



Avon Town Council Meeting April 9th, 2026 at 7:00 PM
at Avon Town Hall

1. Start Of Meeting

- o Call to Order
- o Pledge of Allegiance
- o Roll Call
- o Determination of Quorum

2. Consent Agenda

2.1. Check Register April 9, 2026

Documents:

[4.9.26 CHK.PDF](#)

2.2. Approval Of Minutes - March 26th, 2026

[HTTPS://WWW.AVONINDIANA.GOV/AGENDACENTER/VIEWFILE/MINUTES/_03262026-505](https://www.avonindiana.gov/agendacenter/viewfile/minutes/_03262026-505)

2.3. Redevelopment Authority Annual Report

Documents:

[BINDER OF AVON RDA TIF ANNUAL REPORT 03 11 26 JLG.PDF](#)

2.4. Redevelopment Commission Annual Report

Documents:

[A BINDER OF AVON EDA TIF ANNUAL REPORT 03 13 26 JLG.PDF](#)
[B BINDER OF AVON HRH TIF ANNUAL REPORT 03 11 26 JLG.PDF](#)
[C BINDER OF AVON AVON LANDINGS TIF_ANNUAL REPORT 03 13 26 JLG.PDF](#)
[D BINDER OF AVON RR SOUTH TIF_ANNUAL REPORT 03 11 26 JLG.PDF](#)
[E BINDER OF AVON LOGISTICS TIF_ANNUAL REPORT 03 11 26 JLG.PDF](#)
[F BINDER OF EASTON GREY TIF_ANNUAL REPORT 03 13 26 JLG.PDF](#)
[G BINDER OF HOPA TIF_ANNUAL REPORT 03 11 26 JLG.PDF](#)

3. Public Comment

The public may comment on items on the agenda that are not a public hearing or on a specific matter within the Council's jurisdiction.

4. **Department Updates**

5. **Council Comment And Liaison Reports**

6. **Legal Counsel Report**

7. **Public Comment**

The public may comment on items on the agenda that are not a public hearing or on a specific matter within the Council's jurisdiction.

8. **Council Comment**

9. **Council Calendar**

10. **Adjournment**

Anyone who requires an auxiliary aid or service for effective communication, or a modification of policies or procedures to participate in a program, service, or activity of Town of Avon, should contact the Town Administrative Offices as soon as possible but no later than 48 hours before the scheduled event.

"Avon is a safe, vibrant community for active families and thriving businesses."
Avon Town Hall | 6570 East US Highway 36 | Avon, IN 46123 | 317-272-0948 | avonindiana.gov |
Next Meeting: 04/23/2026

*These minutes are meant to be a summary of actions taken at the Avon Town Council Meeting.
Please refer to the following address to view this meeting in its entirety.
<https://avonindiana.gov/AgendaCenter>*

| Member | Elected by | Term Exp |
|----------------|-------------------|------------------|
| Greg Zusan | Ward 1 | 1/2023 - 12/2026 |
| Dawn Lowden | Ward 2 | 1/2023 - 12/2026 |
| Bill Holland | Ward 3 | 1/2023 - 12/2026 |
| Jayson Puckett | At-Large | 1/2024 - 12/2027 |
| Robert Pope | At-Large | 1/2024 - 12/2027 |

Check Register

| Vendor Status Chk-Acct | Vendor Name Transaction-Description Account-Number | Invoice-No | Trans-mnyy PO-Number Liq | Due Date PO-Date | Invoice-Date Check-Date | Invoice-Total Amount | Claim-Number Check-Number Action | Remit-Addr |
|---|---|----------------|--------------------------|------------------|--------------------------|----------------------|----------------------------------|------------|
| 768 Released | AES INDIANA* UTILITIES | 03212026 | 04/2026 | 04/01/2026 | 03/21/2026 04/09/2026 | 605.97 | 36212 1 | |
| 01 | 1101.301.435.101 | | UTILITY-ELECTRICITY | | | 605.97 | Expense | |
| *** Check-Number= 36212 Vendor Name= AES INDIANA* | | | | | Check Date= 04/09/2026 | Check Amount= | 605.97 | *** |
| 1083 Released | ALL TERRAIN LANDSCAPE* AVON BALLFIELDS | 409978 | 04/2026 | 04/09/2026 | 04/01/2026 04/09/2026 | 1,549.20 | 36213 1 | |
| 01 | 2211.501.431.116 | | MISC CONTRACTUAL | | | 1,549.20 | Expense | |
| 1083 Released | ALL TERRAIN LANDSCAPE* AVON BALLFIELDS | 409941 | 04/2026 | 04/09/2026 | 04/01/2026 04/09/2026 | 1,371.99 | 36213 1 | |
| 01 | 2211.501.431.116 | | MISC CONTRACTUAL | | | 1,371.99 | Expense | |
| 1083 Released | ALL TERRAIN LANDSCAPE* TRAFFIC LIGHT WIRING REPAIR | 409702 | 04/2026 | 04/09/2026 | 03/13/2026 04/09/2026 | 250.00 | 36213 1 | |
| 01 | 2201.301.435.101 | | REPAIRS & MAINTENANCE | | | 250.00 | Expense | |
| 1083 Released | ALL TERRAIN LANDSCAPE* ROUNDABOUT SPRING CLEANING | 409693 | 04/2026 | 04/09/2026 | 03/11/2026 04/09/2026 | 2,724.88 | 36213 1 | |
| 01 | 2201.301.431.109 | | MVH CONTRACTUAL SERVICE | | | 2,724.88 | Expense | |
| *** Check-Number= 36213 Vendor Name= ALL TERRAIN LANDSCAPE* | | | | | Check Date= 04/09/2026 | Check Amount= | 5,896.07 | *** |
| 2207 Released | AMAZON CAPITAL SERVICES* K9 SUPPLEMENTS | 1JXC-JFFH-7MFK | 04/2026 | 04/09/2026 | 03/19/2026 04/09/2026 | 56.52 | 36214 1 | |
| 01 | 1101.201.422.104 | | K-9 SUPPLIES | | | 56.52 | Expense | |
| 2207 Released | AMAZON CAPITAL SERVICES* RED DOT MOUNT | 1HRJ-CHCD-Y7XW | 04/2026 | 04/09/2026 | 03/17/2026 04/09/2026 | 126.95 | 36214 1 | |
| 01 | 2240.101.421.105 | | EMERGENCY RESPONSE TEAM | | | 126.95 | Expense | |
| 2207 Released | AMAZON CAPITAL SERVICES* SCOUT LIGHT MOUNT | 14YR-LL14-GK6Y | 04/2026 | 04/09/2026 | 03/17/2026 04/09/2026 | 29.95 | 36214 1 | |
| 01 | 2240.101.421.105 | | EMERGENCY RESPONSE TEAM | | | 29.95 | Expense | |
| 2207 Released | AMAZON CAPITAL SERVICES* SLING SWIVEL, RED DOT MOUNT, RIFLE MOUNT | 1YKX-KDYV-QPDC | 04/2026 | 04/09/2026 | 03/16/2026 04/09/2026 | 199.62 | 36214 1 | |
| 01 | 2240.101.421.105 | | EMERGENCY RESPONSE TEAM | | | 199.62 | Expense | |
| 2207 Released | AMAZON CAPITAL SERVICES* SUPPLIES | 14LX-VG17-N933 | 04/2026 | 04/09/2026 | 03/23/2026 04/09/2026 | 22.02 | 36214 1 | |
| 01 | 1101.201.422.101 | | LAW ENFORCEMENT SUPPLIES | | | 22.02 | Expense | |
| 01 | 1101.201.422.101 | | LAW ENFORCEMENT SUPPLIES | | | 22.02 | Liquidation | |
| 2207 Released | AMAZON CAPITAL SERVICES* SUPPLIES | 1VP6-NQQF-6GDP | 04/2026 | 04/09/2026 | 03/12/2026 04/09/2026 | 295.92 | 36214 1 | |
| 01 | 1101.201.422.101 | | LAW ENFORCEMENT SUPPLIES | | | 295.92 | Expense | |
| 01 | 1101.201.422.101 | | LAW ENFORCEMENT SUPPLIES | | | 295.92 | Liquidation | |

Check Register

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|--|--|----------------|--------------------------|-----------------------|-------------------------|----------------------|----------------------------------|------------|
| 2207 Released | AMAZON CAPITAL SERVICES* SUPPLIES | 1VTT-3L6Y-4H47 | 04/2026 2025-008 P | 04/09/2026 01/15/2026 | 03/10/2026 04/09/2026 | 37.00 | 36214 1 | |
| 01 | 1101.201.422.101 | | LAW ENFORCEMENT SUPPLIES | | | 37.00 | Expense | |
| 01 | 1101.201.422.101 | | LAW ENFORCEMENT SUPPLIES | | | 37.00 | Liquidation | |
| 2207 Released | AMAZON CAPITAL SERVICES* SUPPLIES | 137C-HJKN-KJ3V | 04/2026 2025-008 P | 04/09/2026 01/15/2026 | 03/11/2026 04/09/2026 | 315.74 | 36214 1 | |
| 01 | 1101.201.422.101 | | LAW ENFORCEMENT SUPPLIES | | | 315.74 | Expense | |
| 01 | 1101.201.422.101 | | LAW ENFORCEMENT SUPPLIES | | | 315.74 | Liquidation | |
| 2207 Released | AMAZON CAPITAL SERVICES* SUPPLIES | 1CGR-1JRG-3MK7 | 04/2026 2025-008 P | 04/09/2026 01/15/2026 | 03/17/2026 04/09/2026 | 7.98 | 36214 1 | |
| 01 | 1101.201.422.101 | | LAW ENFORCEMENT SUPPLIES | | | 7.98 | Expense | |
| 01 | 1101.201.422.101 | | LAW ENFORCEMENT SUPPLIES | | | 7.98 | Liquidation | |
| 2207 Released | AMAZON CAPITAL SERVICES* SUPPLIES | 1HNL-4RQC-JYTN | 04/2026 2025-008 P | 04/09/2026 01/15/2026 | 03/20/2026 04/09/2026 | 81.29 | 36214 1 | |
| 01 | 1101.201.422.101 | | LAW ENFORCEMENT SUPPLIES | | | 81.29 | Expense | |
| 01 | 1101.201.422.101 | | LAW ENFORCEMENT SUPPLIES | | | 81.29 | Liquidation | |
| 2207 Released | AMAZON CAPITAL SERVICES* SUPPLIES | 1XQH-7DQC-XYX7 | 04/2026 2025-008 P | 04/09/2026 01/15/2026 | 03/25/2026 04/09/2026 | 8.60 | 36214 1 | |
| 01 | 1101.201.422.101 | | LAW ENFORCEMENT SUPPLIES | | | 8.60 | Expense | |
| 01 | 1101.201.422.101 | | LAW ENFORCEMENT SUPPLIES | | | 8.60 | Liquidation | |
| 2207 Released | AMAZON CAPITAL SERVICES* SUPPLIES | 1MDQ-GQ1C-RP19 | 04/2026 2025-008 P | 04/09/2026 01/15/2026 | 03/25/2026 04/09/2026 | 87.33 | 36214 1 | |
| 01 | 1101.201.422.101 | | LAW ENFORCEMENT SUPPLIES | | | 87.33 | Expense | |
| 01 | 1101.201.422.101 | | LAW ENFORCEMENT SUPPLIES | | | 87.33 | Liquidation | |
| 2207 Released | AMAZON CAPITAL SERVICES* SUPPLIES | 1CG1-MTXC-FPP7 | 04/2026 2025-008 P | 04/09/2026 01/15/2026 | 03/25/2026 04/09/2026 | 23.12 | 36214 1 | |
| 01 | 1101.201.422.101 | | LAW ENFORCEMENT SUPPLIES | | | 23.12 | Expense | |
| 01 | 1101.201.422.101 | | LAW ENFORCEMENT SUPPLIES | | | 23.12 | Liquidation | |
| 2207 Released | AMAZON CAPITAL SERVICES* SUPPLIES | 1CTK-T9L3-1VKR | 04/2026 2025-008 P | 04/09/2026 01/15/2026 | 03/31/2026 04/09/2026 | 59.64 | 36214 1 | |
| 01 | 1101.201.422.101 | | LAW ENFORCEMENT SUPPLIES | | | 59.64 | Expense | |
| 01 | 1101.201.422.101 | | LAW ENFORCEMENT SUPPLIES | | | 59.64 | Liquidation | |
| *** Check-Number= 36214 Vendor Name= AMAZON CAPITAL SERVICES* Check Date= 04/09/2026 | | | | | | Check Amount= | 1,351.68 | *** |
| 2207 Released | AMAZON CAPITAL SERVICES* SUPPLIES | 1R9J-T1RG-463J | 04/2026 2025-008 P | 04/09/2026 01/15/2026 | 03/30/2026 04/09/2026 | 59.64 | 36215 1 | |
| 01 | 1101.201.422.101 | | LAW ENFORCEMENT SUPPLIES | | | 59.64 | Expense | |
| 01 | 1101.201.422.101 | | LAW ENFORCEMENT SUPPLIES | | | 59.64 | Liquidation | |
| 2207 Released | AMAZON CAPITAL SERVICES* SUPPLIES | 1HQY-MLWV-9VPF | 04/2026 2025-008 P | 04/09/2026 01/15/2026 | 03/30/2026 04/09/2026 | 55.98 | 36215 1 | |
| 01 | 1101.201.422.101 | | LAW ENFORCEMENT SUPPLIES | | | 55.98 | Expense | |
| 01 | 1101.201.422.101 | | LAW ENFORCEMENT SUPPLIES | | | 55.98 | Liquidation | |

