOUNDARIES
APPENDIX F	SPECIAL TAX ROLL AND REPORT
APPENDIX G	2020 AMENDED SPECIAL TAX ROLL

INTRODUCTION

This report calculates the 2020 special taxes required to pay annual debt service on the United City of Yorkville (the "City") Special Service Area Number 2005-109 ("SSA No. 2005-109") Special Tax Bonds, Series 2006 (Bristol Bay Project) (the "Series 2006 Bonds") and administrative expenses and apportions the special taxes to each taxable parcel within SSA No. 2005-109. Pursuant to the Special Service Area Act (the "Act"), the City Aldermen are the governing body of SSA No. 2005-109. The City Aldermen must annually, prior to the last Tuesday of December, approve by ordinance the special taxes to be collected, abate the Maximum Parcel Special Taxes in excess of the special taxes to be collected, and direct the County Clerk of Kendall County to extend the special taxes for collection. The special taxes will be billed on the tax bill for ad valorem property taxes.

SSA No. 2005-109 was established by Ordinance No. 2006-17 (the "Establishing Ordinance"), adopted on March 14, 2006. The Establishing Ordinance authorized SSA No. 2005-109 to provide special services, issue bonds, and levy a special tax to repay the bonds.

A Authorized Special Services

The authorized special services include:

- Engineering;
- Soil testing and appurtenant work;
- Mass grading and demolition;
- Storm water management facilities;
- Storm drainage systems and storm sewers;
- Site clearing and tree removal;
- Public water facilities;
- Sanitary sewer facilities;
- Erosion control measures;
- Roads, streets, curbs, gutters, street lighting, traffic controls, sidewalks, equestrian paths and related street improvements, equipment and materials necessary for the maintenance thereof;
- Landscaping, wetland mitigation and tree installation;
- Costs for land and easement acquisitions relating to any of the foregoing improvements; and
- Required tap-on and related fees for water or sanitary sewer services and other eligible costs.

B Bonded Indebtedness

The Establishing Ordinance specified that not more than \$10,000,000 in bonds may be issued by SSA No. 2005-109. Ordinance No. 2006-18 (the "Bond Ordinance"), adopted on March 14, 2006, approved the form of a trust indenture and preliminary limited offering memorandum and provided for the issuance of not more than \$20,000,000 in Series 2006 Bonds. The Series 2006 Bonds were issued in the amount of \$19,000,000 in March 2006.

The Series 2006 Bonds were refunded in February 2016. Ordinance No. 2016-14 (the "2016 Bond Ordinance"), adopted on February 9, 2016, approved the form of a trust indenture and preliminary limited offering memorandum and provided for the issuance of not more than \$34,000,000 in bonds.

United City of Yorkville Special Service Area Number 2005-108 and 2005-109 Special Tax Refunding Bonds, Series 2016 (the "Series 2016 Bonds") were issued in February 2016 in the amount of \$28,840,000. The current debt service schedule is attached hereto as Appendix D and a brief summary of any optional redemption of bonds is contained in Section VI herein.

C Special Taxes

The Establishing Ordinance incorporates the United City of Yorkville Special Service Area Number 2005-109 Special Tax Roll and Report (the "Special Tax Roll and Report"). The Special Tax Roll and Report sets forth the Maximum Parcel Special Taxes which have been levied for the payment of principal of and interest on the Series 2016 Bonds and the administration and maintenance of SSA No. 2005-109 and is attached hereto as Appendix F. A table of the Maximum Parcel Special Taxes is included in Section III herein.

I SPECIAL TAX REQUIREMENT

The SSA No. 2005-109 2020 Special Tax Requirement is equal to \$1,202,503. As shown in Table 1 below, the 2020 Special Tax Requirement is equal to the sum of the Series 2016 debt service for the bond year ending March 1, 2022, estimated administrative expenses, and the contingency for estimated delinquent special taxes and less the estimated 2021 bond year-end fund balances and excess reserve funds.

Table 1: 2020 Special Tax Requirement

Types of Funds	Total Amount
Sources of Funds	
Prior Year Surplus/(Deficit)	\$57,500
Earnings	\$0
Special Taxes	
Billed	\$1,190,450
Delinquency Contingency	\$12,051
Subtotal	\$1,260,001
Uses of Funds	
Debt Service	
Interest - 09/01/2021	(\$295,475)
Interest - 03/01/2022	(\$295,475)
Principal - 03/01/2022	(\$637,000)
Administrative Expenses	(\$20,000)
Delinquent Special Taxes	(\$12,051)
Subtotal	(\$1,260,001)
Projected Surplus/(Deficit) - 03/01/2022	\$0

II ACCOUNT ACTIVITY SUMMARY

The Trust Indenture for the Series 2016 Bonds (the "2016 Indenture") establishes four funds and two accounts. The four funds are the Bond and Interest Fund, Reserve Fund, Administrative Expense Fund, and Rebate Fund. Within the Bond and Interest Fund is the Special Redemption Account. Within the Administrative Expense Fund is the Cost of Issuance Account. A diagram of the funds and accounts is included herein as Appendix A.

Money held in any of the funds and accounts can be invested at the direction of the City and in conformance with the limitations set forth in the 2016 Indenture. Investment interest earnings, if any, will generally be applied to the fund or account for which the investment is made. Diagrams of the application of special taxes and earnings are attached as Appendices B and C, respectively.

A summary of account activity for the 12 months ending August 31, 2020, is shown in Table 2 on the following page.

Table 2: SSA No. 2005-108 and SSA No. 2005-109, Series 2016 Transaction Summary

Types of Funds	Administrative Expense Fund	Reserve Fund	Bond & Interest Fund	Special Redemption Fund
Sources of Funds - Actual				
Beginning Balance - 09/01/2019	\$2,264	\$2,477,068	\$1,196,137	\$22,060
Earnings	\$219	\$23,210	\$11,877	\$189
Special Taxes				
Prior Year(s)	\$0	\$0	\$945,524	\$0
Levy Year 2019				
SSA No. 2005-108	\$0	\$0	\$427,379	\$0
SSA No. 2005-109	\$0	\$0	\$597,196	\$0
SSA No. 2003-101 (in error)	\$0	\$0	\$38,662.86	\$0
Uses of Funds - Actual				
Account Transfers	\$200	(\$27,732)	\$72,170	(\$44,438)
Administrative Expense Transfers				
Fiscal Year 2019 Prefunding	\$20,000	\$0	(\$20,000)	\$0
Fiscal Year 2019 Budget	\$40,000	\$0	(\$40,000)	(\$200)
Debt Service				
SSA No. 2005-108				
Interest - 09/01/2019	\$0	\$0	(\$203,295)	\$0
Interest - 03/01/2020	\$0	\$0	(\$202,831)	\$0
Principal - 03/01/2020	\$0	\$0	(\$367,000)	\$0
SSA No. 2005-109				
Interest - 09/01/2019	\$0	\$0	(\$313,446)	\$0
Interest - 03/01/2020	\$0	\$0	(\$313,446)	\$0
Principal - 03/01/2020	\$0	\$0	(\$565,000)	\$0
Bond Redemptions/Prepayments				
Receipts	\$0	\$0	\$0	\$22,635
Principal Redemption	\$0	\$0	(\$48,000)	\$0
Redemption Premium	\$0	\$0	(\$960)	\$0
Refund to Property Owners	\$0	\$0	(\$1,755)	\$0
Administrative Expenses				
SSA No. 2005-108 and 2005-109	(\$31,870)	\$0	\$0	\$0
Ending Balance - 08/31/2020	\$30,813	\$2,472,546	\$1,213,213	\$246

The calculation of the estimated 2021 bond year-end fund balances and excess reserve funds is shown in Table 3 below.

Table 3: SSA No. 2005-108 and SSA No. 2005-109 Estimated 2021 Bond Year-End Fund Balances (09/01/2020 through 03/01/2021)

Types of Funds	Administrative Expense Fund	Reserve Fund	Bond & Interest Fund	Special Redemption Fund
Sources of Funds - Projected				
Beginning Balance - 08/31/2020	\$30,813	\$2,472,546	\$1,213,213	\$246
Earnings	\$0	\$0	\$0	\$0
Special Taxes				
SSA No. 2005-108	\$0	\$0	\$348,138	\$0
SSA No. 2005-109	\$0	\$0	\$587,660	\$0
Transfer to SSA 2003-101	\$0	\$0	(\$38,663)	\$0
Uses of Funds - Projected				
Account Transfers	\$0	(\$3,586)	\$3,586	\$0
Administrative Expense Transfers				
Levy Year 2020 Prefunding	\$25,567	\$0	(\$25,567)	\$0
Levy Year 2019 Budget	\$0	\$0	\$0	\$0
Debt Service				
SSA No. 2005-108				
Interest - 09/01/2020	\$0	\$0	(\$197,326)	\$0
Principal - 03/01/2021	\$0	\$0	(\$390,000)	\$0
Interest - 03/01/2021	\$0	\$0	(\$197,326)	\$0
SSA No. 2005-109				
Interest - 09/01/2020	\$0	\$0	(\$304,475)	\$0
Principal - 03/01/2021	\$0	\$0	(\$600,000)	\$0
Interest - 03/01/2021	\$0	\$0	(\$304,475)	\$0
Bond Redemptions/Prepayments				
Receipts				\$0
Principal Redemption	\$0	\$0	\$0	\$0
Redemption Premium	\$0	\$0	\$0	\$0
Administrative Expenses				
Remaining Levy Year 2019 Expenses	(\$16,380)	\$0	\$0	\$0
Ending Balance - 03/01/2021	\$40,000	\$2,468,960	\$94,764	\$246
Reserve Fund Requirement	\$0	(\$2,468,960)	\$0	\$0
Funds Not Eligible for Levy Surplus	(\$40,000)	\$0	\$0	(\$246)
Projected Surplus/(Deficit) 03/01/2021	\$0	\$0	\$94,764	\$0

III MAXIMUM, ABATED, AND EXTENDED SPECIAL TAXES

Pursuant to the Special Tax Roll and Report, the 2020 Maximum Parcel Special Taxes equal \$1,646,645. For purposes of the Abatement Ordinance, subtracting the 2020 Special Tax Requirement of \$1,202,503, results in an abatement of \$441,142. In accordance with the Special Tax Roll and Report the Maximum Parcel Special Tax applicable to each Parcel in SSA 2005-109 is abated in equal percentages until the special tax remaining equals the Special Tax Requirement.

The maximum, abated, and extended special tax for each special tax classification is shown in Table 4 below. The Amended Special Tax Roll, which lists the maximum, abated, and extended special tax for each parcel, is attached as Appendix G. Note, the special tax levy and abatement have been adjusted to reconcile with the special taxes set forth in the bond ordinance.

Table 4: Maximum, Abated and Extended Special Taxes

Special Tax Classification	Maximum Parcel Special Tax	Abated Special Tax	Extended Special Tax
First Series			
Single Family Dwelling Unit	\$2,620.00	\$703.62	\$1,916.38
Single Family Dwelling Unit - Prepaid	\$2,620.00	\$2,620.00	\$0.00
Townhome Dwelling Unit	\$2,123.00	\$570.16	\$1,552.84
Townhome Dwelling Unit - Prepaid	\$2,123.00	\$2,123.00	\$0.00
Condominium Dwelling Unit	\$1,789.00	\$480.46	\$1,308.54
Condominium Dwelling Unit - Prepaid	\$1,789.00	\$1,789.00	\$0.00

A comparison of the maximum and extended special tax amounts for 2020 and 2019 is shown in Table 5 on the following page.

Table 5: Comparison of Maximum and Extended Special Taxes

Special Tax Classification	Levy Year 2020	Levy Year 2019	Percentage Change
Maximum Parcel Special Tax - First Series			
Single Family Dwelling Unit	\$2,620.00	\$2,581.00	1.5%
Townhome Dwelling Unit	\$2,123.00	\$2,092.00	1.5%
Condominium Dwelling Unit	\$1,789.00	\$1,763.00	1.5%
Extended Special Tax - First Series			
Single Family Dwelling Unit	\$1,916.38	\$1,906.94	0.5%
Townhome Dwelling Unit	\$1,552.84	\$1,545.66	0.5%
Condominium Dwelling Unit	\$1,308.54	\$1,302.58	0.5%

The schedule of the remaining SSA No. 2005-109 Maximum Parcel Special Taxes is shown in Table 6 on the following page. The Maximum Parcel Special Taxes 1.50% annually through 2034.

Table 6: Maximum Parcel Special Taxes

Levy Year	Collection Year	Aggregate	Per Unit		
			Single Family	Townhome	Condominium
2020	2021	\$1,646,645	\$2,620	\$2,123	\$1,789
2021	2022	\$1,301,296	\$2,659	\$2,155	\$1,816
2022	2023	\$1,320,706	\$2,699	\$2,187	\$1,843
2023	2024	\$1,340,433	\$2,739	\$2,220	\$1,871
2024	2025	\$1,360,418	\$2,780	\$2,253	\$1,899
2025	2026	\$1,380,720	\$2,822	\$2,287	\$1,927
2026	2027	\$1,401,597	\$2,864	\$2,321	\$1,956
2027	2028	\$1,422,474	\$2,907	\$2,356	\$1,985
2028	2029	\$1,443,926	\$2,951	\$2,391	\$2,015
2029	2030	\$1,465,378	\$2,995	\$2,427	\$2,045
2030	2031	\$1,487,405	\$3,040	\$2,463	\$2,076
2031	2032	\$1,509,749	\$3,086	\$2,500	\$2,107
2032	2033	\$1,532,351	\$3,132	\$2,538	\$2,139
2033	2034	\$1,555,270	\$3,179	\$2,576	\$2,171
2034	2035	\$1,578,764	\$3,227	\$2,615	\$2,204

IV PRIOR YEAR SPECIAL TAX COLLECTIONS

The SSA No. 2005-109 special tax is billed and collected by Kendall County (the "County") in the same manner and at the same time as general ad valorem property taxes. The City may provide for other means of collecting the special tax, if necessary, to meet the financial obligations of SSA No. 2005-109.

A 2019 Special Tax Receipts

As of November 10, 2020, SSA No. 2005-109 2019 special tax receipts totaled \$1,184,856. Special taxes in the amount \$11,994 are unpaid for delinquency rate of 1.00%.

B Tax Sales and Foreclosures

The lien and foreclosure remedies provided for in Article 9 of the Illinois Municipal Code shall apply upon the nonpayment of the special tax. The City is not currently pursuing any foreclosure actions.

V DEVELOPMENT STATUS

SSA No. 2005-109 is comprised of 468 single-family homes, 624 condominium units, and 610 townhomes, which is consistent with the original projections. An aerial map of SSA No. 2005-109 is attached as Appendix E. The number of units in each plat is summarized in Table 7 below.

Table 7: Land Use Summary

Plat	Recorded	Land Use	Number of Units
Unit 1	Yes	Condominium	288
Unit 2	Yes	Townhome	142
Unit 3	Yes	Townhome	138
Unit 4	Yes	Single Family	44
Unit 5	Yes	Single Family	76
Unit 6	Yes	Single Family	51
Unit 7	Yes	Single Family	37
Second Series	No	Condominium	336
Second Series	No	Townhome	260
Second Series	No	Single Family	330
Total			1,702

A Equalized Assessed Value

VI OUTSTANDING BONDS

The SSA No. 2005-109 portion of the Series 2016 Bonds issued in February 2016 was \$17,431,000. As of September 2, 2020, the outstanding principal was \$15,336,000. The current debt schedule adjusted for early redemptions from special tax prepayments is attached herein as Appendix D.

A Bond Redemptions from Special Tax Prepayments

As a result of special tax prepayments received from property owners, \$68,000 of the Series 2006 Bonds have been redeemed and \$24,000 of the 2016 Bonds will be redeemed as shown in Table 8 below.

Table 8: Special Mandatory Bond Redemptions from Special Tax Prepayments

Redemption Date	Bonds Redeemed
June 1, 2007	\$20,000
September 1, 2008	\$20,000
September 1, 2015	\$28,000
March 1, 2020 (pending)	\$24,000
Total Redeemed	\$92,000

B Special Tax Prepayments

The SSA No. 2005-109 Maximum Parcel Special Tax may be prepaid and permanently satisfied, or prepaid in part, provided that proceeds for any such prepayment are sufficient to permit the redemption of Bonds in such amounts and maturities deemed necessary by the Administrator and in accordance with the Bond Indenture. The prepayment calculation formula is set forth in the Special Tax Roll and Report.

To date, the Maximum Parcel Special Tax has been prepaid in full for two single-family dwelling unit and for two condominium dwelling units. No partial prepayments have been received.

VII EQUALIZED ASSESSED VALUE AND VALUE-TO-LIEN RATIO

The SSA No. 2005-109 Equalized Assessed Value and Value-to-Lien Ratio is shown in Table 9 below.

Table 9: Equalized Assessed Value and Value-to-Lien Ratio

2018 Equalized Assessed Value ¹	2018 Appraised Value ²	Outstanding Bonds ³	Value to Lien Ratio
\$30,846,242	\$92,538,726	\$15,902,000	5.82:1

Notes:

1. Estimated equalized assessed value provided by Kendall County.
2. Based on three times the equalized assessed value of the special service area.
3. As of September 2, 2020.

VIII AD VALOREM PROPERTY TAX RATES

The 2019 general ad valorem tax rates for SSA No. 2005-109 are shown in Table 10 below.

Table 10: 2019 Ad Valorem Property Tax Rates

Type of Rate	Interest Rate
City Rates⁵	
Corporate	0.181110%
Bonds and Interest	0.000000%
I.M.R.F.	0.000000%
Police Protection	0.156180%
Police Pension	0.222300%
Garbage	0.000000%
Audit	0.005420%
Liability Insurance	0.007230%
Social Security/IMRF	0.027100%
School Crossing Guard	0.003620%
Unemployment Insurance	0.000000%
Road and Bridge Transfer	0.000000%
Subtotal	0.602960%
Kendall Township⁵	
County	0.640880%
Bristol-Kendall Fire Protection District	0.720240%
Forest Preserve	0.154160%
Junior College #516	0.527270%
Yorkville Library	0.282920%
Yorkville/Bristol Sanitary District	0.000000%
Kendall Township	0.099280%
Kendall Road District	0.252690%
School District CU-115	7.033800%
Subtotal	9.71124%
Total Tax Rate	10.314200%

Notes:

- Source: Kendall County, for Tax Codes BR005, BR066, and BR079.

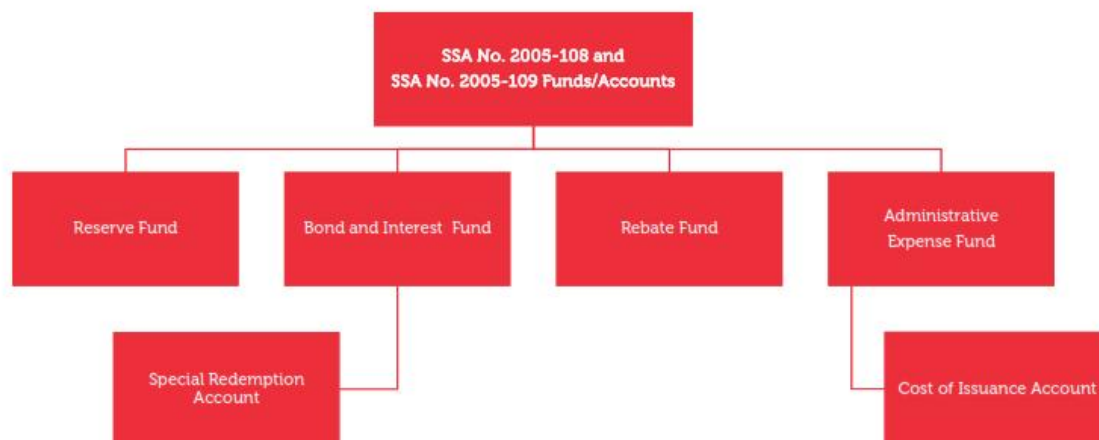
APPENDIX A

United City of Yorkville SSA No. 2005-109
Administration Report
(Levy Year 2020)



**FUNDS AND
ACCOUNTS**

**United City of Yorkville
Special Service Area No. 2005-108 and 2005-109
Funds and Accounts**



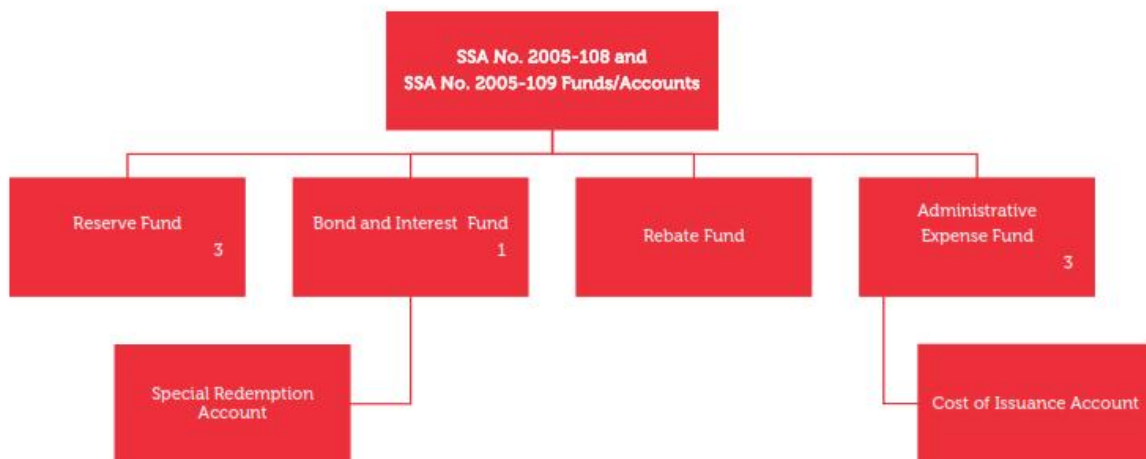
APPENDIX B

United City of Yorkville SSA No. 2005-109
Administration Report
(Levy Year 2020)



APPLICATION OF SPECIAL TAX

United City of Yorkville
Special Service Area No. 2005-108 and 2005-109
Application of Special Tax¹

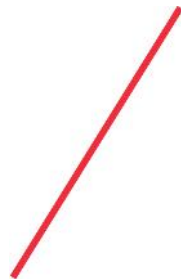


Notes:

1. Special Tax applied in sequence shown.

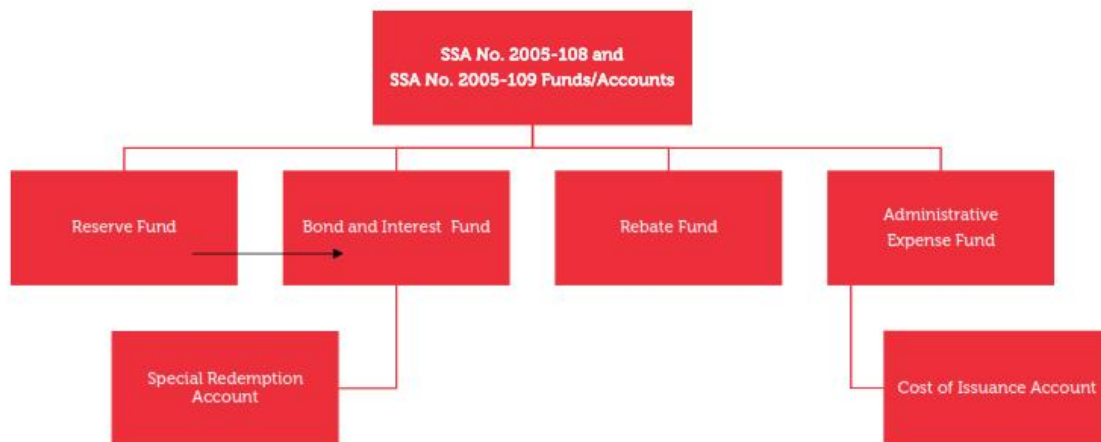
APPENDIX C

United City of Yorkville SSA No. 2005-109
Administration Report
(Levy Year 2020)



APPLICATION OF EARNINGS

United City of Yorkville Special Service Area No. 2005-108 and 2005-109 Application of Earnings¹

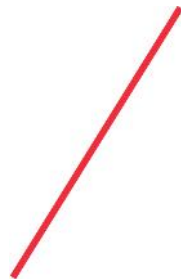


Notes:

1. Earnings remain in fund or account from which they accrued unless otherwise indicated.

APPENDIX D

United City of Yorkville SSA No. 2005-109
Administration Report
(Levy Year 2020)



DEBT SERVICE SCHEDULE

United City of Yorkville
Special Service Area No. 2005-109
Debt Service Schedule

Year Ending (3/1)	Payment Date	Principal	Interest	Debt Service
2017	9/1/2016	\$0	\$339,754	\$339,754
2017	3/1/2017	\$468,000	\$335,525	\$803,525
2018	9/1/2017	\$0	\$321,471	\$321,471
2018	3/1/2018	\$502,000	\$321,471	\$823,471
2019	9/1/2018	\$0	\$321,471	\$321,471
2019	3/1/2019	\$535,000	\$321,471	\$856,471
2020	9/1/2019	\$0	\$313,446	\$313,446
2020	3/1/2020	\$565,000	\$313,446	\$878,446
2021	9/1/2020	\$0	\$304,475	\$304,475
2021	3/1/2021	\$600,000	\$304,475	\$904,475
2022	9/1/2021	\$0	\$295,475	\$295,475
2022	3/1/2022	\$637,000	\$295,475	\$932,475
2023	9/1/2022	\$0	\$287,911	\$287,911
2023	3/1/2023	\$670,000	\$287,911	\$957,911
2024	9/1/2023	\$0	\$279,117	\$279,117
2024	3/1/2024	\$706,000	\$279,117	\$985,117
2025	9/1/2024	\$0	\$269,409	\$269,409
2025	3/1/2025	\$742,000	\$269,409	\$1,011,409
2026	9/1/2025	\$0	\$258,279	\$258,279
2026	3/1/2026	\$785,000	\$258,279	\$1,043,279
2027	9/1/2026	\$0	\$246,014	\$246,014
2027	3/1/2027	\$827,000	\$246,014	\$1,073,014
2028	9/1/2027	\$0	\$232,575	\$232,575
2028	3/1/2028	\$875,000	\$232,575	\$1,107,575
2029	9/1/2028	\$0	\$210,700	\$210,700
2029	3/1/2029	\$939,000	\$210,700	\$1,149,700
2030	9/1/2029	\$0	\$187,225	\$187,225
2030	3/1/2030	\$1,005,000	\$187,225	\$1,192,225
2031	9/1/2030	\$0	\$162,100	\$162,100
2031	3/1/2031	\$1,074,000	\$162,100	\$1,236,100
2032	9/1/2031	\$0	\$135,250	\$135,250
2032	3/1/2032	\$1,146,000	\$135,250	\$1,281,250
2033	9/1/2032	\$0	\$106,600	\$106,600
2033	3/1/2033	\$1,225,000	\$106,600	\$1,331,600
2034	9/1/2033	\$0	\$82,100	\$82,100
2034	3/1/2034	\$1,298,000	\$82,100	\$1,380,100
2035	9/1/2034	\$0	\$56,140	\$56,140
2035	3/1/2035	\$1,366,000	\$56,140	\$1,422,140
2036	9/1/2035	\$0	\$28,820	\$28,820
2036	3/1/2036	\$1,441,000	\$28,820	\$1,469,820
Subtotal		\$17,406,000	\$8,872,432	\$26,278,432
Outstanding Principal as of 09/02/2020				\$15,336,000

APPENDIX E

United City of Yorkville SSA No. 2005-109
Administration Report
(Levy Year 2020)



AERIAL APPENDIX OF SSA BOUNDARIES

United City of Yorkville
SSA 2005-109



© 2008 Tele Atlas

Google

41°42'13.57" N 88°25'57.74" W

elev 199 m

Oct 11, 2007

Eye alt 2.46 km

APPENDIX F

United City of Yorkville SSA No. 2005-109
Administration Report
(Levy Year 2020)



SPECIAL TAX ROLL AND REPORT

UNITED CITY OF YORKVILLE
SPECIAL SERVICE AREA NO. 2005-109
SPECIAL TAX ROLL AND REPORT

Prepared for

UNITED CITY OF YORKVILLE
800 Game Farm Road
Yorkville, IL 60560
(630) 553-7575

Prepared by

DAVID TAUSSIG & ASSOCIATES, INC.
1301 Dove Street, Suite 600
Newport Beach, CA 92660
(949) 955-1500

**UNITED CITY OF YORKVILLE
SPECIAL SERVICE AREA No. 2005-109
(BRISTOL BAY)**

**SPECIAL TAX ROLL AND REPORT
TABLE OF CONTENTS**

<u>Section</u>	<u>Page</u>
I. INTRODUCTION	1
II. DEFINITIONS	1
A. BOUNDARIES OF SSA No. 2005-109	5
B. ANTICIPATED LAND USES	5
IV. SPECIAL SERVICES	5
A. GENERAL DESCRIPTION	5
B. ESTIMATED COSTS	6
C. ALLOCATION	7
D. ALTERNATIVES, MODIFICATIONS, AND/OR SUBSTITUTIONS	22
V. BOND ASSUMPTIONS	22
VI. MAXIMUM PARCEL SPECIAL TAX	23
A. DETERMINATION	23
B. APPLICATION	25
D. TERM	25
E. SPECIAL TAX ROLL AMENDMENT	25
F. OPTIONAL PREPAYMENT	26
G. MANDATORY PREPAYMENT	26
VII. ABATEMENT AND COLLECTION	26
A. ABATEMENT	26
B. COLLECTION PROCESS	27
C. ADMINISTRATIVE REVIEW	28
VIII. AMENDMENTS	28

List of Exhibits

Exhibit A – Special Tax Roll

Exhibit B – Prepayment of the Maximum Parcel Special Tax

Exhibit C – Allocation of Soft and Earthwork Costs

I. INTRODUCTION

Pursuant to the provisions of the Act and in accordance with the "Establishing Ordinance" being Ordinance No. 2006-17 passed by the City Council of the United City of Yorkville, County of Kendall, State of Illinois, on March 14, 2006 in connection with the proceedings for Special Service Area Number 2005-109 (hereinafter referred to as "SSA No. 2005-109"), this Special Tax Roll and Report of SSA No. 2005-109 (the "Report") is herewith submitted and made part of the Establishing Ordinance.

II. DEFINITIONS

The terms used herein shall have the following meanings:

"Act" means the Special Service Area Tax Act, being 35 ILCS 200/27-5 et seq., as amended.

