

School District of River Falls
Finance and Facilities Committee meeting

Monday, March 8, 2021 - 6:00 PM

River Falls High School Media Center, 818 Cemetery Road, River Falls, WI 54022

Agendas can be viewed at <https://www.rfsd.k12.wi.us/district/school-board.cfm> or at
<https://meetings.boardbook.org/Public/Organization/1447>

1. **CALL TO ORDER - 6:00 p.m. in the River Falls High School Media Center**

2. **MANNER OF PUBLIC NOTIFICATION OF MEETING**

3. **HEARING OF VISITORS OR DELEGATIONS**

4. **Tax Incremental District (TID) discussion**

Description: Administration will provide an overview of TID.

Recommended Action: None, informational only.

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5. **2021-2022 Budget update**

Description: Administration will provide an update.

Recommended Action: None, informational only.

6. **Proposed/suggested items for the next regular and future Board meeting agenda(s)**

Description: As always, Board members will be given the opportunity to suggest items for future Board member agendas.

Recommended Action: As needed.

7. **Schedule next Board/Committee meetings**

Description: Upcoming committee meeting dates, times, and locations will be reviewed.

Recommended Action: Set meeting schedule as follows:

Finance and Facilities Committee meeting, Monday, April 12, 2021, 6:00 p.m.

Meeting will be held at River Falls High School, 818 Cemetery Road

8. **ADJOURN**

School District Of River Falls

TID Impact on District Revenue & Local Property Taxes

What is a TID?

Tax Incremental District (TID) - It's an economic investment incentive tool that the state created that allows city government to entice developers to add 'value' to a property which is typically undeveloped or dilapidated. The underlying assumption is that without the TID district, the incented development would NOT occur. Once a TID development is constructed and complete, the property taxes generated through the 'new incremental taxes' are directed to payback the costs that were necessitated to "cause" the new development to occur. (Note, without a TID, the new taxes are directed through the normal process to the district, tech schools, etc.) Costs can include new streets, sewer installation, developer property purchase rebates, etc.

What is TIF?

It is the 'financing' plan that supports the TID (Tax Increment District) improvements

What Impact Does a TID District Have on RFSD?

- Virtually None.
- TID designed to financially 'hold harmless' K-12 Districts (and all overlying taxing entities)

Hold Harmless' To School District should be viewed from 2 'Revenue' Formula Components:

1. *Revenue Limit* - This is the Maximum revenue the state allows a RFSD to take in annually
TID IMPACT: TID Creation has no impact on Revenue Limit. Revenue limit is determined solely on student count
2. *Local Tax Levy* - Total \$ levied annually on district residents to support RFSD
TID IMPACT: TID is designed to have no impact on tax levy / mil rate
Jeff Seeley of Ehlers has gone thru the TID tax calculation process with dozens of his school clients over the years and has consistently found no impact, on the tax levy & the corresponding mil rate