Check Register

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| Vendor Status Chk-Acct | Vendor Name Transaction-Description Account-Number | Invoice-No | Trans-mmyy PO-Number Liq Account-Description | Due Date PO-Date | Invoice-Date Check-Date | Invoice-Total Amount | Claim-Number Check-Number Action | Remit-Addr | |
|---|---|----------------|--|-----------------------|-------------------------|----------------------|----------------------------------|------------|--|
| 2207 Released | AMAZON CAPITAL SERVICES* SUPPLIES | 139K-7DW4-4M1T | 04/2026 2025-008 P | 04/09/2026 01/15/2026 | 03/27/2026 04/09/2026 | 34.98 | 36215 1 | | |
| 01 | 1101.201.422.101 | | LAW ENFORCEMENT SUPPLIES | | | 34.98 | Expense | | |
| 01 | 1101.201.422.101 | | LAW ENFORCEMENT SUPPLIES | | | 34.98 | Liquidation | | |
| 2207 Released | AMAZON CAPITAL SERVICES* SUPPLIES | 19FH-XXRC-FGRL | 04/2026 2025-008 P | 04/09/2026 01/15/2026 | 03/27/2026 04/09/2026 | 64.63 | 36215 1 | | |
| 01 | 1101.201.422.101 | | LAW ENFORCEMENT SUPPLIES | | | 64.63 | Expense | | |
| 01 | 1101.201.422.101 | | LAW ENFORCEMENT SUPPLIES | | | 64.63 | Liquidation | | |
| 2207 Released | AMAZON CAPITAL SERVICES* SUPPLIES | 1M1J-DCK6-3LM6 | 04/2026 2025-008 P | 04/09/2026 01/15/2026 | 03/27/2026 04/09/2026 | 85.58 | 36215 1 | | |
| 01 | 1101.201.422.101 | | LAW ENFORCEMENT SUPPLIES | | | 85.58 | Expense | | |
| 01 | 1101.201.422.101 | | LAW ENFORCEMENT SUPPLIES | | | 85.58 | Liquidation | | |
| 2207 Released | AMAZON CAPITAL SERVICES* OFFRICE SUPPLIES | 1JRG-QQ7N-KFK4 | 04/2026 | 04/09/2026 | 03/23/2026 04/09/2026 | 155.73 | 36215 1 | | |
| 01 | 4439.501.422.101 | | OPERATING SUPPLIES | | | 155.73 | Expense | | |
| 2207 Released | AMAZON CAPITAL SERVICES* WORK GLOVES | 1M9N-GCYY-M7MW | 04/2026 | 04/09/2026 | 03/16/2026 04/09/2026 | 37.99 | 36215 1 | | |
| 01 | 2201.301.439.110 | | OTHER SERVICES & CHARGES | | | 37.99 | Expense | | |
| 2207 Released | AMAZON CAPITAL SERVICES* MEDIA SUPPLIES | 1LVM-MRN4-HW33 | 04/2026 | 04/09/2026 | 03/23/2026 04/09/2026 | 30.99 | 36215 1 | | |
| 01 | 4436.301.439.110 | | OTHER SERVICES & CHARGES | | | 30.99 | Expense | | |
| *** Check-Number= 36215 Vendor Name= AMAZON CAPITAL SERVICES* Check Date= 04/09/2026 Check Amount= | | | | | | | 525.52 | *** | |
| 3 Released | AMERICAN STRUCTUREPOINT INC.* DJ WIDEN | 202849 | 04/2026 2025-020 P | 04/09/2026 01/15/2026 | 03/23/2026 04/09/2026 | 26,481.32 | 36216 1 | | |
| 01 | 2502.301.439.109 | | MISC CONTRACTUAL | | | 26,481.32 | Expense | | |
| 01 | 2502.301.439.109 | | MISC CONTRACTUAL | | | 26,481.32 | Liquidation | | |
| *** Check-Number= 36216 Vendor Name= AMERICAN STRUCTUREPOINT INC.* Check Date= 04/09/2026 Check Amount= | | | | | | | 26,481.32 | *** | |
| 1502 Released | ARTISTIC TOUCH TREE SERVICE* TREES FOR TRAIL CONSTRUCTION | 14063 | 04/2026 | 04/09/2026 | 03/19/2026 04/09/2026 | 5,500.00 | 36217 1 | | |
| 01 | 4439.501.431.116 | | MISC CONTRACTUAL | | | 5,500.00 | Expense | | |
| *** Check-Number= 36217 Vendor Name= ARTISTIC TOUCH TREE SERVICE* Check Date= 04/09/2026 Check Amount= | | | | | | | 5,500.00 | *** | |
| 2275 Released | AUTO LAB* OIL CHANGE | 65332 | 04/2026 | 04/09/2026 | 03/19/2026 04/09/2026 | 69.94 | 36218 1 | | |
| 01 | 1101.201.436.101 | | REPAIR AND MAINTENANCE | | | 69.94 | Expense | | |
| 2275 Released | AUTO LAB* OIL CHANGE AND WIPER DIAGNOSTIC | 65297 | 04/2026 | 04/09/2026 | 03/16/2026 04/09/2026 | 169.69 | 36218 1 | | |
| 01 | 1101.201.436.101 | | REPAIR AND MAINTENANCE | | | 169.69 | Expense | | |

Check Register

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| Vendor Status Chk-Acct | Vendor Name Transaction-Description Account-Number | Invoice-No | Trans-mmyy PO-Number | Due Date Liq PO-Date | Invoice-Date Check-Date | Invoice-Total Amount | Claim-Number Check-Number | Remit-Addr |
|--|---|-------------|-------------------------------|----------------------|--------------------------|----------------------|---------------------------|------------|
| 2275 Released | AUTO LAB* OIL CHANGE & FRONT BRAKES | 65310 | 04/2026 | 04/09/2026 | 03/19/2026 04/09/2026 | 1,685.04 | 36218 | 1 |
| 01 | 1101.201.436.101 | | REPAIR AND MAINTENANCE | | | 1,685.04 | Expense | |
| 2275 Released | AUTO LAB* OIL CHANGE | 65362 | 04/2026 | 04/09/2026 | 03/23/2026 04/09/2026 | 69.97 | 36218 | 1 |
| 01 | 1101.201.436.101 | | REPAIR AND MAINTENANCE | | | 69.97 | Expense | |
| 2275 Released | AUTO LAB* BRAKE PADS & ROTORS | 65385 | 04/2026 | 04/09/2026 | 03/26/2026 04/09/2026 | 1,075.01 | 36218 | 1 |
| 01 | 1101.201.436.101 | | REPAIR AND MAINTENANCE | | | 1,075.01 | Expense | |
| 2275 Released | AUTO LAB* OIL CHANGE WITH FILTER | 65405 | 04/2026 | 04/09/2026 | 03/28/2026 04/09/2026 | 69.96 | 36218 | 1 |
| 01 | 1101.201.436.101 | | REPAIR AND MAINTENANCE | | | 69.96 | Expense | |
| *** Check-Number= 36218 Vendor Name= AUTO LAB* Check Date= 04/09/2026 | | | | | | Check Amount= | 3,139.61 *** | |
| 1412 Released | AUTOZONE, INC.* LOCTITE TREADLOCKER | 03582762117 | 04/2026 | 04/09/2026 | 03/25/2026 04/09/2026 | 28.31 | 36219 | 1 |
| 01 | 1101.201.436.101 | | REPAIR AND MAINTENANCE | | | 28.31 | Expense | |
| 1412 Released | AUTOZONE, INC.* LIGHT BULBS (2) | 03582765204 | 04/2026 | 04/09/2026 | 03/30/2026 04/09/2026 | 62.46 | 36219 | 1 |
| 01 | 1101.201.436.101 | | REPAIR AND MAINTENANCE | | | 62.46 | Expense | |
| *** Check-Number= 36219 Vendor Name= AUTOZONE, INC.* Check Date= 04/09/2026 | | | | | | Check Amount= | 90.77 *** | |
| 394 Released | AVON COMMUNITY SCHOOL CORPORAT VEHICLE FUEL FOR MARCH | PD04012026 | 04/2026 | 04/09/2026 | 04/01/2026 04/09/2026 | 14,933.30 | 36220 | 1 |
| 01 | 1101.201.435.102 | | VEHICLE FUEL | | | 14,933.30 | Expense | |
| *** Check-Number= 36220 Vendor Name= AVON COMMUNITY SCHOOL CORPORAT Check Date= 04/09/2026 | | | | | | Check Amount= | 14,933.30 *** | |
| 614 Released | BEACON SIGN COMPANY* COMMUNITY SIGN | 22304 | 04/2026 | 04/09/2026 | 03/24/2026 04/09/2026 | 66.00 | 36221 | 1 |
| 01 | 4439.501.431.105 | | PROGRAMS & ACTIVITES | | | 66.00 | Expense | |
| 614 Released | BEACON SIGN COMPANY* EVENT SIGN | 22321 | 04/2026 | 04/09/2026 | 03/24/2026 04/09/2026 | 115.00 | 36221 | 1 |
| 01 | 4439.501.444.101 | | OTHER CAPITAL OUTLAYS | | | 115.00 | Expense | |
| *** Check-Number= 36221 Vendor Name= BEACON SIGN COMPANY* Check Date= 04/09/2026 | | | | | | Check Amount= | 181.00 *** | |
| 2003 Released | BEST ONE INDY* POOL TRUCK - SENSOR | 1120053066 | 04/2026 | 04/09/2026 | 03/24/2026 04/09/2026 | 87.00 | 36222 | 1 |
| 01 | 1101.301.436.101 | | VEHICLE MAINTENANCE & REPAIRS | | | 87.00 | Expense | |
| *** Check-Number= 36222 Vendor Name= BEST ONE INDY* Check Date= 04/09/2026 | | | | | | Check Amount= | 87.00 *** | |

Check Register

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|---|--|------------|----------------------------|----------------------|--------------------------|----------------------|---------------------------|------------|
| 2227 Released | BLUE GRASS FARMS OF INDIANA* ARBOR DAY TREES | 112887 | 04/2026 | 04/09/2026 | 03/23/2026 04/09/2026 | 355.00 | 36223 | 1 |
| 01 | 4439.501.431.105 | | PROGRAMS & ACTIVITES | | | 355.00 | Expense | |
| *** Check-Number= 36223 Vendor Name= BLUE GRASS FARMS OF INDIANA* Check Date= 04/09/2026 Check Amount= 355.00 *** | | | | | | | | |
| 1355 Released | BOBCAT OF INDY* 2026 T66 GOLD, 2026 BOBCAT CAB UV34 | 03272026 | 04/2026 | 04/09/2026 | 03/27/2026 04/09/2026 | 59,100.00 | 36224 | 1 |
| 01 | 2211.501.444.101 | | OTHER CAPITAL OUTLAYS | | | 19,100.00 | Expense | |
| 01 | 4439.501.444.104 | | MACHINERY & EQUIPMENT | | | 40,000.00 | Expense | |
| *** Check-Number= 36224 Vendor Name= BOBCAT OF INDY* Check Date= 04/09/2026 Check Amount= 59,100.00 *** | | | | | | | | |
| 2858 Released | BOUND TREE MEDICAL, LLC* CPR MASK, FIRST RESPONDER KIT, SPLINT | 86125990 | 04/2026 | 04/09/2026 | 03/06/2026 04/09/2026 | 837.48 | 36225 | 1 |
| 01 | 1101.201.422.101 | | LAW ENFORCEMENT SUPPLIES | | | 837.48 | Expense | |
| *** Check-Number= 36225 Vendor Name= BOUND TREE MEDICAL, LLC* Check Date= 04/09/2026 Check Amount= 837.48 *** | | | | | | | | |
| 5 Released | BP* VEHICLE FUEL | 70156462 | 04/2026 | 04/09/2026 | 03/09/2026 04/09/2026 | 437.16 | 36226 | 1 |
| 01 | 1101.201.435.102 | | VEHICLE FUEL | | | 437.16 | Expense | |
| *** Check-Number= 36226 Vendor Name= BP* Check Date= 04/09/2026 Check Amount= 437.16 *** | | | | | | | | |
| 1241 Released | CARGILL, INCORPORATED* SALT DELIVERY | 2912192822 | 04/2026 | 04/09/2026 | 03/18/2026 04/09/2026 | 17,433.22 | 36227 | 1 |
| 01 | 2201.301.431.109 | | MVH CONTRACTUAL SERVICE | | | 17,433.22 | Expense | |
| *** Check-Number= 36227 Vendor Name= CARGILL, INCORPORATED* Check Date= 04/09/2026 Check Amount= 17,433.22 *** | | | | | | | | |
| 73 Released | CENTERPOINT ENERGY DELIVERY* UTILITIES | 03142026-2 | 04/2026 | 04/01/2026 | 03/14/2026 04/09/2026 | 471.05 | 36228 | 1 |
| 01 | 2211.501.435.101 | | PARK REC UTILITES | | | 471.05 | Expense | |
| 73 Released | CENTERPOINT ENERGY DELIVERY* UTILITIES | 03142026-1 | 04/2026 | 04/01/2026 | 03/14/2026 04/09/2026 | 549.41 | 36228 | 1 |
| 01 | 1101.103.435.101 | | UTILITIES | | | 207.55 | Expense | |
| 01 | 1101.201.435.101 | | POLICE STATION UTILITIES | | | 341.86 | Expense | |
| *** Check-Number= 36228 Vendor Name= CENTERPOINT ENERGY DELIVERY* Check Date= 04/09/2026 Check Amount= 1,020.46 *** | | | | | | | | |
| 2347 Released | DONE AND DUSTED, LLC* MONTHLY JANITORIAL | 1398 | 04/2026 | 04/09/2026 | 03/25/2026 04/09/2026 | 1,462.50 | 36229 | 1 |
| 01 | 1101.201.431.109 | | OTHER PROFESSIONAL SERVICE | | | 1,462.50 | Expense | |
| *** Check-Number= 36229 Vendor Name= DONE AND DUSTED, LLC* Check Date= 04/09/2026 Check Amount= 1,462.50 *** | | | | | | | | |
| 144 Released | DUKE ENERGY* UTILITIES | 03312026 | 04/2026 | 04/01/2026 | 03/31/2026 04/09/2026 | 288.65 | 36230 | 1 |
| 01 | 1101.301.435.101 | | UTILITY-ELECTRICITY | | | 288.65 | Expense | |