"Administrative Expenses" means the following actual or reasonably estimated costs permitted in accordance with the Act and directly related to the administration of SSA No. 2005-109 and the Bonds as determined by the City or its designee: the costs of computing the Special Taxes and of preparing the amended Special Tax Roll (whether by the City or designee thereof or both); the costs of collecting the Special Taxes (whether by the City, the County, or otherwise); the costs of remitting the Special Taxes to the fiscal agent and/or trustee for any Bonds; the costs of the fiscal agent and/or trustee (including its legal counsel) in the discharge of the duties required of it under the Bond Indenture; the costs of the City or designee in computing the amount of rebatable arbitrage, if any; the costs of the City or designee in applying for and maintaining ratings of the Bonds; the costs of the City or designee in complying with the disclosure requirements of applicable federal and state securities laws and of the Act, including, but not limited to, public inquiries regarding the Special Taxes; the costs associated with the release of funds from any escrow account or funds held pursuant to the Bond Indenture; and any termination payments owed by the City in connection with any guaranteed investment contract, forward purchase agreement, or other investment of funds held under the Bond Indenture. Administrative Expenses shall also include amounts advanced by the City for any administrative purpose of SSA No. 2005-109 including the costs of computing Special Tax Bond Prepayment amounts, recording of lien satisfaction or other notices related to a Special Tax Bond Prepayment or Mandatory Special Tax Prepayment, discharge or satisfaction of Special Taxes; the administrative costs associated with upgrading the software utilized by Kendall County relating to the Special Tax; and the costs of commencing and pursuing to completion any foreclosure action arising from and pursuing the collection of delinquent Special Taxes and the reasonable fees of legal counsel to the City incurred in connection with all of the foregoing.

"Bond Indenture" means the trust indenture and any supplemental indentures between the City and the trustee named therein authorizing the issuance of the Bonds.

"Bonds" means any bonds or other debt, including refunding bonds, whether in one or more series, issued by the City and secured by the Maximum Parcel Special Tax for SSA

No. 2005-109, the proceeds of which will be used to finance inter alia, all or a portion of the public improvements authorized pursuant to the Establishing Ordinance.

"Calendar Year" means the twelve-month period starting January 1 and ending December 31.

"City" means the United City of Yorkville, County of Kendall, State of Illinois.

"Clubhouse Property" means the property within the boundaries of SSA No. 2005-109 on which the clubhouse facility has been, may be, or is anticipated to be constructed as determined from Unit 5.

"Condominium Property" means all Parcels within the boundaries of SSA No. 2005-109 on which condominium Dwelling Units have been, may be, or are anticipated to be constructed as determined from the applicable Preliminary Plat, Final Plat, or other document approved by the City as determined by the Consultant.

"Consultant" means the designee of the City responsible for determining the Special Taxes and assisting the City and the County in providing for the collection of the Special Taxes, continuing disclosure, and any other administrative efforts related to SSA No. 2005-109.

"Council" means the City Council of the United City of Yorkville, having jurisdiction over SSA No. 2005-109.

"County" means the County of Kendall, State of Illinois.

"Dwelling Unit" or "DU" means a residential dwelling unit.

"Final Plat" means a final plat of subdivision approved by the City and recorded with the County which creates individual single-family home lots, townhome lots, and/or condominium lots.

"Fire Station Property" means the property adjacent to the boundaries of SSA No. 2005-109 on which a fire station has been, may be, or is anticipated to be constructed on Lot 1685 of Unit 1.

"First Series Bonds" means the first series of Bonds issued for SSA No. 2005-109.

"First Series Property" means the following: the Single-family Property comprising Unit 4, Unit 5, Unit 6, and Unit 7 (two hundred eight (208) Dwelling Units), the Townhome Property comprising Unit 2 and Unit 3 (two hundred eighty (280) Dwelling Units), and the Condominium Property comprising Unit 1 (two hundred eighty-eight (288) Dwelling Units).

"Mandatory Special Tax Prepayment" means the Special Tax Bond Prepayment required upon pursuant to Section VI.G herein and calculated pursuant to Exhibit B herein.

"Maximum Parcel Special Tax" means the maximum special tax, determined in accordance with Section VI that can be collected by the City in any Calendar Year on any Parcel.

"Maximum Parcel Special Taxes" means the amount determined by multiplying the actual or anticipated number of Single-family Property Dwelling Units, Townhome Property Dwelling Units, and Condominium Property Dwelling Units, in accordance with Section VI.B, by the applicable Maximum Parcel Special Tax.

"Parcel" means a lot, parcel, and/or other interest in real property within the boundaries of SSA No. 2005-109 to which a permanent index number ("PIN") is assigned as determined from a PIN Map or the County assessment roll.

"Partial Special Tax Bond Prepayment" means that amount required to partially prepay the Maximum Parcel Special Tax computed pursuant to Exhibit B herein.

"PIN Map" means an official map of the Kendall County Mapping Department or other authorized County official designating lots, parcels, and/or other interests in real property by permanent index number.

"Preliminary Plat" means the preliminary subdivision plat for SSA No. 2005-109 approved by the City.

"Residential Property" means all Parcels within the boundaries of SSA No. 2005-109 on which Dwelling Units have been, may be, or are anticipated to be constructed as determined from the Preliminary Plat or applicable Final Plat.

"School Property" means the property adjacent to the boundaries of SSA No. 2005-109 on which a proposed elementary school has been, may be, or is anticipated to be constructed as determined from Unit 6.

"Second Series Bonds" means the second series of Bonds issued for SSA No. 2005-109 (exclusive of any refunding Bonds).

"Second Series Property" means all Single-family Property, Townhome Property, and Condominium Property, exclusive of First Series Property. Such Single-family Property, Townhome Property, and Condominium Property consists, respectively, of lots 1041-1077, 1164-1177, 1179-1195 and 1253-1444 (two hundred sixty (260) Dwelling Units); lots 455-784 (three hundred thirty (330) Dwelling Units); and lots 1645-1665 (three hundred thirty-six (336) Dwelling Units) as shown on the Preliminary Plat dated January 15, 2005, and last revised on March 15, 2005. The lot numbers applicable to Second Series Property may be revised as determined by the Consultant in accordance with a revision to the Preliminary Plat, provided that any reduction in the Dwelling Units for Single-family Property, Townhome Property, or Condominium Property may result in a Mandatory Special Tax Prepayment.

"Single-family Property" means all Parcels within the boundaries of SSA No. 2005-109 on which single-family Dwelling Units have been, may be, or are anticipated to be

constructed as determined from the applicable Preliminary Plat, Final Plat, or other document approved by the City as determined by the Consultant.

"Special Tax" means the special tax to be extended in each Calendar Year on each Parcel.

"Special Tax Bond Prepayment" means that amount required to prepay the Maximum Parcel Special Tax computed pursuant to Exhibit B herein in order to fully release the lien of the Maximum Parcel Special Tax.

"Special Tax Requirement" means that amount determined by the City or its designee as required in any Calendar Year to pay: (1) the Administrative Expenses, (2) debt service on any Bonds, (3) reasonably anticipated delinquent Special Taxes, (4) any amount required to replenish any reserve fund established in connection with such Bonds, (5) the costs of credit enhancement and fees for instruments that serve as the basis of a reserve fund in lieu of cash related to any such Bonds, and less (6) available funds as directed under the Bond Indenture.

"Special Tax Roll" means the Special Tax Roll included herein as Exhibit A, as may be amended pursuant to Section VI.E.

"Townhome Property" means all Parcels within the boundaries of SSA No. 2005-109 on which townhome Dwelling Units have been, may be, or are anticipated to be constructed as determined from the applicable Preliminary Plat, Final Plat, or other document approved by the City as determined by the Consultant.

"Unit 1" means the Final Plat within SSA No. 2005-109 designated as Unit 1 recorded on December 21, 2005.

"Unit 2" means the Final Plat within SSA No. 2005-109 designated as Unit 2 recorded on December 21, 2005.

"Unit 3" means the Final Plat within SSA No. 2005-109 designated as Unit 3 recorded on December 21, 2005.

"Unit 4" means the Final Plat within SSA No. 2005-109 designated as Unit 4 recorded on December 21, 2005.

"Unit 5" means the Final Plat within SSA No. 2005-109 designated as Unit 5 recorded on December 21, 2005.

"Unit 6" means the Final Plat within SSA No. 2005-109 designated as Unit 6 recorded on December 21, 2005.

"Unit 7" means the Final Plat within SSA No. 2005-109 designated as Unit 7 recorded on December 21, 2005.

III. SPECIAL SERVICE AREA DESCRIPTION

A. BOUNDARIES OF SSA No. 2005-109

SSA No. 2005-109 consists of approximately two hundred forty-three (243) acres of land generally located in the northeast quadrant of the State Route 47 and Galena Road intersection, and approximately two hundred sixty-six (266) acres of land generally located in the southeast quadrant of State Route 47 and Galena Road intersection, the legal description for which is attached as Exhibit C of the Establishing Ordinance.

B. ANTICIPATED LAND USES

SSA No. 2005-109 is anticipated to consist of four hundred sixty-eight (468) single-family Dwelling Units (i.e., single-family homes), six hundred ten (610) townhome Dwelling Units, and six hundred twenty-four (624) condominium Dwelling Units.

IV. SPECIAL SERVICES

SSA No. 2005-109 has been established to finance certain special services conferring special benefit thereto and which are in addition to the municipal services provided to the City as a whole. A general description, estimated cost, and allocation of these special services are set forth below.

A. GENERAL DESCRIPTION

1. ELIGIBLE IMPROVEMENTS

The special services that are eligible to be financed by SSA No. 2005-109 consist of certain public improvements with appurtenances and appurtenant work in connection therewith necessary to serve SSA No. 2005-109 (hereinafter referred to as the "Eligible Improvements"). The Eligible Improvements are generally described as follows: the acquisition, construction and installation of public improvements including, but not limited to:

- City owned sanitary sewer facilities, water facilities, road facilities, storm sewer facilities, public parks and park improvements, including, but not limited to, engineering, surveying, soil testing and appurtenant work, mass grading and demolition, storm water management facilities, storm drainage systems and storm sewers, site clearing and tree removal, public water facilities, sanitary sewer facilities, erosion control measures, roads, streets, curbs, gutters, street lighting, traffic controls, sidewalks, paths and related street improvements, and equipment and materials necessary for the maintenance thereof, landscaping, wetland mitigation, public park improvements and tree installation, costs for land and

easement acquisitions or dedications relating to any of the foregoing improvements, required tap-on and related fees for water or sanitary sewer services and other eligible costs.

2. SSA No. 2005-109 FUNDED IMPROVEMENTS

- SSA No. 2005-109 is anticipated to fund certain on-site and off-site public facilities, subject to the alternatives, modifications, and/or substitutions as described in Section IV. D below.

B. ESTIMATED COSTS

The estimated costs for the Eligible Improvements and the amounts anticipated to be financed by SSA No. 2005-109 are presented in Table 1 on the following page. The costs anticipated to be financed by SSA No. 2005-109 do not include any costs allocated to the School Property, Clubhouse Property, or Fire Station Property. Therefore, these facilities will be exempt from the Special Tax.

TABLE 1					
ESTIMATED COSTS FOR ELIGIBLE IMPROVEMENTS					
PUBLIC IMPROVEMENT	TOTAL COSTS			COSTS ANTICIPATED TO BE FINANCED BY SSA No. 2005-109	
	GRAND TOTAL COSTS ¹	ALLOCABLE TO PHASE 1 ² PROPERTY	ALLOCABLE TO PHASE 2 ³ PROPERTY	FIRST SERIES BONDS	SECOND SERIES BONDS
Sanitary Sewer Facilities					
Hard Costs	\$3,661,667	\$1,684,171	\$1,977,496	\$1,477,064	\$1,767,483
Soft Costs	\$169,974	\$78,179	\$91,795	\$68,565	\$82,046
Water Facilities					
Hard Costs	\$3,796,287	\$1,814,589	\$1,981,698	\$1,480,202	\$1,771,239
Water Connection Fees	\$3,347,040	\$1,522,370	\$1,824,670	\$1,362,912	\$1,630,887
Soft Costs	\$176,199	\$84,221	\$91,977	\$68,701	\$82,209
Storm Sewer Facilities					
Hard Costs	\$7,267,700	\$3,540,533	\$3,727,167	\$2,771,129	\$3,321,358
Earthwork	\$1,200,936	\$585,048	\$615,888	\$457,910	\$548,831
Soft Costs	\$336,065	\$163,717	\$172,348	\$128,139	\$153,583
Roads					
Hard Costs	\$14,292,215	\$6,977,023	\$7,315,191	\$5,420,854	\$6,502,229
Earthwork	\$1,691,908	\$825,938	\$865,970	\$641,719	\$769,732
Soft Costs	\$663,505	\$323,903	\$339,602	\$251,659	\$301,861
Land	\$1,004,900	\$490,562	\$514,338	\$381,146	\$457,178
GRAND TOTAL ⁴	\$37,608,395	\$18,090,254	\$19,518,140	\$14,510,000	\$17,388,637
¹ Includes hard costs, 10% contingency (applied only to the hard costs), and estimated soft and earthwork costs as discussed in further detail in Exhibit C. Right-of-way acquisition for Rosenwinkel Street and Bristol Bay Drive. ² Phase 1 Property includes First Series Property, the School Property, the Clubhouse Property, and the Fire Station Property. ³ Phase 2 Property includes only Second Series Property. ⁴ Any differences in amounts shown are due to rounding.					

C. ALLOCATION

Special taxes levied pursuant to the Act must bear a rational relationship between the amount of the special tax levied against each Parcel within SSA No. 2005-109 and the special service benefit rendered. Therefore, the public improvements anticipated to be financed by SSA No. 2005-109 as shown in Table 1 have been allocated in accordance with the benefit rendered to the property therein, with benefit estimated to be a function of (i) the service or benefit area for said improvements and (ii) the relative capacity for said improvements reserved for or used by properties within the benefit area. A discussion of the relevant benefit area(s) and measures of public facilities usage is detailed below.

1. BENEFIT AREA

The eligible public improvements are designed with the intent to specifically service SSA No. 2005-109, the School Property, and the Fire Station Property, and therefore the benefit area includes only such property. Each land use type is allocated a share of each public facility type in accordance with the public facility usage factors described below.

Notwithstanding the preceding, no onsite sewer costs are allocated to the School Property because it is expected to connect to an existing sanitary sewer system. In addition, the water connection fees are not applicable to the Clubhouse Property, School Property, and Fire Station Property.

2. PUBLIC FACILITY USAGE

Once the benefit area has been established, the special services may be allocated among the various properties within such area in accordance with use. As is discussed in the following sections, commonly accepted measures for public facility usage indicate that the benefit conferred by the Eligible Improvements applies uniformly by land use type.

a. SANITARY SEWER AND WATER USAGE

The primary determinant of sanitary sewer and water usage is the applicable population equivalent, or P.E. Household population is the criteria commonly used to project sewer and water service demand. *Wastewater Engineering, Third Edition* indicates that residential wastewater flow rates are typically determined on the basis of population density and the average per capita contribution of wastewater. The Illinois Environmental Protection Agency's criteria for water storage and distribution systems assume an everyday use equal to 50 gallons per day per person. In addition, an emergency capacity is set at 50 gallons per day per person. This equates to 350 gallons per day for each single-family home given the applicable IEPA P.E. factor of 3.5 for single-family homes.

The IEPA does not publish P.E. factors for townhome Dwelling Units or condominium Dwelling Units. However, IEPA indicates that the published P.E. factors for apartments may be used to estimate P.E. for townhomes and condominiums. P.E. factors for apartments range from 1.5 to 3.0 depending upon bedroom count. As each townhome Dwelling Unit is anticipated to have two or three bedrooms, the P.E. factor of 3.0 for two to three-bedroom apartments is used. As condominium Dwelling Units are anticipated to have either one or two bedrooms, a P.E. factor of 2.25, which is the average of the P.E. factor of 1.5 for one-bedroom apartments and the P.E. factor of 3.0 for two to three-bedroom apartments, is used for the condominiums.

Sewer and water demand for public schools is a function of the estimated number of students and employees. The Yorkville Community School District #115 (herein known as the "School District") indicates the proposed elementary school to have a capacity of approximately 650 students and 30 employees. Applying the IEPA standards of 0.25 gallons per student and employee per day yields a total P.E. of 170.00 for the proposed elementary school.

Clubhouse Property and Fire Station Property sewer and water demands are a function of the nature and intensity of use. The developer's engineer estimates the Clubhouse Property P.E. at 35.00. The City's engineer estimates the Fire Station Property P.E. at 11.07 based on estimated usage for an existing fire station.

Table 2 on the following page shows these P.E. factors and their equivalency (i.e., the P.E. factor for each land use type expressed in terms of the P.E. factor for a single-family home).

TABLE 2 SANITARY SEWER AND WATER USAGE FACTORS P.E. AND EQUIVALENT UNITS								
	LAND USE	UNIT FACTOR			P.E. FACTOR	TOTAL P.E. ¹	EQUIVALENT UNIT ²	TOTAL EQUIVALENT UNITS ^{3,4}
		DWELLING UNITS	STUDENTS	EMPLOYEES				
(1)	Single-Family Property	468	NA	NA	3.50	1,638.00	1.00	468.00
(2)	Townhome Property	610	NA	NA	3.00	1,830.00	0.86	524.60
(3)	Condominium Property	624	NA	NA	2.25	1,404.00	0.64	399.36
(4)	School Property	NA	650	30	0.25	170.00	48.57	48.57
(5)	Clubhouse Property	NA	NA	NA	35.00	35.00	10.00	10.00
(6)	Fire Station Property	NA	NA	NA	11.07	11.07	3.16	3.16
Grand Total		1,702	NA	NA	NA	5,088.07	NA	1,453.69
¹ P.E. factor multiplied by applicable number of dwelling units, students, and employees. ² Equivalent units for land uses 1 – 3 computed by dividing P.E. factor for each such land use by P.E. factor for single-family land use. Equivalent units for land uses 4 – 6 computed by dividing total P.E. by P.E. factor for single-family land use. ³ Equivalent unit factor multiplied by applicable number of dwelling units, schools, clubhouses, or fire stations. ⁴ Calculations may vary slightly due to rounding.								

b. STORM SEWER USAGE

Storm sewer facilities are sized based upon estimated storm flows which vary with the size of the tributary drainage area, slope, soil type, antecedent runoff condition, and impervious ground cover. In its "Urban Hydrology for Small Watersheds: TR-55" (the "TR-55 Manual"), the United States Department of Agriculture indicates average "runoff curve numbers" for purposes of measuring storm flows or runoff. The runoff curve equation estimates storm runoff given a particular volume of rainfall.

The runoff curve numbers for fully developed urban areas indicated in the TR-55 Manual vary by land use type, impervious area, and hydrologic soil group. Assuming generally uniform antecedent runoff and hydrologic soil conditions within the SSA No. 2005-109, storm flows will tend to vary with land use and the associated impervious area.

Impervious ground coverage factors for residential development vary by development density or the number of dwelling units per gross acre, with gross acreage being exclusive of open space. Single-family Property have an average lot area of 14,952 square feet per lot, or a gross density of approximately three Dwelling Units to an acre, which according to the TR-55 Manual would categorize the Single-family Property in SSA No. 2005-109 as having a development density of 1/3 acre. The TR-55 Manual indicates an impervious ground coverage factor of thirty percent (30%) for this development density. Multiplying the thirty percent factor by the average Single-family Property lot area of 14,952 square feet results in an estimated impervious ground area of 4,486 square feet per single-family lot.

The gross density for the Townhome Property and Condominium Property is approximately eight Dwelling Units and eleven Dwelling Units to an acre, respectively. The TR-55 Manual indicates an impervious ground coverage factor of sixty-five percent (65%) for residential development with gross density of eight Dwelling Units to an acre or greater. Multiplying the 65% factor by the gross area for Townhome Property of 75.83 acres results in an estimated aggregate impervious area of 49.29 acres. Dividing this amount by 610 townhome Dwelling Units yields an impervious ground area of 3,520 square feet per townhome Dwelling Unit. Generally, the greater the density the more impervious area per acre. Interpolating for Condominium Property based on a gross density of eleven Dwelling Units to an acre, the impervious area is estimated at 85%. Multiplying the 85% factor by the gross area for Condominium Property of 42.18 acres results in an estimated aggregate impervious area of 35.85 acres. Dividing

this amount by 624 condominium Dwelling Units yields an impervious ground are of 2,503 square feet per condominium Dwelling Unit.

The TR-55 Manual does not contain impervious ground areas for elementary schools, clubhouses, or fire stations. The impervious ground coverage area for the Clubhouse Property, which is estimated at 77,571 square feet, has been provided by the developer's engineer and is based upon the preliminary plans for such facility. The impervious ground coverage factors for the School Property and Fire Station Property have been provided by the School District and Fire District, respectively, and are based on design plans for existing school and fire station facilities.

Table 3 on the following page shows the impervious ground area factors and their equivalency (i.e., the average impervious area for each land use type expressed in terms of the average impervious area for the typical single-family home).

TABLE 3 STORM SEWER USAGE FACTORS IMPERVIOUS AREA AND EQUIVALENT UNITS								
	LAND USE	UNIT FACTOR		COVERAGE FACTOR	IMPERVIOUS AREA ¹		EQUIVALENT UNIT ²	TOTAL EQUIVALENT UNITS ^{3,4}
		DWELLING UNITS	LOT SIZE PER DU/SITE		PER DU / SITE	TOTAL		
(1)	Single-Family Property	468	14,952	30%	4,485.53	2,099,228.04	1.00	468.00
(2)	Townhome Property	610	5,415	65%	3,519.86	2,147,116.39	0.78	475.80
(3)	Condominium Property	624	2,944	85%	2,502.54	1,561,585.98	0.56	349.44
(4)	School Property	NA	653,400	29%	189,486.00	189,486.00	42.24	42.24
(5)	Clubhouse Property	NA	143,748	54%	77,571.00	77,571.00	17.29	17.29
(6)	Fire Station Property	NA	103,237	100%	103,237.20	103,237.20	23.02	23.02
Grand Total		1,702	NA	NA	NA	6,178,224.61	NA	1,375.79
¹ Impervious area per dwelling unit for land uses 1 – 3 computed by multiplying coverage factor by 43,560 (square feet in an acre) and then dividing by density. Total impervious area for land uses 4 and 6 computed by multiplying coverage factor by total land square footage (43,560 multiplied by acres). Total impervious area for land use 5 has been provided by the developer's engineer. ² Equivalent units for land uses 1 – 3 computed by dividing impervious area for each such land use by impervious area for typical single-family home. Equivalent units for land uses 4 – 6 computed by dividing total impervious area by impervious area for the typical single-family home. ³ Equivalent unit factor multiplied by applicable number of dwelling units, schools, clubhouses, or fire stations. ⁴ Calculations may vary slightly due to rounding.								

c. ROAD USAGE

Road usage is typically computed on the basis of anticipated trip generation. The Institute of Traffic Engineers publication *Trip Generation Sixth Edition*, indicates average weekday trips of 9.57 per single-family detached home and 5.86 per townhome or condominium dwelling unit.

The average weekday trips associated with an elementary school are typically expressed per student and are estimated by *Trip Generation, Sixth Edition* at 1.02 per elementary school student. The developer's engineer estimates average weekday trips for the Clubhouse Property at 90. The Bristol Kendall Fire District (herein known as the "Fire District") estimates average weekday trips for Fire Station Property at 22.

Table 4 on the following page shows these trip factors and their equivalency (i.e., the average weekday trip factor for each land use type expressed in terms of the average weekday trip factor for the typical single-family home).

TABLE 4 ROAD USAGE FACTORS TRIPS AND EQUIVALENT UNITS								
	LAND USE	UNIT FACTOR			AVERAGE WEEKDAY TRIP FACTOR	TOTAL WEEKDAY TRIPS ¹	EQUIVALENT UNIT ²	TOTAL EQUIVALENT UNITS ^{3,4}
		DWELLING UNITS	STUDENTS	EMPLOYEES				
(1)	Single-Family Property	468	NA	NA	9.57	4,478.76	1.00	468.00
(2)	Townhome Property	610	NA	NA	5.86	3,574.60	0.61	372.10
(3)	Condominium Property	624	NA	NA	5.86	3,656.64	0.61	380.64
(4)	School Property	NA	650	NA	1.02	663.00	69.28	69.28
(5)	Clubhouse Property	NA	NA	NA	90.00	90.00	9.40	9.40
(6)	Fire Station Property	NA	NA	NA	22.00	22.00	2.30	2.30
Grand Total		1,702	NA	NA	NA	12,485.00	NA	1,301.72
¹ P.E. factor multiplied by applicable number of dwelling units, students, and employees. ² Equivalent units for land uses 1 – 3 computed by dividing average weekday trip factor for each such land use by average weekday trip factor for typical single-family home. Equivalent units for land uses 4 – 6 computed by dividing total weekday trips by the average trips for the typical single-family home. ³ Equivalent unit factor multiplied by applicable number of dwelling units, schools, clubhouses, or fire stations. ⁴ Calculations may vary slightly due to rounding.								

3. ALLOCATED COSTS

The Eligible Improvements must be allocated in accordance with the appropriate usage factors discussed above. For example, sanitary sewer and water facilities are allocated on a P.E. basis. Road facilities are allocated in proportion to estimated trip generation and storm sewer facilities are allocated on impervious area. As shown in Tables 5 – 8, the allocated cost per equivalent unit is computed by dividing the estimated improvement costs shown in Table 1 by the applicable equivalent units for Single-family Property, Townhome Property, School Property, Clubhouse Property, and Fire Station Property. The total allocated costs for each land use type is computed by multiplying the allocated cost per equivalent unit by the applicable equivalent units. A summary of the allocated costs is presented in Table 9.

The portion of the Eligible Improvements to be financed with bond proceeds is shown in Table 12. All Eligible Improvements that are not financed through SSA No. 2005-109 (which include all Eligible Improvements allocated to the School Property, the Clubhouse Property, and the Fire Station Property) will be funded by the developer and are categorized as "Developer's Equity." The SSA No. 2005-109 funded Eligible Improvements are anticipated to be financed through two series of bonds. The breakdown of the Eligible Improvements by bond issue are shown in aggregate in Table 10 and by residential land use in Table 11.

TABLE 5			
SANITARY SEWER COST ALLOCATION			
	(A)	(B)	(C)
	Land Use	Equivalent Units ¹	Allocated Cost ²
(1)	Single-Family Property	468.00	\$1,276,195.44 ³
(2)	Townhome Property	524.60	\$1,430,538.74 ⁴
(3)	Condominium Property	399.36	\$1,089,020.11 ⁵
(4)	School Property	0.00	\$0.00 ⁶
(5)	Clubhouse Property	10.00	\$27,269.13 ⁷
(6)	Fire Station Property	3.16	\$8,617.05 ⁸
(7)	Grand Total	1,405.12	\$3,831,640.48
¹ From Table 2, ² Includes soft costs. For a more detailed discussion on allocation of soft costs, refer to Exhibit C., ³ \$3,831,640.48/B7*B1, ⁴ \$3,831,640.48/B7*B2, ⁵ \$3,831,640.48/B7*B3, ⁶ \$3,831,640.48/B7*B4, ⁷ \$3,831,640.48/B7*B5, ⁸ \$3,831,640.48/B7*B6			

TABLE 6A			
WATER CONNECTION FEE ALLOCATION			
	(A)	(B)	(C)
	Land Use	Equivalent Units ¹	Allocated Cost
(1)	Single-Family Property	468.00	\$1,125,330.27 ²
(2)	Townhome Property	524.60	\$1,261,427.90 ³
(3)	Condominium Property	399.36	\$960,281.83 ⁴
(4)	School Property	0.00	\$0.00 ⁵
(5)	Clubhouse Property	0.00	\$0.00 ⁶
(6)	Fire Station Property	0.00	\$0.00 ⁷
(7)	Grand Total	1,391.96	\$3,347,040.00
¹ From Table 2, ² \$3,347,040.00/B7*B1, ³ \$3,347,040.00/B7*B2, ⁴ \$3,347,040.00/B7*B3, ⁵ \$3,347,040.00/B7*B4, ⁶ \$3,347,040.00/B7*B5, ⁷ \$3,347,040.00/B7*B6			

TABLE 6B			
WATER FACILITIES COSTS			
	(A)	(B)	(C)
	Land Use	Equivalent Units ¹	Allocated Cost ²
(1)	Single-Family Property	468.00	\$1,278,899.41 ³
(2)	Townhome Property	524.60	\$1,433,569.72 ⁴
(3)	Condominium Property	399.36	\$1,091,327.49 ⁵
(4)	School Property	48.57	\$132,726.80 ⁶
(5)	Clubhouse Property	10.00	\$27,326.91 ⁷
(6)	Fire Station Property	3.16	\$8,635.30 ⁸
(7)	Grand Total	1,453.69	\$3,972,485.63
¹ From Table 2, ² Includes soft costs. For a more detailed discussion on allocation of soft costs, refer to Exhibit C., ³ \$3,972,485.63/B7*B1, ⁴ \$3,972,485.63/B7*B2, ⁵ \$3,972,485.63/B7*B3, ⁶ \$3,972,485.63/B7*B4, ⁷ \$3,972,485.63/B7*B5, ⁸ \$3,972,485.63/B7*B6			

TABLE 7			
STORM SEWER COST ALLOCATION			
	(A)	(B)	(C)
	Land Use	Equivalent Units ¹	Allocated Cost ²
(1)	Single-Family Property	468.00	\$2,790,978.37 ³
(2)	Townhome Property	475.80	\$2,837,494.67 ⁴
(3)	Condominium Property	349.44	\$2,083,930.51 ⁵
(4)	School Property	42.24	\$251,903.69 ⁶
(5)	Clubhouse Property	17.29	\$103,111.15 ⁷
(6)	Fire Station Property	23.02	\$137,282.74 ⁸
(7)	Grand Total	1,375.79	\$8,204,701.12
¹ From Table 3, ² Includes soft and earthwork costs. For a more detailed discussion on allocation of soft and earthwork costs, refer to Exhibit C., ³ \$8,204,701.12/B7*B1, ⁴ \$8,204,701.12/B7*B2, ⁵ \$8,204,701.12/B7*B3, ⁶ \$8,204,701.12/B7*B4, ⁷ \$8,204,701.12/B7*B5, ⁸ \$8,204,701.12/B7*B6			

TABLE 8			
ROAD COST ALLOCATION			
	(A)	(B)	(C)
	Land Use	Equivalent Units ¹	Allocated Cost ²
(1)	Single-Family Property	468.00	\$6,346,513.02 ³
(2)	Townhome Property	372.10	\$5,046,020.29 ⁴
(3)	Condominium Property	380.64	\$5,161,830.59 ⁵
(4)	School Property	69.28	\$939,500.90 ⁶
(5)	Clubhouse Property	9.40	\$127,472.70 ⁷
(6)	Fire Station Property	2.30	\$31,190.13 ⁸
(7)	Grand Total	1,301.72	\$17,652,527.63
¹ From Table 4, ² Includes soft, earthwork, and land acquisition costs. For a more detailed discussion on allocation of soft and earthwork costs, refer to Exhibit C., ³ \$17,652,527.63 /B7*B1, ⁴ \$17,652,527.63/B7*B2, ⁵ \$17,652,527.63/B7*B3, ⁶ \$17,652,527.63/B7*B4, ⁷ \$17,652,527.63/B7*B5, ⁸ \$17,652,527.63/B7*B6			

TABLE 9						
ALLOCATED COSTS BY LAND USE						
PUBLIC IMPROVEMENT	SINGLE-FAMILY PROPERTY	TOWNHOME PROPERTY	CONDOMINIUM PROPERTY	SCHOOL PROPERTY	CLUBHOUSE PROPERTY	FIRE STATION PROPERTY
Sanitary Sewer						
Hard Costs	\$1,219,583	\$1,367,079	\$1,040,711	\$0	\$26,059	\$8,235
Soft Costs	\$56,613	\$63,460	\$48,310	\$0	\$1,210	\$382
Water						
Hard Costs	\$1,222,174	\$1,369,984	\$1,042,922	\$126,840	\$26,115	\$8,252
Connection Fees	\$1,125,330	\$1,261,428	\$960,282	\$0	\$0	\$0
Soft Costs	\$56,725	\$63,586	\$48,406	\$5,887	\$1,212	\$383
Storm Sewer						
Hard Costs	\$2,472,240	\$2,513,444	\$1,845,939	\$223,136	\$91,336	\$121,605
Earthwork	\$408,520	\$415,329	\$305,028	\$36,872	\$15,093	\$20,094
Soft Costs	\$114,319	\$116,224	\$85,358	\$10,318	\$4,223	\$5,623
Roads						
Hard Costs	\$5,138,399	\$4,085,466	\$4,179,231	\$760,659	\$103,207	\$25,253
Earthwork	\$608,282	\$483,636	\$494,736	\$90,047	\$12,218	\$2,989
Soft Costs	\$238,546	\$189,665	\$194,018	\$35,313	\$4,791	\$1,172
Land	\$361,286	\$287,253	\$293,846	\$53,483	\$7,257	\$1,776
GRAND TOTAL	\$13,022,017	\$12,216,554	\$10,538,786	\$1,342,553	\$292,720	\$195,765
NUMBER OF DUS	468	610	624	NA	NA	NA
TOTAL COST/DU	\$27,824.82	\$20,027.14	\$16,889.08	NA	NA	NA
*Amounts may vary due to rounding.						

