



UTAH STATE TAX COMMISSION - PROPERTY TAX DIVISION

Year-End 2020 Project Increment Paid by Entity

UTAH COUNTY

American Fork City Redevelopment Agency

Project 8251 NORTH VALLEY REDEVELOPMENT PROJECT

Tax Area 060-0002

			2021 Year End Value	Base Value	Adjusted Base Value	Marginal Value
Base Year	1985	Real Property	103,315,700	6,267,468	6,267,468	97,048,232
Trigger Year	1994	Personal Property	11,014,752	0	0	11,014,752
End Year	2025	Centrally Assessed	397,821	15,230	15,230	382,591

	Real Property	Personal Property	Centrally Assessed	Increment Paid/Available
1010 - UTAH 100.00%				
Incremental Value	97,048,232	11,014,752	382,591	
Tax Rate	0.000635	0.000672	0.000635	\$64,784.60
Increment Available	\$61,625.63	\$7,401.91	\$242.95	\$69,270.49
2010 - ALPINE SCHOOL DISTRICT 60.00%				
Incremental Value				
Tax Rate				
Increment Available				
3020 - AMERICAN FORK CITY 100.00%				
Incremental Value	97,048,232	11,014,752	382,591	
Tax Rate	0.001906	0.002027	0.001906	\$194,455.81
Increment Available	\$184,973.93	\$22,326.90	\$729.22	\$208,030.05
4080 - NORTH UTAH COUNTY WATER CONSERVANCY DISTRICT 100.00%				
Incremental Value	97,048,232	11,014,752	382,591	
Tax Rate	0.000016	0.000017	0.000016	\$1,632.37
Increment Available	\$1,552.77	\$187.25	\$6.12	\$1,746.14
4250 - CENTRAL UTAH WATER CONSERVANCY DISTRICT 100.00%				
Incremental Value	97,048,232	11,014,752	382,591	
Tax Rate	0.000382	0.000378	0.000382	\$38,972.77
Increment Available	\$37,072.42	\$4,163.58	\$146.15	\$41,382.15



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Project 8253 EAST MAIN STREET REDEVELOPMENT PROJECT

Tax Area 060-0004

			2021 Year End Value	Base Value	Adjusted Base Value	Marginal Value
Base Year	1991	Real Property	19,380,800	5,563,282	5,563,282	13,817,518
Trigger Year	1994	Personal Property	1,560,680	0	0	1,560,680
End Year	2024	Centrally Assessed	553,480	58,250	58,250	495,230

	Real Property	Personal Property	Centrally Assessed	Increment Paid/Available
1010 - UTAH 100.00%				
Incremental Value	13,817,518	1,560,680	495,230	
Tax Rate	0.000635	0.000672	0.000635	\$8,664.75
Increment Available	\$8,774.12	\$1,048.78	\$314.47	\$10,137.37
2010 - ALPINE SCHOOL DISTRICT 60.00%				
Incremental Value				
Tax Rate				
Increment Available				
3020 - AMERICAN FORK CITY 100.00%				
Incremental Value	13,817,518	1,560,680	495,230	
Tax Rate	0.001906	0.002027	0.001906	\$26,007.90
Increment Available	\$26,336.19	\$3,163.50	\$943.91	\$30,443.60
4080 - NORTH UTAH COUNTY WATER CONSERVANCY DISTRICT 100.00%				
Incremental Value	13,817,518	1,560,680	495,230	
Tax Rate	0.000016	0.000017	0.000016	\$218.32
Increment Available	\$221.08	\$26.53	\$7.92	\$255.53
4250 - CENTRAL UTAH WATER CONSERVANCY DISTRICT 100.00%				
Incremental Value	13,817,518	1,560,680	495,230	
Tax Rate	0.000382	0.000378	0.000382	\$5,212.50
Increment Available	\$5,278.29	\$589.94	\$189.18	\$6,057.41



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Project 8254 EGG FARM ECONOMIC DEVELOPMENT PLAN

Tax Area 060-0005

		2021 Year End Value	Base Value	Adjusted Base Value	Marginal Value
Base Year	Real Property	131,969,200	705,802	705,802	131,263,398
Trigger Year	2004 Personal Property	9,280,975	0	0	9,280,975
End Year	2027 Centrally Assessed	399,379	0	0	399,379

	Real Property	Personal Property	Centrally Assessed	Increment Paid/Available
1010 - UTAH 75.00%				
Incremental Value	98,447,549	6,960,731	299,534	
Tax Rate	0.000635	0.000672	0.000635	\$65,820.83
Increment Available	\$62,514.19	\$4,677.61	\$190.20	\$67,382.00
2010 - ALPINE SCHOOL DISTRICT 75.00%				
Incremental Value	98,447,549	6,960,731	299,534	
Tax Rate	0.006600	0.006498	0.006600	\$684,122.03
Increment Available	\$649,753.82	\$45,230.83	\$1,976.92	\$696,961.57
3020 - AMERICAN FORK CITY 75.00%				
Incremental Value	98,447,549	6,960,731	299,534	
Tax Rate	0.001906	0.002027	0.001906	\$197,566.15
Increment Available	\$187,641.03	\$14,109.40	\$570.91	\$202,321.34
4080 - NORTH UTAH COUNTY WATER CONSERVANCY DISTRICT 75.00%				
Incremental Value	98,447,549	6,960,731	299,534	
Tax Rate	0.000016	0.000017	0.000016	\$1,658.48
Increment Available	\$1,575.16	\$118.33	\$4.79	\$1,698.28
4250 - CENTRAL UTAH WATER CONSERVANCY DISTRICT 75.00%				
Incremental Value	98,447,549	6,960,731	299,534	
Tax Rate	0.000382	0.000378	0.000382	\$39,596.16
Increment Available	\$37,606.96	\$2,631.16	\$114.42	\$40,352.54