Check Register

| Vendor Status Chk-Acct | Vendor Name Transaction-Description Account-Number | Invoice-No | Trans-mmyy PO-Number Liq PO-Date | Due Date PO-Date | Invoice-Date Invoice-Date | Invoice-Total | Claim-Number | Remit-Addr |
|---|---|-------------|----------------------------------|------------------|---------------------------|---------------|--------------|------------|
| | | | Account-Description | | Check-Date | Amount | Check-Number | Action |
| 144 Released | DUKE ENERGY* UTILITIES | 03302026-3 | 04/2026 | 04/01/2026 | 03/30/2026 04/09/2026 | 372.13 | 36230 | 1 |
| 01 | 1101.301.435.101 | | UTILITY-ELECTRICITY | | | 372.13 | Expense | |
| 144 Released | DUKE ENERGY* UTILITIES | 03302026-2 | 04/2026 | 04/01/2026 | 03/30/2026 04/09/2026 | 94.30 | 36230 | 1 |
| 01 | 1101.103.435.101 | | UTILITIES | | | 94.30 | Expense | |
| 144 Released | DUKE ENERGY* UTILITIES | 03302026-1 | 04/2026 | 04/01/2026 | 03/30/2026 04/09/2026 | 269.95 | 36230 | 1 |
| 01 | 2211.501.435.101 | | PARK REC UTILITES | | | 269.95 | Expense | |
| 144 Released | DUKE ENERGY* UTILITIES | 03272026-4 | 04/2026 | 04/01/2026 | 03/27/2026 04/09/2026 | 1,034.47 | 36230 | 1 |
| 01 | 1101.103.435.101 | | UTILITIES | | | 1,034.47 | Expense | |
| 144 Released | DUKE ENERGY* UTILITIES | 03272026-3 | 04/2026 | 04/01/2026 | 03/27/2026 04/09/2026 | 1,153.28 | 36230 | 1 |
| 01 | 1101.201.435.101 | | POLICE STATION UTILITIES | | | 1,153.28 | Expense | |
| 144 Released | DUKE ENERGY* UTILITIES | 03272026-2 | 04/2026 | 04/01/2026 | 03/27/2026 04/09/2026 | 1,297.94 | 36230 | 1 |
| 01 | 4439.501.435.101 | | PARK UTILITES | | | 1,045.18 | Expense | |
| 01 | 2211.501.435.101 | | PARK REC UTILITES | | | 252.76 | Expense | |
| 144 Released | DUKE ENERGY* UTILITIES | 03272026-1 | 04/2026 | 04/01/2026 | 03/27/2026 04/09/2026 | 62.43 | 36230 | 1 |
| 01 | 1101.301.435.101 | | UTILITY-ELECTRICITY | | | 62.43 | Expense | |
| 144 Released | DUKE ENERGY* UTILITIES | 03242026 | 04/2026 | 04/01/2026 | 03/24/2026 04/09/2026 | 899.68 | 36230 | 1 |
| 01 | 1101.301.435.101 | | UTILITY-ELECTRICITY | | | 899.68 | Expense | |
| 144 Released | DUKE ENERGY* UTILITIES | 03252026 | 04/2026 | 04/01/2026 | 03/25/2026 04/09/2026 | 2,071.64 | 36230 | 1 |
| 01 | 1101.103.435.101 | | UTILITIES | | | 2,071.64 | Expense | |
| *** Check-Number= 36230 Vendor Name= DUKE ENERGY* Check Date= 04/09/2026 | | | | | | Check Amount= | 7,544.47 | *** |
| 2952 Released | EFFECTIVE FITNESS COMBATIVES, LEVEL 1 INSTRUCTOR CERTIFICATION COURSE (3) | INV EFC1252 | 04/2026 | 04/09/2026 | 01/23/2026 04/09/2026 | 4,191.00 | 36231 | 1 |
| 01 | 2240.101.413.110 | | PUBLIC SAFETY TRAVEL TRAINING | | | 4,191.00 | Expense | |
| 2952 Released | EFFECTIVE FITNESS COMBATIVES, LEVEL 1 INSTRUCTOR CERTIFICATION COURSE (1) | INV EFC1303 | 04/2026 | 04/09/2026 | 02/13/2026 04/09/2026 | 1,397.00 | 36231 | 1 |
| 01 | 2240.101.413.110 | | PUBLIC SAFETY TRAVEL TRAINING | | | 1,397.00 | Expense | |
| *** Check-Number= 36231 Vendor Name= EFFECTIVE FITNESS COMBATIVES, Check Date= 04/09/2026 | | | | | | Check Amount= | 5,588.00 | *** |

Check Register

| Vendor Status Chk-Acct | Vendor Name Transaction-Description Account-Number | Invoice-No | Trans-mmyy PO-Number Liq PO-Date | Due Date | Invoice-Date Check-Date | Invoice-Total Amount | Claim-Number Check-Number Action | Remit-Addr |
|--|--|--------------|----------------------------------|------------|--------------------------|----------------------|----------------------------------|------------|
| 1684 Released | EMP TECHNICAL GROUP* BROTHER PRINTER INTERFACE (2) | PS-INV-57507 | 04/2026 | 04/09/2026 | 03/19/2026 04/09/2026 | 782.00 | 36232 1 | |
| 01 | 1101.201.422.101 | | LAW ENFORCEMENT SUPPLIES | | | 782.00 | Expense | |
| *** Check-Number= 36232 Vendor Name= EMP TECHNICAL GROUP* Check Date= 04/09/2026 Check Amount= 782.00 *** | | | | | | | | |
| 810 Released | ERMCO, INC* 100S AND DAN JONES ACCIDENT CLAIM | 910027041 | 04/2026 | 04/09/2026 | 03/18/2026 04/09/2026 | 3,440.00 | 36233 1 | |
| 01 | 2201.301.435.101 | | REPAIRS & MAINTENANCE | | | 3,440.00 | Expense | |
| *** Check-Number= 36233 Vendor Name= ERMCO, INC* Check Date= 04/09/2026 Check Amount= 3,440.00 *** | | | | | | | | |
| 2789 Released | FLYNN BROTHERS HOLDINGS, INC.* COLD PATCH MIX - 56 BAGS | 33393 | 04/2026 | 04/09/2026 | 03/02/2026 04/09/2026 | 1,064.00 | 36234 1 | |
| 01 | 2201.301.431.109 | | MVH CONTRACTUAL SERVICE | | | 1,064.00 | Expense | |
| *** Check-Number= 36234 Vendor Name= FLYNN BROTHERS HOLDINGS, INC.* Check Date= 04/09/2026 Check Amount= 1,064.00 *** | | | | | | | | |
| 189 Released | FOX CONTRACTORS CORP* SNOW REMOVAL | 61715 | 04/2026 | 04/09/2026 | 03/19/2026 04/09/2026 | 3,344.76 | 36235 1 | |
| 01 | 2201.301.431.109 | | MVH CONTRACTUAL SERVICE | | | 3,344.76 | Expense | |
| *** Check-Number= 36235 Vendor Name= FOX CONTRACTORS CORP* Check Date= 04/09/2026 Check Amount= 3,344.76 *** | | | | | | | | |
| 215 Released | FREY MUNICIPAL SOFTWARE* ANNUAL SOFTWARE AGREEMENT | 19031 | 04/2026 | 04/09/2026 | 04/01/2026 04/09/2026 | 9,035.77 | 36236 1 | |
| 01 | 1101.102.439.103 | | DUES AND SUBSCRIPTIONS | | | 9,035.77 | Expense | |
| *** Check-Number= 36236 Vendor Name= FREY MUNICIPAL SOFTWARE* Check Date= 04/09/2026 Check Amount= 9,035.77 *** | | | | | | | | |
| 1919 Released | GILLESPIE FLORISTS* WIND CHIMES | 01475128 | 04/2026 | 04/09/2026 | 03/18/2026 04/09/2026 | 152.94 | 36237 1 | |
| 01 | 1101.201.432.107 | | PROMOTIONAL EXPENSE | | | 152.94 | Expense | |
| *** Check-Number= 36237 Vendor Name= GILLESPIE FLORISTS* Check Date= 04/09/2026 Check Amount= 152.94 *** | | | | | | | | |
| 1612 Released | HACKLEMAN AUTO COLLISION REPAIR VEHICLE REPAIRS | 8203 | 04/2026 | 04/09/2026 | 03/18/2026 04/09/2026 | 1,000.00 | 36238 1 | |
| 01 | 1101.201.436.101 | | REPAIR AND MAINTENANCE | | | 1,000.00 | Expense | |
| *** Check-Number= 36238 Vendor Name= HACKLEMAN AUTO COLLISION REPAIR Check Date= 04/09/2026 Check Amount= 1,000.00 *** | | | | | | | | |
| 2316 Released | HAPPY VALLEY SAND & GRAVEL, IN STONE | 21994 | 04/2026 | 04/09/2026 | 03/28/2026 04/09/2026 | 805.79 | 36239 1 | |
| 01 | 4439.501.422.102 | | REPAIR & MAINTENANCE SUPPLIES | | | 805.79 | Expense | |
| *** Check-Number= 36239 Vendor Name= HAPPY VALLEY SAND & GRAVEL, IN Check Date= 04/09/2026 Check Amount= 805.79 *** | | | | | | | | |
| 978 Released | HAWK* NATE GYM REIMBURSEMENT | 03312026 | 04/2026 | 04/09/2026 | 03/31/2026 04/09/2026 | 25.00 | 36240 1 | |
| 01 | 1101.201.413.113 | | PHYSICALS/WELLNESS | | | 25.00 | Expense | |