TABLE 10					
FUNDING OF ELIGIBLE PUBLIC IMPROVEMENTS					
PUBLIC IMPROVEMENT	GRAND TOTAL	SSA No. 2005-109			DEVELOPER'S EQUITY
		TOTAL BOND PROCEEDS	FIRST SERIES BONDS	SECOND SERIES BONDS	
Sanitary Sewer					
Hard Costs	\$3,661,667	\$3,244,547	\$1,477,064	\$1,767,483	\$417,120
Soft Costs	\$169,974	\$150,611	\$68,565	\$82,046	\$19,363
Water					
Hard Costs	\$3,796,287	\$3,251,441	\$1,480,202	\$1,771,239	\$544,846
Connection Fees	\$3,347,040	\$2,993,800	\$1,362,912	\$1,630,887	\$353,240
Soft Costs	\$176,199	\$150,911	\$68,701	\$82,209	\$25,288
Storm Sewer					
Hard Costs	\$7,267,700	\$6,092,487	\$2,771,129	\$3,321,358	\$1,175,213
Earthwork	\$1,200,936	\$1,006,741	\$457,910	\$548,831	\$194,196
Soft Costs	\$336,065	\$281,722	\$128,139	\$153,583	\$54,343
Roads					
Hard Costs	\$14,292,215	\$11,923,083	\$5,420,854	\$6,502,229	\$2,369,131
Earthwork	\$1,691,908	\$1,411,451	\$641,719	\$769,732	\$280,457
Soft Costs	\$663,505	\$553,520	\$251,659	\$301,861	\$109,985
Land	\$1,004,900	\$838,324	\$381,146	\$457,178	\$166,576
GRAND TOTAL	\$37,608,395	\$31,898,637	\$14,510,000	\$17,388,637	\$5,709,758
*Amounts may vary due to rounding.					

TABLE 11**FUNDING OF ELIGIBLE PUBLIC IMPROVEMENTS BY BOND SERIES**

PUBLIC IMPROVEMENT	GRAND TOTAL	SSA No. 2005-109							
		FIRST SERIES BONDS				SECOND SERIES BONDS			
		TOTAL FIRST SERIES PROPERTY	FIRST SERIES SINGLE-FAMILY PROPERTY	FIRST SERIES TOWNHOME PROPERTY	FIRST SERIES CONDOMINIUM PROPERTY	TOTAL SECOND SERIES PROPERTY	SECOND SERIES SINGLE-FAMILY PROPERTY	SECOND SERIES TOWNHOME PROPERTY	SECOND SERIES CONDOMINIUM PROPERTY
Sanitary Sewer									
Hard Costs	\$3,244,547	\$1,477,064	\$447,597	\$583,149	\$446,317	\$1,767,483	\$559,497	\$687,282	\$520,704
Soft Cost	\$150,611	\$68,565	\$20,777	\$27,070	\$20,718	\$82,046	\$25,972	\$31,904	\$24,171
Water									
Hard Costs	\$3,251,441	\$1,480,202	\$448,549	\$584,388	\$447,266	\$1,771,239	\$560,686	\$688,743	\$521,810
Connection Fees	\$2,993,800	\$1,362,912	\$413,006	\$538,082	\$411,825	\$1,630,887	\$516,258	\$634,168	\$480,462
Soft Costs	\$150,911	\$68,701	\$20,819	\$27,123	\$20,759	\$82,209	\$26,023	\$31,967	\$24,219
Storm Sewer									
Hard Costs	\$6,092,487	\$2,771,129	\$907,334	\$1,072,148	\$791,647	\$3,321,358	\$1,134,167	\$1,263,604	\$923,588
Earthwork	\$1,006,741	\$457,910	\$149,931	\$177,165	\$130,814	\$548,831	\$187,413	\$208,802	\$152,616
Soft Costs	\$281,722	\$128,139	\$41,956	\$49,577	\$36,606	\$153,583	\$52,445	\$58,430	\$42,708
Roads									
Hard Costs	\$11,923,083	\$5,420,854	\$1,885,837	\$1,742,719	\$1,792,298	\$6,502,229	\$2,357,296	\$2,053,918	\$2,091,015
Earthwork	\$1,411,451	\$641,719	\$223,245	\$206,302	\$212,172	\$769,732	\$279,056	\$243,142	\$247,534
Soft Costs	\$553,520	\$251,659	\$87,549	\$80,904	\$83,206	\$301,861	\$109,436	\$95,352	\$97,074
Land	\$838,324	\$381,146	\$132,595	\$122,532	\$126,018	\$457,178	\$165,744	\$144,413	\$147,021
GRAND TOTAL	\$31,898,637	\$14,510,000	\$4,779,194	\$5,211,159	\$4,519,647	\$17,388,637	\$5,973,992	\$6,141,724	\$5,272,921
NUMBER OF DUS	NA	NA	208	280	288	NA	260	330	336
TOTAL COST/DU	NA	NA	\$22,976.89	\$18,611.28	\$15,693.22	NA	\$22,976.89	\$18,611.28	\$15,693.22

*Amounts may vary due to rounding.

D. ALTERNATIVES, MODIFICATIONS, AND/OR SUBSTITUTIONS

The description of the Eligible Improvements, as set forth herein, is general in nature. The final description, specifications, location, and costs of improvements and facilities will be determined upon the preparation of final plans and specifications and completion of the improvements. The final plans may show substitutes, in lieu or modifications to the Eligible Improvements in order to accomplish the works of improvements, and any substitution, increase, or decrease to the amount of public improvements financed shall not be a change or modification in the proceedings as long as (i) the allocation of the Eligible Improvement costs actually funded by SSA No. 2005-109, using the preceding methodology, is uniform within Single-family Property, Townhome Property, and Condominium Property and (ii) such allocation results in the same ratio of funded Eligible Improvements between these three land use types, as established in Section VI.A below.

V. BOND ASSUMPTIONS

It is anticipated that certain of the Eligible Improvements will be financed through the issuance of two series of bonds. Total authorized bonded indebtedness is \$45,000,000. Bonds in the approximate amount of \$19,000,000 and \$21,000,000 are anticipated to be issued in March 2006 and March 2008, respectively. The First Series Bonds will include a reserve fund equal to the maximum annual debt service on the bonds and approximately twenty-four (24) months of capitalized interest. Issuance costs are approximately three and one tenths percent (3.10%) of the principal amount. The term of the bonds is 30 years, with principal amortized over a period of approximately 28 years. The Second Series Bonds will include a reserve fund not more than ten percent (10.0%) of the original principal amount of the bonds and approximately twelve (12) months of capitalized interest. Issuance costs are estimated to be two and eight tenths percent (2.80%) of the principal amount. The term of the bonds is 28 years, with principal amortized over a period of approximately 27 years. Annual debt service payments will increase approximately one and one-half percent (1.50%) annually.

The final sizing of the bonds may be modified as appropriate to meet the objectives of the financing and prevailing bond market conditions. These modifications may include, but are not limited to, changes in the following:

- Bond timing, phasing, and/or escrows;
- Capitalized interest period;
- Principal amortization (i.e., bond term and annual debt service payment);
- Reserve fund size and form; and
- Coupon rates.

Therefore, the actual bonded indebtedness, and consequently the amount of public improvements financed by SSA No. 2005-109, may increase or decrease depending upon these variables.

VI. MAXIMUM PARCEL SPECIAL TAX

As mentioned previously, no Eligible Improvements for the Clubhouse Property, School Property, and Fire Station Property will be financed by SSA No. 2005-109. Therefore, these properties will not be subject to the Maximum Parcel Special Tax. The discussion that follows applies only to the remaining Residential Property.

A. DETERMINATION

When multiple land uses are anticipated, the Maximum Parcel Special Tax is a function of the (i) relative amounts of the allocated Eligible Improvement costs for such land uses and (ii) the required Maximum Parcel Special Taxes. In order to measure the relative difference in public improvement costs for each land use type, Equivalent Dwelling Units ("EDU") factors have been calculated. A Single-family Property Dwelling Unit is deemed the typical residential unit and is assigned an EDU factor of 1.00. The EDU factor for the Townhome Property Dwelling Units and Condominium Property Dwelling Units is equal to the ratio of the funded Eligible Improvements for the each respective category to the funded Eligible Improvements for Single-family Property Dwelling Units. The funded Eligible Improvements per Dwelling Unit is calculated by dividing the aggregate amounts to be funded for Single-family Property, Townhome Property, and Condominium Property shown in Table 11 by the respective number of Dwelling Units. EDUs are shown in Table 12 below.

TABLE 12				
EDU FACTORS				
	COST/UNIT	EDU FACTOR	NO. OF DWELLING UNITS	EDUs
First Series Property				
Single-Family Property Dwelling Unit	\$22,976.89	1.000	208 units	208.00
Townhome Property Dwelling Unit	\$18,611.28	0.810	280 units	226.80
Condominium Property Dwelling Unit	\$15,693.22	0.683	288 units	196.70
Second Series Property				
Single-Family Property Dwelling Unit	\$22,976.89	1.000	260 units	260.00
Townhome Property Dwelling Unit	\$18,611.28	0.810	330 units	267.30
Condominium Property Dwelling Unit	\$15,693.22	0.683	336 units	229.49
Total			1,702 units	1,388.29

The Maximum Parcel Special Tax is derived from the Maximum Parcel Special Taxes which are equal to the sum of the estimated (i) maximum annual interest and principal payments on the Bonds, net of projected earnings on the reserve fund, (ii) contingency for delinquent Special Taxes, and (iii) estimated Administrative Expenses. The derivation of the Maximum Parcel Special Tax is shown in Table 13 on the following page.

TABLE 13
MAXIMUM PARCEL SPECIAL TAX
(LEVIED CALENDAR YEAR 2007 / COLLECTED CALENDAR YEAR 2008)

		PER DWELLING UNIT					
		FIRST SERIES SINGLE- FAMILY PROPERTY	FIRST SERIES TOWNHOME PROPERTY	FIRST SERIES CONDOMINIUM PROPERTY	SECOND SERIES SINGLE- FAMILY PROPERTY	SECOND SERIES TOWNHOME PROPERTY	SECOND SERIES CONDOMINIUM PROPERTY
Maximum Parcel Special Taxes	\$2,998,780	\$449,280	\$490,000	\$424,800	\$561,600	\$577,500	\$495,600
Number of EDUs	1,388.29	208.00	226.80	196.70	260.00	267.30	229.49
Maximum Parcel Special Tax / EDU* (Maximum Parcel Special Taxes / Number of EDUs)	\$2,160	NA	NA	NA	NA	NA	NA
EDU Factor	NA	1.000	0.810	0.683	1.000	0.810	0.683
Maximum Parcel Special Tax / DU* (Maximum Parcel Special Tax / EDU x EDU Factor)	NA	\$2,160	\$1,750	\$1,475	\$2,160	\$1,750	\$1,475
*Amounts have been rounded to the nearest dollar.							

The Maximum Parcel Special Tax per EDU is simply computed by dividing the Maximum Parcel Special Taxes by the number of EDUs. Multiplying this amount by the applicable EDU factor yields the Maximum Parcel Special Tax for Single-family Property, Townhome Property, and Condominium Property for First Series Property and Second Series Property. Therefore, the Maximum Parcel Special Taxes are weighted in proportion to the allocation of funded Eligible Improvements as shown in Section IV.C, and consequently the amount of the Maximum Parcel Special Tax bears a rational relationship to the benefit that the special services render to each Parcel within SSA No. 2005-109 as required pursuant to the Act.

B. APPLICATION

Prior to the recordation of a Final Plat, the Maximum Parcel Special Tax for a Parcel of Residential Property shall be calculated by multiplying the number of expected Dwelling Units of Single-family Property, Townhome Property, or Condominium Property for such Parcel, as determined from the Preliminary Plat, by the applicable Maximum Parcel Special Tax determined pursuant to Table 13 as increased in accordance with Section VI.C below.

Subsequent to the recordation of the Final Plat, the Maximum Parcel Special Tax for a Parcel of Residential Property shall be calculated by multiplying the number of Dwelling Units of Single-Family Property, Townhome Property, and Condominium Property which may be constructed on such Parcel, as determined from the applicable Final Plat, by the applicable Maximum Parcel Special Tax determined pursuant to Table 13, as increased in accordance with Section VI.C below.

C. ESCALATION

The Maximum Parcel Special Tax that has been levied escalates one and one-half percent (1.50%) annually through and including Calendar Year 2034, rounded each year to the nearest dollar. Note, that while the annual increase in the Maximum Parcel Special Tax is limited to one and one-half percent (1.50%), which is consistent with the anticipated graduated payment schedule for interest and principal on the Bonds, the percentage annual change in the Special Tax may be greater depending upon actual Special Tax receipts, capitalized interest, investment earnings, and Administrative Expenses.

D. TERM

The Maximum Parcel Special Tax shall not be levied after Calendar Year 2034 (to be collected in Calendar Year 2035).

E. SPECIAL TAX ROLL AMENDMENT

Each Calendar Year, in conjunction with the abatement ordinance adopted by the City, the City shall amend the Special Tax Roll to reflect the Maximum Parcel

Special Tax applicable to any new Parcels established by the County. The amended Special Tax Roll shall be recorded with the County.

F. OPTIONAL PREPAYMENT

The Maximum Parcel Special Tax for any Parcel may be prepaid and the obligation of the Parcel to pay the Maximum Parcel Special Tax permanently satisfied pursuant to Section A of Exhibit B attached hereto, provided that a prepayment may be made only if there are no delinquent Special Taxes with respect to such Parcel at the time of prepayment. The Maximum Parcel Special Tax may also be prepaid in part, provided that proceeds for any such prepayment are sufficient to permit the redemption of Bonds in such amounts and maturities deemed necessary by the Consultant and in accordance with the Bond Indenture.

An owner of a Parcel intending to prepay the Maximum Parcel Special Tax, either partially or in full, shall provide the City with written notice of intent to prepay. Within 30 days of receipt of such written notice, the City or its designee shall notify such owner of the amount of the Special Tax Bond Prepayment or the Partial Special Tax Bond Prepayment, as applicable, for such Parcel and the date through which such amount shall be valid.

G. MANDATORY PREPAYMENT

If at any time the Consultant determines that there has been or will be a reduction in the Maximum Parcel Special Taxes as a result of an amendment to the Preliminary Plat or Final Plat, or other event which reduces the Maximum Parcel Special Taxes such that the annual debt service coverage ratio is less than one hundred ten percent (110%), then a Mandatory Special Tax Prepayment shall be calculated pursuant to Section B of Exhibit B attached hereto. Each year's annual debt service coverage ratio shall be determined by dividing (i) such year's reduced Maximum Parcel Special Taxes by (ii) the sum of the corresponding annual interest and principal payment on the Bonds, plus estimated Administrative Expenses and less estimated earnings on the Reserve Fund (as such term is defined in the Bond Indenture). As required under the Bond Indenture, the City may adopt a supplemental ordinance to provide for the levy of the Mandatory Special Tax Prepayment.

Please refer to Section VII.B below for details on the collection procedure of the Mandatory Special Tax Prepayment.

VII. ABATEMENT AND COLLECTION

A. ABATEMENT

On or before the last Tuesday of December of each Calendar Year, commencing with Calendar Year 2007 and for each following Calendar Year, the Council or its designee shall determine the Special Tax Requirement and the Maximum Parcel

Special Tax authorized by the ordinance providing for the issuance of the Bonds shall be abated as follows:

1. Prior to the Issuance of the Second Series Bonds

The Maximum Parcel Special Tax applicable to the First Series Property shall be abated each year to the extent such amounts exceed the Special Tax Requirement. The Maximum Parcel Special Tax applicable to each Parcel of First Series Property shall be abated in equal percentages until the Special Tax remaining equals the Special Tax Requirement. The Maximum Parcel Special Tax applicable to Second Series Property shall be abated in full.

2. Subsequent to the Issuance of the Second Series Bonds

The Maximum Parcel Special Tax applicable to all Residential Property shall be abated each year to the extent such amounts exceed the Special Tax Requirement. The Maximum Parcel Special Tax applicable to each Parcel of Residential Property shall be abated in equal percentages until the Special Tax remaining equals the Special Tax Requirement. Notwithstanding, if the Consultant determines there are sufficient monies available pursuant to the Bond Indenture to pay the debt service on that portion of the Second Series Bonds applicable to the Second Series Property through the third interest payment date on the Second Series Bonds next following the calculation of the Special Tax Requirement, the Maximum Parcel Special Tax applicable to Second Series Property shall be abated in full and the Maximum Parcel Special Tax for the First Series Property shall be abated pursuant to Section VII.A.1 above.

B. COLLECTION PROCESS

With the exception of the Mandatory Special Tax Prepayment, the Special Tax will be billed and collected by the County in the same manner and at the same time as general ad valorem property taxes. The lien and foreclosure remedies provided for in Article 9 of the Illinois Municipal Code shall apply upon the nonpayment of the Special Tax. The Council may provide for other means of collecting the Special Tax, if necessary to meet the financial obligations of SSA No. 2005-109.

The Mandatory Special Tax Prepayment shall be due prior to any development approval, subdivision of land, conveyance, or other action that results in a reduction in the Maximum Parcel Special Taxes such that the annual debt service coverage ratio is less than one hundred ten percent (110%). The Mandatory Special Tax Prepayment shall be levied against the property on which the reduction has or will occur. The Mandatory Special Tax Prepayment shall have the same sale and lien priorities as are provided for regular property taxes. A Mandatory Special Tax Prepayment shall not reduce the Maximum Parcel Special Tax for any Parcel.

C. ADMINISTRATIVE REVIEW

Any owner of a Parcel claiming that a calculation error has been made in the amount of the Special Tax applicable to such Parcel for any Calendar Year may send a written notice describing the error to the Consultant not later than thirty (30) days after having paid the Special Tax which is alleged to be in error. The Consultant shall promptly review the notice, and if necessary, meet with the property owner, consider written and oral evidence regarding the alleged error, and decide whether, in fact, such an error occurred. If the Consultant determines that an error did in fact occur and the Special Tax should be modified or changed in favor of the property owner, an adjustment shall be made in the amount of the Special Tax applicable to such Parcel in the next Calendar Year. Cash refunds shall only be made in the final Calendar Year for the Special Tax. The decision of the Consultant regarding any error in respect to the Special Tax shall be final.

VIII. AMENDMENTS

This Report may be amended by ordinance of the City and, to the maximum extent permitted by the Act, such amendments may be made without further notice under the Act and without notice to owners of property within SSA No. 2005-109 in order to (i) clarify or correct minor inconsistencies in the matters set forth herein, (ii) provide for lawful procedures for the collection and enforcement of the Special Tax so as to assure the efficient collection of the Special Tax for the benefit of the owners of the Bonds, (iii) otherwise improve the ability of the City to fulfill its obligations to levy, extend, and collect the Maximum Parcel Special Tax and to make it available for the payment of the Bonds and Administrative Expenses, (iv) modify the definitions of First Series Property, Second Series Property, and Preliminary Plat in the event the Preliminary Plat is amended, and (v) make any change deemed necessary or advisable by the City, provided such change is not detrimental to the owners of property subject to the Maximum Parcel Special Tax. No such amendment shall be approved by the Council if it violates any other agreement binding upon the City and unless and until it has (i) found and determined that the amendment is necessary and appropriate and does not materially adversely affect the rights of the owners of the Bonds or the City has obtained the consent of one hundred percent (100.00%) of the owners of the Bonds and (ii) received an opinion of a nationally recognized bond counsel to the effect that the amendment does not violate the Act, and is authorized pursuant to the terms of the Bond Indenture and this Report.

K:\CLIENTS2\Yorkville\District Formation\SSA 2005-109 (Centex)\SSA Report\Bristol Bay SSA Report 5(revised).doc

EXHIBIT A

SPECIAL TAX ROLL

**UNITED CITY OF YORKVILLE
SPECIAL SERVICE AREA NO. 2005-109
SPECIAL TAX ROLL
MAXIMUM PARCEL SPECIAL TAX SCHEDULE**

**Maximum Parcel Special
Tax Per Dwelling Unit**

Levied Calendar Year	Single-family Property	Townhome Property	Condominium Property
2007	\$2,160.00	\$1,750.00	\$1,475.00
2008	\$2,192.00	\$1,776.00	\$1,497.00
2009	\$2,225.00	\$1,803.00	\$1,519.00
2010	\$2,258.00	\$1,830.00	\$1,542.00
2011	\$2,292.00	\$1,857.00	\$1,565.00
2012	\$2,326.00	\$1,885.00	\$1,588.00
2013	\$2,361.00	\$1,913.00	\$1,612.00
2014	\$2,396.00	\$1,942.00	\$1,636.00
2015	\$2,432.00	\$1,971.00	\$1,661.00
2016	\$2,468.00	\$2,001.00	\$1,686.00
2017	\$2,505.00	\$2,031.00	\$1,711.00
2018	\$2,543.00	\$2,061.00	\$1,737.00
2019	\$2,581.00	\$2,092.00	\$1,763.00
2020	\$2,620.00	\$2,123.00	\$1,789.00
2021	\$2,659.00	\$2,155.00	\$1,816.00
2022	\$2,699.00	\$2,187.00	\$1,843.00
2023	\$2,739.00	\$2,220.00	\$1,871.00
2024	\$2,780.00	\$2,253.00	\$1,899.00
2025	\$2,822.00	\$2,287.00	\$1,927.00
2026	\$2,864.00	\$2,321.00	\$1,956.00
2027	\$2,907.00	\$2,356.00	\$1,985.00
2028	\$2,951.00	\$2,391.00	\$2,015.00
2029	\$2,995.00	\$2,427.00	\$2,045.00
2030	\$3,040.00	\$2,463.00	\$2,076.00
2031	\$3,086.00	\$2,500.00	\$2,107.00
2032	\$3,132.00	\$2,538.00	\$2,139.00
2033	\$3,179.00	\$2,576.00	\$2,171.00
2034	\$3,227.00	\$2,615.00	\$2,204.00

UNITED CITY OF YORKVILLE
SPECIAL SERVICE AREA NO. 2005-109
SPECIAL TAX ROLL
PARCEL IDENTIFICATION NUMBERS

Parcel Identification Number	Number of Dwelling Units	Dwelling Unit Type	Parcel Identification Number	Number of Dwelling Units	Dwelling Unit Type
02-04-300-012	336	Condominium Property	02-04-325-066	1	Townhome Property
02-04-325-002	1	Townhome Property	02-04-325-067	1	Townhome Property
02-04-325-003	1	Townhome Property	02-04-326-002	1	Townhome Property
02-04-325-004	1	Townhome Property	02-04-326-003	1	Townhome Property
02-04-325-005	1	Townhome Property	02-04-326-004	1	Townhome Property
02-04-325-007	1	Townhome Property	02-04-326-005	1	Townhome Property
02-04-325-008	1	Townhome Property	02-04-326-006	1	Townhome Property
02-04-325-009	1	Townhome Property	02-04-326-007	1	Townhome Property
02-04-325-010	1	Townhome Property	02-04-326-009	1	Townhome Property
02-04-325-012	1	Townhome Property	02-04-326-010	1	Townhome Property
02-04-325-013	1	Townhome Property	02-04-326-011	1	Townhome Property
02-04-325-014	1	Townhome Property	02-04-326-012	1	Townhome Property
02-04-325-015	1	Townhome Property	02-04-326-013	1	Townhome Property
02-04-325-017	1	Townhome Property	02-04-326-014	1	Townhome Property
02-04-325-018	1	Townhome Property	02-04-326-016	1	Townhome Property
02-04-325-019	1	Townhome Property	02-04-326-017	1	Townhome Property
02-04-325-020	1	Townhome Property	02-04-326-018	1	Townhome Property
02-04-325-022	1	Townhome Property	02-04-326-019	1	Townhome Property
02-04-325-023	1	Townhome Property	02-04-326-021	1	Townhome Property
02-04-325-024	1	Townhome Property	02-04-326-022	1	Townhome Property
02-04-325-025	1	Townhome Property	02-04-326-023	1	Townhome Property
02-04-325-027	1	Townhome Property	02-04-326-024	1	Townhome Property
02-04-325-028	1	Townhome Property	02-04-326-026	1	Townhome Property
02-04-325-029	1	Townhome Property	02-04-326-027	1	Townhome Property
02-04-325-030	1	Townhome Property	02-04-326-028	1	Townhome Property
02-04-325-032	1	Townhome Property	02-04-326-029	1	Townhome Property
02-04-325-033	1	Townhome Property	02-04-326-030	1	Townhome Property
02-04-325-034	1	Townhome Property	02-04-326-031	1	Townhome Property
02-04-325-035	1	Townhome Property	02-04-326-033	1	Townhome Property
02-04-325-037	1	Townhome Property	02-04-326-034	1	Townhome Property
02-04-325-038	1	Townhome Property	02-04-326-035	1	Townhome Property
02-04-325-039	1	Townhome Property	02-04-326-036	1	Townhome Property
02-04-325-040	1	Townhome Property	02-04-326-038	1	Townhome Property
02-04-325-042	1	Townhome Property	02-04-326-039	1	Townhome Property
02-04-325-043	1	Townhome Property	02-04-326-040	1	Townhome Property
02-04-325-044	1	Townhome Property	02-04-326-041	1	Townhome Property
02-04-325-045	1	Townhome Property	02-04-326-043	1	Townhome Property
02-04-325-047	1	Townhome Property	02-04-326-044	1	Townhome Property
02-04-325-048	1	Townhome Property	02-04-326-045	1	Townhome Property
02-04-325-049	1	Townhome Property	02-04-326-046	1	Townhome Property
02-04-325-050	1	Townhome Property	02-04-327-002	1	Townhome Property
02-04-325-051	1	Townhome Property	02-04-327-003	1	Townhome Property
02-04-325-052	1	Townhome Property	02-04-327-004	1	Townhome Property
02-04-325-054	1	Townhome Property	02-04-327-005	1	Townhome Property
02-04-325-055	1	Townhome Property	02-04-327-006	1	Townhome Property
02-04-325-056	1	Townhome Property	02-04-327-007	1	Townhome Property
02-04-325-057	1	Townhome Property	02-04-327-009	1	Townhome Property
02-04-325-059	1	Townhome Property	02-04-327-010	1	Townhome Property
02-04-325-060	1	Townhome Property	02-04-327-011	1	Townhome Property
02-04-325-061	1	Townhome Property	02-04-327-012	1	Townhome Property
02-04-325-062	1	Townhome Property	02-04-327-013	1	Townhome Property
02-04-325-064	1	Townhome Property	02-04-327-014	1	Townhome Property
02-04-325-065	1	Townhome Property	02-04-327-016	1	Townhome Property

UNITED CITY OF YORKVILLE
SPECIAL SERVICE AREA NO. 2005-109
SPECIAL TAX ROLL
PARCEL IDENTIFICATION NUMBERS

Parcel Identification Number	Number of Dwelling Units	Dwelling Unit Type	Parcel Identification Number	Number of Dwelling Units	Dwelling Unit Type
02-04-327-017	1	Townhome Property	02-04-329-002	1	Townhome Property
02-04-327-018	1	Townhome Property	02-04-329-003	1	Townhome Property
02-04-327-019	1	Townhome Property	02-04-329-004	1	Townhome Property
02-04-327-020	1	Townhome Property	02-04-329-005	1	Townhome Property
02-04-327-021	1	Townhome Property	02-04-329-006	1	Townhome Property
02-04-327-023	1	Townhome Property	02-04-329-007	1	Townhome Property
02-04-327-024	1	Townhome Property	02-04-329-009	1	Townhome Property
02-04-327-025	1	Townhome Property	02-04-329-010	1	Townhome Property
02-04-327-026	1	Townhome Property	02-04-329-011	1	Townhome Property
02-04-327-028	1	Townhome Property	02-04-329-012	1	Townhome Property
02-04-327-029	1	Townhome Property	02-04-329-013	1	Townhome Property
02-04-327-030	1	Townhome Property	02-04-329-014	1	Townhome Property
02-04-327-031	1	Townhome Property	02-04-329-016	1	Townhome Property
02-04-327-033	1	Townhome Property	02-04-329-017	1	Townhome Property
02-04-327-034	1	Townhome Property	02-04-329-018	1	Townhome Property
02-04-327-035	1	Townhome Property	02-04-329-019	1	Townhome Property
02-04-327-036	1	Townhome Property	02-04-329-021	1	Townhome Property
02-04-328-002	1	Townhome Property	02-04-329-022	1	Townhome Property
02-04-328-003	1	Townhome Property	02-04-329-023	1	Townhome Property
02-04-328-004	1	Townhome Property	02-04-329-024	1	Townhome Property
02-04-328-005	1	Townhome Property	02-04-329-025	1	Townhome Property
02-04-328-007	1	Townhome Property	02-04-329-026	1	Townhome Property
02-04-328-008	1	Townhome Property	02-04-329-028	1	Townhome Property
02-04-328-009	1	Townhome Property	02-04-329-029	1	Townhome Property
02-04-328-010	1	Townhome Property	02-04-329-030	1	Townhome Property
02-04-328-012	1	Townhome Property	02-04-329-031	1	Townhome Property
02-04-328-013	1	Townhome Property	02-04-329-033	1	Townhome Property
02-04-328-014	1	Townhome Property	02-04-329-034	1	Townhome Property
02-04-328-015	1	Townhome Property	02-04-329-035	1	Townhome Property
02-04-328-017	1	Townhome Property	02-04-329-036	1	Townhome Property
02-04-328-018	1	Townhome Property	02-04-329-038	1	Townhome Property
02-04-328-019	1	Townhome Property	02-04-329-039	1	Townhome Property
02-04-328-020	1	Townhome Property	02-04-329-040	1	Townhome Property
02-04-328-022	1	Townhome Property	02-04-329-041	1	Townhome Property
02-04-328-023	1	Townhome Property	02-04-329-043	1	Townhome Property
02-04-328-024	1	Townhome Property	02-04-329-044	1	Townhome Property
02-04-328-025	1	Townhome Property	02-04-329-045	1	Townhome Property
02-04-328-027	1	Single-family Property	02-04-329-046	1	Townhome Property
02-04-328-028	1	Single-family Property	02-04-329-048	1	Townhome Property
02-04-328-029	1	Single-family Property	02-04-329-049	1	Townhome Property
02-04-328-030	1	Single-family Property	02-04-329-050	1	Townhome Property
02-04-328-031	1	Single-family Property	02-04-329-051	1	Townhome Property
02-04-328-032	1	Single-family Property	02-04-330-002	1	Townhome Property
02-04-328-033	1	Single-family Property	02-04-330-003	1	Townhome Property
02-04-328-034	1	Single-family Property	02-04-330-004	1	Townhome Property
02-04-328-035	1	Single-family Property	02-04-330-005	1	Townhome Property
02-04-328-036	1	Single-family Property	02-04-330-006	1	Townhome Property
02-04-328-037	1	Single-family Property	02-04-330-007	1	Townhome Property
02-04-328-038	1	Single-family Property	02-04-330-009	1	Townhome Property
02-04-328-039	1	Single-family Property	02-04-330-010	1	Townhome Property
02-04-328-040	1	Single-family Property	02-04-330-011	1	Townhome Property
02-04-328-041	1	Single-family Property	02-04-330-012	1	Townhome Property
02-04-328-042	1	Single-family Property	02-04-330-014	1	Townhome Property

UNITED CITY OF YORKVILLE
SPECIAL SERVICE AREA NO. 2005-109
SPECIAL TAX ROLL
PARCEL IDENTIFICATION NUMBERS

Parcel Identification Number	Number of Dwelling Units	Dwelling Unit Type	Parcel Identification Number	Number of Dwelling Units	Dwelling Unit Type
02-04-330-015	1	Townhome Property	02-04-401-002	1	Townhome Property
02-04-330-016	1	Townhome Property	02-04-401-003	1	Townhome Property
02-04-330-017	1	Townhome Property	02-04-401-004	1	Townhome Property
02-04-330-018	1	Townhome Property	02-04-401-005	1	Townhome Property
02-04-330-019	1	Townhome Property	02-04-401-007	1	Townhome Property
02-04-330-021	1	Townhome Property	02-04-401-008	1	Townhome Property
02-04-330-022	1	Townhome Property	02-04-401-009	1	Townhome Property
02-04-330-023	1	Townhome Property	02-04-401-010	1	Townhome Property
02-04-330-024	1	Townhome Property	02-04-401-012	1	Townhome Property
02-04-331-002	1	Townhome Property	02-04-401-013	1	Townhome Property
02-04-331-003	1	Townhome Property	02-04-401-014	1	Townhome Property
02-04-331-004	1	Townhome Property	02-04-401-015	1	Townhome Property
02-04-331-005	1	Townhome Property	02-04-401-017	1	Townhome Property
02-04-331-007	1	Townhome Property	02-04-401-018	1	Townhome Property
02-04-331-008	1	Townhome Property	02-04-401-019	1	Townhome Property
02-04-331-009	1	Townhome Property	02-04-401-020	1	Townhome Property
02-04-331-010	1	Townhome Property	02-04-402-002	1	Townhome Property
02-04-331-011	1	Townhome Property	02-04-402-003	1	Townhome Property
02-04-331-012	1	Townhome Property	02-04-402-004	1	Townhome Property
02-04-331-014	1	Townhome Property	02-04-402-005	1	Townhome Property
02-04-331-015	1	Townhome Property	02-04-402-007	1	Townhome Property
02-04-331-016	1	Townhome Property	02-04-402-008	1	Townhome Property
02-04-331-017	1	Townhome Property	02-04-402-009	1	Townhome Property
02-04-332-001	1	Single-family Property	02-04-402-010	1	Townhome Property
02-04-332-002	1	Single-family Property	02-04-402-012	1	Townhome Property
02-04-332-003	1	Single-family Property	02-04-402-013	1	Townhome Property
02-04-333-001	1	Single-family Property	02-04-402-014	1	Townhome Property
02-04-333-002	1	Single-family Property	02-04-402-015	1	Townhome Property
02-04-333-003	1	Single-family Property	02-04-402-016	1	Townhome Property
02-04-333-004	1	Single-family Property	02-04-402-017	1	Townhome Property
02-04-333-005	1	Single-family Property	02-04-402-019	1	Townhome Property
02-04-333-006	1	Single-family Property	02-04-402-020	1	Townhome Property
02-04-333-007	1	Single-family Property	02-04-402-021	1	Townhome Property
02-04-333-008	1	Single-family Property	02-04-402-022	1	Townhome Property
02-04-333-009	1	Single-family Property	02-04-403-002	1	Townhome Property
02-04-390-002	16	Condominium Property	02-04-403-003	1	Townhome Property
02-04-390-002	16	Condominium Property	02-04-403-004	1	Townhome Property
02-04-390-003	16	Condominium Property	02-04-403-005	1	Townhome Property
02-04-390-004	16	Condominium Property	02-04-403-006	1	Townhome Property
02-04-390-005	16	Condominium Property	02-04-403-007	1	Townhome Property
02-04-390-006	16	Condominium Property	02-04-403-009	1	Townhome Property
02-04-390-007	16	Condominium Property	02-04-403-010	1	Townhome Property
02-04-390-008	16	Condominium Property	02-04-403-011	1	Townhome Property
02-04-390-009	16	Condominium Property	02-04-403-012	1	Townhome Property
02-04-390-010	16	Condominium Property	02-04-403-014	1	Townhome Property
02-04-390-011	16	Condominium Property	02-04-403-015	1	Townhome Property
02-04-390-012	16	Condominium Property	02-04-403-016	1	Townhome Property
02-04-390-013	16	Condominium Property	02-04-403-017	1	Townhome Property
02-04-390-014	16	Condominium Property	02-04-403-019	1	Townhome Property
02-04-390-015	16	Condominium Property	02-04-403-020	1	Townhome Property
02-04-390-016	16	Condominium Property	02-04-403-021	1	Townhome Property
02-04-390-017	16	Condominium Property	02-04-403-022	1	Townhome Property
02-04-400-013	40	Single-family Property	02-04-403-024	1	Townhome Property

UNITED CITY OF YORKVILLE
SPECIAL SERVICE AREA NO. 2005-109
SPECIAL TAX ROLL
PARCEL IDENTIFICATION NUMBERS

Parcel Identification Number	Number of Dwelling Units	Dwelling Unit Type	Parcel Identification Number	Number of Dwelling Units	Dwelling Unit Type
02-04-403-025	1	Townhome Property	02-04-408-011	1	Single-family Property
02-04-403-026	1	Townhome Property	02-04-408-012	1	Single-family Property
02-04-403-027	1	Townhome Property	02-04-408-013	1	Single-family Property
02-04-403-029	1	Townhome Property	02-04-408-014	1	Single-family Property
02-04-403-030	1	Townhome Property	02-04-408-015	1	Single-family Property
02-04-403-031	1	Townhome Property	02-04-408-016	1	Single-family Property
02-04-403-032	1	Townhome Property	02-04-409-002	1	Single-family Property
02-04-403-033	1	Townhome Property	02-04-409-003	1	Single-family Property
02-04-403-034	1	Townhome Property	02-04-409-004	1	Single-family Property
02-04-404-002	1	Single-family Property	02-04-409-005	1	Single-family Property
02-04-404-003	1	Single-family Property	02-04-409-006	1	Single-family Property
02-04-404-004	1	Single-family Property	02-04-409-007	1	Single-family Property
02-04-404-005	1	Single-family Property	02-04-409-008	1	Single-family Property
02-04-404-006	1	Single-family Property	02-04-409-009	1	Single-family Property
02-04-404-007	1	Single-family Property	02-04-409-010	1	Single-family Property
02-04-404-008	1	Single-family Property	02-04-409-011	1	Single-family Property
02-04-404-009	1	Single-family Property	02-04-410-001	1	Single-family Property
02-04-404-010	1	Single-family Property	02-04-410-002	1	Single-family Property
02-04-404-011	1	Single-family Property	02-04-410-003	1	Single-family Property
02-04-404-012	1	Single-family Property	02-04-410-004	1	Single-family Property
02-04-404-013	1	Single-family Property	02-04-410-005	1	Single-family Property
02-04-405-001	1	Single-family Property	02-04-410-006	1	Single-family Property
02-04-405-002	1	Single-family Property	02-04-410-007	1	Single-family Property
02-04-405-003	1	Single-family Property	02-04-410-008	1	Single-family Property
02-04-405-004	1	Single-family Property	02-04-410-009	1	Single-family Property
02-04-406-003	1	Single-family Property	02-04-410-010	1	Single-family Property
02-04-406-004	1	Single-family Property	02-04-410-011	1	Single-family Property
02-04-406-005	1	Single-family Property	02-04-410-012	1	Single-family Property
02-04-406-006	1	Single-family Property	02-04-410-013	1	Single-family Property
02-04-406-007	1	Single-family Property	02-04-411-001	1	Single-family Property
02-04-406-008	1	Single-family Property	02-04-411-002	1	Single-family Property
02-04-406-009	1	Single-family Property	02-04-411-003	1	Single-family Property
02-04-406-010	1	Single-family Property	02-04-411-004	1	Single-family Property
02-04-406-011	1	Single-family Property	02-04-411-005	1	Single-family Property
02-04-407-002	1	Single-family Property	02-04-411-006	1	Single-family Property
02-04-407-003	1	Single-family Property	02-04-411-007	1	Single-family Property
02-04-407-004	1	Single-family Property	02-04-411-008	1	Single-family Property
02-04-407-005	1	Single-family Property	02-04-411-009	1	Single-family Property
02-04-407-006	1	Single-family Property	02-04-411-010	1	Single-family Property
02-04-407-007	1	Single-family Property	02-04-411-011	1	Single-family Property
02-04-407-008	1	Single-family Property	02-04-411-012	1	Single-family Property
02-04-407-009	1	Single-family Property	02-04-411-013	1	Single-family Property
02-04-407-010	1	Single-family Property	02-04-411-014	1	Single-family Property
02-04-408-001	1	Single-family Property	02-04-425-001	1	Single-family Property
02-04-408-002	1	Single-family Property	02-04-425-002	1	Single-family Property
02-04-408-003	1	Single-family Property	02-04-425-003	1	Single-family Property
02-04-408-004	1	Single-family Property	02-04-425-004	1	Single-family Property
02-04-408-005	1	Single-family Property	02-04-426-001	1	Single-family Property
02-04-408-006	1	Single-family Property	02-04-426-002	1	Single-family Property
02-04-408-007	1	Single-family Property	02-04-426-003	1	Single-family Property
02-04-408-008	1	Single-family Property	02-04-426-004	1	Single-family Property
02-04-408-009	1	Single-family Property	02-04-426-005	1	Single-family Property
02-04-408-010	1	Single-family Property	02-04-426-006	1	Single-family Property

UNITED CITY OF YORKVILLE
SPECIAL SERVICE AREA NO. 2005-109
SPECIAL TAX ROLL
PARCEL IDENTIFICATION NUMBERS

Parcel Identification Number	Number of Dwelling Units	Dwelling Unit Type	Parcel Identification Number	Number of Dwelling Units	Dwelling Unit Type
02-04-426-007	1	Single-family Property	02-04-451-017	1	Condominium Property
02-04-426-008	1	Single-family Property	02-04-451-018	1	Condominium Property
02-04-426-009	1	Single-family Property	02-04-452-001	1	Single-family Property
02-04-426-010	1	Single-family Property	02-04-452-002	1	Single-family Property
02-04-426-011	1	Single-family Property	02-04-452-003	1	Single-family Property
02-04-426-012	1	Single-family Property	02-04-452-004	1	Single-family Property
02-04-426-013	1	Single-family Property	02-04-452-005	1	Single-family Property
02-04-426-014	1	Single-family Property	02-04-452-006	1	Single-family Property
02-04-426-015	1	Single-family Property	02-04-452-007	1	Single-family Property
02-04-426-016	1	Single-family Property	02-04-452-008	1	Single-family Property
02-04-426-017	1	Single-family Property	02-04-452-009	1	Single-family Property
02-04-427-002	1	Single-family Property	02-04-452-010	1	Single-family Property
02-04-427-003	1	Single-family Property	02-04-452-011	1	Single-family Property
02-04-427-004	1	Single-family Property	02-04-452-012	1	Single-family Property
02-04-427-005	1	Single-family Property	02-04-452-013	1	Single-family Property
02-04-427-006	1	Single-family Property	02-04-452-014	1	Single-family Property
02-04-427-007	1	Single-family Property	02-04-452-015	1	Single-family Property
02-04-427-008	1	Single-family Property	02-04-452-016	1	Single-family Property
02-04-427-009	1	Single-family Property	02-04-452-017	1	Single-family Property
02-04-427-010	1	Single-family Property	02-04-453-001	1	Single-family Property
02-04-427-011	1	Single-family Property	02-04-453-002	1	Single-family Property
02-04-427-012	1	Single-family Property	02-04-453-003	1	Single-family Property
02-04-427-014	1	Single-family Property	02-04-453-004	1	Single-family Property
02-04-427-015	1	Single-family Property	02-04-453-005	1	Single-family Property
02-04-427-016	1	Single-family Property	02-04-453-006	1	Single-family Property
02-04-428-001	1	Single-family Property	02-04-453-007	1	Single-family Property
02-04-428-002	1	Single-family Property	02-04-453-008	1	Single-family Property
02-04-428-003	1	Single-family Property	02-04-454-005	1	Single-family Property
02-04-428-004	1	Single-family Property	02-04-454-006	1	Single-family Property
02-04-428-005	1	Single-family Property	02-04-454-006	1	Single-family Property
02-04-428-006	1	Single-family Property	02-04-454-007	1	Single-family Property
02-04-428-007	1	Single-family Property	02-04-454-008	1	Single-family Property
02-04-428-008	1	Single-family Property	02-04-454-009	1	Single-family Property
02-04-428-009	1	Single-family Property	02-04-476-001	1	Single-family Property
02-04-428-010	1	Single-family Property	02-04-476-002	1	Single-family Property
02-04-428-011	1	Single-family Property	02-04-476-003	1	Single-family Property
02-04-429-001	1	Single-family Property	02-04-476-004	1	Single-family Property
02-04-429-002	1	Single-family Property	02-04-476-005	1	Single-family Property
02-04-429-003	1	Single-family Property	02-04-476-006	1	Single-family Property
02-04-451-003	1	Condominium Property	02-04-476-007	1	Single-family Property
02-04-451-004	1	Condominium Property	02-04-476-008	1	Single-family Property
02-04-451-005	1	Condominium Property	02-04-477-001	1	Single-family Property
02-04-451-006	1	Condominium Property	02-04-477-002	1	Single-family Property
02-04-451-007	1	Condominium Property	02-04-477-003	1	Single-family Property
02-04-451-008	1	Condominium Property	02-04-477-004	1	Single-family Property
02-04-451-009	1	Condominium Property	02-04-477-005	1	Single-family Property
02-04-451-010	1	Condominium Property	02-09-100-012	104	Townhome Property
02-04-451-011	1	Condominium Property	02-09-100-014	82	Single-family Property
02-04-451-012	1	Condominium Property	02-09-100-014	104	Townhome Property
02-04-451-013	1	Condominium Property	02-09-200-005	101	Single-family Property
02-04-451-014	1	Condominium Property	02-09-200-005	5	Townhome Property
02-04-451-015	1	Condominium Property	02-09-200-010	28	Single-family Property
02-04-451-016	1	Condominium Property	02-09-200-010	102	Townhome Property

UNITED CITY OF YORKVILLE
SPECIAL SERVICE AREA NO. 2005-109
SPECIAL TAX ROLL
PARCEL IDENTIFICATION NUMBERS

Parcel Identification Number	Number of <u>Dwelling Units</u>	Dwelling Unit <u>Type</u>	Parcel Identification Number	Number of <u>Dwelling Units</u>	Dwelling Unit <u>Type</u>
02-09-400-007	9	Single-family Property	02-09-400-007	15	Townhome Property

Note: Refer to the "Maximum Parcel Special Tax Schedule" to determine the Maximum Parcel Special Tax for each Parcel Identification Number.

EXHIBIT B

PREPAYMENT OF THE MAXIMUM PARCEL SPECIAL TAX

**UNITED CITY OF YORKVILLE
SPECIAL SERVICE AREA NO. 2005-109**

PREPAYMENT FORMULA

All capitalized terms not defined in this Exhibit B shall have the meaning given to such terms in the Report.

A. OPTIONAL PREPAYMENT OF THE MAXIMUM PARCEL SPECIAL TAX

Pursuant to Section VI.F of the Report, the Maximum Parcel Special Tax may be prepaid and permanently satisfied under the conditions set forth therein. The Special Tax Bond Prepayment is calculated as follows.

1. Prior to the Issuance of any Bonds

The Special Tax Bond Prepayment for Residential Property prior to the issuance of any Bonds shall equal the amounts shown in Table A-1 below, subject to changes as described in Section IV.D of the Report. If at the time of the prepayment, the Parcel intending to prepay is not located within a Final Plat, the prepayment amount shall be calculated by multiplying the number of expected single-family, townhome, or condominiums Dwelling Units for such Parcel as shown on the Preliminary Plat, or applicable Final Plat by the corresponding prepayment amount per Dwelling Unit for the corresponding land use.

TABLE A-1	
Land Use	Special Tax Bond Prepayment per Dwelling Unit
First Series Property	
Single-family Property	\$22,977 / DU
Townhome Property	\$18,611 / DU
Condominium Property	\$15,693 / DU
Second Series Property	
Single-family Property	\$22,977 / DU
Townhome Property	\$18,611 / DU
Condominium Property	\$15,693 / DU

2. First Series Property Prior to the Issuance of the Second Series Bonds

Prior to the issuance of the Second Series Bonds, the Special Tax Bond Prepayment for a Parcel means an amount equal to (a) the sum of (1) Principal,

(2) Premium, (3) Defeasance, and (4) Fees and (b) minus (1) the Reserve Fund Credit and (2) the Capitalized Interest Credit, where the terms "Principal," "Premium," "Defeasance," "Fees," "Reserve Fund Credit," and "Capitalized Interest Credit" have the following meanings:

"Principal" means the principal amount of Bonds to be redeemed and equals the quotient derived by dividing (a) the then current Maximum Parcel Special Tax for the Parcel intending to prepay by (b) the corresponding Maximum Parcel Special Taxes for First Series Property, (and excluding from (b) that portion of the Maximum Parcel Special Tax for any Parcel(s) of First Series Property that has been prepaid), and multiplying the quotient by the principal amount of outstanding Bonds.

"Premium" means an amount equal to the Principal multiplied by the applicable redemption premium, if any, for any Bonds so redeemed with the proceeds of any such prepayment. Any applicable redemption premium shall be as set forth in the Bond Indenture.

"Defeasance" means the amount needed to pay interest on the Principal to be redeemed until the earliest redemption date for the outstanding Bonds less any Maximum Parcel Special Taxes heretofore paid for such Parcel and available to pay interest on the redemption date for the Bonds.

"Fees" equal the expenses of SSA No. 2005-109 associated with the Special Tax Bond Prepayment as calculated by the City or its designee and include, but are not limited to, the costs of computing the Special Tax Bond Prepayment, the costs of redeeming the Bonds, and the costs of recording and publishing any notices to evidence the Special Tax Bond Prepayment and the redemption of Bonds.

"Reserve Fund Credit" shall equal the lesser of the Reserve Fund Requirement (as such term is defined in the Bond Indenture) and the balance in the Reserve Fund (as such term is defined in the Bond Indenture), taking into account any prepaid Special Tax Bond Prepayments which have yet to be applied to the redemption of Bonds, multiplied by the quotient used to calculate Principal.

"Capitalized Interest Credit" shall equal the reduction in interest payable on the Bonds due to the redemption of Principal from the Special Tax Bond Prepayment from the redemption date for the Bonds redeemed from the Special Tax Bond Prepayment to the end of the capitalized interest period, as determined by the Consultant. No capitalized interest credit is given if the redemption date for the Bonds redeemed from the Special Tax Bond Prepayment is after the capitalized interest period.

3. Second Series Property Prior to the Issuance of the Second Series Bonds

Prior to the issuance of the Second Series Bonds, the Special Tax Bond Prepayment amount for a Parcel of Second Series Property shall be calculated

pursuant to the preceding Section A.1.

4. Subsequent to the Issuance of the Second Series Bonds

After the issuance of the Second Series Bonds, the Special Tax Bond Prepayment amount for a Parcel of First Series Property or Second Series Property shall be calculated pursuant to the preceding Section A.2 eliminating the reference to First Series Property when computing Principal.

The amount of any Partial Special Tax Bond Prepayment shall be computed pursuant to the preceding prepayment formula substituting the portion of the Maximum Parcel Special Tax to be prepaid for the Maximum Parcel Special Tax when computing Principal. The amount of any Special Tax Bond Prepayment or Partial Special Tax Bond Prepayment computed pursuant to this Section A shall not exceed the Bonds plus any Premium, Defeasance, and Fees as such terms are defined herein.

The sum of the amounts calculated above shall be paid to the City, deposited with the trustee, and used to pay and redeem Bonds in accordance with the Bond Indenture and to pay the Fees associated with the Special Tax Bond Prepayment. Upon the payment of the Special Tax Bond Prepayment amount to the City, the obligation to pay the portion of the Maximum Parcel Special Tax which is prepaid for such Parcel shall be deemed to be permanently satisfied, such portion of the Maximum Parcel Special Tax shall not be collected thereafter from such Parcel, and in the event the entire Maximum Parcel Special Tax is prepaid a satisfaction of special tax lien for such Parcel shall be recorded within 30 working days of receipt of the Special Tax Bond Prepayment.

B. MANDATORY PREPAYMENT

The Mandatory Special Tax Prepayment amount will be calculated using the applicable prepayment formula described in Section A above with the following modifications:

- The difference between the Maximum Parcel Special Taxes necessary for the annual debt service coverage ratio to equal one hundred ten percent (110%) and the Maximum Parcel Special Taxes computed pursuant to Section VI.G of the report shall serve as the numerator when computing Principal;
- The Maximum Parcel Special Taxes necessary for the annual debt service coverage ratio to equal 110% shall serve as the denominator when computing Principal;
- References to First Series Property shall be eliminated as applicable; and
- No Reserve Fund Credit will be given.

The amount of any Mandatory Special Tax Prepayment shall not exceed the Bonds plus any Premium, Defeasance, and Fees as such terms are defined in Section A.2 above.

**UNITED CITY OF YORKVILLE
SPECIAL SERVICE AREA NO. 2005-109**

ALLOCATION OF EARTHWORK AND SOFT COSTS

All capitalized terms not defined in this Exhibit C shall have the meaning given to such terms in the Report.

The estimated costs for Eligible Improvements presented in Table 1 of the Report include a portion of soft costs (i.e. costs for engineering, surveying, etc.) and earthwork costs (i.e. costs for mass grading) attributable to public improvements. Below is a discussion of how the amounts of eligible soft and earthwork costs were determined for each respective category.

A. SOFT COSTS

The portion of soft costs allocable to public improvements, as shown in Table A-1 on the following page, is derived by first determining the percentage each public improvement category represents of the total land development costs. Such percentage is then multiplied by total soft costs of \$3,217,755. The aggregate sum of the public improvement categories yields total soft costs of \$1,345,743 that can be attributed to public improvements. The \$1,345,743 is then allocated to the Residential Property, School Property, Fire Station Property, and Clubhouse Property according to the usage factors for each respective improvement category as detailed in Section C of the Report.

The soft costs allocable to the School Property, Fire Station Property, and Clubhouse Property, or \$70,516, are not being funded through SSA No. 2005-109. The remaining difference of \$1,275,227 of soft costs, which is attributable to the Residential Property, is not anticipated to be fully funded through SSA No. 2005-109 as shown in Table A-1 on the following page.

TABLE A-1							
SOFT COST ALLOCATION							
		(A)	(B)	(C)	(D)	(E)	(F)
	PUBLIC IMPROVEMENT	IMPROVEMENT COSTS	PERCENTAGE OF TOTAL IMPROVEMENT COSTS	TOTAL ALLOCABLE SOFT COSTS	TOTAL ALLOCABLE SOFT COSTS FOR PUBLIC IMPROVEMENTS TO PHASE 1 PROPERTY AND PHASE 2 PROPERTY ¹	ESTIMATED SOFT COSTS ALLOCABLE TO RESIDENTIAL PROPERTY ²	SOFT COSTS ANTICIPATED TO BE FINANCED BY SSA No. 2005-109
(1)	Sanitary Sewer Facilities	\$3,341,667	5.28% ³	\$169,974 ⁸	\$169,974	\$168,382	\$150,611
(2)	Water Facilities	\$3,464,049	5.48% ⁴	\$176,199 ⁹	\$176,199	\$168,717	\$150,911
(3)	Storm Sewer Facilities	\$6,607,000	10.44% ⁵	\$336,065 ¹⁰	\$336,065	\$315,900	\$281,722
(4)	Roads	\$13,044,438	20.62% ⁶	\$663,505 ¹¹	\$663,505	\$622,228	\$553,520
(5)	Other Land Development Costs	\$36,799,040	58.17% ⁷	\$1,871,782 ¹²	NA	NA	NA
(6)	Grand Total ¹³	\$63,256,193	100.00%	\$3,217,525	\$1,345,743	\$1,275,227	\$1,136,764
¹ Phase 1 Property includes First Series Property, the School Property, the Clubhouse Property, and the Fire Station Property. Phase 2 Property includes only Second Series Property., ² Excludes all soft costs allocable to the School Property, Fire Station Property, and Clubhouse Property, ³ A1/A6, ⁴ A2/A6, ⁵ A3/A6, ⁶ A4/A6, ⁷ A5/A6, ⁸ B1*C1, ⁹ B2*C1, ¹⁰ B3*C1, ¹¹ B4*C1, ¹² B5*C1, ¹³ Amounts may vary due to rounding.							

B. EARTHWORK

Of the \$9,967,865 in total land development earthwork costs, the developer's engineer indicates \$1,111,087 relates to grading of a swale/park area for drainage of the project. Based on the usage factors for allocating storm sewer usage as detailed in Section C of the Report, approximately \$1,045,096 benefits the Residential Property within SSA No. 2005-109. The remaining \$66,711 benefits the School Property, Fire Station Property, and Clubhouse Property.

The remaining earthwork costs (deducting the earthwork costs of the swale/park area from the total costs) of \$8,856,058 are allocated to public improvements, namely public right-of-way and detention areas, on an acreage basis. The acreages for such right-of-way and detention areas are taken as a percentage of the total acreage of the project as shown in Table B-1 on the following page. Such percentages are then multiplied by the remaining earthwork costs of \$8,856,058 yielding \$1,781,037 attributable to the right-of-way and detention areas. (Note, the acreage of park area is not included as the earthwork costs of the park are included with the swale area. Furthermore, the project acreage does not include the detention/wetlands area south of Galena Road. It is expected the City will finance the development of this area. Such costs of development are not included in the SSA No. 2005-109 financing.) The \$1,781,037 is then allocated to the Residential Property, School Property, Fire Station Property, and Clubhouse Property based on the usage factors outlined in Section C of the Report for each respective improvement use. The allocation results in \$110,602 attributable to the School Property, Fire Station Property, and Clubhouse Property, and the remaining \$1,670,435 attributable to Residential Property.

Aggregating the earthwork costs for public improvements that are allocable to the School Property, Fire Station Property, and Clubhouse Property, equals \$177,312. The remaining earthwork costs for public improvements of \$2,715,532, which is attributable to the Residential Property, is not anticipated to be fully funded through SSA No. 2005-109 as shown in Table B-2. All earthwork costs associated with the School Property, Fire Station Property, and the Clubhouse Property are not being funded through SSA No. 2005-109.

TABLE B-1		
ACREAGE FOR EARTHWORK ALLOCATION		
LAND USE	ACREAGE ¹	PERCENT OF TOTAL
Public right-of-way	63.17	19.10%
Private right-of-way	4.38	1.32%
Detention area	3.33	1.01%
School site	14.76	4.46%
Amenity Center	3.61	1.09%
Fire station	2.37	0.72%
Private easements	31.89	9.64%
Other	207.17	62.65%
Grand Total	330.68	100.00%
¹ Acreage does not include the detention/wetlands area south of Galena Road, the swale area, or the park area.		