Check Register

| Vendor Status Chk-Acct | Vendor Name Transaction-Description Account-Number | Invoice-No | Trans-mmyy PO-Number | Due Date Liq PO-Date | Invoice-Date Check-Date | Invoice-Total Amount | Claim-Number Check-Number | Remit-Addr |
|---|---|---------------|--------------------------|----------------------|--|----------------------|---------------------------|------------|
| *** Check-Number= 36240 Vendor Name= HAWK* NATE Check Date= 04/09/2026 Check Amount= 25.00 *** | | | | | | | | |
| 1397 Released | HENDRICKS COUNTY CLERK OF THE CAUSE #32D05-2406-CC-001596 | 20260401-1 | 04/2026 | 04/01/2026 | 04/01/2026 04/09/2026 | 359.53 | 36241 1 | |
| 01 | 8901.000.405.000 | | GARNISHMENT | | | 359.53 | Liability | |
| *** Check-Number= 36241 Vendor Name= HENDRICKS COUNTY CLERK OF THE Check Date= 04/09/2026 Check Amount= 359.53 *** | | | | | | | | |
| 1004 Released | HENDRICKS POWER COOPERATIVE* UTILITIES | 03172026 | 04/2026 | 04/01/2026 | 03/17/2026 04/09/2026 | 716.22 | 36242 1 | |
| 01 | 1101.301.435.101 | | UTILITY-ELECTRICITY | | | 435.89 | Expense | |
| 01 | 2211.501.435.101 | | PARK REC UTILITES | | | 280.33 | Expense | |
| *** Check-Number= 36242 Vendor Name= HENDRICKS POWER COOPERATIVE* Check Date= 04/09/2026 Check Amount= 716.22 *** | | | | | | | | |
| 2653 Released | I2 GROUP, INC* ANNUAL SUPPORT | I2GMN00000121 | 04/2026 | 04/09/2026 | 03/04/2026 04/09/2026 | 3,292.08 | 36243 1 | |
| 01 | 1101.201.439.103 | | DUES AND SUBSCRIPTION | | | 3,292.08 | Expense | |
| *** Check-Number= 36243 Vendor Name= I2 GROUP, INC* Check Date= 04/09/2026 Check Amount= 3,292.08 *** | | | | | | | | |
| 1850 Released | IWORQ* SOFTWARE | 215829 | 04/2026 | 04/09/2026 | 04/01/2026 2025-015 P 01/15/2026 04/09/2026 | 1,912.50 | 36244 1 | |
| 01 | 1101.104.431.108 | | COMPUTER CONSULTING | | | 1,912.50 | Expense | |
| 01 | 1101.104.431.108 | | COMPUTER CONSULTING | | | 1,912.50 | Liquidation | |
| *** Check-Number= 36244 Vendor Name= IWORQ* Check Date= 04/09/2026 Check Amount= 1,912.50 *** | | | | | | | | |
| 1898 Released | JTN SERVICES INC* INSTALL EQUIPMENT | 30395 | 04/2026 | 04/09/2026 | 03/19/2026 04/09/2026 | 13,616.85 | 36245 1 | |
| 01 | 1101.201.422.101 | | LAW ENFORCEMENT SUPPLIES | | | 13,616.85 | Expense | |
| 1898 Released | JTN SERVICES INC* INSTALL EQUIPMENT | 30372 | 04/2026 | 04/09/2026 | 03/17/2026 04/09/2026 | 13,616.85 | 36245 1 | |
| 01 | 1101.201.422.101 | | LAW ENFORCEMENT SUPPLIES | | | 13,616.85 | Expense | |
| 1898 Released | JTN SERVICES INC* INSTALL EQUIPMENT | 30317 | 04/2026 | 04/09/2026 | 03/11/2026 04/09/2026 | 13,616.85 | 36245 1 | |
| 01 | 1101.201.422.101 | | LAW ENFORCEMENT SUPPLIES | | | 13,616.85 | Expense | |
| 1898 Released | JTN SERVICES INC* INSTALL EQUIPMENT | 30365 | 04/2026 | 04/09/2026 | 03/17/2026 04/09/2026 | 13,616.85 | 36245 1 | |
| 01 | 1101.201.422.101 | | LAW ENFORCEMENT SUPPLIES | | | 13,616.85 | Expense | |
| *** Check-Number= 36245 Vendor Name= JTN SERVICES INC* Check Date= 04/09/2026 Check Amount= 54,467.40 *** | | | | | | | | |
| 288 Released | KOORSEN FIRE & SECURITY, INC.* QUARTERLY MONITORING | 01198369 | 04/2026 | 04/09/2026 | 04/01/2026 04/09/2026 | 101.30 | 36246 1 | |
| 01 | 1101.301.436.102 | | BUILDING MAINTENANCE | | | 101.30 | Expense | |
| *** Check-Number= 36246 Vendor Name= KOORSEN FIRE & SECURITY, INC.* Check Date= 04/09/2026 Check Amount= 101.30 *** | | | | | | | | |

Check Register

| Vendor Status Chk-Acct | Vendor Name Transaction-Description Account-Number | Invoice-No | Trans-mmyy PO-Number Liq | Due Date PO-Date | Invoice-Date Check-Date | Invoice-Total | Claim-Number Check-Number | Remit-Addr |
|---|--|-----------------|--------------------------------|------------------|--------------------------|---------------|---------------------------|------------|
| 1707 Released | LIFESERVICES EAP* EAP 04/01/2026 - 06/30/2026 | LS-IN-101478 | 04/2026 | 04/09/2026 | 04/01/2026 04/09/2026 | 1,346.80 | 36247 1 | |
| 01 | 1101.103.439.109 | | MISC CONTRACTUAL | | | 1,346.80 | Expense | |
| *** Check-Number= 36247 Vendor Name= LIFESERVICES EAP* Check Date= 04/09/2026 Check Amount= 1,346.80 *** | | | | | | | | |
| 375 Released | LOWE'S HOME CENTERS, INC.* SUPPLIES | 03252026 | 04/2026 | 04/09/2026 | 03/25/2026 04/09/2026 | 2,719.43 | 36248 1 | |
| 01 | 4439.501.422.101 | | OPERATING SUPPLIES | | | 515.51 | Expense | |
| 01 | 4439.501.444.104 | | MACHINERY & EQUIPMENT | | | 1,153.70 | Expense | |
| 01 | 2201.301.439.110 | | OTHER SERVICES & CHARGES | | | 642.80 | Expense | |
| 01 | 1101.201.422.101 | | LAW ENFORCEMENT SUPPLIES | | | 20.58 | Expense | |
| 01 | 2211.501.422.101 | | OPERATING SUPPLIES | | | 386.84 | Expense | |
| *** Check-Number= 36248 Vendor Name= LOWE'S HOME CENTERS, INC.* Check Date= 04/09/2026 Check Amount= 2,719.43 *** | | | | | | | | |
| 1406 Released | MOTOROLA SOLUTIONS* EXTENDED WARRANTY (3) | 8230563054 | 04/2026 | 04/09/2026 | 03/24/2026 04/09/2026 | 1,293.00 | 36249 1 | |
| 01 | 4436.301.439.110 | | OTHER SERVICES & CHARGES | | | 1,293.00 | Expense | |
| *** Check-Number= 36249 Vendor Name= MOTOROLA SOLUTIONS* Check Date= 04/09/2026 Check Amount= 1,293.00 *** | | | | | | | | |
| 1972 Released | NELSON & CO., LLC* SPEED ASSAULT | SI181855 | 04/2026 | 04/09/2026 | 03/20/2026 04/09/2026 | 189.95 | 36250 1 | |
| 01 | 2240.101.421.105 | | EMERGENCY RESPONSE TEAM | | | 189.95 | Expense | |
| 1972 Released | NELSON & CO., LLC* SERVICE RECOGNITION BARS | SI182072 | 04/2026 | 04/09/2026 | 03/30/2026 04/09/2026 | 37.90 | 36250 1 | |
| 01 | 1101.201.422.101 | | LAW ENFORCEMENT SUPPLIES | | | 37.90 | Expense | |
| *** Check-Number= 36250 Vendor Name= NELSON & CO., LLC* Check Date= 04/09/2026 Check Amount= 227.85 *** | | | | | | | | |
| 2344 Released | NORSE TACTICAL LLC* TRAINING CLASS AND LODGING | 157610 | 04/2026 | 04/09/2026 | 04/01/2026 04/09/2026 | 950.00 | 36251 1 | |
| 01 | 2240.101.421.105 | | EMERGENCY RESPONSE TEAM | | | 950.00 | Expense | |
| *** Check-Number= 36251 Vendor Name= NORSE TACTICAL LLC* Check Date= 04/09/2026 Check Amount= 950.00 *** | | | | | | | | |
| 2823 Released | OLD NATIONAL BANK* SEARCH WARRANT | FEIN 35-1729164 | 04/2026 | 04/09/2026 | 03/12/2026 04/09/2026 | 32.70 | 36252 1 | |
| 01 | 2240.101.422.101 | | INVESTIGATIONS - MISC SUPPLIES | | | 32.70 | Expense | |
| *** Check-Number= 36252 Vendor Name= OLD NATIONAL BANK* Check Date= 04/09/2026 Check Amount= 32.70 *** | | | | | | | | |
| 2701 Released | PERFORMANCE MECHANICAL CONTRAC MAINTENANCE INSPECTION | 73765325 | 04/2026 | 04/09/2026 | 03/31/2026 04/09/2026 | 400.00 | 36253 1 | |
| 01 | 1101.301.436.102 | | BUILDING MAINTENANCE | | | 400.00 | Expense | |
| *** Check-Number= 36253 Vendor Name= PERFORMANCE MECHANICAL CONTRAC Check Date= 04/09/2026 Check Amount= 400.00 *** | | | | | | | | |

Check Register

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| Vendor Status Chk-Acct | Vendor Name Transaction-Description Account-Number | Invoice-No | Trans-mmyy PO-Number | Due Date Liq PO-Date | Invoice-Date Check-Date | Invoice-Total Amount | Claim-Number Check-Number Action | Remit-Addr |
|---|---|---------------|----------------------------|----------------------|--------------------------|----------------------|----------------------------------|------------|
| 660 Released | PORTER TOWING* TOW VEHICLE TO JTN | 56230 | 04/2026 | 04/09/2026 | 03/25/2026 04/09/2026 | 225.00 | 36254 1 | |
| 01 | 1101.201.431.109 | | OTHER PROFESSIONAL SERVICE | | | 225.00 | Expense | |
| *** Check-Number= 36254 Vendor Name= PORTER TOWING* Check Date= 04/09/2026 Check Amount= 225.00 *** | | | | | | | | |
| 2506 Released | PRIORITY WASTE* TOWN HALL RECYCLE | INV1731339 | 04/2026 | 04/09/2026 | 03/31/2026 04/09/2026 | 70.56 | 36255 1 | |
| 01 | 1101.103.435.101 | | UTILITIES | | | 70.56 | Expense | |
| 2506 Released | PRIORITY WASTE* APD TRASH SERVICE | 1735881 | 04/2026 | 04/09/2026 | 03/30/2026 04/09/2026 | 67.42 | 36255 1 | |
| 01 | 1101.103.435.101 | | UTILITIES | | | 67.42 | Expense | |
| 2506 Released | PRIORITY WASTE* PARK TRASH SERVICE | 1735882 | 04/2026 | 04/09/2026 | 03/30/2026 04/09/2026 | 67.42 | 36255 1 | |
| 01 | 1101.103.435.101 | | UTILITIES | | | 67.42 | Expense | |
| 2506 Released | PRIORITY WASTE* TOWN HALL TRASH SERVICE | 1734686 | 04/2026 | 04/09/2026 | 03/30/2026 04/09/2026 | 67.42 | 36255 1 | |
| 01 | 1101.103.435.101 | | UTILITIES | | | 67.42 | Expense | |
| *** Check-Number= 36255 Vendor Name= PRIORITY WASTE* Check Date= 04/09/2026 Check Amount= 272.82 *** | | | | | | | | |
| 1172 Released | PROACTIVE NETWORKING* MULTIPLE IT SOLUTIONS | 001042 | 04/2026 | 04/09/2026 | 03/31/2026 04/09/2026 | 5,637.00 | 36256 1 | |
| 01 | 1101.201.431.108 | | COMPUTER CONSULTING | | | 5,637.00 | Expense | |
| *** Check-Number= 36256 Vendor Name= PROACTIVE NETWORKING* Check Date= 04/09/2026 Check Amount= 5,637.00 *** | | | | | | | | |
| 2342 Released | PUBLIC SAFETY TRAINING & SUPPL 2263 LITHIUM BATTERIES (3), CARDIAC AED BATTERY 3 | | 04/2026 | 04/09/2026 | 02/24/2026 04/09/2026 | 2,922.00 | 36257 1 | |
| 01 | 1101.201.422.101 | | LAW ENFORCEMENT SUPPLIES | | | 2,922.00 | Expense | |
| *** Check-Number= 36257 Vendor Name= PUBLIC SAFETY TRAINING & SUPPL Check Date= 04/09/2026 Check Amount= 2,922.00 *** | | | | | | | | |
| 324 Released | RIGDON CONSTRUCTION CO* AVON CAPITAL PARKS PROJECTS | 25-608 DESIGN | 04/2026 | 04/09/2026 | 04/01/2026 04/09/2026 | 6,500.00 | 36258 1 | |
| 01 | 4439.501.431.104 | | PROFESSIONAL SERVICES | | | 6,500.00 | Expense | |
| *** Check-Number= 36258 Vendor Name= RIGDON CONSTRUCTION CO* Check Date= 04/09/2026 Check Amount= 6,500.00 *** | | | | | | | | |
| 1479 Released | SAFELITE GLASS CORP* WINDSHIELD REPLACEMENT | 06157-263402 | 04/2026 | 04/09/2026 | 03/23/2026 04/09/2026 | 332.99 | 36259 1 | |
| 01 | 1101.201.436.101 | | REPAIR AND MAINTENANCE | | | 332.99 | Expense | |
| *** Check-Number= 36259 Vendor Name= SAFELITE GLASS CORP* Check Date= 04/09/2026 Check Amount= 332.99 *** | | | | | | | | |
| 2953 Released | SIXSIX APPAREL* ERT UNIFORM | 31314 | 04/2026 | 04/09/2026 | 03/16/2026 04/09/2026 | 370.00 | 36260 1 | |
| 01 | 2240.101.421.105 | | EMERGENCY RESPONSE TEAM | | | 370.00 | Expense | |