TABLE B-2							
EARTHWORK COST ALLOCATION							
		(A)	(B)	(C)	(D)	(E)	(F)
	PUBLIC IMPROVEMENT	ACREAGE	PERCENTAGE OF TOTAL ACREAGE	TOTAL ALLOCABLE EARTHWORK COSTS	TOTAL ALLOCABLE EARTHWORK COSTS FOR PUBLIC IMPROVEMENTS TO PHASE 1 PROPERTY AND PHASE 2 PROPERTY ¹	EARTHWORK COSTS ALLOCABLE TO RESIDENTIAL PROPERTY ²	EARTHWORK COSTS ANTICIPATED TO BE FINANCED BY SSA No. 2005-109
	Storm Sewer Facilities						
(1)	Swale Area/Park Area	NA	NA	\$1,111,807 ⁶	\$1,111,807	\$1,045,096	\$876,101
(2)	Other Detention Areas	3.33	1.01% ³	\$89,129 ⁷	\$89,129	\$83,781	\$70,234
(3)	Roads	63.17	19.10% ⁴	\$1,691,908 ⁸	\$1,691,908	\$1,586,654	\$1,411,451
(4)	Other Acreage	264.18	79.89% ⁵	\$7,075,021 ⁹	NA	NA	\$0
(5)	Grand Total ¹⁰	330.68	100.00%	\$9,967,865	\$2,892,844	\$2,715,532	\$2,357,785
¹ Phase 1 Property includes First Series Property, the School Property, the Clubhouse Property, and the Fire Station Property. Phase 2 Property includes only Second Series Property., ² Excludes all earthwork costs allocable to the School Property, Fire Station Property, and Clubhouse Property, ³ A2/A5, ⁴ A3/A5, ⁵ A4/A5, ⁶ Per the developer's engineer, ⁷ B2*\$8,856,058, ⁸ B3*\$8,856,058, ⁹ B4*\$8,856,058, ¹⁰ Amounts may vary due to rounding.							

APPENDIX G

United City of Yorkville SSA No. 2005-109
Administration Report
(Levy Year 2020)



**2020 AMENDED
SPECIAL TAX ROLL**

United City of Yorkville
Special Services Area No. 2005-109
(Bristol Bay)
Levy Year 2020

2020 Special Tax Levy

PIN	Lot	Land Use	# of Units	Original Amount Levied	Amount to be Abated	Amount to be Collected
First Series - Single Family Property						
02-04-328-027	1240	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-328-028	1239	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-328-029	1238	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-328-030	1237	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-328-031	1236	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-328-032	1235	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-328-033	1234	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-328-034	1233	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-328-035	1232	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-328-036	1231	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-328-037	1230	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-328-038	1229	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-328-039	1228	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-328-040	1227	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-328-041	1226	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-328-042	1225	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-332-001	1210	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-332-002	1211	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-332-003	1212	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-333-001	1253	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-333-002	1252	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-333-003	1251	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-333-004	1250	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-333-005	1245	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-333-006	1244	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-333-007	1243	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-333-008	1242	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-333-009	1241	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-404-002	1213	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-404-003	1214	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-404-004	1215	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-404-005	1216	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-404-006	1217	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-404-007	1218	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-404-008	1219	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-404-009	1220	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-404-010	1221	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-404-011	1222	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-404-012	1223	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-404-013	1224	SFD	1	\$2,620.00	\$703.62	\$1,916.38

United City of Yorkville
Special Services Area No. 2005-109
(Bristol Bay)
Levy Year 2020

2020 Special Tax Levy

PIN	Lot	Land Use	# of Units	Original Amount Levied	Amount to be Abated	Amount to be Collected
02-04-405-001	1249	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-405-002	1248	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-405-003	1247	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-405-004	1246	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-406-003	1093	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-406-004	1094	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-406-005	1095	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-406-006	1096	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-406-007	1097	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-406-008	1098	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-406-009	1099	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-406-010	1100	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-406-011	1101	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-407-002	1092	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-407-003	1091	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-407-004	1090	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-407-005	1089	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-407-006	1088	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-407-007	1087	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-407-008	1086	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-407-009	1085	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-407-010	1084	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-408-001	1131	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-408-002	1132	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-408-003	1133	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-408-004	1134	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-408-005	1135	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-408-006	1136	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-408-007	1137	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-408-008	1138	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-408-009	1123	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-408-010	1124	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-408-011	1125	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-408-012	1126	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-408-013	1127	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-408-014	1128	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-408-015	1129	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-408-016	1130	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-409-002	977	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-409-003	978	SFD	1	\$2,620.00	\$703.62	\$1,916.38

United City of Yorkville
Special Services Area No. 2005-109
(Bristol Bay)
Levy Year 2020

2020 Special Tax Levy

PIN	Lot	Land Use	# of Units	Original Amount Levied	Amount to be Abated	Amount to be Collected
02-04-409-004	979	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-409-005	980	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-409-006	981	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-409-007	982	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-409-008	983	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-409-009	984	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-409-010	985	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-409-011	986	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-410-001	1012	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-410-002	1013	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-410-003	1014	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-410-004	1015	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-410-005	1016	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-410-006	1017	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-410-007	1018	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-410-008	1019	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-410-009	1023	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-410-010	1024	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-410-011	1025	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-410-012	1026	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-410-013	1027	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-411-001	1011	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-411-002	1010	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-411-003	1009	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-411-004	1008	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-411-005	1007	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-411-006	1006	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-411-007	1005	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-411-008	1004	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-411-009	1003	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-411-010	1002	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-411-011	1001	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-411-012	1000	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-411-013	999	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-411-014	998	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-425-001	1102	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-425-002	1103	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-425-003	1104	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-425-004	1105	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-426-001	1116	SFD	1	\$2,620.00	\$703.62	\$1,916.38

United City of Yorkville
Special Services Area No. 2005-109
(Bristol Bay)
Levy Year 2020

2020 Special Tax Levy

PIN	Lot	Land Use	# of Units	Original Amount Levied	Amount to be Abated	Amount to be Collected
02-04-426-002	1117	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-426-003	1118	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-426-004	1119	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-426-005	1120	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-426-006	1121	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-426-007	1122	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-426-008	1106	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-426-009	1107	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-426-010	1108	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-426-011	1109	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-426-012	1110	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-426-013	1111	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-426-014	1112	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-426-015	1113	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-426-016	1114	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-426-017	1115	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-427-002	1028	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-427-004	1030	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-427-005	1031	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-427-006	1032	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-427-007	1033	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-427-008	1034	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-427-009	1035	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-427-010	1036	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-427-011	1037	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-427-012	1038	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-427-014	1039	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-427-015	1040	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-427-016	1041	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-429-001	987	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-429-002	988	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-429-003	989	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-429-004	990	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-429-005	991	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-429-006	992	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-429-007	993	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-429-008	994	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-429-010	996	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-429-011	997	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-430-001	1022	SFD	1	\$2,620.00	\$703.62	\$1,916.38

United City of Yorkville
Special Services Area No. 2005-109
(Bristol Bay)
Levy Year 2020

2020 Special Tax Levy

PIN	Lot	Land Use	# of Units	Original Amount Levied	Amount to be Abated	Amount to be Collected
02-04-430-002	1021	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-430-003	1020	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-452-001	1163	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-452-002	1162	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-452-003	1161	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-452-004	1160	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-452-005	1159	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-452-006	1158	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-452-007	1157	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-452-008	1156	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-452-009	1147	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-452-010	1146	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-452-011	1145	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-452-012	1144	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-452-013	1143	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-452-014	1142	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-452-015	1141	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-452-016	1140	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-452-017	1139	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-453-001	1209	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-453-002	1208	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-453-003	1207	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-453-004	1206	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-453-005	1205	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-453-006	1204	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-453-007	1203	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-453-008	1202	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-454-001	1083	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-454-002	1082	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-454-003	1081	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-454-004	1080	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-454-005	1079	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-454-006	1078	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-476-001	1155	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-476-002	1154	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-476-003	1148	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-476-004	1149	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-476-005	1150	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-476-006	1151	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-476-007	1152	SFD	1	\$2,620.00	\$703.62	\$1,916.38

United City of Yorkville
Special Services Area No. 2005-109
(Bristol Bay)
Levy Year 2020

2020 Special Tax Levy

PIN	Lot	Land Use	# of Units	Original Amount Levied	Amount to be Abated	Amount to be Collected
02-04-476-008	1153	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-477-001	1197	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-477-002	1198	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-477-003	1199	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-477-004	1200	SFD	1	\$2,620.00	\$703.62	\$1,916.38
02-04-477-005	1201	SFD	1	\$2,620.00	\$703.62	\$1,916.38
Subtotal			206	\$539,720.00	\$144,945.72	\$394,774.28
First Series - Townhome Property						
02-04-325-002	421	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-325-003	422	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-325-004	423	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-325-005	424	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-325-007	420	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-325-008	419	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-325-009	418	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-325-010	417	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-325-012	413	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-325-013	414	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-325-014	415	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-325-015	416	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-325-017	412	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-325-018	411	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-325-019	410	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-325-020	409	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-325-022	405	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-325-023	406	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-325-024	407	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-325-025	408	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-325-027	404	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-325-028	403	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-325-029	402	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-325-030	401	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-325-032	397	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-325-033	389	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-325-034	399	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-325-035	400	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-325-037	396	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-325-038	395	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-325-039	394	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-325-040	393	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-325-042	392	THM	1	\$2,123.00	\$570.16	\$1,552.84

United City of Yorkville
Special Services Area No. 2005-109
(Bristol Bay)
Levy Year 2020

2020 Special Tax Levy

PIN	Lot	Land Use	# of Units	Original Amount Levied	Amount to be Abated	Amount to be Collected
02-04-325-043	391	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-325-044	390	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-325-045	389	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-325-047	388	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-325-048	387	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-325-049	386	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-325-050	385	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-325-051	384	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-325-052	383	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-325-054	382	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-325-055	381	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-325-056	380	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-325-057	379	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-325-059	375	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-325-060	376	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-325-061	377	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-325-062	378	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-325-064	374	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-325-065	373	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-325-066	372	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-325-067	371	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-326-002	313	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-326-003	314	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-326-004	315	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-326-005	316	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-326-006	317	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-326-007	318	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-326-009	319	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-326-010	320	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-326-011	321	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-326-012	322	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-326-013	323	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-326-014	324	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-326-016	325	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-326-017	326	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-326-018	327	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-326-019	328	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-326-021	329	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-326-022	330	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-326-023	331	THM	1	\$2,123.00	\$570.16	\$1,552.84

United City of Yorkville
Special Services Area No. 2005-109
(Bristol Bay)
Levy Year 2020

2020 Special Tax Levy

PIN	Lot	Land Use	# of Units	Original Amount Levied	Amount to be Abated	Amount to be Collected
02-04-326-024	332	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-326-026	333	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-326-027	334	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-326-028	335	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-326-029	336	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-326-030	337	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-326-031	338	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-326-033	339	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-326-034	340	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-326-035	341	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-326-036	342	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-326-038	346	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-326-039	345	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-326-040	344	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-326-041	343	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-326-043	350	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-326-044	349	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-326-045	348	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-326-046	347	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-327-002	430	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-327-003	429	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-327-004	428	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-327-005	427	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-327-006	426	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-327-007	425	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-327-009	431	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-327-010	432	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-327-011	433	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-327-012	434	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-327-013	435	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-327-014	436	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-327-016	437	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-327-017	438	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-327-018	439	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-327-019	440	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-327-020	441	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-327-021	442	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-327-023	446	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-327-024	445	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-327-025	444	THM	1	\$2,123.00	\$570.16	\$1,552.84

United City of Yorkville
Special Services Area No. 2005-109
(Bristol Bay)
Levy Year 2020

2020 Special Tax Levy

PIN	Lot	Land Use	# of Units	Original Amount Levied	Amount to be Abated	Amount to be Collected
02-04-327-026	443	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-327-028	450	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-327-029	449	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-327-030	448	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-327-031	447	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-327-033	454	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-327-034	453	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-327-035	452	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-327-036	451	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-328-002	351	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-328-003	352	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-328-004	353	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-328-005	354	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-328-007	355	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-328-008	356	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-328-009	357	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-328-010	358	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-328-012	359	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-328-013	360	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-328-014	361	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-328-015	362	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-328-017	363	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-328-018	364	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-328-019	365	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-328-020	366	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-328-022	367	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-328-023	368	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-328-024	369	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-328-025	370	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-329-002	175	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-329-003	176	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-329-004	177	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-329-005	178	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-329-006	179	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-329-007	180	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-329-009	181	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-329-010	182	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-329-011	183	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-329-012	184	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-329-013	185	THM	1	\$2,123.00	\$570.16	\$1,552.84

United City of Yorkville
Special Services Area No. 2005-109
(Bristol Bay)
Levy Year 2020

2020 Special Tax Levy

PIN	Lot	Land Use	# of Units	Original Amount Levied	Amount to be Abated	Amount to be Collected
02-04-329-014	186	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-329-016	187	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-329-017	188	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-329-018	189	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-329-019	190	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-329-021	191	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-329-022	192	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-329-023	193	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-329-024	194	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-329-025	195	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-329-026	196	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-329-028	197	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-329-029	198	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-329-030	199	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-329-031	200	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-329-033	201	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-329-034	202	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-329-035	203	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-329-036	204	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-329-038	205	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-329-039	206	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-329-040	207	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-329-041	208	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-329-043	209	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-329-044	210	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-329-045	211	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-329-046	212	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-329-048	213	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-329-049	214	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-329-050	215	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-329-051	216	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-330-002	312	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-330-003	311	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-330-004	310	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-330-005	309	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-330-006	308	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-330-007	307	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-330-009	275	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-330-010	276	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-330-011	277	THM	1	\$2,123.00	\$570.16	\$1,552.84

United City of Yorkville
Special Services Area No. 2005-109
(Bristol Bay)
Levy Year 2020

2020 Special Tax Levy

PIN	Lot	Land Use	# of Units	Original Amount Levied	Amount to be Abated	Amount to be Collected
02-04-330-012	278	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-330-014	279	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-330-015	263	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-330-016	262	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-330-017	261	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-330-018	283	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-330-019	284	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-330-021	303	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-330-022	304	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-330-023	305	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-330-024	306	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-331-002	274	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-331-003	273	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-331-004	272	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-331-005	271	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-331-007	270	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-331-008	269	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-331-009	268	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-331-010	267	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-331-011	266	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-331-012	265	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-331-014	264	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-331-015	263	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-331-016	262	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-331-017	261	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-401-002	217	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-401-003	218	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-401-004	219	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-401-005	220	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-401-007	221	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-401-008	222	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-401-009	223	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-401-010	224	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-401-012	225	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-401-013	226	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-401-014	227	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-401-015	228	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-401-017	229	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-401-018	230	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-401-019	231	THM	1	\$2,123.00	\$570.16	\$1,552.84

United City of Yorkville
Special Services Area No. 2005-109
(Bristol Bay)
Levy Year 2020

2020 Special Tax Levy

PIN	Lot	Land Use	# of Units	Original Amount Levied	Amount to be Abated	Amount to be Collected
02-04-401-020	232	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-402-002	285	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-402-003	286	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-402-004	287	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-402-005	288	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-402-007	289	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-402-008	290	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-402-009	291	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-402-010	292	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-402-012	293	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-402-013	294	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-402-014	295	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-402-015	296	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-402-016	297	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-402-017	298	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-402-019	299	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-402-020	300	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-402-021	301	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-402-022	302	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-403-002	233	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-403-003	234	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-403-004	235	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-403-005	236	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-403-006	237	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-403-007	238	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-403-009	239	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-403-010	240	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-403-011	241	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-403-012	242	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-403-014	243	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-403-015	244	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-403-016	245	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-403-017	246	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-403-019	247	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-403-020	248	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-403-021	249	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-403-022	250	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-403-024	251	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-403-025	252	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-403-026	253	THM	1	\$2,123.00	\$570.16	\$1,552.84

United City of Yorkville
Special Services Area No. 2005-109
(Bristol Bay)
Levy Year 2020

2020 Special Tax Levy

PIN	Lot	Land Use	# of Units	Original Amount Levied	Amount to be Abated	Amount to be Collected
02-04-403-027	254	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-403-029	255	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-403-030	256	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-403-031	257	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-403-032	258	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-403-033	259	THM	1	\$2,123.00	\$570.16	\$1,552.84
02-04-403-034	260	THM	1	\$2,123.00	\$570.16	\$1,552.84
Subtotal			280	\$594,440.00	\$159,644.80	\$434,795.20
First Series - Condominium Property						
02-04-390-018	1628	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-019	1628	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-020	1628	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-021	1628	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-022	1628	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-023	1628	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-024	1628	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-025	1628	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-026	1628	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-027	1628	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-028	1628	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-029	1628	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-030	1628	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-031	1628	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-032	1628	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-033	1628	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-035	1629	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-036	1629	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-037	1629	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-038	1629	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-039	1629	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-040	1629	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-041	1629	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-042	1629	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-043	1629	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-044	1629	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-045	1629	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-046	1629	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-047	1629	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-048	1629	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-049	1629	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-050	1629	CND	1	\$1,789.00	\$480.46	\$1,308.54

United City of Yorkville
Special Services Area No. 2005-109
(Bristol Bay)
Levy Year 2020

2020 Special Tax Levy

PIN	Lot	Land Use	# of Units	Original Amount Levied	Amount to be Abated	Amount to be Collected
02-04-390-052	1630	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-053	1630	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-054	1630	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-055	1630	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-056	1630	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-057	1630	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-058	1630	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-059	1630	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-060	1630	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-061	1630	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-062	1630	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-063	1630	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-064	1630	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-065	1630	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-066	1630	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-067	1630	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-069	1631	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-070	1631	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-071	1631	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-072	1631	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-073	1631	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-074	1631	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-075	1631	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-076	1631	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-077	1631	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-078	1631	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-079	1631	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-080	1631	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-081	1631	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-082	1631	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-083	1631	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-084	1631	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-086	1632	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-087	1632	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-088	1632	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-089	1632	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-090	1632	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-091	1632	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-092	1632	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-093	1632	CND	1	\$1,789.00	\$480.46	\$1,308.54

United City of Yorkville
Special Services Area No. 2005-109
(Bristol Bay)
Levy Year 2020

2020 Special Tax Levy

PIN	Lot	Land Use	# of Units	Original Amount Levied	Amount to be Abated	Amount to be Collected
02-04-390-094	1632	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-095	1632	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-096	1632	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-097	1632	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-098	1632	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-099	1632	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-100	1632	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-101	1632	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-228	1633	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-229	1633	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-230	1633	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-231	1633	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-232	1633	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-233	1633	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-234	1633	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-235	1633	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-236	1633	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-237	1633	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-238	1633	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-239	1633	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-240	1633	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-241	1633	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-242	1633	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-243	1633	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-245	1660	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-246	1660	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-247	1660	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-248	1660	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-249	1660	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-250	1660	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-251	1660	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-252	1660	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-253	1660	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-254	1660	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-255	1660	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-256	1660	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-258	1660	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-259	1660	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-260	1660	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-262	1659	CND	1	\$1,789.00	\$480.46	\$1,308.54

United City of Yorkville
Special Services Area No. 2005-109
(Bristol Bay)
Levy Year 2020

2020 Special Tax Levy

PIN	Lot	Land Use	# of Units	Original Amount Levied	Amount to be Abated	Amount to be Collected
02-04-390-263	1659	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-264	1659	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-265	1659	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-266	1659	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-267	1659	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-268	1659	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-269	1659	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-270	1659	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-271	1659	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-272	1659	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-273	1659	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-274	1659	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-275	1659	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-276	1659	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-277	1659	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-312	1657	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-313	1657	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-314	1657	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-315	1657	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-316	1657	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-317	1657	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-318	1657	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-320	1657	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-321	1657	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-322	1657	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-323	1657	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-324	1657	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-325	1657	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-326	1657	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-327	1657	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-329	1658	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-330	1658	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-331	1658	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-332	1658	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-333	1658	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-334	1658	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-335	1658	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-336	1658	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-337	1658	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-338	1658	CND	1	\$1,789.00	\$480.46	\$1,308.54

United City of Yorkville
Special Services Area No. 2005-109
(Bristol Bay)
Levy Year 2020

2020 Special Tax Levy

PIN	Lot	Land Use	# of Units	Original Amount Levied	Amount to be Abated	Amount to be Collected
02-04-390-339	1658	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-340	1658	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-341	1658	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-342	1658	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-343	1658	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-344	1658	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-377	1656	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-378	1656	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-379	1656	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-380	1656	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-381	1656	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-382	1656	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-383	1656	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-384	1656	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-385	1656	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-386	1656	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-387	1656	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-388	1656	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-389	1656	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-390	1656	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-391	1656	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-392	1656	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-411	1655	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-412	1655	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-413	1655	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-414	1655	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-415	1655	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-416	1655	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-417	1655	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-418	1655	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-419	1655	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-420	1655	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-421	1655	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-422	1655	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-423	1655	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-424	1655	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-425	1655	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-426	1655	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-437	1654	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-438	1654	CND	1	\$1,789.00	\$480.46	\$1,308.54

United City of Yorkville
Special Services Area No. 2005-109
(Bristol Bay)
Levy Year 2020

2020 Special Tax Levy

PIN	Lot	Land Use	# of Units	Original Amount Levied	Amount to be Abated	Amount to be Collected
02-04-390-439	1654	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-440	1654	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-441	1654	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-442	1654	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-443	1654	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-444	1654	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-445	1654	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-446	1654	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-447	1654	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-448	1654	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-449	1654	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-450	1654	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-451	1654	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-452	1654	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-479	1653	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-480	1653	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-481	1653	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-482	1653	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-483	1653	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-484	1653	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-485	1653	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-486	1653	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-487	1653	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-488	1653	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-489	1653	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-490	1653	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-491	1653	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-492	1653	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-493	1653	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-494	1653	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-513	1651	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-514	1651	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-515	1651	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-516	1651	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-517	1651	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-518	1651	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-519	1651	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-520	1651	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-521	1651	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-522	1651	CND	1	\$1,789.00	\$480.46	\$1,308.54

United City of Yorkville
Special Services Area No. 2005-109
(Bristol Bay)
Levy Year 2020

2020 Special Tax Levy

PIN	Lot	Land Use	# of Units	Original Amount Levied	Amount to be Abated	Amount to be Collected
02-04-390-523	1651	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-524	1651	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-525	1651	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-526	1651	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-527	1651	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-528	1651	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-547	1652	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-548	1652	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-549	1652	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-550	1652	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-551	1652	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-552	1652	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-553	1652	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-554	1652	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-555	1652	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-556	1652	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-557	1652	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-558	1652	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-559	1652	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-560	1652	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-561	1652	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-390-562	1652	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-451-003	1634	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-451-004	1634	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-451-005	1634	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-451-007	1634	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-451-008	1634	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-451-009	1634	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-451-010	1634	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-451-011	1634	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-451-012	1634	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-451-013	1634	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-451-014	1634	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-451-015	1634	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-451-016	1634	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-451-017	1634	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-451-018	1634	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-451-020	1635	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-451-021	1635	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-451-022	1635	CND	1	\$1,789.00	\$480.46	\$1,308.54

United City of Yorkville
Special Services Area No. 2005-109
(Bristol Bay)
Levy Year 2020

2020 Special Tax Levy

PIN	Lot	Land Use	# of Units	Original Amount Levied	Amount to be Abated	Amount to be Collected
02-04-451-023	1635	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-451-024	1635	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-451-025	1635	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-451-026	1635	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-451-027	1635	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-451-028	1635	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-451-029	1635	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-451-030	1635	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-451-031	1635	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-451-032	1635	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-451-033	1635	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-451-034	1635	CND	1	\$1,789.00	\$480.46	\$1,308.54
02-04-451-035	1635	CND	1	\$1,789.00	\$480.46	\$1,308.54
Subtotal			285	\$509,865.00	\$136,931.10	\$372,933.90
Prepaid Single Family Property						
02-04-429-009	995	PREPAYS	1	\$2,620.00	\$2,620.00	\$0.00
Subtotal			1	\$2,620.00	\$2,620.00	\$0.00
GRAND TOTALS			772	\$1,646,645.00	\$444,141.62	\$1,202,503.38
			(# of units)	(maximum taxes)	(taxes abated)	(taxes levied)



www.FinanceDTA.com

5000 BIRCH STREET, SUITE 3000
NEWPORT BEACH, CA 92660
PHONE: (800) 969-4DTA

Public Finance
Public-Private Partnerships
Development Economics
Clean Energy Bonds



www.FinanceDTA.com

ADMINISTRATION REPORT (LEVY YEAR 2020)

UNITED CITY OF YORKVILLE

SPECIAL SERVICE AREA NO. 2005-108

November 5, 2020

Public Finance
Public-Private Partnerships
Development Economics
Clean Energy Bonds

*Newport Beach / San Jose / San Francisco / Riverside
Dallas / Houston / Raleigh / Tampa*



www.FinanceDTA.com

5000 Birch Street, Suite 6000
Newport Beach, CA 92660

UNITED CITY OF YORKVILLE



ADMINISTRATION REPORT (LEVY YEAR 2020)

Special Service Area No. 2005-108

Prepared for:

United City of Yorkville

800 Game Farm Road

Yorkville, IL 60560

TABLE OF CONTENTS

SECTION

INTRODUCTION	1
A Authorized Special Services	1
B Bonded Indebtedness	2
C Special Taxes	2
I SPECIAL TAX REQUIREMENT	3
II ACCOUNT ACTIVITY SUMMARY	4
III MAXIMUM, ABATED, AND EXTENDED SPECIAL TAXES	7
IV PRIOR YEAR SPECIAL TAX COLLECTIONS	9
A 2019 Special Tax Receipts.....	9
B Tax Sales and Foreclosures	9
V DEVELOPMENT STATUS.....	10
A Equalized Assessed Value	10
VI OUTSTANDING BONDS	11
A Bond Redemptions from Special Tax Prepayments.....	11
B Special Tax Prepayments.....	11
VII EQUALIZED ASSESSED VALUE AND VALUE-TO-LIEN RATIO	12
VIII AD VALOREM PROPERTY TAX RATES.....	13

APPENDICES

APPENDIX A	FUNDS AND ACCOUNTS
APPENDIX B	APPLICATION OF SPECIAL TAX
APPENDIX C	APPLICATION OF EARNINGS
APPENDIX D	DEBT SERVICE SCHEDULE
APPENDIX E	AERIAL APPENDIX OF SSA BOUNDARIES
APPENDIX F	SPECIAL TAX ROLL AND REPORT
APPENDIX G	2020 AMENDED SPECIAL TAX ROLL

INTRODUCTION

This report calculates the 2020 special taxes required to pay annual debt service on the United City of Yorkville (the "City") Special Service Area Number 2005-108 ("SSA No. 2005-108") Special Tax Bonds, Series 2006 (Autumn Creek Project) (the "Series 2006 Bonds") and administrative expenses and apportions the special taxes to each taxable parcel within SSA No. 2005-108. Pursuant to the Special Service Area Act (the "Act"), the City Aldermen are the governing body of SSA No. 2005-108. The City Aldermen must annually, prior to the last Tuesday of December, approve by ordinance the special taxes to be collected, abate the Maximum Parcel Special Taxes in excess of the special taxes to be collected, and direct the County Clerk of Kendall County to extend the special taxes for collection. The special taxes will be billed on the tax bill for ad valorem property taxes.

SSA No. 2005-108 was established by Ordinance No. 2006-25 (the "Establishing Ordinance"), adopted on March 28, 2006. The Establishing Ordinance authorized SSA No. 2005-108 to provide special services, issue bonds, and levy a special tax to repay the bonds.

A Authorized Special Services

The authorized special services include:

- Engineering;
- Soil testing and appurtenant work;
- Mass grading and demolition;
- Storm water management facilities;
- Storm drainage systems and storm sewers;
- Site clearing and tree removal;
- Public water facilities;
- Sanitary sewer facilities;
- Erosion control measures;
- Roads, streets, curbs, gutters, street lighting, traffic controls, sidewalks, equestrian paths and related street improvements, equipment and materials necessary for the maintenance thereof;
- Park improvements;
- Landscaping, wetland mitigation and tree installation;
- Costs for land and easement acquisitions relating to any of the foregoing improvements; and
- Required tap-on and related fees for water or sanitary sewer services and other eligible costs.

B Bonded Indebtedness

The Establishing Ordinance specified that not more than \$15,500,000 in bonds may be issued by SSA No. 2005-108. Ordinance No. 2006-26 (the "Bond Ordinance"), adopted on March 28, 2006, approved the form of a trust indenture and preliminary limited offering memorandum and provided for the issuance of not more than \$15,500,000 in Series 2006 Bonds. The Series 2006 Bonds were issued in the amount of \$14,980,000 in April 2006.

The Series 2006 Bonds were refunded in February 2016. Ordinance No. 2016-14 (the "2016 Bond Ordinance"), adopted on February 9, 2016, approved the form of a trust indenture and preliminary limited offering memorandum and provided for the issuance of not more than \$34,000,000 in bonds.

United City of Yorkville Special Service Area Number 2005-108 and 2005-109 Special Tax Refunding Bonds, Series 2016 (the "Series 2016 Bonds") were issued in February 2016 in the amount of \$28,840,000. The current debt service schedule is attached hereto as Appendix D and a brief summary of any optional redemption of bonds is contained in Section VI herein.

C Special Taxes

The Establishing Ordinance incorporates the United City of Yorkville Special Service Area Number 2005-108 Special Tax Roll and Report (the "Special Tax Roll and Report"). The Special Tax Roll and Report sets forth the Maximum Parcel Special Taxes which have been levied for the payment of principal of and interest on the Series 2016 Bonds and the administration and maintenance of SSA No. 2005-108 and is attached hereto as Appendix F. A table of the Maximum Parcel Special Taxes is included in Section III herein.

I SPECIAL TAX REQUIREMENT

The SSA No. 2005-108 2020 Special Tax Requirement is equal to \$781,864. As shown in Table 1 below, the 2020 Special Tax Requirement is equal to the sum of the Series 2016 debt service for the bond year ending March 1, 2022, estimated administrative expenses, and the contingency for estimated delinquent special taxes and less the estimated 2021 bond year-end fund balances and excess reserve funds.