Check Register

| Vendor Status Chk-Acct | Vendor Name Transaction-Description Account-Number | Invoice-No | Trans-mmyy PO-Number Liq PO-Date | Due Date PO-Date | Invoice-Date Check-Date | Invoice-Total Amount | Claim-Number Check-Number | Remit-Addr |
|---|--|------------|----------------------------------|------------------|--------------------------|----------------------|---------------------------|------------|
| *** Check-Number= 36260 Vendor Name= SIXSIX APPAREL* Check Date= 04/09/2026 Check Amount= 370.00 *** | | | | | | | | |
| 859 Released | STOP STICK, LTD* STOP STICKS (10) | 0041999-IN | 04/2026 | 04/09/2026 | 03/17/2026 04/09/2026 | 484.00 | 36261 | 1 |
| 01 | 1101.201.422.101 | | LAW ENFORCEMENT SUPPLIES | | | 484.00 | Expense | |
| *** Check-Number= 36261 Vendor Name= STOP STICK, LTD* Check Date= 04/09/2026 Check Amount= 484.00 *** | | | | | | | | |
| 581 Released | TAYLOR, MINNETTE, SCHNEIDER & ATTORNEY FEES | MARCH 2026 | 04/2026 | 04/09/2026 | 03/31/2026 04/09/2026 | 34,793.53 | 36262 | 1 |
| 01 | 4439.501.431.104 | | PROFESSIONAL SERVICES | | | 331.50 | Expense | |
| 01 | 1101.201.431.101 | | LEGAL | | | 2,473.50 | Expense | |
| 01 | 4445.301.431.101 | | PROFESSIONAL SERVICES | | | 586.50 | Expense | |
| 01 | 1101.104.431.103 | | LEGAL | | | 1,198.50 | Expense | |
| 01 | 1101.102.431.101 | | OTHER SERVICES - LEGAL | | | 2,346.00 | Expense | |
| 01 | 1101.101.431.101 | | CONTRACTUAL SERVICE LEGAL | | | 5,916.00 | Expense | |
| 01 | 1101.102.431.101 | | OTHER SERVICES - LEGAL | | | 204.00 | Expense | |
| 01 | 4445.301.431.101 | | PROFESSIONAL SERVICES | | | 4,794.00 | Expense | |
| 01 | 6501.301.431.101 | | LEGAL | | | 3,570.00 | Expense | |
| 01 | 1101.201.431.101 | | LEGAL | | | 539.00 | Expense | |
| 01 | 1101.103.431.101 | | LEGAL | | | 10,557.00 | Expense | |
| 01 | 4445.301.431.101 | | PROFESSIONAL SERVICES | | | 153.00 | Expense | |
| 01 | 4445.301.431.101 | | PROFESSIONAL SERVICES | | | 178.50 | Expense | |
| 01 | 2201.301.431.103 | | MVH - LEGAL | | | 25.50 | Expense | |
| 01 | 2201.301.431.103 | | MVH - LEGAL | | | 51.00 | Expense | |
| 01 | 2201.301.431.103 | | MVH - LEGAL | | | 25.50 | Expense | |
| 01 | 4445.301.431.101 | | PROFESSIONAL SERVICES | | | 1,359.53 | Expense | |
| 01 | 1101.201.431.101 | | LEGAL | | | 76.50 | Expense | |
| 01 | 1101.104.411.107 | | BUILDING CODE ENFORCEMENT | | | 408.00 | Expense | |
| *** Check-Number= 36262 Vendor Name= TAYLOR, MINNETTE, SCHNEIDER & Check Date= 04/09/2026 Check Amount= 34,793.53 *** | | | | | | | | |
| 2874 Released | U.S. DEPARTMENT OF THE TREASUR TRACKING NUMBER WG2736277 | 20260401-1 | 04/2026 | 04/01/2026 | 04/01/2026 04/09/2026 | 317.18 | 36263 | 1 |
| 01 | 8901.000.405.000 | | GARNISHMENT | | | 317.18 | Liability | |
| *** Check-Number= 36263 Vendor Name= U.S. DEPARTMENT OF THE TREASUR Check Date= 04/09/2026 Check Amount= 317.18 *** | | | | | | | | |
| 1483 Released | UPS STORE* GROUND RESIDENTIAL | 03252026 | 04/2026 | 04/09/2026 | 03/25/2026 04/09/2026 | 23.64 | 36264 | 1 |
| 01 | 1101.201.421.102 | | POSTAGE | | | 23.64 | Expense | |
| *** Check-Number= 36264 Vendor Name= UPS STORE* Check Date= 04/09/2026 Check Amount= 23.64 *** | | | | | | | | |
| 1365 Released | YMCA OF GREATER INDIANAPOLIS* YMCA PAYMENT AGREEMENT | APRIL 2026 | 04/2026 | 04/09/2026 | 04/01/2026 04/09/2026 | 11,111.00 | 36265 | 1 |
| 01 | 4439.501.437.103 | | RENTAL-YMCA | | | 11,111.00 | Expense | |
| 1365 Released | YMCA OF GREATER INDIANAPOLIS* YMCA PAYMENT AGREEMENT | MARCH 2026 | 04/2026 | 04/09/2026 | 03/01/2026 04/09/2026 | 11,111.00 | 36265 | 1 |
| 01 | 4439.501.437.103 | | RENTAL-YMCA | | | 11,111.00 | Expense | |
| *** Check-Number= 36265 Vendor Name= YMCA OF GREATER INDIANAPOLIS* Check Date= 04/09/2026 Check Amount= 22,222.00 *** | | | | | | | | |

Check Register

| Vendor Status Chk-Acct | Vendor Name Transaction-Description Account-Number | Invoice-No | Trans-mmyy PO-Number Account-Description | Due Date Liq PO-Date | Invoice-Date Check-Date | Invoice-Total Amount | Claim-Number Check-Number Action | Remit-Addr |
|------------------------------|--|------------|--|-------------------------|----------------------------|-------------------------|--|------------|
|------------------------------|--|------------|--|-------------------------|----------------------------|-------------------------|--|------------|

*** Run Totals ***

| | Paid | Pre-Paid | Total |
|-------------|-------|----------|-------|
| Check-Count | 54.00 | | 54.00 |

| | | | |
|-------------------|------------|--|------------|
| Invoice Total | 314,139.76 | | 314,139.76 |
| Amount Paid | 314,139.76 | | 314,139.76 |
| Amount Liquidated | 29,633.27 | | 29,633.27 |

Check Register

| Vendor Status Chk-Acct | Vendor Name Transaction-Description Account-Number | Invoice-No | Trans-mmyy PO-Number | Due Date Liq PO-Date | Invoice-Date Check-Date | Invoice-Total Amount | Claim-Number Check-Number | Remit-Addr |
|------------------------|--|------------|----------------------|----------------------|-------------------------|----------------------|---------------------------|------------|
|------------------------|--|------------|----------------------|----------------------|-------------------------|----------------------|---------------------------|------------|

*** Bank Account Activity By Fund ***

| Fund Description | Check Account | Cash-Account-Number | Regular | Pre-Paid | Total |
|------------------------------|---------------|---------------------|------------|----------|------------|
| GENERAL | 01 | 1101.101.101.101 | 136,041.86 | | 136,041.86 |
| MOTOR VEHICLE HIGHWAY | 01 | 2201.101.101.101 | 29,039.65 | | 29,039.65 |
| PARK RECREATION FUND | 01 | 2211.101.101.101 | 23,682.12 | | 23,682.12 |
| LIT PUBLIC SAFETY | 01 | 2240.101.101.101 | 7,487.17 | | 7,487.17 |
| INFRASTRUCTURE CONTRIBUTIONS | 01 | 2502.301.101.101 | 26,481.32 | | 26,481.32 |
| EDIT | 01 | 4436.101.101.101 | 1,323.99 | | 1,323.99 |
| FOOD AND BEVERAGE FUND | 01 | 4439.101.101.101 | 78,765.41 | | 78,765.41 |
| TIF FUND | 01 | 4445.301.101.101 | 7,071.53 | | 7,071.53 |
| STORM WATER OPERATING | 01 | 6501.101.101.101 | 3,570.00 | | 3,570.00 |
| PAYROLL FUND | 01 | 8901.101.101.101 | 676.71 | | 676.71 |
| *** Grand Totals *** | | | 314,139.76 | | 314,139.76 |

Funds Availability Report
Expenditure Accounts

| Account | Account-Description | Available-Balance | Expense-Amount | Remaining-Balance | Enc | Over |
|------------------|--|---------------------|----------------|-------------------|-----|------|
| Vend-No | Vendor-Name | Invoice-Description | Invoice-Number | | | |
| 1101.101.431.101 | CONTRACTUAL SERVICE LEGAL | 36,091.25 | | | | |
| 581 | TAYLOR, MINNETTE, SCHNEIDER & C ATTORNEY FEES | MARCH 2026 | 5,916.00 | 30,175.25 | | |
| 1101.102.431.101 | OTHER SERVICES - LEGAL | 30,285.00 | | | | |
| 581 | TAYLOR, MINNETTE, SCHNEIDER & C ATTORNEY FEES | MARCH 2026 | 2,550.00 | 27,735.00 | | |
| 1101.102.439.103 | DUES AND SUBSCRIPTIONS | -419.75 | | | | |
| 215 | FREY MUNICIPAL SOFTWARE* ANNUAL SOFTWARE AGREEMENT | 19031 | 9,035.77 | -9,455.52 | | **** |
| 1101.103.431.101 | LEGAL | 83,587.00 | | | | |
| 581 | TAYLOR, MINNETTE, SCHNEIDER & C ATTORNEY FEES | MARCH 2026 | 10,557.00 | 73,030.00 | | |
| 1101.103.435.101 | UTILITIES | 5,049.97 | | | | |
| 73 | CENTERPOINT ENERGY DELIVERY* UTILITIES | 03142026-1 | 207.55 | 4,842.42 | | |
| 144 | DUKE ENERGY* UTILITIES | 03252026 | 2,071.64 | 2,770.78 | | |
| 144 | DUKE ENERGY* UTILITIES | 03272026-4 | 1,034.47 | 1,736.31 | | |
| 144 | DUKE ENERGY* UTILITIES | 03302026-2 | 94.30 | 1,642.01 | | |
| 2506 | PRIORITY WASTE* TOWN HALL TRASH SERVICE | 1734686 | 67.42 | 1,574.59 | | |
| 2506 | PRIORITY WASTE* APD TRASH SERVICE | 1735881 | 67.42 | 1,507.17 | | |
| 2506 | PRIORITY WASTE* PARK TRASH SERVICE | 1735882 | 67.42 | 1,439.75 | | |
| 2506 | PRIORITY WASTE* TOWN HALL RECYCLE | INV1731339 | 70.56 | 1,369.19 | | |
| 1101.103.439.109 | MISC CONTRACTUAL | 25,205.60 | | | | |
| 1707 | LIFESERVICES EAP* EAP 04/01/2026 - 06/30/2026 | LS-IN-101478 | 1,346.80 | 23,858.80 | | |
| 1101.104.411.107 | BUILDING CODE ENFORCEMENT | 23,309.03 | | | | |
| 581 | TAYLOR, MINNETTE, SCHNEIDER & C ATTORNEY FEES | MARCH 2026 | 408.00 | 22,901.03 | | |
| 1101.104.431.103 | LEGAL | 24,808.50 | | | | |
| 581 | TAYLOR, MINNETTE, SCHNEIDER & C ATTORNEY FEES | MARCH 2026 | 1,198.50 | 23,610.00 | | |
| 1101.104.431.108 | COMPUTER CONSULTING | 17,000.00 | | | | |
| 1850 | IWORQ* SOFTWARE | 215829 | 1,912.50 | 17,000.00 | | Y |
| 1101.201.413.113 | PHYSICALS/WELLNESS | 5,846.96 | | | | |
| 978 | HAWK* NATE GYM REIMBURSEMENT | 03312026 | 25.00 | 5,821.96 | | |
| 1101.201.421.102 | POSTAGE | 500.00 | | | | |
| 1483 | UPS STORE* GROUND RESIDENTIAL | 03252026 | 23.64 | 476.36 | | |
| 1101.201.422.101 | LAW ENFORCEMENT SUPPLIES | 122,663.76 | | | | |
| 375 | LOWE'S HOME CENTERS, INC.* SUPPLIES | 03252026 | 20.58 | 122,643.18 | | |
| 859 | STOP STICK, LTD* STOP STICKS (10) | 0041999-IN | 484.00 | 122,159.18 | | |
| 1684 | EMP TECHNICAL GROUP* BROTHER PRINTER INTERFACE (2) | PS-INV-57507 | 782.00 | 121,377.18 | | |
| 1898 | JTN SERVICES INC* INSTALL EQUIPMENT | 30317 | 13,616.85 | 107,760.33 | | |
| 1898 | JTN SERVICES INC* INSTALL EQUIPMENT | 30365 | 13,616.85 | 94,143.48 | | |
| 1898 | JTN SERVICES INC* INSTALL EQUIPMENT | 30372 | 13,616.85 | 80,526.63 | | |
| 1898 | JTN SERVICES INC* INSTALL EQUIPMENT | 30395 | 13,616.85 | 66,909.78 | | |
| 1972 | NELSON & CO., LLC* SERVICE RECOGNITION BARS | SI182072 | 37.90 | 66,871.88 | | |
| 2207 | AMAZON CAPITAL SERVICES* SUPPLIES | 137C-HJKN-KJ3V | 315.74 | 66,871.88 | | Y |
| 2207 | AMAZON CAPITAL SERVICES* SUPPLIES | 139K-7DW4-4M1T | 34.98 | 66,871.88 | | Y |
| 2207 | AMAZON CAPITAL SERVICES* SUPPLIES | 14LX-VG17-N933 | 22.02 | 66,871.88 | | Y |
| 2207 | AMAZON CAPITAL SERVICES* SUPPLIES | 19FH-XXRC-FGRL | 64.63 | 66,871.88 | | Y |
| 2207 | AMAZON CAPITAL SERVICES* SUPPLIES | 1CG1-MTXC-FPP7 | 23.12 | 66,871.88 | | Y |
| 2207 | AMAZON CAPITAL SERVICES* SUPPLIES | 1CGR-1JRG-3MK7 | 7.98 | 66,871.88 | | Y |
| 2207 | AMAZON CAPITAL SERVICES* SUPPLIES | 1CTK-T9L3-1VKR | 59.64 | 66,871.88 | | Y |
| 2207 | AMAZON CAPITAL SERVICES* SUPPLIES | 1HNL-4RQC-JYTN | 81.29 | 66,871.88 | | Y |
| 2207 | AMAZON CAPITAL SERVICES* SUPPLIES | 1HQY-MLWV-9VPF | 55.98 | 66,871.88 | | Y |
| 2207 | AMAZON CAPITAL SERVICES* SUPPLIES | 1M1J-DCK6-3LM6 | 85.58 | 66,871.88 | | Y |
| 2207 | AMAZON CAPITAL SERVICES* SUPPLIES | 1MDQ-GQ1C-RP19 | 87.33 | 66,871.88 | | Y |
| 2207 | AMAZON CAPITAL SERVICES* SUPPLIES | 1R9J-T1RG-463J | 59.64 | 66,871.88 | | Y |