Table 1: 2020 Special Tax Requirement

Types of Funds	Total Amount
Sources of Funds	
Prior Year Surplus/(Deficit)	\$37,264
Earnings	\$0
Special Taxes	
Billed	\$778,688
Delinquency Contingency	\$3,175
Subtotal	\$819,127
Uses of Funds	
Debt Service	
Interest - 09/01/2021	(\$191,476)
Interest - 03/01/2022	(\$191,476)
Principal - 03/01/2022	(\$413,000)
Administrative Expenses	(\$20,000)
Delinquent Special Taxes	(\$3,175)
Subtotal	(\$819,127)
Projected Surplus/(Deficit) - 03/01/2022	\$0

II ACCOUNT ACTIVITY SUMMARY

The Trust Indenture for the Series 2016 Bonds (the "2016 Indenture") establishes four funds and two accounts. The four funds are the Bond and Interest Fund, Reserve Fund, Administrative Expense Fund, and Rebate Fund. Within the Bond and Interest Fund is the Special Redemption Account. Within the Administrative Expense Fund is the Cost of Issuance Account. A diagram of the funds and accounts is included herein as Appendix A.

Money held in any of the funds and accounts can be invested at the direction of the City and in conformance with the limitations set forth in the 2016 Indenture. Investment interest earnings, if any, will generally be applied to the fund or account for which the investment is made. Diagrams of the application of special taxes and earnings are attached as Appendices B and C, respectively.

A summary of account activity for the 12 months ending August 31, 2020, is shown in Table 2 on the following page.

Table 2: SSA No. 2005-108 and SSA No. 2005-109, Series 2016 Transaction Summary

Types of Funds	Administrative Expense Fund	Reserve Fund	Bond & Interest Fund	Special Redemption Fund
Sources of Funds - Actual				
Beginning Balance - 09/01/2019	\$2,264	\$2,477,068	\$1,196,137	\$22,060
Earnings	\$219	\$23,210	\$11,877	\$189
Special Taxes				
Prior Year(s)	\$0	\$0	\$945,524	\$0
Levy Year 2019				
SSA No. 2005-108	\$0	\$0	\$427,379	\$0
SSA No. 2005-109	\$0	\$0	\$597,196	\$0
SSA No. 2003-101 (in error)	\$0	\$0	\$38,663	\$0
Uses of Funds - Actual				
Account Transfers	\$200	(\$27,732)	\$72,170	(\$44,438)
Administrative Expense Transfers				
Fiscal Year 2019 Prefunding	\$20,000	\$0	(\$20,000)	\$0
Fiscal Year 2019 Budget	\$40,000	\$0	(\$40,000)	(\$200)
Debt Service				
SSA No. 2005-108				
Interest - 09/01/2019	\$0	\$0	(\$203,295)	\$0
Interest - 03/01/2020	\$0	\$0	(\$202,831)	\$0
Principal - 03/01/2020	\$0	\$0	(\$367,000)	\$0
SSA No. 2005-109				
Interest - 09/01/2019	\$0	\$0	(\$313,446)	\$0
Interest - 03/01/2020	\$0	\$0	(\$313,446)	\$0
Principal - 03/01/2020	\$0	\$0	(\$565,000)	\$0
Bond Redemptions/Prepayments				
Receipts	\$0	\$0	\$0	\$22,635
Principal Redemption	\$0	\$0	(\$48,000)	\$0
Redemption Premium	\$0	\$0	(\$960)	\$0
Refund to Property Owners	\$0	\$0	(\$1,755)	\$0
Administrative Expenses				
SSA No. 2005-108 and 2005-109	(\$31,870)	\$0	\$0	\$0
Ending Balance - 08/31/2020	\$30,813	\$2,472,546	\$1,213,213	\$246

The calculation of the estimated 2021 bond year-end fund balances and excess reserve funds is shown in Table 3 below.

Table 3: SSA No. 2005-108 and SSA No. 2005-109 Estimated 2021 Bond Year-End Fund Balances (09/01/2020 through 03/01/2021)

Types of Funds	Administrative Expense Fund	Reserve Fund	Bond & Interest Fund	Special Redemption Fund
Sources of Funds - Projected				
Beginning Balance - 08/31/2020	\$30,813	\$2,472,546	\$1,213,213	\$246
Earnings	\$0	\$0	\$0	\$0
Special Taxes				
SSA No. 2005-108	\$0	\$0	\$348,138	\$0
SSA No. 2005-109	\$0	\$0	\$587,660	\$0
Transfer to SSA 2003-101	\$0	\$0	(\$38,663)	\$0
Uses of Funds - Projected				
Account Transfers	\$0	(\$3,586)	\$3,586	\$0
Administrative Expense Transfers				
Levy Year 2020 Prefunding	\$25,567	\$0	(\$25,567)	\$0
Levy Year 2019 Budget	\$0	\$0	\$0	\$0
Debt Service				
SSA No. 2005-108				
Interest - 09/01/2020	\$0	\$0	(\$197,326)	\$0
Principal - 03/01/2021	\$0	\$0	(\$390,000)	\$0
Interest - 03/01/2021	\$0	\$0	(\$197,326)	\$0
SSA No. 2005-109				
Interest - 09/01/2020	\$0	\$0	(\$304,475)	\$0
Principal - 03/01/2021	\$0	\$0	(\$600,000)	\$0
Interest - 03/01/2021	\$0	\$0	(\$304,475)	\$0
Bond Redemptions/Prepayments				
Receipts				\$0
Principal Redemption	\$0	\$0	\$0	\$0
Redemption Premium	\$0	\$0	\$0	\$0
Administrative Expenses				
Remaining Levy Year 2019 Expenses	(\$16,380)	\$0	\$0	\$0
Ending Balance - 03/01/2021	\$40,000	\$2,468,960	\$94,764	\$246
Reserve Fund Requirement	\$0	(\$2,468,960)	\$0	\$0
Funds Not Eligible for Levy Surplus	(\$40,000)	\$0	\$0	(\$246)
Projected Surplus/(Deficit) 03/01/2021	\$0	\$0	\$94,764	\$0

III MAXIMUM, ABATED, AND EXTENDED SPECIAL TAXES

Pursuant to the Special Tax Roll and Report, the 2020 Maximum Parcel Special Taxes equal \$1,117,786. For purposes of the Abatement Ordinance, subtracting the 2020 Special Tax Requirement of \$781,864, results in an abatement of \$335,922. In accordance with the Special Tax Roll and Report the Maximum Parcel Special Tax applicable to each Parcel in SSA 2005-108 is abated in equal percentages until the special tax remaining equals the Special Tax Requirement.

The maximum, abated, and extended special tax for each special tax classification is shown in Table 4 below. The Amended Special Tax Roll, which lists the maximum, abated, and extended special tax for each parcel, is attached as Appendix G. Note, the special tax levy and abatement have been adjusted to reconcile with the special taxes set forth in the bond ordinance.

Table 4: Maximum, Abated and Extended Special Taxes

Special Tax Classification	Maximum Parcel Special Tax	Abated Special Tax	Extended Special Tax
Single Family Dwelling Unit	\$2,426.00	\$710.46	\$1,715.54
Single Family Dwelling Unit - Prepaid	\$2,426.00	\$2,426.00	\$0.00
Townhome Dwelling Unit	\$2,063.00	\$604.14	\$1,458.86
Townhome Dwelling Unit - Prepaid	\$2,063.00	\$2,063.00	\$0.00

A comparison of the maximum and extended special tax amounts for 2020 and 2019 is shown in Table 5 below.

Table 5: Comparison of Maximum and Extended Special Taxes

Special Tax Classification	Levy Year 2020	Levy Year 2019	Percentage Change
Maximum Parcel Special Tax			
Single Family Dwelling Unit	\$2,426.00	\$2,390.00	1.5%
Townhome Dwelling Unit	\$2,063.00	\$2,033.00	1.5%
Extended Special Tax			
Single Family Dwelling Unit	\$1,715.54	\$1,708.42	0.4%
Townhome Dwelling Unit	\$1,458.86	\$1,453.22	0.4%

The schedule of the remaining SSA No. 2005-108 Maximum Parcel Special Taxes is shown in Table 6 on the following page. The Maximum Parcel Special Taxes escalate 1.50% annually through 2034.

Table 6: Maximum Parcel Special Taxes

Levy Year	Collection Year	Aggregate	Per Unit	
			Single Family	Townhome
2020	2021	\$1,117,786	\$2,426	\$2,063
2021	2022	\$1,301,296	\$2,462	\$2,094
2022	2023	\$1,320,706	\$2,499	\$2,125
2023	2024	\$1,340,433	\$2,536	\$2,157
2024	2025	\$1,360,418	\$2,574	\$2,189
2025	2026	\$1,380,720	\$2,613	\$2,222
2026	2027	\$1,401,597	\$2,652	\$2,255
2027	2028	\$1,422,474	\$2,692	\$2,289
2028	2029	\$1,443,926	\$2,732	\$2,323
2029	2030	\$1,465,378	\$2,773	\$2,358
2030	2031	\$1,487,405	\$2,815	\$2,393
2031	2032	\$1,509,749	\$2,857	\$2,429
2032	2033	\$1,532,351	\$2,900	\$2,465
2033	2034	\$1,555,270	\$2,944	\$2,502
2034	2035	\$1,578,764	\$2,988	\$2,540



SECTION IV PRIOR YEAR SPECIAL TAX COLLECTIONS

IV PRIOR YEAR SPECIAL TAX COLLECTIONS

The SSA No. 2005-108 special tax is billed and collected by Kendall County (the "County") in the same manner and at the same time as general ad valorem property taxes. The City may provide for other means of collecting the special tax, if necessary, to meet the financial obligations of SSA No. 2005-108.

A 2019 Special Tax Receipts

As of November 10, 2020, SSA No. 2005-108 2018 special tax receipts totaled \$775,516. Special taxes in the amount \$3,162 are unpaid for delinquency rate of 0.41%.

B Tax Sales and Foreclosures

The lien and foreclosure remedies provided for in Article 9 of the Illinois Municipal Code shall apply upon the nonpayment of the special tax. The City is not currently pursuing any foreclosure actions.

V DEVELOPMENT STATUS

SSA No. 2005-108 is comprised of 317 single-family homes and 257 townhomes. Original projections were for 317 single-family homes and 258 townhomes, one townhome was omitted. An aerial map of SSA No. 2005-108 is attached as Appendix E. The number of units in each plat is summarized in Table 7 below.

Table 7: Land Use Summary

Plat	Recorded	Land Use	Number of Units
Unit 1	Yes	Single Family	168
Unit 1	Yes	Townhome	257
Unit 3	No	Single Family	149
Total			574

A Equalized Assessed Value

VI OUTSTANDING BONDS

The SSA No. 2005-108 portion of the Series 2016 Bonds issued in February 2016 was \$11,409,000. As of September 2, 2020, the outstanding principal was \$9,939,000. The current debt schedule adjusted for early redemptions from special tax prepayments is attached herein as Appendix D.

A Bond Redemptions from Special Tax Prepayments

As a result of special tax prepayments received from property owners and mandatory prepayments received by developers, \$2,187,000 of the Series 2006 Bonds and \$143,000 of the Series 2016 bonds have been redeemed, as shown in Table 8 below.

Table 8: Special Mandatory Bond Redemptions from Special Tax Prepayments

Redemption Date	Bonds Redeemed
March 1, 2008	\$282,000
September 1, 2008	\$107,000
March 1, 2009	\$23,000
March 1, 2012	\$1,775,000
September 1, 2016	\$24,000
March 1, 2018	\$72,000
September 1, 2019	\$23,000
Total Redeemed	\$2,306,000

B Special Tax Prepayments

The SSA No. 2005-108 Maximum Parcel Special Tax may be prepaid and permanently satisfied, or prepaid in part, provided that proceeds for any such prepayment are sufficient to permit the redemption of Bonds in such amounts and maturities deemed necessary by the Administrator and in accordance with the Bond Indenture. The prepayment calculation formula is set forth in the Special Tax Roll and Report.

To date, the Maximum Parcel Special Tax has been prepaid in full for thirteen single-family dwelling units and eight townhome dwelling units. No partial prepayments have been received.

VII EQUALIZED ASSESSED VALUE AND VALUE-TO-LIEN RATIO

The SSA No. 2005-108 Equalized Assessed Value and Value-to-Lien Ratio is shown in Table 9 below.

Table 9: Equalized Assessed Value and Value-to-Lien Ratio

2018 Equalized Assessed Value ¹	2018 Appraised Value ²	Outstanding Bonds ³	Value to Lien Ratio
\$33,647,899	\$100,943,697	\$10,306,000	9.79:1

Notes:

1. Source: Kendall County
2. Appraised Value is equal to three times the equalized assessed value.
3. As of September 2, 2020.

VIII AD VALOREM PROPERTY TAX RATES

The 2019 general ad valorem tax rates for SSA No. 2005-108 are shown in Table 10 below.

Table 10: 2019 Ad Valorem Property Tax Rates

Type of Rate	Interest Rate
City Rates⁵	
Corporate	0.181110%
Bonds and Interest	0.000000%
I.M.R.F.	0.000000%
Police Protection	0.156180%
Police Pension	0.222300%
Garbage	0.000000%
Audit	0.005420%
Liability Insurance	0.007230%
Social Security/IMRF	0.027100%
School Crossing Guard	0.003620%
Unemployment Insurance	0.000000%
Road and Bridge Transfer	0.000000%
Subtotal	0.602960%
Kendall Township⁵	
County	0.640880%
Bristol-Kendall Fire Protection District	0.720240%
Forest Preserve	0.154160%
Junior College #516	0.527270%
Yorkville Library	0.282920%
Yorkville/Bristol Sanitary District	0.000000%
Kendall Township	0.099280%
Kendall Road District	0.252690%
School District CU-115	7.033800%
Subtotal	9.71124%
Total Tax Rate	10.314200%

Notes:

4. Source: Kendall County, for Tax Codes BR005 and BR069.

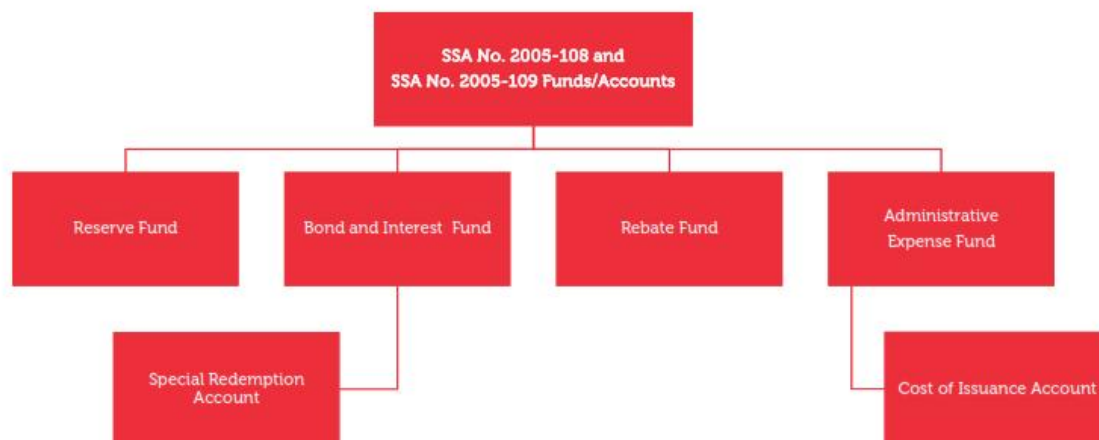
APPENDIX A

United City of Yorkville SSA No. 2005-108
Administration Report
(Levy Year 2020)



**FUNDS AND
ACCOUNTS**

**United City of Yorkville
Special Service Area No. 2005-108 and 2005-109
Funds and Accounts**



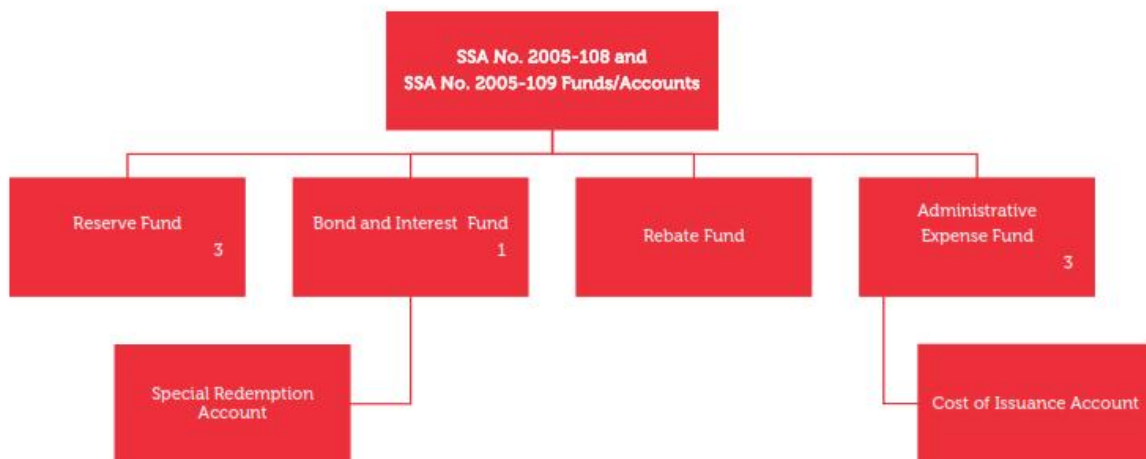
APPENDIX B

United City of Yorkville SSA No. 2005-108
Administration Report
(Levy Year 2020)



APPLICATION OF SPECIAL TAX

United City of Yorkville
Special Service Area No. 2005-108 and 2005-109
Application of Special Tax¹

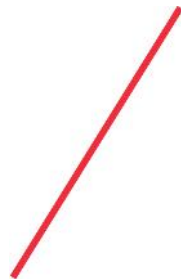


Notes:

1. Special Tax applied in sequence shown.

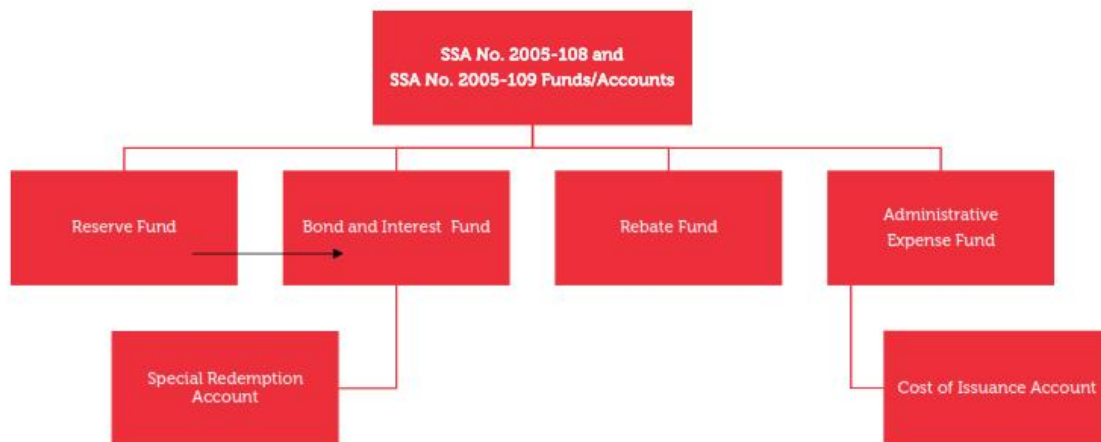
APPENDIX C

United City of Yorkville SSA No. 2005-108
Administration Report
(Levy Year 2020)



APPLICATION OF EARNINGS

United City of Yorkville Special Service Area No. 2005-108 and 2005-109 Application of Earnings¹

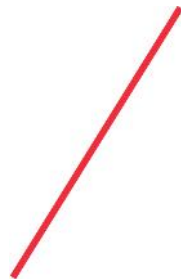


Notes:

1. Earnings remain in fund or account from which they accrued unless otherwise indicated.

APPENDIX D

United City of Yorkville SSA No. 2005-108
Administration Report
(Levy Year 2020)



DEBT SERVICE SCHEDULE

United City of Yorkville
Special Service Area No. 2005-108
Debt Service Schedule

Year Ending (3/1)	Payment Date	Principal	Interest	Debt Service
2017	9/1/2016	\$0	\$222,382	\$222,382
2017	3/1/2017	\$307,000	\$217,591	\$524,591
2018	9/1/2017	\$0	\$212,986	\$212,986
2018	3/1/2018	\$328,000	\$212,986	\$540,986
2019	9/1/2018	\$0	\$208,066	\$208,066
2019	3/1/2019	\$349,000	\$208,066	\$557,066
2020	9/1/2019	\$0	\$203,295	\$203,295
2020	3/1/2020	\$367,000	\$202,831	\$569,831
2021	9/1/2020	\$0	\$197,326	\$197,326
2021	3/1/2021	\$390,000	\$197,326	\$587,326
2022	9/1/2021	\$0	\$191,476	\$191,476
2022	3/1/2022	\$413,000	\$191,476	\$604,476
2023	9/1/2022	\$0	\$186,572	\$186,572
2023	3/1/2023	\$434,000	\$186,572	\$620,572
2024	9/1/2023	\$0	\$180,876	\$180,876
2024	3/1/2024	\$458,000	\$180,876	\$638,876
2025	9/1/2024	\$0	\$174,578	\$174,578
2025	3/1/2025	\$482,000	\$174,578	\$656,578
2026	9/1/2025	\$0	\$167,348	\$167,348
2026	3/1/2026	\$509,000	\$167,348	\$676,348
2027	9/1/2026	\$0	\$159,395	\$159,395
2027	3/1/2027	\$536,000	\$159,395	\$695,395
2028	9/1/2027	\$0	\$150,685	\$150,685
2028	3/1/2028	\$568,000	\$150,685	\$718,685
2029	9/1/2028	\$0	\$136,485	\$136,485
2029	3/1/2029	\$609,000	\$136,485	\$745,485
2030	9/1/2029	\$0	\$121,260	\$121,260
2030	3/1/2030	\$653,000	\$121,260	\$774,260
2031	9/1/2030	\$0	\$104,935	\$104,935
2031	3/1/2031	\$696,000	\$104,935	\$800,935
2032	9/1/2031	\$0	\$87,535	\$87,535
2032	3/1/2032	\$743,000	\$87,535	\$830,535
2033	9/1/2032	\$0	\$68,960	\$68,960
2033	3/1/2033	\$792,000	\$68,960	\$860,960
2034	9/1/2033	\$0	\$53,120	\$53,120
2034	3/1/2034	\$839,000	\$53,120	\$892,120
2035	9/1/2034	\$0	\$36,340	\$36,340
2035	3/1/2035	\$884,000	\$36,340	\$920,340
2036	9/1/2035	\$0	\$18,660	\$18,660
2036	3/1/2036	\$933,000	\$18,660	\$951,660
Subtotal		\$11,290,000	\$5,759,307	\$17,049,307
Outstanding Principal as of 09/02/2020				\$9,939,000

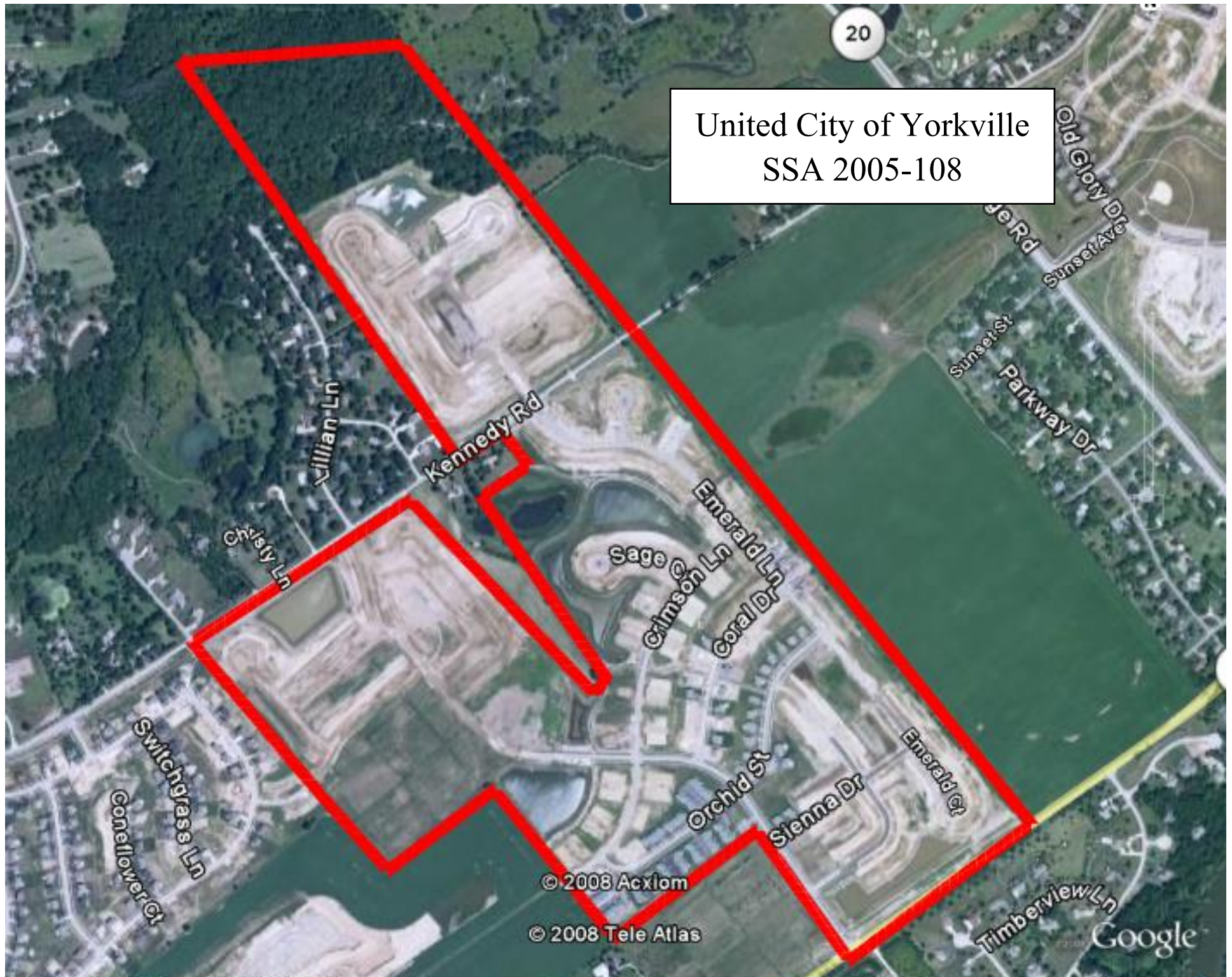
APPENDIX E

United City of Yorkville SSA No. 2005-108
Administration Report
(Levy Year 2020)



AERIAL APPENDIX OF SSA BOUNDARIES

United City of Yorkville
SSA 2005-108



APPENDIX F

United City of Yorkville SSA No. 2005-108
Administration Report
(Levy Year 2020)



SPECIAL TAX ROLL AND REPORT

UNITED CITY OF YORKVILLE
SPECIAL SERVICE AREA NO. 2005-108
SPECIAL TAX ROLL AND REPORT

MARCH 28, 2006

Prepared for

UNITED CITY OF YORKVILLE
800 Game Farm Road
Yorkville, IL 60560
(630) 553-7575

Prepared by

DAVID TAUSSIG & ASSOCIATES, INC.
1301 Dove Street, Suite 600
Newport Beach, CA 92660
(949) 955-1500

**UNITED CITY OF YORKVILLE
SPECIAL SERVICE AREA No. 2005-108
(AUTUMN CREEK)**

**SPECIAL TAX ROLL AND REPORT
TABLE OF CONTENTS**

<u>Section</u>	<u>Page</u>
I. INTRODUCTION	1
II. DEFINITIONS	1
III. SPECIAL SERVICE AREA DESCRIPTION.....	4
A. BOUNDARIES OF SSA No. 2005-108.....	4
B. ANTICIPATED LAND USES.....	4
IV. SPECIAL SERVICES	4
A. GENERAL DESCRIPTION	4
B. ESTIMATED COSTS	5
C. ALLOCATION.....	5
D. ALTERNATIVES, MODIFICATIONS, AND/OR SUBSTITUTIONS	15
V. BOND ASSUMPTIONS.....	15
VI. MAXIMUM PARCEL SPECIAL TAX.....	16
A. DETERMINATION.....	16
B. APPLICATION	17
C. ESCALATION	18
D. TERM.....	18
E. SPECIAL TAX ROLL AMENDMENT	18
F. OPTIONAL PREPAYMENT.....	18
G. MANDATORY PREPAYMENT.....	19
VII. ABATEMENT AND COLLECTION.....	19
A. ABATEMENT.....	19
B. COLLECTION PROCESS	19
C. ADMINISTRATIVE REVIEW	20
VIII. AMENDMENTS	20

List of Exhibits

Exhibit A – Special Tax Roll

Exhibit B – Prepayment of the Maximum Parcel Special Tax

I. INTRODUCTION

Pursuant to the provisions of the Act and in accordance with the "Establishing Ordinance" being Ordinance No. _____ passed by the City Council of the United City of Yorkville, County of Kendall, State of Illinois, on March 28, 2006 in connection with the proceedings for Special Service Area Number 2005-108 (hereinafter referred to as "SSA No. 2005-108"), this Special Tax Roll and Report of SSA No. 2005-108 (the "Report") is herewith submitted and made part of the Establishing Ordinance.

II. DEFINITIONS

The terms used herein shall have the following meanings:

"Act" means the Special Service Area Tax Act, being 35 ILCS 200/27-5 et seq., as amended.

"Administrative Expenses" means the following actual or reasonably estimated costs permitted in accordance with the Act and directly related to the administration of SSA No. 2005-108 and the Bonds as determined by the City or its designee including, but not limited to, the following: the costs of computing the Special Taxes and of preparing the amended Special Tax Roll (whether by the City or designee thereof or both); the costs of collecting the Special Taxes (whether by the City, the County, or otherwise); the costs of remitting the Special Taxes to the fiscal agent and/or trustee for any Bonds; the costs of the fiscal agent and/or trustee (including its legal counsel) in the discharge of the duties required of it under the Bond Indenture; the costs of the City or designee in computing the amount of rebatable arbitrage, if any; the costs of the City or designee in complying with the disclosure requirements of applicable federal and state securities laws and of the Act, including, but not limited to, public inquiries regarding the Special Taxes; the costs of the City or designee in applying for and maintaining ratings of the Bonds; the costs associated with the release of funds from any escrow account or funds held pursuant to the Bond Indenture; and any termination payments owed by the City in connection with any guaranteed investment contract, forward purchase agreement, or other investment of funds held under the Bond Indenture. Administrative Expenses shall also include amounts advanced by the City for any administrative purpose of SSA No. 2005-108 including the costs of computing Special Tax Bond Prepayment amounts, recording of lien satisfaction or other notices related to a Special Tax Bond Prepayment or Mandatory Special Tax Prepayment, discharge or satisfaction of Special Taxes; the administrative costs associated with upgrading the software utilized by Kendall County relating to the Special Tax; and the costs of commencing and pursuing to completion any foreclosure action arising from and pursuing the collection of delinquent Special Taxes and the reasonable fees of legal counsel to the City incurred in connection with all of the foregoing.