Funds Availability Report
Expenditure AccountsA20300 JL
04/03/2026 11:32:50

| Account Vend-No | Vendor-Name | Account-Description Invoice-Description | Available-Balance Invoice-Number | Expense-Amount | Remaining-Balance | Enc | Over |
|--------------------|---------------------------------|--|-------------------------------------|----------------|-------------------|-----|------|
| 2207 | AMAZON CAPITAL SERVICES* | SUPPLIES | 1VP6-NQQF-6GDP | 295.92 | 66,871.88 | Y | |
| 2207 | AMAZON CAPITAL SERVICES* | SUPPLIES | 1VTT-3L6Y-4H47 | 37.00 | 66,871.88 | Y | |
| 2207 | AMAZON CAPITAL SERVICES* | SUPPLIES | 1XQH-7DQC-XXY7 | 8.60 | 66,871.88 | Y | |
| 2342 | PUBLIC SAFETY TRAINING & SUPPLY | LITHIUM BATTERIES (3), CARDIAC | 2263 | 2,922.00 | 63,949.88 | | |
| 2858 | BOUND TREE MEDICAL, LLC* | CPR MASK, FIRST RESPONDER KIT, | 86125990 | 837.48 | 63,112.40 | | |
| 1101.201.422.104 | | K-9 SUPPLIES | 16,103.96 | | | | |
| 2207 | AMAZON CAPITAL SERVICES* | K9 SUPPLEMENTS | 1JXC-JFFH-7MFK | 56.52 | 16,047.44 | | |
| 1101.201.431.101 | | LEGAL | 2,965.00 | | | | |
| 581 | TAYLOR, MINNETTE, SCHNEIDER & C | ATTORNEY FEES | MARCH 2026 | 3,089.00 | -124.00 | | **** |
| 1101.201.431.108 | | COMPUTER CONSULTING | 33,713.63 | | | | |
| 1172 | PROACTIVE NETWORKING* | MULTIPLE IT SOLUTIONS | 001042 | 5,637.00 | 28,076.63 | | |
| 1101.201.431.109 | | OTHER PROFESSIONAL SERVICE | 51,013.64 | | | | |
| 660 | PORTER TOWING* | TOW VEHICLE TO JTN | 56230 | 225.00 | 50,788.64 | | |
| 2347 | DONE AND DUSTED, LLC* | MONTHLY JANITORIAL | 1398 | 1,462.50 | 49,326.14 | | |
| 1101.201.432.107 | | PROMOTIONAL EXPENSE | 4,931.58 | | | | |
| 1919 | GILLESPIE FLORISTS* | WIND CHIMES | 01475128 | 152.94 | 4,778.64 | | |
| 1101.201.435.101 | | POLICE STATION UTILITIES | 16,685.58 | | | | |
| 73 | CENTERPOINT ENERGY DELIVERY* | UTILITIES | 03142026-1 | 341.86 | 16,343.72 | | |
| 144 | DUKE ENERGY* | UTILITIES | 03272026-3 | 1,153.28 | 15,190.44 | | |
| 1101.201.435.102 | | VEHICLE FUEL | 140,175.73 | | | | |
| 5 | BP* | VEHICLE FUEL | 70156462 | 437.16 | 139,738.57 | | |
| 394 | AVON COMMUNITY SCHOOL CORPORATI | VEHICLE FUEL FOR MARCH | PD04012026 | 14,933.30 | 124,805.27 | | |
| 1101.201.436.101 | | REPAIR AND MAINTENANCE | 66,510.40 | | | | |
| 1412 | AUTOZONE, INC.* | LOCTITE TREADLOCKER | 03582762117 | 28.31 | 66,482.09 | | |
| 1412 | AUTOZONE, INC.* | LIGHT BULBS (2) | 03582765204 | 62.46 | 66,419.63 | | |
| 1479 | SAFELITE GLASS CORP* | WINDSHIELD REPLACEMENT | 06157-263402 | 332.99 | 66,086.64 | | |
| 1612 | HACKLEMAN AUTO COLLISION REPAIR | VEHICLE REPAIRS | 8203 | 1,000.00 | 65,086.64 | | |
| 2275 | AUTO LAB* | OIL CHANGE AND WIPER DIAGNOSTI | 65297 | 169.69 | 64,916.95 | | |
| 2275 | AUTO LAB* | OIL CHANGE & FRONT BRAKES | 65310 | 1,685.04 | 63,231.91 | | |
| 2275 | AUTO LAB* | OIL CHANGE | 65332 | 69.94 | 63,161.97 | | |
| 2275 | AUTO LAB* | OIL CHANGE | 65362 | 69.97 | 63,092.00 | | |
| 2275 | AUTO LAB* | BRAKE PADS & ROTORS | 65385 | 1,075.01 | 62,016.99 | | |
| 2275 | AUTO LAB* | OIL CHANGE WITH FILTER | 65405 | 69.96 | 61,947.03 | | |
| 1101.201.439.103 | | DUES AND SUBSCRIPTION | 19,120.00 | | | | |
| 2653 | I2 GROUP, INC* | ANNUAL SUPPORT | I2GMN00000121 | 3,292.08 | 15,827.92 | | |
| 1101.301.435.101 | | UTILITY-ELECTRICITY | 26,867.12 | | | | |
| 144 | DUKE ENERGY* | UTILITIES | 03242026 | 899.68 | 25,967.44 | | |
| 144 | DUKE ENERGY* | UTILITIES | 03272026-1 | 62.43 | 25,905.01 | | |
| 144 | DUKE ENERGY* | UTILITIES | 03302026-3 | 372.13 | 25,532.88 | | |
| 144 | DUKE ENERGY* | UTILITIES | 03312026 | 288.65 | 25,244.23 | | |
| 768 | AES INDIANA* | UTILITIES | 03212026 | 605.97 | 24,638.26 | | |
| 1004 | HENDRICKS POWER COOPERATIVE* | UTILITIES | 03172026 | 435.89 | 24,202.37 | | |
| 1101.301.436.101 | | VEHICLE MAINTENANCE & REPAIRS | 13,700.89 | | | | |
| 2003 | BEST ONE INDY* | POOL TRUCK - SENSOR | 1120053066 | 87.00 | 13,613.89 | | |
| 1101.301.436.102 | | BUILDING MAINTENANCE | -1,265.57 | | | | |
| 288 | KOORSEN FIRE & SECURITY, INC.* | QUARTERLY MONITORING | 01198369 | 101.30 | -1,366.87 | | **** |
| 2701 | PERFORMANCE MECHANICAL CONTRACT | MAINTENANCE INSPECTION | 73765325 | 400.00 | -1,766.87 | | **** |
| 2201.301.431.103 | | MVH - LEGAL | 14,675.00 | | | | |
| 581 | TAYLOR, MINNETTE, SCHNEIDER & C | ATTORNEY FEES | MARCH 2026 | 102.00 | 14,573.00 | | |

Funds Availability Report
Expenditure Accounts

| Account | Account-Description | Available-Balance | | | | |
|------------------|--|--------------------------------|-----------------|----------------|-------------------|----------|
| Vend-No | Vendor-Name | Invoice-Description | Invoice-Number | Expense-Amount | Remaining-Balance | Enc Over |
| 2201.301.431.109 | 2201.301.431.109 | MVH CONTRACTUAL SERVICE | | 247,596.88 | | |
| 189 | FOX CONTRACTORS CORP* | SNOW REMOVAL | 61715 | 3,344.76 | 244,252.12 | |
| 1083 | ALL TERRAIN LANDSCAPE* | ROUNDABOUT SPRING CLEANING | 409693 | 2,724.88 | 241,527.24 | |
| 1241 | CARGILL, INCORPORATED* | SALT DELIVERY | 2912192822 | 17,433.22 | 224,094.02 | |
| 2789 | FLYNN BROTHERS HOLDINGS, INC.* | COLD PATCH MIX - 56 BAGS | 33393 | 1,064.00 | 223,030.02 | |
| 2201.301.435.101 | 2201.301.435.101 | REPAIRS & MAINTENANCE | | -16,621.41 | | |
| 810 | ERMCO, INC* | 100S AND DAN JONES ACCIDENT CL | 910027041 | 3,440.00 | -20,061.41 | **** |
| 1083 | ALL TERRAIN LANDSCAPE* | TRAFFIC LIGHT WIRING REPAIR | 409702 | 250.00 | -20,311.41 | **** |
| 2201.301.439.110 | 2201.301.439.110 | OTHER SERVICES & CHARGES | | 20,238.31 | | |
| 375 | LOWE'S HOME CENTERS, INC.* | SUPPLIES | 03252026 | 642.80 | 19,595.51 | |
| 2207 | AMAZON CAPITAL SERVICES* | WORK GLOVES | 1M9N-GCYY-M7MW | 37.99 | 19,557.52 | |
| 2211.501.422.101 | 2211.501.422.101 | OPERATING SUPPLIES | | 163,594.11 | | |
| 375 | LOWE'S HOME CENTERS, INC.* | SUPPLIES | 03252026 | 386.84 | 163,207.27 | |
| 2211.501.431.116 | 2211.501.431.116 | MISC CONTRACTUAL | | 36,291.56 | | |
| 1083 | ALL TERRAIN LANDSCAPE* | AVON BALLFIELDS | 409941 | 1,371.99 | 34,919.57 | |
| 1083 | ALL TERRAIN LANDSCAPE* | AVON BALLFIELDS | 409978 | 1,549.20 | 33,370.37 | |
| 2211.501.435.101 | 2211.501.435.101 | PARK REC UTILITES | | 8,932.59 | | |
| 73 | CENTERPOINT ENERGY DELIVERY* | UTILITIES | 03142026-2 | 471.05 | 8,461.54 | |
| 144 | DUKE ENERGY* | UTILITIES | 03272026-2 | 252.76 | 8,208.78 | |
| 144 | DUKE ENERGY* | UTILITIES | 03302026-1 | 269.95 | 7,938.83 | |
| 1004 | HENDRICKS POWER COOPERATIVE* | UTILITIES | 03172026 | 280.33 | 7,658.50 | |
| 2211.501.444.101 | 2211.501.444.101 | OTHER CAPITAL OUTLAYS | | 19,905.00 | | |
| 1355 | BOBCAT OF INDY* | 2026 T66 GOLD, 2026 BOBCAT CAB | 03272026 | 19,100.00 | 805.00 | |
| 2240.101.413.110 | 2240.101.413.110 | PUBLIC SAFETY TRAVEL TRAINING | | 45,869.43 | | |
| 2952 | EFFECTIVE FITNESS COMBATIVES, L LEVEL 1 INSTRUCTOR CERTIFICATI | INV EFC1252 | | 4,191.00 | 41,678.43 | |
| 2952 | EFFECTIVE FITNESS COMBATIVES, L LEVEL 1 INSTRUCTOR CERTIFICATI | INV EFC1303 | | 1,397.00 | 40,281.43 | |
| 2240.101.421.105 | 2240.101.421.105 | EMERGENCY RESPONSE TEAM | | 3,132.25 | | |
| 1972 | NELSON & CO., LLC* | SPEED ASSAULT | SI181855 | 189.95 | 2,942.30 | |
| 2207 | AMAZON CAPITAL SERVICES* | SCOUT LIGHT MOUNT | 14YR-LL14-GK6Y | 29.95 | 2,912.35 | |
| 2207 | AMAZON CAPITAL SERVICES* | RED DOT MOUNT | 1HRJ-CHCD-Y7XW | 126.95 | 2,785.40 | |
| 2207 | AMAZON CAPITAL SERVICES* | SLING SWIVEL, RED DOT MOUNT, R | 1YKX-KDYV-QPDC | 199.62 | 2,585.78 | |
| 2344 | NORSE TACTICAL LLC* | TRAINING CLASS AND LODGING | 157610 | 950.00 | 1,635.78 | |
| 2953 | SIXSIX APPAREL* | ERT UNIFORM | 31314 | 370.00 | 1,265.78 | |
| 2240.101.422.101 | 2240.101.422.101 | INVESTIGATIONS - MISC SUPPLIES | | 4,350.00 | | |
| 2823 | OLD NATIONAL BANK* | SEARCH WARRANT | FEIN 35-1729164 | 32.70 | 4,317.30 | |
| 2502.301.439.109 | 2502.301.439.109 | MISC CONTRACTUAL | | 289,721.00 | | |
| 3 | AMERICAN STRUCTUREPOINT INC.* | DJ WIDEN | 202849 | 26,481.32 | 289,721.00 | Y |
| 4436.301.439.110 | 4436.301.439.110 | OTHER SERVICES & CHARGES | | 136,599.37 | | |
| 1406 | MOTOROLA SOLUTIONS* | EXTENDED WARRANTY (3) | 8230563054 | 1,293.00 | 135,306.37 | |
| 2207 | AMAZON CAPITAL SERVICES* | MEDIA SUPPLIES | 1LVM-MRN4-HW33 | 30.99 | 135,275.38 | |
| 4439.501.422.101 | 4439.501.422.101 | OPERATING SUPPLIES | | 15,475.92 | | |
| 375 | LOWE'S HOME CENTERS, INC.* | SUPPLIES | 03252026 | 515.51 | 14,960.41 | |
| 2207 | AMAZON CAPITAL SERVICES* | OFFRICE SUPPLIES | 1JRG-QQ7N-KFK4 | 155.73 | 14,804.68 | |
| 4439.501.422.102 | 4439.501.422.102 | REPAIR & MAINTENANCE SUPPLIES | | 20,689.68 | | |
| 2316 | HAPPY VALLEY SAND & GRAVEL, INC | STONE | 21994 | 805.79 | 19,883.89 | |
| 4439.501.431.104 | 4439.501.431.104 | PROFESSIONAL SERVICES | | 39,700.00 | | |
| 324 | RIGDON CONSTRUCTION CO* | AVON CAPITAL PARKS PROJECTS | 25-608 DESIGN | 6,500.00 | 33,200.00 | |

Funds Availability Report
Expenditure AccountsA20300 JL
04/03/2026 11:32:50

| Account Vend-No | Vendor-Name | Account-Description Invoice-Description | Available-Balance Invoice-Number | Expense-Amount | Remaining-Balance | Enc | Over |
|--------------------|---------------------------------|--|-------------------------------------|----------------|-------------------|-----|------|
| 581 | TAYLOR, MINNETTE, SCHNEIDER & C | ATTORNEY FEES | MARCH 2026 | 331.50 | 32,868.50 | | |
| 4439.501.431.105 | | PROGRAMS & ACTIVITES | 96,180.78 | | | | |
| 614 | BEACON SIGN COMPANY* | COMMUNITY SIGN | 22304 | 66.00 | 96,114.78 | | |
| 2227 | BLUE GRASS FARMS OF INDIANA* | ARBOR DAY TREES | 112887 | 355.00 | 95,759.78 | | |
| 4439.501.431.116 | | MISC CONTRACTUAL | 83,765.61 | | | | |
| 1502 | ARTISTIC TOUCH TREE SERVICE* | TREES FOR TRAIL CONSTRUCTION | 14063 | 5,500.00 | 78,265.61 | | |
| 4439.501.435.101 | | PARK UTILITES | 22,087.69 | | | | |
| 144 | DUKE ENERGY* | UTILITIES | 03272026-2 | 1,045.18 | 21,042.51 | | |
| 4439.501.437.103 | | RENTAL-YMCA | 33,333.00 | | | | |
| 1365 | YMCA OF GREATER INDIANAPOLIS* | YMCA PAYMENT AGREEMENT | APRIL 2026 | 11,111.00 | 22,222.00 | | |
| 1365 | YMCA OF GREATER INDIANAPOLIS* | YMCA PAYMENT AGREEMENT | MARCH 2026 | 11,111.00 | 11,111.00 | | |
| 4439.501.444.101 | | OTHER CAPITAL OUTLAYS | 334,898.40 | | | | |
| 614 | BEACON SIGN COMPANY* | EVENT SIGN | 22321 | 115.00 | 334,783.40 | | |
| 4439.501.444.104 | | MACHINERY & EQUIPMENT | 75,975.00 | | | | |
| 375 | LOWE'S HOME CENTERS, INC.* | SUPPLIES | 03252026 | 1,153.70 | 74,821.30 | | |
| 1355 | BOBCAT OF INDY* | 2026 T66 GOLD, 2026 BOBCAT CAB | 03272026 | 40,000.00 | 34,821.30 | | |
| 4445.301.431.101 | | PROFESSIONAL SERVICES | -294,057.25 | | | | |
| 581 | TAYLOR, MINNETTE, SCHNEIDER & C | ATTORNEY FEES | MARCH 2026 | 7,071.53 | -301,128.78 | | **** |
| 6501.301.431.101 | | LEGAL | 11,245.50 | | | | |
| 581 | TAYLOR, MINNETTE, SCHNEIDER & C | ATTORNEY FEES | MARCH 2026 | 3,570.00 | 7,675.50 | | |

TOWN OF AVON
INTERFACE SUMMARY REPORT

PAGE 1
P50000 KS
04/01/2026 07:47 AM

| REFERENCE: ACCOUNT | INTERFACE DESCRIPTION: DESCRIPTION | PAYROLL-CHECK DATE 04/03/2026 AMOUNT | INTERFACE INITIALS: KS INTERFACE DATE: 04/01/2026 |
|-----------------------|---------------------------------------|--|---|
| 1101.101.101.101 | GENERAL CASH | 228,998.45 CR | |
| 1101.102.411.101 | SALARY CLERK TREASURER | 2,541.94 | |
| 1101.102.411.102 | DEPUTY CLERK TREASURER | 2,960.00 | |
| 1101.102.413.101 | FICA MED EMPLOYER SHARE | 377.93 | |
| 1101.102.413.102 | RETIREMENT EMPLOYER SHARE | 725.05 | |
| 1101.103.411.101 | SALARY TOWN MANAGER | 5,101.87 | |
| 1101.103.411.104 | COMMUNICATIONS DEPARTMENT PAY | 3,000.00 | |
| 1101.103.411.105 | EXECUTIVE ADMIN ASSISTANT | 2,786.29 | |
| 1101.103.413.101 | FICA MED EMPLOYER SHARE | 538.75 | |
| 1101.103.413.102 | RETIREMENT EMPLOYER SHARE | 1,160.67 | |
| 1101.104.411.101 | PLANNING/ BUILDING DIRECTOR | 3,901.43 | |
| 1101.104.411.102 | ASST. BUILDING COMMISSIONER | 2,942.30 | |
| 1101.104.411.103 | PLANNING DIRECTOR | 3,535.68 | |
| 1101.104.411.104 | PLANNING ADMIN ASST | 1,808.00 | |
| 1101.104.411.107 | BUILDING CODE ENFORCEMENT | 1,083.60 | |
| 1101.104.411.108 | PLANNING/ BUILDING TECH | 2,279.21 | |
| 1101.104.411.111 | SENIOR PLANNER | 2,846.40 | |
| 1101.104.413.101 | FICA MED EMPLOYER SHARE | 1,406.09 | |
| 1101.104.413.102 | RETIREMENT EMPLOYER SHARE | 2,142.81 | |
| 1101.201.411.101 | POLICE OFFICERS | 136,595.43 | |
| 1101.201.411.102 | ADMIN ASST/ DET AIDE | 5,597.01 | |
| 1101.201.411.104 | OVERTIME | 9,059.00 | |
| 1101.201.413.101 | FICA MED EMPLOYER SHARE | 2,440.87 | |
| 1101.201.413.102 | RETIREMENT EMPLOYER SHARE | 602.98 | |
| 1101.201.413.103 | RETIREMENT EMPLOYEE SHARE | 33,565.14 | |
| 2201.101.101.101 | MVH CASH | 10,593.16 CR | |
| 2201.301.411.101 | PUBLIC WORKS DIRECTOR | 4,498.62 | |
| 2201.301.411.102 | ASSET MANAGER / PW TECHNICIAN | 2,812.86 | |
| 2201.301.411.104 | PROJECT COORDINATOR | 1,320.00 | |
| 2201.301.413.101 | FICA MED EMPLOYER SHARE | 786.40 | |
| 2201.301.413.103 | RETIREMENT EMPLOYEE SHARE | 1,175.28 | |
| 2211.101.101.101 | PARK REC. CASH | 12,003.03 CR | |
| 2211.501.411.101 | ADMIN ASSISTANT - SPORTS | 2,288.63 | |
| 2211.501.411.102 | FIELD TECHNICIAN | 1,996.98 | |
| 2211.501.411.103 | SPORTS OPERATIONS MANGER | 2,980.76 | |
| 2211.501.411.106 | SPORTS DIRECTOR | 3,610.56 | |
| 2211.501.413.102 | RETIREMENT EMPLOYER SHARE | 1,126.10 | |
| 2240.101.101.101 | CASH - LIT PUBLIC SAFETY | 3,537.60 CR | |
| 2240.101.411.101 | SALARIES & WAGES | 3,537.60 | |
| 4436.101.101.101 | EDIT CASH | 221.84 CR | |
| 4436.301.413.101 | FICA | 221.84 | |
| 4439.101.101.101 | FOOD BEV CASH | 22,342.34 CR | |
| 4439.101.368.101 | REIMBURSEMENT | 103.07 CR | |
| 4439.501.411.101 | ASSISTANT PARK DIRECTOR | 3,269.23 | |
| 4439.501.411.105 | PROGRAMMER/EVENT COORDINATOR | 2,320.00 | |
| 4439.501.411.106 | PARK DIRECTOR | 3,770.62 | |
| 4439.501.411.107 | GROUNDSKEEPERS | 8,959.83 | |
| 4439.501.413.101 | FICA MED EMPLOYER SHARE | 2,142.13 | |
| 4439.501.413.102 | RETIREMENT EMPLOYER SHARE | 1,983.60 | |
| 6501.101.101.101 | STORM WATER CASH | 9,499.56 CR | |
| 6501.301.411.101 | CLERK TREASURER | 1,089.40 | |
| 6501.301.411.102 | PUBLIC WORKS TECHNICIAN | 1,320.00 | |
| 6501.301.411.103 | PROJECT COORDINATOR | 1,320.00 | |
| 6501.301.411.104 | MS4 COORDINATOR | 1,083.60 | |
| 6501.301.411.105 | ASSET MANAGER | 1,492.87 | |
| 6501.301.411.106 | GIS TECHNICIAN | 2,412.80 | |
| 6501.301.413.101 | FICA | 365.88 | |
| 6501.301.413.103 | RETIREMENT EMPLOYEE SHARE | 415.01 | |
| 8901.000.201.000 | FEDERAL TAX | 21,224.59 CR | |
| 8901.000.202.000 | SSTA EMPLOYER | 8,365.40 CR | |
| 8901.000.203.000 | SSTA EMPLOYEE | 8,194.38 CR | |

TOWN OF AVON
INTERFACE SUMMARY REPORT

PAGE 2
P50000 KS
04/01/2026 07:47 AM

REFERENCE: INTERFACE DESCRIPTION: PAYROLL-CHECK DATE 04/03/2026 INTERFACE INITIALS: KS
ACCOUNT DESCRIPTION AMOUNT INTERFACE DATE: 04/01/2026

| | | |
|------------------|----------------------------|--------------|
| 8901.000.209.000 | STATE TAX | 7,166.79 CR |
| 8901.000.213.000 | COUNTY TAX | 3,917.97 CR |
| 8901.000.300.000 | AFLAC INSURANCE | 364.89 CR |
| 8901.000.301.000 | MEDICAL INSURANCE | 9,944.92 CR |
| 8901.000.302.000 | VISION INSURANCE | 587.01 CR |
| 8901.000.305.000 | DEPENDENT LIFE | 105.26 CR |
| 8901.000.400.000 | INSCCU - CHILD SUPPORT | 974.00 CR |
| 8901.000.402.000 | VOLUTARY LIFE/AD&D INS. | 520.18 CR |
| 8901.000.405.000 | GARNISHMENT | 676.71 CR |
| 8901.000.501.000 | HSA - EMPLOYEE | 3,920.38 CR |
| 8901.000.502.000 | PERF TOWN CONTRIBUTION | 33,565.14 CR |
| 8901.000.503.000 | PERF EMPLOYEE CONTRIBUTION | 8,437.39 CR |
| 8901.000.504.000 | 457 TOWN MATCH | 14,286.77 CR |
| 8901.101.101.101 | CHECKING - PAYROLL FUND | 122,251.78 |