"Bond Indenture" means the trust indenture and any supplemental indentures between the City and the trustee named therein authorizing the issuance of the Bonds.

"Bonds" means any bonds or other debt, including refunding bonds, whether in one or more series, issued by the City and secured by the Maximum Parcel Special Tax for SSA No. 2005-108, the proceeds of which will be used to finance inter alia, all or a portion of the public improvements authorized pursuant to the Establishing Ordinance.

"Calendar Year" means the twelve-month period starting January 1 and ending December 31.

"City" means the United City of Yorkville, County of Kendall, State of Illinois.

"Consultant" means the designee of the City responsible for determining the Special Taxes and assisting the City and the County in providing for the collection of the Special Taxes, continuing disclosure, and any other administrative efforts related to SSA No. 2005-105.

"Council" means the City Council of the United City of Yorkville, having jurisdiction over SSA No. 2005-108.

"County" means the County of Kendall, State of Illinois.

"Dwelling Unit" or "DU" means a residential dwelling unit.

"Final Plat" means a final plat of subdivision approved by the City and recorded with the County which creates individual single-family home lots and/or townhome lots.

"Mandatory Special Tax Prepayment" means the Special Tax Bond Prepayment required pursuant to Section VI.G herein and calculated pursuant to Exhibit B herein.

"Maximum Parcel Special Tax" means the maximum special tax, determined in accordance with Section VI that can be collected by the City in any Calendar Year on any Parcel.

"Maximum Parcel Special Taxes" means the amount determined by multiplying the actual or anticipated number of Single-family Property Dwelling Units and Townhome Property Dwelling Units, in accordance with Section VI.B, by the applicable Maximum Parcel Special Tax.

"Parcel" means a lot, parcel, and/or other interest in real property within the boundaries of SSA No. 2005-108 to which a permanent index number ("PIN") is assigned as determined from a PIN Map or the County assessment roll.

"Partial Special Tax Bond Prepayment" means that amount required to partially prepay the Maximum Parcel Special Tax computed pursuant to Exhibit B herein.

"PIN Map" means an official map of the Kendall County Mapping Department or other authorized County official designating lots, parcels, and/or other interests in real property by permanent index number.

"Preliminary Plat" means the preliminary subdivision plat for SSA No. 2005-108 approved by the City.

"Residential Property" means all Parcels within the boundaries of SSA No. 2005-108 on which Dwelling Units have been, may be, or are anticipated to be constructed as determined from the Preliminary Plat or applicable Final Plat.

"School District" means the Yorkville Community Unit School District 115.

"School Property" means the property within the boundaries of SSA No. 2005-108 on which a proposed elementary school has been, may be, or is anticipated to be constructed as determined from the Preliminary Plat or any Final Plat.

"Single-family Property" means all Parcels within the boundaries of SSA No. 2005-108 on which single-family Dwelling Units have been, may be, or are anticipated to be constructed as determined from the applicable Preliminary Plat, Final Plat, or other document approved by the City as determined by the Consultant.

"Special Tax" means the special tax to be extended in each Calendar Year on each Parcel.

"Special Tax Bond Prepayment" means that amount required to prepay the Maximum Parcel Special Tax computed pursuant to Exhibit B herein in order to fully release the lien of the Maximum Parcel Special Tax.

"Special Tax Requirement" means that amount determined by the City or its designee as required in any Calendar Year to pay: (1) the Administrative Expenses, (2) debt service on any Bonds, (3) reasonably anticipated delinquent Special Taxes, (4) any amount required to replenish any reserve fund established in connection with such Bonds, (5) the costs of credit enhancement and fees for instruments that serve as the basis of a reserve fund in lieu of cash related to any such Bonds, and less (6) available funds as directed under the Bond Indenture.

"Special Tax Roll" means the Special Tax Roll included herein as Exhibit A, as may be amended pursuant to Section VI.E.

"Townhome Property" means all Parcels within the boundaries of SSA No. 2005-108 on which townhome Dwelling Units have been, may be, or are anticipated to be constructed as determined from the applicable Preliminary Plat, Final Plat, or other document approved by the City as determined by the Consultant.

III. SPECIAL SERVICE AREA DESCRIPTION

A. BOUNDARIES OF SSA No. 2005-108

SSA No. 2005-108 consists of approximately two hundred sixty-five (265) acres and is generally located northwest of State Route 34 and southeast of the Bristol Lake Subdivision. A legal description is attached as Exhibit D of the Establishing Ordinance.

B. ANTICIPATED LAND USES

SSA No. 2005-108 is anticipated to consist of three hundred and seventeen (317) single-family Dwelling Units (i.e., single-family homes), and two hundred fifty-eight (258) townhome Dwelling Units, and an elementary school.

IV. SPECIAL SERVICES

SSA No. 2005-108 has been established to finance certain special services conferring special benefit thereto and which are in addition to the municipal services provided to the City as a whole. A general description, estimated cost, and allocation of these special services are set forth below.

A. GENERAL DESCRIPTION

1. ELIGIBLE IMPROVEMENTS

The special services that are eligible to be financed by SSA No. 2005-108 consist of certain public improvements with appurtenances and appurtenant work in connection therewith necessary to serve SSA No. 2005-108 (hereinafter referred to as the "Eligible Improvements"). The Eligible Improvements are generally described as follows: the acquisition, construction and installation of public improvements including, but not limited to:

- City owned sanitary sewer facilities, water facilities, road facilities, storm sewer facilities, public parks and park improvements, including, but not limited to, engineering, surveying, soil testing and appurtenant work, mass grading and demolition, storm water management facilities, storm drainage systems and storm sewers, site clearing and tree removal, public water facilities, sanitary sewer facilities, erosion control measures, roads, streets, curbs, gutters, street lighting, traffic controls, sidewalks, paths and related street improvements, and equipment and materials necessary for the maintenance thereof, landscaping, wetland mitigation, public park improvements and tree installation, costs for land and easement acquisitions or dedications relating to any of the

foregoing improvements, required tap-on and related fees for water or sanitary sewer services and other eligible costs.

2. SSA FUNDED IMPROVEMENTS

SSA No. 2005-108 is anticipated to fund the cost associated with the following improvements (subject to alternatives, modifications, and/or substitutions as described in Section IV.D below):

- SSA No. 2005-108 is anticipated to fund certain on-site and off-site public facilities and the road impact fees associated with the construction of Kennedy Road, subject to the alternatives, modifications, and/or substitutions as described in Section IV. D below.

B. ESTIMATED COSTS

The estimated costs for the Eligible Improvements and the amounts anticipated to be financed by SSA No. 2005-108 are presented in Table 1 below. The costs anticipated to be financed by SSA No. 2005-108 do not include any costs allocated to the School Property. Therefore, the School Property will be exempt from the Special Tax.

TABLE 1 ESTIMATED COSTS FOR ELIGIBLE IMPROVEMENTS			
PUBLIC IMPROVEMENT	GRAND TOTAL	ELIGIBLE IMPROVEMENTS ALLOCABLE TO RESIDENTIAL PROPERTY	SSA No. 2005-108 FUNDED IMPROVEMENTS
Sanitary Sewer	\$2,606,012	\$2,390,549	\$2,188,042
Water	\$2,049,445	\$1,879,998	\$1,670,537
Roads	\$8,057,199	\$7,030,449	\$4,780,282
Storm Sewer	\$3,634,117	\$3,383,772	\$2,964,624
Grand Total	\$16,346,773	\$14,684,768	\$11,603,485

C. ALLOCATION

Special taxes levied pursuant to the Act must bear a rational relationship between the amount of the special tax levied against each Parcel within SSA No. 2005-108 and the special service benefit rendered. Therefore, the public improvements anticipated to be financed by SSA No. 2005-108 as shown in Table 1 have been allocated in accordance with the benefit rendered to the property therein, with benefit estimated to be a function of (i) the service or benefit area for said improvements and (ii) the relative capacity for said improvements reserved for or

used by properties within the benefit area. A discussion of the relevant benefit area(s) and measures of public facilities usage is detailed below.

1. BENEFIT AREA

The eligible public improvements are designed with the intent to specifically service SSA No. 2005-108 and the School Property, and therefore the benefit area includes only such property. Each land use type is allocated a share of each public facility type in accordance with the public facility usage factors described below.

2. PUBLIC FACILITY USAGE

Once the benefit area has been established, the special services may be allocated among the various properties within such area in accordance with use. As is discussed in the following sections, commonly accepted measures for public facility usage indicate that the benefit conferred by the Eligible Improvements applies uniformly by land use type.

a. SANITARY SEWER AND WATER USAGE

The primary determinant of sanitary sewer and water usage is the applicable population equivalent, or P.E. Household population is the criteria commonly used to project sewer and water service demand. *Wastewater Engineering, Third Edition* indicates that residential wastewater flow rates are typically determined on the basis of population density and the average per capita contribution of wastewater. The Illinois Environmental Protection Agency's criteria for water storage and distribution systems assume an everyday use equal to 50 gallons per day per person. In addition, an emergency capacity is set at 50 gallons per day per person. This equates to 350 gallons per day for each single-family home given the applicable IEPA P.E. factor of 3.5 for single-family homes.

The IEPA does not publish P.E. factors for townhome Dwelling Units. However, IEPA indicates that the published P.E. factors for apartments may be used to estimate P.E. for townhomes. P.E. factors for apartments range from 1.5 to 3.0 depending upon bedroom count. As each townhome Dwelling Unit is anticipated to have two or three bedrooms, the P.E. factor of 3.0 for two to three-bedroom apartments is used.

Sewer and water demand for public schools is a function of the estimated number of students and employees. The School District indicates the proposed elementary school to have a capacity of approximately 650 students and 30 employees. Applying the IEPA

standards of 0.25 gallons per student and employee per day yields a total P.E. of 170.00 for the proposed elementary school.

b. ROAD USAGE

Road usage is typically computed on the basis of anticipated trip generation. The Institute of Traffic Engineers publication *Trip Generation Seventh Edition*, indicates average weekday trips per single-family detached home and townhome Dwelling Unit of 9.57 and 5.86, respectively.

The average weekday trips associated with an elementary school are typically expressed per student and are estimated by Trip Generation Sixth Edition at 1.02 per elementary school student.

c. STORM SEWER USAGE

Storm sewer facilities are sized based upon estimated storm flows which vary with the size of the tributary drainage area, slope, soil type, antecedent runoff condition, and impervious ground cover. In its "Urban Hydrology for Small Watersheds: TR-55" (the "TR-55 Manual"), the United States Department of Agriculture indicates average "runoff curve numbers" for purposes of measuring storm flows or runoff. The runoff curve equation estimates storm runoff given a particular volume of rainfall. The runoff curve numbers for fully developed urban areas indicated in the TR-55 Manual vary by land use type, impervious area, and hydrologic soil group. Assuming generally uniform antecedent runoff and hydrologic soil conditions, storm flows will tend to vary with land use and the associated impervious area.

Impervious ground coverage factors for residential development vary by development density or the number of dwelling units per gross acre, with gross acreage being exclusive of open space. The TR-55 Manual estimates impervious ground area at approximately 30.00% for development densities of 3 units to an acre, 38.00% for development densities of 4 units to an acre, and 65.00% for development densities of 8 or greater units to an acre. Generally, the greater the density the more impervious area per acre. The gross densities for the single-family homes and townhomes are approximately three to an acre and eight to an acre, respectively.

The TR-55 Manual does not contain impervious ground areas for elementary schools. The impervious ground coverage factors for the School Property have been provided by the School District and are based on design plans for existing school facilities.

Tables 2 – 4 on the following pages show these public improvement usage factors and their equivalency (i.e., the relationship of these factors among the different land uses within SSA No. 2005-108).

TABLE 2								
SEWER AND WATER USAGE FACTORS P.E. AND EQUIVALENT UNITS								
	Land Use	COUNT			P.E.	Total P.E. ¹	Equivalent Unit ²	Total Equivalent Units ^{3, 4}
		Dwelling Units	Students	Employees				
(1)	Single-Family Property (DU)	317	NA	NA	3.5	1,109.50	1.00	317.00
(2)	Townhome Property (DU)	258	NA	NA	3.0	774.00	0.86	221.88
	School Property						48.57	48.57
(3)	(Per Student)	NA	650	NA	0.25	162.50		
(4)	(Per Employee)	NA	NA	30	0.25	7.50		
Grand Total ⁴		575	650	30	NA	2,053.50	NA	587.45
<p>[1] P.E. factor multiplied by applicable number of dwelling units, students, employees.</p> <p>[2] Equivalent units for land uses 1 and 2 computed by dividing P.E. factor for each land use by P.E. factor for single-family land use. Equivalent units for 3 and 4 computed by dividing total P.E. by P.E. factor for single-family land use.</p> <p>[3] Equivalent unit factor multiplied by applicable number of dwelling units or schools, as applicable.</p> <p>[4] Calculations may vary slightly due to rounding.</p>								

TABLE 3
ROAD USAGE FACTORS
TRIPS AND EQUIVALENT UNITS

	Land Use	COUNT			Average Weekday Trip Factor	Total Weekday Trips ¹	Equivalent Unit ²	Total Equivalent Units ^{3, 4}
		Dwelling Units	Students	Employees				
(1)	Single-Family Property (DU)	317	NA	NA	9.57	3,033.69	1.00	317.00
(2)	Townhome Property (DU)	258	NA	NA	5.86	1,511.88	0.61	157.38
	School Property						69.28	69.28
(3)	(Per Student)	NA	650	NA	1.02	663.00		
(4)	(Per Employee)	NA	NA	30	NA	0.00		
Grand Total ⁴		575	650	30	NA	5,208.57	NA	543.66

- [1] Average weekday trip factor multiplied by applicable number of dwelling units, students, or employees.
 [2] Equivalent units for land uses 1 and 2 computed by dividing average weekday trip factor for each land use by average weekday trip factor for a single-family home.
 Equivalent units for 3 and 4 computed by dividing total average weekday trips by average weekday trip factor for a single-family home.
 [3] Equivalent unit factor multiplied by applicable number of dwelling units or schools, as applicable.
 [4] Calculations may vary slightly due to rounding.

TABLE 4									
STORM SEWER MANAGEMENT FACTORS IMPERVIOUS AREA AND EQUIVALENT UNITS									
	Land Use	COUNT			Coverage Factor	Impervious Area		Equivalent Unit ²	Total Equivalent Units ^{3,4}
		Dwelling Units	Lot Size Per DU / Site	Acres		Per DU / Site	Total		
(1)	Single-Family Property (DU)	317	18,789	NA	30%	5,637	1,786,929	1.00	317.00
(2)	Townhome Property (DU)	258	5,648	NA	65%	3,671	947,118	0.65	167.70
(3)	School Property	NA	NA	16.0	29%	202,118	202,118	35.86	35.86
Grand Total ⁴		575	NA	16.0	NA	NA	2,936,165	NA	520.56
<p>[1] Impervious area per dwelling unit for land uses 1 and 2 computed by multiplying coverage factor by lot size.</p> <p>[2] Equivalent units for land uses 1 and 2 computed by dividing impervious area for each land use by impervious area for single-family land use. Equivalent units for land use 3 computed by dividing total impervious area by impervious area for the typical single-family home.</p> <p>[3] Equivalent unit factor multiplied by applicable number of dwelling units or schools, as applicable.</p> <p>[4] Calculations may vary slightly due to rounding.</p>									

3. ALLOCATED COSTS

The Eligible Improvements must be allocated in accordance with the appropriate usage factors discussed above. For example, sanitary sewer and water facilities are allocated on a P.E. basis. Road facilities are allocated in proportion to estimated trip generation and storm sewer facilities are allocated on impervious area. As shown in Tables 5 – 8, the allocated cost per equivalent unit is computed by dividing the estimated improvement costs shown in Table 1 by the applicable equivalent units for Single-family Property, Townhome Property, and School Property. The total allocated costs for each land use type is computed by multiplying the allocated cost per equivalent unit by the applicable equivalent units. A summary of the allocated costs is presented in Table 9.

The portion of the Eligible Improvements to be financed with bond proceeds is shown in Table 10. All Eligible Improvements that are not financed through SSA No. 2005-108 (which include all Eligible Improvements allocated to the School Property) will be funded by the developer and are categorized as "Developer's Equity."

TABLE 5			
SANITARY SEWER COST ALLOCATION			
	(A)	(B)	(C)
	Land Use	Equivalent Units ¹	Allocated Cost ⁵
(1)	Single-Family Property (DU)	317.00	\$1,406,257 ²
(2)	Townhome Property (DU)	221.88	\$984,291 ³
(3)	School Property (per site)	48.57	\$215,463 ⁴
(4)	Grand Total	587.45	\$2,606,012
¹ From Table 2 ² \$2,606,012/B4*B1 ³ \$2,606,012/B4*B2 ⁴ \$2,606,012/B4*B2 ⁵ Amounts may vary due to rounding.			

TABLE 6			
WATER COST ALLOCATION			
	(A)	(B)	(C)
	Land Use	Equivalent Units ¹	Allocated Cost ⁵
(1)	Single-Family Property (DU)	317.00	\$1,105,922 ²
(2)	Townhome Property (DU)	221.88	\$774,076 ³
(3)	School Property (per site)	48.57	\$169,447 ⁴
(4)	Grand Total	587.45	\$2,049,445
¹ From Table 2 ² \$2,049,445/B4*B1 ³ \$2,049,445/B4*B2 ⁴ \$2,049,445/B4*B3 ⁵ Amounts may vary due to rounding.			

TABLE 7			
ROAD COST ALLOCATION			
	(A)	(B)	(C)
	Land Use	Equivalent Units ¹	Allocated Cost ⁵
(1)	Single-Family Property (DU)	317.00	\$4,698,032 ²
(2)	Townhome Property (DU)	157.38	\$2,332,417 ³
(3)	School Property (per site)	69.28	\$1,026,750 ⁴
(4)	Grand Total	543.66	\$8,057,199
¹ From Table 3 ² \$8,057,199/B4*B1 ³ \$8,057,199/B4*B2 ⁴ \$8,057,199/B4*B3 ⁵ Amounts may vary due to rounding.			

TABLE 8			
STORM SEWER COST ALLOCATION			
	(A) Land Use	(B) Equivalent Units ¹	(C) Cost Per Unit ⁵
(1)	Single-Family Property (DU)	317.00	\$2,213,030 ²
(2)	Townhome Property (DU)	167.70	\$1,170,742 ³
(3)	School Property (per site)	35.86	\$250,345 ⁴
(4)	Grand Total	520.56	\$3,634,117
¹ From Table 4 ² \$3,634,117/B4*B1 ³ \$3,634,117/B4*B2 ⁴ \$3,634,117/B4*B3 ⁵ Amounts may vary due to rounding.			

TABLE 9				
ALLOCATED COSTS BY LAND USE				
PUBLIC IMPROVEMENT ¹	GRAND TOTAL	SINGLE-FAMILY PROPERTY	TOWNHOME PROPERTY	SCHOOL PROPERTY
Sanitary Sewer	\$2,606,012	\$1,406,257	\$984,291	\$215,463
Water	\$2,049,445	\$1,105,922	\$774,076	\$169,447
Roads	\$8,057,199	\$4,698,032	\$2,332,417	\$1,026,750
Storm Sewer	\$3,634,117	\$2,213,030	\$1,170,742	\$250,345
Grand Total	\$16,346,773	\$9,423,242	\$5,261,526	\$1,662,005
¹ Amounts may vary due to rounding.				

TABLE 10					
FUNDING OF ELIGIBLE PUBLIC IMPROVEMENTS					
PUBLIC IMPROVEMENT ¹	GRAND TOTAL	SSA No. 2005-108			DEVELOPER'S EQUITY
		TOTAL FOR SSA No. 2005-108	SINGLE-FAMILY PROPERTY	TOWNHOME PROPERTY	
Sanitary Sewer	\$2,606,012	\$2,188,042	\$1,203,750	\$984,291	\$417,970
Water	\$2,049,445	\$1,670,537	\$896,461	\$774,076	\$378,908
Roads	\$8,057,199	\$4,780,282	\$2,964,574	\$1,815,708	\$3,276,916
Storm Sewer	\$3,634,117	\$2,964,624	\$1,793,883	\$1,170,742	\$669,492
GRAND TOTAL	\$16,346,773	\$11,603,485	\$6,858,668	\$4,744,817	\$4,743,288
NUMBER OF DUS	NA	575	317	258	NA
TOTAL COST/DU	NA	NA	\$21,636.18	\$18,390.76	NA
¹ Amounts may vary due to rounding.					

D. ALTERNATIVES, MODIFICATIONS, AND/OR SUBSTITUTIONS

The description of the Eligible Improvements, as set forth herein, is general in nature. The final description, specifications, location, and costs of improvements and facilities will be determined upon the preparation of final plans and specifications and completion of the improvements. The final plans may show substitutes, in lieu or modifications to the Eligible Improvements in order to accomplish the works of improvements, and any substitution, increase, or decrease to the amount of public improvements financed shall not be a change or modification in the proceedings as long as (i) the allocation of the Eligible Improvement costs actually funded by SSA No. 2005-108, using the preceding methodology, is uniform within Single-family Property and Townhome Property and (ii) such allocation results in the same ratio of funded Eligible Improvements between the land use types, as established in Section VI.A below.

V. BOND ASSUMPTIONS

It is anticipated that certain of the Eligible Improvements will be financed through the issuance of a single series of bonds. Total authorized bonded indebtedness is \$15,500,000. Bonds in the approximate amount of \$15,000,000 are anticipated to be issued in April 2006. Issuance costs are estimated to be approximately three and one-half percent (3.5%) of the principal amount of the bonds. The bond issue will include a reserve fund of approximately nine and one-half percent (9.5%) of the original principal amount of the bonds and approximately twenty-three (23) months of capitalized interest. The term of the bonds is estimated at 30 years, with principal amortized over a period of approximately 28 years. Annual debt service payments will increase approximately one and one half percent (1.5%) annually.

The final sizing of the bonds may be modified as appropriate to meet the objectives of the financing and prevailing bond market conditions. These modifications may include, but are not limited to, changes in the following:

- Bond timing, phasing, and/or escrows;
- Capitalized interest period;
- Principal amortization (i.e., bond term and annual debt service payment);
- Reserve fund size and form; and
- Coupon rates.

Therefore, the actual bonded indebtedness, and consequently the amount of Eligible Improvements financed by SSA No. 2005-108, may increase or decrease depending upon these variables.

VI. MAXIMUM PARCEL SPECIAL TAX

As mentioned previously, no Eligible Improvements for the School Property will be financed by SSA No. 2005-108. Therefore, these properties will not be subject to the Maximum Parcel Special Tax. The discussion that follows applies only to the remaining Residential Property.

A. DETERMINATION

When multiple land uses are anticipated, the Maximum Parcel Special Tax is a function of the (i) relative amounts of the Eligible Improvement costs funded for such land uses by SSA No. 2005-108 and (ii) the Maximum Parcel Special Taxes required to fund the Special Tax Requirement. In order to measure the relative difference in public improvement costs for each land use type, Equivalent Dwelling Unit ("EDU") factors have been calculated. A Single-family Property Dwelling Unit is deemed the typical residential unit and is assigned an EDU factor of 1.00. The EDU factor for Townhome Property Dwelling Units is equal to the ratio of the funded Eligible Improvements for each land use category to the funded Eligible Improvements for Single-family Property Dwelling Units. EDUs are shown in Table 11 below.

TABLE 11				
EDU FACTORS				
	COST/UNIT	EDU FACTOR	DWELLING UNITS	EDUs
Single-family Property Dwelling Unit	\$21,636.18	1.00	317 units	317.00
Townhome Property Dwelling Unit	\$18,390.76	0.85	258 units	219.30
Total			575 units	536.30

The Maximum Parcel Special Tax is derived from the Maximum Parcel Special Taxes which are equal to the sum of the estimated (i) maximum annual interest and principal payments on the Bonds, net of projected earnings on the reserve fund, (ii) contingency for delinquent Special Taxes, and (iii) estimated Administrative Expenses. The derivation of the Maximum Parcel Special Tax is shown in Table 12 below.

TABLE 12 MAXIMUM PARCEL SPECIAL TAX (LEVIED CALENDAR YEAR 2007 / COLLECTED CALENDAR YEAR 2008)			
	TOTAL	PER DWELLING UNIT	
		SINGLE-FAMILY PROPERTY	TOWNHOME PROPERTY
Maximum Parcel Special Taxes	\$1,072,600	\$634,000	\$438,600
Number of EDUs	536.30	317.00	219.30
Maximum Parcel Special Tax / EDU* (Maximum Parcel Special Taxes / Number of EDUs)	\$2,000	NA	NA
EDU Factor	NA	1.00	0.85
Maximum Parcel Special Tax / DU* (Maximum Parcel Special Tax / EDU x EDU Factor)	NA	\$2,000	\$1,700
*Amounts have been rounded to the nearest dollar.			

The Maximum Parcel Special Tax per EDU is computed by dividing the Maximum Parcel Special Taxes by the number of EDUs. Multiplying this amount by the applicable EDU factor yields the Maximum Parcel Special Tax for Single-family Property and Townhome Property. Therefore, the Maximum Parcel Special Taxes are weighted in proportion to the allocation of funded Eligible Improvements as shown in Section IV.C, and consequently the amount of the Maximum Parcel Special Tax bears a rational relationship to the benefit that the special services render to each Parcel within SSA No. 2005-108 as required pursuant to the Act.

B. APPLICATION

Prior to the recordation of a Final Plat, the Maximum Parcel Special Tax for a Parcel of Residential Property shall be calculated by multiplying the number of expected Dwelling Units of Single-family Property or Townhome Property for such Parcel, as determined from the Preliminary Plat in effect as of September 30 preceding the Calendar Year for which the Special Tax is being extended, by the applicable Maximum Parcel Special Tax.

Subsequent to the recordation of the Final Plat, the Maximum Parcel Special Tax for a Parcel of Residential Property shall be calculated by multiplying the number of Dwelling Units of Single-family Property and Townhome Property which may be constructed on such Parcel, by the applicable Maximum Parcel Special Tax determined pursuant to Table 12, as increased in accordance with Section VI.C below.

C. ESCALATION

The Maximum Parcel Special Tax that has been levied escalates one and one half percent (1.5%) annually through and including Calendar Year 2034, rounded to the nearest dollar. Note, that while the annual increase in the Maximum Parcel Special Tax is limited to one and one half percent (1.5%), which is consistent with the anticipated graduated payment schedule for interest and principal on the Bonds, the percentage annual change in the Special Tax may be greater depending upon actual Special Tax receipts, capitalized interest, investment earnings, and Administrative Expenses.

D. TERM

The Maximum Parcel Special Tax shall not be levied after Calendar Year 2034 (to be collected in Calendar Year 2035).

E. SPECIAL TAX ROLL AMENDMENT

Each Calendar Year, in conjunction with the abatement ordinance adopted by the City, the City shall amend the Special Tax Roll to reflect the Maximum Parcel Special Tax applicable to any new Parcels established by the County. The amended Special Tax Roll shall be recorded with the County.

F. OPTIONAL PREPAYMENT

The Maximum Parcel Special Tax for any Parcel may be prepaid and the obligation of the Parcel to pay the Maximum Parcel Special Tax permanently satisfied pursuant to Section A of Exhibit B attached hereto, provided that a prepayment may be made only if there are no delinquent Special Taxes with respect to such Parcel at the time of prepayment. The Maximum Parcel Special Tax may also be prepaid in part, provided that proceeds for any such prepayment are sufficient to permit the redemption of Bonds in such amounts and maturities deemed necessary by the Consultant and in accordance with the Bond Indenture.

An owner of a Parcel intending to prepay the Maximum Parcel Special Tax, either partially or in full, shall provide the City with written notice of intent to prepay. Within 30 days of receipt of such written notice, the City or its designee shall notify such owner of the amount of the Special Tax Bond Prepayment or the Partial Special Tax Bond Prepayment, as applicable, for such Parcel and the date through which such amount shall be valid.

G. MANDATORY PREPAYMENT

If at any time the Consultant determines that there has been or will be a reduction in the Maximum Parcel Special Taxes as a result of an amendment to a Preliminary Plat or Final Plat, or other event which reduces the Maximum Parcel Special Taxes such that the annual debt service coverage ratio is less than one hundred ten percent (110%), then a Mandatory Special Tax Prepayment shall be calculated pursuant to Section B of Exhibit B attached hereto. Each year's annual debt service coverage ratio shall be determined by dividing (i) such year's reduced Maximum Parcel Special Taxes by (ii) the sum of the corresponding annual interest and principal payment on the Bonds plus estimated Administrative Expenses and less estimated earnings on the Reserve Fund (as such term is defined in the Bond Indenture). As required under the Bond Indenture, the City may adopt a supplemental ordinance to provide for the levy of the Mandatory Special Tax Prepayment.

Please refer to Section VII.B below for details on the collection procedure of the Mandatory Special Tax Prepayment.

VII. ABATEMENT AND COLLECTION

A. ABATEMENT

On or before the last Tuesday of December of each Calendar Year, commencing with Calendar Year 2007 and for each following Calendar Year, the Council or its designee shall determine the Special Tax Requirement and the special taxes authorized by the ordinance providing for the issuance of the Bonds shall be abated to the extent the amounts so levied exceed the Special Tax Requirement.

The Maximum Parcel Special Tax applicable to each Parcel shall be abated in equal percentages until the Special Taxes remaining equals the Special Tax Requirement. Abated in equal percentages means that the amount abated for each Parcel, computed as a percentage of its applicable Maximum Parcel Special Tax, is the same.

B. COLLECTION PROCESS

With the exception of the Mandatory Special Tax Prepayment, the Special Tax will be billed and collected by the County in the same manner and at the same time as general ad valorem property taxes. The lien and foreclosure remedies provided for in Article 9 of the Illinois Municipal Code shall apply upon the nonpayment of the Special Tax. The Council may provide for other means of collecting the Special Tax, if necessary to meet the financial obligations of SSA No. 2005-108.

The Mandatory Special Tax Prepayment shall be due prior to any development approval, subdivision of land, conveyance, or other action that results in a

reduction in the Maximum Parcel Special Taxes such that the annual debt service coverage ratio is less than one hundred ten percent (110%). The Mandatory Special Tax Prepayment shall be levied against the property on which the reduction has or will occur. The Mandatory Special Tax Prepayment shall have the same sale and lien priorities as are provided for regular property taxes. A Mandatory Special Tax Prepayment shall not reduce the Maximum Parcel Special Tax for any Parcel.

C. ADMINISTRATIVE REVIEW

Any owner of a Parcel claiming that a calculation error has been made in the amount of the Special Tax applicable to such Parcel for any Calendar Year may send a written notice describing the error to the Consultant not later than thirty (30) days after having paid the Special Tax which is alleged to be in error. The Consultant shall promptly review the notice, and if necessary, meet with the property owner, consider written and oral evidence regarding the alleged error, and decide whether, in fact, such an error occurred. If the Consultant determines that an error did in fact occur and the Special Tax should be modified or changed in favor of the property owner, an adjustment shall be made in the amount of the Special Tax applicable to such Parcel in the next Calendar Year. Cash refunds shall only be made in the final Calendar Year for the Special Tax. The decision of the Consultant regarding any error in respect to the Special Tax shall be final.

VIII. AMENDMENTS

This Report may be amended by ordinance of the City and, to the maximum extent permitted by the Act, such amendments may be made without further notice under the Act and without notice to owners of property within SSA No. 2005-108 in order to (i) clarify or correct minor inconsistencies in the matters set forth herein, (ii) provide for lawful procedures for the collection and enforcement of the Special Tax so as to assure the efficient collection of the Special Tax for the benefit of the owners of the Bonds, (iii) otherwise improve the ability of the City to fulfill its obligations to levy, extend, and collect the Special Tax and to make it available for the payment of the Bonds and Administrative Expenses, and (iv) make any change deemed necessary or advisable by the City, provided such change is not detrimental to the owners of property subject to the Maximum Parcel Special Tax. No such amendment shall be approved by the Council if it violates any other agreement binding upon the City and unless and until it has (i) found and determined that the amendment is necessary and appropriate and does not materially adversely affect the rights of the owners of the Bonds or the City has obtained the consent of one hundred percent (100.00%) of the owners of the Bonds and (ii) received an opinion of a nationally recognized bond counsel to the effect that the amendment does not violate the Act, and is authorized pursuant to the terms of the Bond Indenture and this Report.

K:\CLIENTS2\Yorkville\District Formation\SSA 2005-108 (Pulte)\SSA Report\Autumn Creek SSA Report 4.doc

EXHIBIT A

SPECIAL TAX ROLL

**AUTUMN CREEK
UNITED CITY OF YORKVILLE SSA NO. 2005-108
SPECIAL TAX ROLL
CALENDAR YEAR 2007 THROUGH CALENDAR YEAR 2034**

Levied Calendar Year	Maximum Parcel Special Tax Per Dwelling Unit		Permanent Index Number										GRAND TOTAL
			02-15-376-001		02-22-127-001		02-22-176-004		02-22-251-002		02-22-400-012		
			SFD	THM	SFD	THM	SFD	THM	SFD	THM	SFD	THM	
			28	0	47	0	74	0	102	212	66	46	
2007	\$2,000.00	\$1,700.00	\$56,000.00	\$0.00	\$94,000.00	\$0.00	\$148,000.00	\$0.00	\$204,000.00	\$360,400.00	\$132,000.00	\$78,200.00	\$1,072,600.00
2008	\$2,030.00	\$1,726.00	\$56,840.00	\$0.00	\$95,410.00	\$0.00	\$150,220.00	\$0.00	\$207,060.00	\$365,912.00	\$133,980.00	\$79,396.00	\$1,088,818.00
2009	\$2,060.00	\$1,752.00	\$57,680.00	\$0.00	\$96,820.00	\$0.00	\$152,440.00	\$0.00	\$210,120.00	\$371,424.00	\$135,960.00	\$80,592.00	\$1,105,036.00
2010	\$2,091.00	\$1,778.00	\$58,548.00	\$0.00	\$98,277.00	\$0.00	\$154,734.00	\$0.00	\$213,282.00	\$376,936.00	\$138,006.00	\$81,788.00	\$1,121,571.00
2011	\$2,122.00	\$1,805.00	\$59,416.00	\$0.00	\$99,734.00	\$0.00	\$157,028.00	\$0.00	\$216,444.00	\$382,660.00	\$140,052.00	\$83,030.00	\$1,138,364.00
2012	\$2,154.00	\$1,832.00	\$60,312.00	\$0.00	\$101,238.00	\$0.00	\$159,396.00	\$0.00	\$219,708.00	\$388,384.00	\$142,164.00	\$84,272.00	\$1,155,474.00
2013	\$2,186.00	\$1,859.00	\$61,208.00	\$0.00	\$102,742.00	\$0.00	\$161,764.00	\$0.00	\$222,972.00	\$394,108.00	\$144,276.00	\$85,514.00	\$1,172,584.00
2014	\$2,219.00	\$1,887.00	\$62,132.00	\$0.00	\$104,293.00	\$0.00	\$164,206.00	\$0.00	\$226,338.00	\$400,044.00	\$146,454.00	\$86,802.00	\$1,190,269.00
2015	\$2,252.00	\$1,915.00	\$63,056.00	\$0.00	\$105,844.00	\$0.00	\$166,648.00	\$0.00	\$229,704.00	\$405,980.00	\$148,632.00	\$88,090.00	\$1,207,954.00
2016	\$2,286.00	\$1,944.00	\$64,008.00	\$0.00	\$107,442.00	\$0.00	\$169,164.00	\$0.00	\$233,172.00	\$412,128.00	\$150,876.00	\$89,424.00	\$1,226,214.00
2017	\$2,320.00	\$1,973.00	\$64,960.00	\$0.00	\$109,040.00	\$0.00	\$171,680.00	\$0.00	\$236,640.00	\$418,276.00	\$153,120.00	\$90,758.00	\$1,244,474.00
2018	\$2,355.00	\$2,003.00	\$65,940.00	\$0.00	\$110,685.00	\$0.00	\$174,270.00	\$0.00	\$240,210.00	\$424,636.00	\$155,430.00	\$92,138.00	\$1,263,309.00
2019	\$2,390.00	\$2,033.00	\$66,920.00	\$0.00	\$112,330.00	\$0.00	\$176,860.00	\$0.00	\$243,780.00	\$430,996.00	\$157,740.00	\$93,518.00	\$1,282,144.00
2020	\$2,426.00	\$2,063.00	\$67,928.00	\$0.00	\$114,022.00	\$0.00	\$179,524.00	\$0.00	\$247,452.00	\$437,356.00	\$160,116.00	\$94,898.00	\$1,301,296.00
2021	\$2,462.00	\$2,094.00	\$68,936.00	\$0.00	\$115,714.00	\$0.00	\$182,188.00	\$0.00	\$251,124.00	\$443,928.00	\$162,492.00	\$96,324.00	\$1,320,706.00
2022	\$2,499.00	\$2,125.00	\$69,972.00	\$0.00	\$117,453.00	\$0.00	\$184,926.00	\$0.00	\$254,898.00	\$450,500.00	\$164,934.00	\$97,750.00	\$1,340,433.00
2023	\$2,536.00	\$2,157.00	\$71,008.00	\$0.00	\$119,192.00	\$0.00	\$187,664.00	\$0.00	\$258,672.00	\$457,284.00	\$167,376.00	\$99,222.00	\$1,360,418.00
2024	\$2,574.00	\$2,189.00	\$72,072.00	\$0.00	\$120,978.00	\$0.00	\$190,476.00	\$0.00	\$262,548.00	\$464,068.00	\$169,884.00	\$100,694.00	\$1,380,720.00
2025	\$2,613.00	\$2,222.00	\$73,164.00	\$0.00	\$122,811.00	\$0.00	\$193,362.00	\$0.00	\$266,526.00	\$471,064.00	\$172,458.00	\$102,212.00	\$1,401,597.00
2026	\$2,652.00	\$2,255.00	\$74,256.00	\$0.00	\$124,644.00	\$0.00	\$196,248.00	\$0.00	\$270,504.00	\$478,060.00	\$175,032.00	\$103,730.00	\$1,422,474.00
2027	\$2,692.00	\$2,289.00	\$75,376.00	\$0.00	\$126,524.00	\$0.00	\$199,208.00	\$0.00	\$274,584.00	\$485,268.00	\$177,672.00	\$105,294.00	\$1,443,926.00
2028	\$2,732.00	\$2,323.00	\$76,496.00	\$0.00	\$128,404.00	\$0.00	\$202,168.00	\$0.00	\$278,664.00	\$492,476.00	\$180,312.00	\$106,858.00	\$1,465,378.00
2029	\$2,773.00	\$2,358.00	\$77,644.00	\$0.00	\$130,331.00	\$0.00	\$205,202.00	\$0.00	\$282,846.00	\$499,896.00	\$183,018.00	\$108,468.00	\$1,487,405.00
2030	\$2,815.00	\$2,393.00	\$78,820.00	\$0.00	\$132,305.00	\$0.00	\$208,310.00	\$0.00	\$287,130.00	\$507,316.00	\$185,790.00	\$110,078.00	\$1,509,749.00
2031	\$2,857.00	\$2,429.00	\$79,996.00	\$0.00	\$134,279.00	\$0.00	\$211,418.00	\$0.00	\$291,414.00	\$514,948.00	\$188,562.00	\$111,734.00	\$1,532,351.00
2032	\$2,900.00	\$2,465.00	\$81,200.00	\$0.00	\$136,300.00	\$0.00	\$214,600.00	\$0.00	\$295,800.00	\$522,580.00	\$191,400.00	\$113,390.00	\$1,555,270.00
2033	\$2,944.00	\$2,502.00	\$82,432.00	\$0.00	\$138,368.00	\$0.00	\$217,856.00	\$0.00	\$300,288.00	\$530,424.00	\$194,304.00	\$115,092.00	\$1,578,764.00
2034	\$2,988.00	\$2,540.00	\$83,664.00	\$0.00	\$140,436.00	\$0.00	\$221,112.00	\$0.00	\$304,776.00	\$538,480.00	\$197,208.00	\$116,840.00	\$1,602,516.00

EXHIBIT B

PREPAYMENT OF THE MAXIMUM PARCEL SPECIAL TAX

**UNITED CITY OF YORKVILLE
SPECIAL SERVICE AREA NO. 2005-108**

PREPAYMENT FORMULA

All capitalized terms not defined in this Exhibit B shall have the meaning given to such terms in the Report.

A. OPTIONAL PREPAYMENT OF THE MAXIMUM PARCEL SPECIAL TAX

Pursuant to Section VI.F of the Report, the Maximum Parcel Special Tax may be prepaid and permanently satisfied under the conditions set forth therein. The Special Tax Bond Prepayment for a Parcel means an amount equal to (a) the sum of (1) Principal, (2) Premium, (3) Defeasance, and (4) Fees and (b) minus (1) the Reserve Fund Credit and (2) the Capitalized Interest Credit, where the terms "Principal," "Premium," "Defeasance," "Fees," "Reserve Fund Credit," and "Capitalized Interest Credit" have the following meanings:

"Principal" means the principal amount of Bonds to be redeemed and equals the quotient derived by dividing (a) the then current Maximum Parcel Special Tax for the Parcel intending to prepay by (b) the corresponding Maximum Parcel Special Taxes for SSA No. 2005-108, (and excluding from (b) that portion of the Maximum Parcel Special Tax for any Parcel(s) that has been prepaid), and multiplying the quotient by the principal amount of outstanding Bonds less any principal which has been prepaid but not yet applied toward the redemption of Bonds.

"Premium" means an amount equal to the Principal multiplied by the applicable redemption premium, if any, for any Bonds so redeemed with the proceeds of any such prepayment. Any applicable redemption premium shall be as set forth in the Bond Indenture.

"Defeasance" means the amount needed to pay interest on the Principal to be redeemed until the earliest redemption date for the outstanding Bonds less any Special Taxes heretofore paid for such Parcel and available to pay interest on the redemption date for the Bonds.

"Fees" equal the expenses of SSA No. 2005-108 associated with the Special Tax Bond Prepayment as calculated by the City or its designee and include, but are not limited to, the costs of computing the Special Tax Bond Prepayment, the costs of redeeming the Bonds, and the costs of recording and publishing any notices to evidence the Special Tax Bond Prepayment and the redemption of Bonds.

"Reserve Fund Credit" shall equal the lesser of the Reserve Fund Requirement (as such term is defined in the Bond Indenture) and the balance in the Reserve Fund (as such term is defined in the Bond Indenture) multiplied by the quotient used to calculate Principal.

"Capitalized Interest Credit" shall equal the reduction in interest payable on the Bonds due to the redemption of Principal from the Special Tax Bond Prepayment from the redemption date for the Bonds redeemed from the Special Tax Bond Prepayment to the end of the capitalized interest period, as determined by the Consultant. No capitalized interest credit is given if the redemption date for the Bonds redeemed from the Special Tax Bond Prepayment is after the capitalized interest period.

The amount of any Partial Special Tax Bond Prepayment shall be computed pursuant to the preceding prepayment formula substituting the portion of the Maximum Parcel Special Tax to be prepaid for the Maximum Parcel Special Tax when computing Principal. The amount of any Special Tax Bond Prepayment or Partial Special Tax Bond Prepayment computed pursuant to this Section A shall not exceed the Bonds plus any Premium, Defeasance, and Fees as such terms are defined herein.

The sum of the amounts calculated above shall be paid to the City, deposited with the trustee, and used to pay and redeem Bonds in accordance with the Bond Indenture and to pay the Fees associated with the Special Tax Bond Prepayment. Upon the payment of the Special Tax Bond Prepayment amount to the City, the obligation to pay the portion of the Maximum Parcel Special Tax which is prepaid for such Parcel shall be deemed to be permanently satisfied, such portion of the Maximum Parcel Special Tax shall not be collected thereafter from such Parcel, and in the event the entire Maximum Parcel Special Tax is prepaid the trustee shall cause a satisfaction of special tax lien for such Parcel to be recorded within 30 working days of receipt of the Special Tax Bond Prepayment.

B. MANDATORY PREPAYMENT OF THE MAXIMUM PARCEL SPECIAL TAX

Any Mandatory Special Tax Prepayment required pursuant to Section VI.G of the Special Tax Roll and Report of SSA No. 2005-108 will be calculated using the prepayment formula described in Section A above with the following modifications:

- The difference between the special taxes required for 110% debt service coverage and the amount to which the Maximum Parcel Special Taxes have been reduced shall serve as the numerator when computing Principal;
- The Maximum Parcel Special Taxes necessary for the annual debt service coverage ratio to equal 110% shall serve as the denominator when computing Principal; and
- No Reserve Fund Credit or Capitalized Interest Credit shall be given.

The amount of any Mandatory Special Tax Prepayment shall not exceed the Bonds plus any Premium, Defeasance, and Fees as such terms are defined in Section A above.

APPENDIX G

United City of Yorkville SSA No. 2005-108
Administration Report
(Levy Year 2020)



**2020 AMENDED
SPECIAL TAX ROLL**

United City of Yorkville
Special Services Area No. 2005-108
(Autumn Creek)
Levy Year 2020

PIN	Lot	Unit	Land Use	# of Units	2020 Special Tax Levy		
					Original Amount Levied	Amount to be Abated	Amount to be Collected
Single Family Property							
02-15-376-003	326		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-15-376-004	327		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-15-376-005	328		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-15-376-006	329		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-15-376-007	330		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-15-376-008	331		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-15-376-009	332		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-15-376-010	333		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-15-376-011	334		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-15-376-015	339		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-15-376-016	340		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-15-376-017	341		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-15-376-018	342		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-15-376-019	343		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-15-376-020	344		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-15-376-021	345		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-15-376-022	346		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-15-376-023	347		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-15-376-024	348		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-15-376-025	352		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-15-376-026	353		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-15-376-027	354		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-103-003	325		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-103-004	324		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-103-005	323		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-126-009	321		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-126-010	320		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-126-011	319		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-126-012	318		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-126-013	317		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-126-014	316		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-126-016	314		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-126-017	313		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-126-018	312		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-126-019	311		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-126-020	310		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-126-021	309		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-127-002	381		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-127-003	380		SFD	1	\$2,426.00	\$710.46	\$1,715.54

United City of Yorkville
Special Services Area No. 2005-108
(Autumn Creek)
Levy Year 2020

PIN	Lot	Unit	Land Use	# of Units	2020 Special Tax Levy		
					Original Amount Levied	Amount to be Abated	Amount to be Collected
02-22-127-004	379		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-127-005	378		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-127-006	377		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-127-007	376		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-127-008	375		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-127-009	374		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-127-010	387		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-127-011	386		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-127-012	385		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-127-013	384		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-127-014	383		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-127-015	382		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-128-002	350		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-128-003	351		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-129-001	355		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-129-002	356		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-129-003	357		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-129-004	358		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-129-005	359		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-129-006	360		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-129-007	361		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-129-008	362		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-129-009	363		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-129-010	364		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-129-011	365		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-129-012	366		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-129-013	367		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-129-014	368		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-129-015	369		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-129-016	370		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-129-017	371		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-129-018	372		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-173-001	292		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-173-002	293		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-173-003	294		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-173-004	295		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-173-005	296		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-173-006	297		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-173-007	298		SFD	1	\$2,426.00	\$710.46	\$1,715.54

United City of Yorkville
Special Services Area No. 2005-108
(Autumn Creek)
Levy Year 2020

PIN	Lot	Unit	Land Use	# of Units	2020 Special Tax Levy		
					Original Amount Levied	Amount to be Abated	Amount to be Collected
02-22-173-008	299		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-173-009	300		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-173-010	301		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-173-011	302		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-173-012	303		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-173-013	304		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-173-014	305		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-173-015	306		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-173-016	307		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-174-001	250		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-174-002	251		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-174-003	252		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-174-004	253		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-174-005	254		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-174-006	255		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-174-007	256		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-174-008	257		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-174-009	258		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-174-010	259		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-174-011	260		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-174-012	261		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-174-013	262		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-174-014	263		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-174-015	264		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-175-003	266		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-175-004	267		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-175-005	268		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-175-006	269		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-175-007	270		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-175-008	271		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-175-009	272		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-175-010	273		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-175-011	274		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-175-012	275		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-175-013	276		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-175-014	277		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-175-015	278		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-175-016	279		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-175-017	280		SFD	1	\$2,426.00	\$710.46	\$1,715.54

United City of Yorkville
Special Services Area No. 2005-108
(Autumn Creek)
Levy Year 2020

PIN	Lot	Unit	Land Use	# of Units	2020 Special Tax Levy		
					Original Amount Levied	Amount to be Abated	Amount to be Collected
02-22-175-018	281		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-175-019	282		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-175-020	283		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-175-021	284		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-175-022	285		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-175-023	286		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-175-024	287		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-175-025	288		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-175-026	289		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-175-027	290		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-175-028	291		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-176-008	231		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-176-009	232		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-176-010	233		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-176-011	234		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-176-013	236		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-176-014	237		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-176-015	238		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-176-016	239		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-176-017	240		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-176-019	242		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-176-020	243		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-176-021	244		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-176-022	245		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-176-023	246		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-176-024	247		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-176-025	248		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-177-001	131		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-177-002	130		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-177-003	129		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-177-004	128		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-177-005	127		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-178-001	2		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-178-002	3		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-254-002	4		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-254-003	5		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-254-004	6		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-254-005	7		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-254-006	8		SFD	1	\$2,426.00	\$710.46	\$1,715.54

United City of Yorkville
Special Services Area No. 2005-108
(Autumn Creek)
Levy Year 2020

PIN	Lot	Unit	Land Use	# of Units	2020 Special Tax Levy		
					Original Amount Levied	Amount to be Abated	Amount to be Collected
02-22-254-007	9		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-254-008	10		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-254-009	11		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-254-010	12		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-254-012	14		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-255-001	126		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-255-002	125		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-255-003	124		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-255-004	123		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-255-006	121		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-255-007	120		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-255-008	119		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-255-009	118		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-255-010	117		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-255-011	116		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-255-012	115		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-255-013	114		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-255-032	13		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-255-033	14		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-255-034	15		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-255-035	16		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-255-036	17		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-255-037	18		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-255-038	19		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-255-039	20		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-255-040	21		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-255-041	22		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-255-042	23		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-255-043	24		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-255-044	25		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-255-045	26		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-255-046	27		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-255-047	28		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-255-048	29		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-255-049	30		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-255-050	31		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-255-051	32		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-255-052	33		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-255-053	34		SFD	1	\$2,426.00	\$710.46	\$1,715.54

United City of Yorkville
Special Services Area No. 2005-108
(Autumn Creek)
Levy Year 2020

PIN	Lot	Unit	Land Use	# of Units	2020 Special Tax Levy		
					Original Amount Levied	Amount to be Abated	Amount to be Collected
02-22-256-001	15		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-256-002	16		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-256-003	17		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-256-005	19		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-256-006	20		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-256-007	21		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-256-008	22		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-256-009	23		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-256-010	24		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-256-011	25		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-256-012	26		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-257-001	113		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-257-011	170		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-257-012	169		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-257-014	167		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-257-015	166		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-257-016	165		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-257-017	164		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-257-018	163		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-257-019	162		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-257-020	111		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-257-021	112		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-257-023	1		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-257-024	2		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-257-025	3		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-257-026	4		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-257-027	5		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-257-028	6		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-257-029	7		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-257-031	9		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-257-032	10		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-258-001	110		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-258-002	186		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-258-003	185		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-258-004	184		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-258-005	183		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-258-006	182		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-258-007	181		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-258-009	179		SFD	1	\$2,426.00	\$710.46	\$1,715.54

United City of Yorkville
Special Services Area No. 2005-108
(Autumn Creek)
Levy Year 2020

PIN	Lot	Unit	Land Use	# of Units	2020 Special Tax Levy		
					Original Amount Levied	Amount to be Abated	Amount to be Collected
02-22-258-010	192		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-258-011	191		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-258-012	190		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-258-013	189		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-258-014	188		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-258-015	187		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-258-016	109		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-259-001	91		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-275-001	27		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-275-002	28		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-275-003	29		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-275-004	30		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-275-005	31		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-275-006	32		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-275-007	33		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-275-008	34		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-275-009	35		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-275-010	36		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-275-011	37		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-277-002	107		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-277-003	106		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-277-004	105		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-277-005	104		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-277-006	93		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-277-007	92		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-352-004	173		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-352-006	171		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-353-001	178		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-353-003	176		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-353-005	197		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-353-006	196		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-353-007	195		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-353-008	194		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-353-009	193		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-354-001	90		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-354-002	89		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-354-003	88		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-354-004	198		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-354-005	199		SFD	1	\$2,426.00	\$710.46	\$1,715.54

United City of Yorkville
Special Services Area No. 2005-108
(Autumn Creek)
Levy Year 2020

PIN	Lot	Unit	Land Use	# of Units	2020 Special Tax Levy		
					Original Amount Levied	Amount to be Abated	Amount to be Collected
02-22-354-006	200		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-354-007	201		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-354-008	202		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-354-009	78		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-354-010	79		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-354-011	80		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-358-001	77		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-478-001	87		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-478-002	86		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-478-003	85		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-478-004	84		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-478-005	83		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-478-006	82		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-478-007	81		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-479-001	76		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-479-002	75		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-479-003	74		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-479-004	73		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-479-005	72		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-479-006	71		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-479-007	70		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-479-008	69		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-479-009	68		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-479-010	67		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-479-011	66		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-480-001	94		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-480-002	95		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-480-003	96		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-480-004	97		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-480-005	98		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-480-006	99		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-480-007	100		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-480-008	101		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-480-009	102		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-480-010	103		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-481-001	38		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-481-002	39		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-481-003	40		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-481-004	41		SFD	1	\$2,426.00	\$710.46	\$1,715.54

United City of Yorkville
Special Services Area No. 2005-108
(Autumn Creek)
Levy Year 2020

PIN	Lot	Unit	Land Use	# of Units	2020 Special Tax Levy		
					Original Amount Levied	Amount to be Abated	Amount to be Collected
02-22-481-005	42		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-481-006	43		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-481-007	44		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-481-008	45		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-481-009	46		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-481-010	47		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-481-011	48		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-481-012	49		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-481-013	50		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-481-014	51		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-481-015	52		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-481-016	53		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-481-017	54		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-481-018	55		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-481-019	56		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-481-020	57		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-481-021	58		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-481-022	59		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-481-023	60		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-481-024	61		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-481-025	62		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-481-026	63		SFD	1	\$2,426.00	\$710.46	\$1,715.54
02-22-481-027	64		SFD	1	\$2,426.00	\$710.46	\$1,715.54
Subtotal				335	\$812,710.00	\$238,004.10	\$574,705.90
Townhome Property							
02-22-230-004	227	1	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-230-005	227	2	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-230-006	227	3	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-230-007	227	4	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-230-008	227	5	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-230-010	226	1	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-230-011	226	2	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-230-012	226	3	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-230-013	226	4	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-230-014	226	5	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-351-003	149	1	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-351-004	149	2	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-351-005	149	3	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-351-006	149	4	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-351-007	149	5	THM	1	\$2,063.00	\$604.14	\$1,458.86

United City of Yorkville
Special Services Area No. 2005-108
(Autumn Creek)
Levy Year 2020

PIN	Lot	Unit	Land Use	# of Units	2020 Special Tax Levy		
					Original Amount Levied	Amount to be Abated	Amount to be Collected
02-22-351-008	149	6	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-351-010	150	1	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-351-011	150	2	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-351-012	150	3	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-351-013	150	4	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-351-014	150	5	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-351-015	150	6	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-352-007	151	1	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-352-008	151	2	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-352-009	151	3	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-352-010	151	4	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-352-012	152	1	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-352-013	152	2	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-352-014	152	3	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-352-015	152	4	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-355-001	222		THM	5	\$10,315.00	\$3,020.70	\$7,294.30
02-22-355-002	223		THM	5	\$10,315.00	\$3,020.70	\$7,294.30
02-22-355-005	225	1	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-355-006	225	2	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-355-007	225	3	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-355-008	225	4	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-355-009	225	5	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-355-011	224	1	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-355-012	224	2	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-355-013	224	3	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-355-014	224	4	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-355-015	224	5	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-356-009	218	1	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-356-010	218	2	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-356-011	218	3	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-356-012	218	4	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-356-013	218	5	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-356-014	218	6	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-356-016	217	1	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-356-017	217	2	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-356-018	217	3	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-356-019	217	4	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-356-020	217	5	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-356-021	217	6	THM	1	\$2,063.00	\$604.14	\$1,458.86

United City of Yorkville
Special Services Area No. 2005-108
(Autumn Creek)
Levy Year 2020

PIN	Lot	Unit	Land Use	# of Units	2020 Special Tax Levy		
					Original Amount Levied	Amount to be Abated	Amount to be Collected
02-22-356-023	216	1	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-356-024	216	2	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-356-025	216	3	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-356-026	216	4	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-356-027	216	5	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-356-029	215	1	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-356-030	215	2	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-356-031	215	3	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-356-032	215	4	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-356-033	215	5	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-356-036	214	2	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-356-038	214	4	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-356-042	220	2	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-356-043	220	3	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-356-044	220	4	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-356-045	220	5	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-356-046	220	6	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-356-048	219	1	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-356-049	219	2	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-356-050	219	3	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-356-051	219	4	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-356-052	219	5	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-356-053	219	6	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-356-055	221	1	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-356-056	221	2	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-356-057	221	3	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-356-058	221	4	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-357-011	203		THM	5	\$10,315.00	\$3,020.70	\$7,294.30
02-22-357-012	204	1	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-357-013	204	2	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-357-014	204	3	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-357-015	204	4	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-357-016	204	5	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-357-018	206	1	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-357-019	206	2	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-357-020	206	3	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-357-021	206	4	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-357-022	206	5	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-357-024	205	1	THM	1	\$2,063.00	\$604.14	\$1,458.86

United City of Yorkville
Special Services Area No. 2005-108
(Autumn Creek)
Levy Year 2020

PIN	Lot	Unit	Land Use	# of Units	2020 Special Tax Levy		
					Original Amount Levied	Amount to be Abated	Amount to be Collected
02-22-357-025	205	2	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-357-026	205	3	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-357-027	205	4	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-357-028	205	5	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-357-030	207	1	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-357-031	207	2	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-357-032	207	3	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-357-033	207	4	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-357-034	207	5	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-357-036	208	1	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-357-037	208	2	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-357-038	208	3	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-357-039	208	4	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-357-040	208	5	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-357-042	209	1	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-357-043	209	2	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-357-044	209	3	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-357-045	209	4	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-357-046	209	5	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-357-048	210	1	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-357-049	210	2	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-357-050	210	3	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-357-051	210	4	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-357-052	210	5	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-357-054	211	1	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-357-055	211	2	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-357-056	211	3	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-357-057	211	4	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-357-058	211	5	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-357-059	211	6	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-357-062	212	2	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-357-063	212	3	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-357-064	212	4	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-357-065	212	5	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-357-069	213	2	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-357-070	213	3	THM	1	\$2,063.00	\$604.14	\$1,458.86
02-22-357-071	213	4	THM	1	\$2,063.00	\$604.14	\$1,458.86
Subtotal				142	\$292,946.00	\$85,787.88	\$207,158.12
Prepaid Single Family Property							
02-15-376-012	335		PREPAYS	1	\$2,426.00	\$2,426.00	\$0.00

United City of Yorkville
Special Services Area No. 2005-108
(Autumn Creek)
Levy Year 2020

PIN	Lot	Unit	Land Use	# of Units	2020 Special Tax Levy		
					Original Amount Levied	Amount to be Abated	Amount to be Collected
02-15-376-014	338		PREPAYS	1	\$2,426.00	\$2,426.00	\$0.00
02-22-126-015	315		PREPAYS	1	\$2,426.00	\$2,426.00	\$0.00
02-22-128-001	349		PREPAYS	1	\$2,426.00	\$2,426.00	\$0.00
02-22-176-012	235		PREPAYS	1	\$2,426.00	\$2,426.00	\$0.00
			Subtotal	5	\$12,130.00	\$12,130.00	\$0.00
GRAND TOTALS				482	\$1,117,786.00	\$335,921.98	\$781,864.02
				(# of units)	(maximum taxes)	(taxes abated)	(taxes levied)



www.FinanceDTA.com

5000 BIRCH STREET, SUITE 3000
NEWPORT BEACH, CA 92660
PHONE: (800) 969-4DTA

Public Finance
Public-Private Partnerships
Development Economics
Clean Energy Bonds