TOTAL CREDITS: 409,550.83
TOTAL DEBITS: 409,550.83

GRAND TOTAL: .00 *** IN BALANCE ***

TOWN OF AVON
INTERFACE SUMMARY REPORT

PAGE 1
P50000 KS
03/30/2026 03:05 PM

REFERENCE: INTERFACE DESCRIPTION: PAYROLL-CLOTHING ALLOWANCE INTERFACE INITIALS: KS
ACCOUNT DESCRIPTION AMOUNT INTERFACE DATE: 03/30/2026

| | | |
|------------------|-------------------------|--------------|
| 1101.101.101.101 | GENERAL CASH | 49,987.80 CR |
| 1101.201.413.101 | FICA MED EMPLOYER SHARE | 787.80 |
| 1101.201.413.107 | CLOTHING ALLOWANCE | 49,200.00 |
| 8901.000.201.000 | FEDERAL TAX | 2,142.93 CR |
| 8901.000.202.000 | SSTA EMPLOYER | 787.80 CR |
| 8901.000.203.000 | SSTA EMPLOYEE | 787.80 CR |
| 8901.000.209.000 | STATE TAX | 1,681.86 CR |
| 8901.000.213.000 | COUNTY TAX | 910.32 CR |
| 8901.101.101.101 | CHECKING - PAYROLL FUND | 6,310.71 |

TOTAL CREDITS: 56,298.51
TOTAL DEBITS: 56,298.51

GRAND TOTAL: .00 *** IN BALANCE ***

TOWN OF AVON
INTERFACE SUMMARY REPORT

PAGE 1
P50000 KS
03/31/2026 08:37 AM

| REFERENCE: ACCOUNT | INTERFACE DESCRIPTION: PAYROLL-APRIL LONGEVITY DESCRIPTION | AMOUNT | INTERFACE INITIALS: KS INTERFACE DATE: 03/31/2026 |
|-----------------------|---|-------------|--|
| 1101.101.101.101 | GENERAL CASH | 7,391.35 CR | |
| 1101.201.411.101 | POLICE OFFICERS | 1,500.00 | |
| 1101.201.413.101 | FICA MED EMPLOYER SHARE | 91.35 | |
| 1101.201.413.106 | POLICE LONGEVITY | 4,800.00 | |
| 1101.301.411.105 | LONGEVITY | 1,000.00 | |
| 2201.101.101.101 | MVH CASH | 76.50 CR | |
| 2201.301.413.101 | FICA MED EMPLOYER SHARE | 76.50 | |
| 8901.000.201.000 | FEDERAL TAX | 161.51 CR | |
| 8901.000.202.000 | SSTA EMPLOYER | 167.85 CR | |
| 8901.000.203.000 | SSTA EMPLOYEE | 167.85 CR | |
| 8901.000.209.000 | STATE TAX | 235.79 CR | |
| 8901.000.213.000 | COUNTY TAX | 129.20 CR | |
| 8901.101.101.101 | CHECKING - PAYROLL FUND | 862.20 | |

TOTAL CREDITS: 8,330.05
TOTAL DEBITS: 8,330.05

GRAND TOTAL: .00 *** IN BALANCE ***

Electronic Payment Register

| Vendor Status Chk-Acct | Vendor Name Transaction-Description Account-Number | Invoice-No | Trans-mmyy PO-Number | Due Date Liq PO-Date | E-Pay-Date | Invoice-Total Amount | Claim-Number E-Pay-Number | Remit-Addr Action |
|------------------------|--|------------|----------------------|----------------------|------------|----------------------|---------------------------|-------------------|
| 2443 E-Pay | CITI CARDS* OPERATING SUPPLIES | MARCH2026 | 03/2026 | 03/30/2026 | 03/31/2026 | 328.46 | 32846326 | 1 |
| 01 | 1101.103.432.107 | | PROMOTIONAL | | | 328.46 | Expense | |

***E-Pay-Number= 32846326 Vendor Name= CITI CARDS* E-Pay Date= 03/31/2026 E-Pay Amount= 328.46 ***

| Vendor Status Chk-Acct | Vendor Name Transaction-Description Account-Number | Invoice-No | Trans-mmyy PO-Number | Due Date Liq PO-Date | E-Pay-Date | Invoice-Total Amount | Claim-Number E-Pay-Number | Remit-Addr Action |
|------------------------|--|------------|-------------------------------|----------------------|------------|----------------------|---------------------------|-------------------|
| 2853 E-Pay | ELAN* OPERATING SUPPLIES & TRAINING | MARCH2026 | 03/2026 | 03/27/2026 | 03/27/2026 | 15,225.45 | 1522545 | 1 |
| 01 | 1101.102.421.103 | | MISC SUPPLIES | | | 26.12 | Expense | |
| 01 | 2201.301.413.110 | | TRAVEL TRAINING | | | 340.00 | Expense | |
| 01 | 1101.102.413.110 | | OTHER TRAVEL TRAINING | | | 900.00 | Expense | |
| 01 | 1101.102.413.110 | | OTHER TRAVEL TRAINING | | | 235.00 | Expense | |
| 01 | 4439.501.413.110 | | TRAVEL TRAINING | | | 100.00 | Expense | |
| 01 | 2211.501.422.101 | | OPERATING SUPPLIES | | | 442.33 | Expense | |
| 01 | 2211.501.422.101 | | OPERATING SUPPLIES | | | 5,452.14 | Expense | |
| 01 | 4439.501.413.110 | | TRAVEL TRAINING | | | 1,735.32 | Expense | |
| 01 | 1101.104.421.103 | | MISC SUPPLIES | | | 55.00 | Expense | |
| 01 | 1101.104.413.110 | | TRAVEL TRAINING | | | 104.00 | Expense | |
| 01 | 1101.103.439.103 | | DUES AND SUBSCRIPTIONS | | | 5.00 | Expense | |
| 01 | 2201.301.413.110 | | TRAVEL TRAINING | | | 125.00 | Expense | |
| 01 | 2201.301.413.107 | | CLOTHING ALLOWANCE | | | 57.96 | Expense | |
| 01 | 6501.301.439.110 | | OTHER SERVICES AND CHARGES | | | 22.95 | Expense | |
| 01 | 2240.101.413.110 | | PUBLIC SAFETY TRAVEL TRAINING | | | 1,492.57 | Expense | |
| 01 | 1101.201.422.101 | | LAW ENFORCEMENT SUPPLIES | | | 49.98 | Expense | |
| 01 | 1101.201.422.104 | | K-9 SUPPLIES | | | 55.54 | Expense | |
| 01 | 2240.101.413.110 | | PUBLIC SAFETY TRAVEL TRAINING | | | 2,073.00 | Expense | |
| 01 | 1101.201.422.101 | | LAW ENFORCEMENT SUPPLIES | | | 295.99 | Expense | |
| 01 | 2240.101.421.105 | | EMERGENCY RESPONSE TEAM | | | 1,597.50 | Expense | |
| 01 | 1101.104.421.101 | | OFFICIAL RECORDS | | | 60.05 | Expense | |

***E-Pay-Number= 1522545 Vendor Name= ELAN* E-Pay Date= 03/27/2026 E-Pay Amount= 15,225.45 ***

| Vendor Status Chk-Acct | Vendor Name Transaction-Description Account-Number | Invoice-No | Trans-mmyy PO-Number | Due Date Liq PO-Date | E-Pay-Date | Invoice-Total Amount | Claim-Number E-Pay-Number | Remit-Addr Action |
|------------------------|---|---------------|----------------------|----------------------|------------|----------------------|---------------------------|-------------------|
| 2951 E-Pay | KENINGTON VANGUARD LAND* 8217 KINGSTON ST BLDG PURCHASE | APD 8217 WIRE | 03/2026 | 03/30/2026 | 03/30/2026 | 421,111.31 | 42111131 | 1 |
| 01 | 4446.301.439.109 | | MISC CONTRACTUAL | | | 421,111.31 | Expense | |

***E-Pay-Number= 42111131 Vendor Name= KENINGTON VANGUARD LAND* E-Pay Date= 03/30/2026 E-Pay Amount= 421,111.31 ***

Electronic Payment Register

| Vendor | Vendor Name | Invoice-No | Trans-mmyy | Due Date | Invoice-Total | Claim-Number |
|----------|-------------------------|---------------------|------------|----------|---------------|--------------|
| Status | Transaction-Description | PO-Number | Liq | PO-Date | E-Pay-Date | E-Pay-Number |
| Chk-Acct | Account-Number | Account-Description | | | Amount | Action |

*** Run Totals ***

Total

Electronic Payment-Count

3.00

Invoice Total

436,665.22

Amount Paid

436,665.22

Amount Liquidated

Electronic Payment Register

A25500 JL
03/31/2026 12:10:00

| | | | | | | |
|----------|-------------------------|------------|---------------------|-------------|---------------|--------------|
| Vendor | Vendor Name | Invoice-No | Trans-mmyy | Due Date | Invoice-Total | Claim-Number |
| Status | Transaction-Description | | PO-Number | Liq PO-Date | E-Pay-Date | E-Pay-Number |
| Chk-Acct | Account-Number | | Account-Description | | Amount | Remit-Addr |
| | | | | | | Action |

*** Bank Account Activity By Fund ***

| Fund Description | Check Account | Cash-Account-Number | Total |
|------------------------|---------------|----------------------|------------|
| GENERAL | 01 | 1101.101.101.101 | 2,115.14 |
| MOTOR VEHICLE HIGHWAY | 01 | 2201.101.101.101 | 522.96 |
| PARK RECREATION FUND | 01 | 2211.101.101.101 | 5,894.47 |
| LIT PUBLIC SAFETY | 01 | 2240.101.101.101 | 5,163.07 |
| FOOD AND BEVERAGE FUND | 01 | 4439.101.101.101 | 1,835.32 |
| HRH TIF FUND | 01 | 4446.301.101.101 | 421,111.31 |
| STORM WATER OPERATING | 01 | 6501.101.101.101 | 22.95 |
| | | *** Grand Totals *** | 436,665.22 |

Funds Availability Report
Expenditure AccountsA20300 JL
03/31/2026 12:10:02

| Account Vend-No | Vendor-Name | Account-Description Invoice-Description | Available-Balance Invoice-Number | Expense-Amount | Remaining-Balance | Enc | Over |
|--------------------------|--------------------------|--|-------------------------------------|----------------|-------------------|-----|------|
| 1101.102.413.110 2853 | ELAN* | OTHER TRAVEL TRAINING OPERATING SUPPLIES & TRAINING | 3,787.50 MARCH2026 | 1,135.00 | 2,652.50 | | |
| 1101.102.421.103 2853 | ELAN* | MISC SUPPLIES OPERATING SUPPLIES & TRAINING | 2,768.82 MARCH2026 | 26.12 | 2,742.70 | | |
| 1101.103.432.107 2443 | CITI CARDS* | PROMOTIONAL OPERATING SUPPLIES | -1,209.97 MARCH2026 | 328.46 | -1,538.43 | | **** |
| 1101.103.439.103 2853 | ELAN* | DUES AND SUBSCRIPTIONS OPERATING SUPPLIES & TRAINING | 3,429.26 MARCH2026 | 5.00 | 3,424.26 | | |
| 1101.104.413.110 2853 | ELAN* | TRAVEL TRAINING OPERATING SUPPLIES & TRAINING | 10,500.00 MARCH2026 | 104.00 | 10,396.00 | | |
| 1101.104.421.101 2853 | ELAN* | OFFICIAL RECORDS OPERATING SUPPLIES & TRAINING | 932.02 MARCH2026 | 60.05 | 871.97 | | |
| 1101.104.421.103 2853 | ELAN* | MISC SUPPLIES OPERATING SUPPLIES & TRAINING | -1,324.44 MARCH2026 | 55.00 | -1,379.44 | | **** |
| 1101.201.422.101 2853 | ELAN* | LAW ENFORCEMENT SUPPLIES OPERATING SUPPLIES & TRAINING | 123,009.73 MARCH2026 | 345.97 | 122,663.76 | | |
| 1101.201.422.104 2853 | ELAN* | K-9 SUPPLIES OPERATING SUPPLIES & TRAINING | 16,159.50 MARCH2026 | 55.54 | 16,103.96 | | |
| 2201.301.413.107 2853 | ELAN* | CLOTHING ALLOWANCE OPERATING SUPPLIES & TRAINING | 353.97 MARCH2026 | 57.96 | 296.01 | | |
| 2201.301.413.110 2853 | ELAN* | TRAVEL TRAINING OPERATING SUPPLIES & TRAINING | 2,804.60 MARCH2026 | 465.00 | 2,339.60 | | |
| 2211.501.422.101 2853 | ELAN* | OPERATING SUPPLIES OPERATING SUPPLIES & TRAINING | 169,488.58 MARCH2026 | 5,894.47 | 163,594.11 | | |
| 2240.101.413.110 2853 | ELAN* | PUBLIC SAFETY TRAVEL TRAINING OPERATING SUPPLIES & TRAINING | 49,435.00 MARCH2026 | 3,565.57 | 45,869.43 | | |
| 2240.101.421.105 2853 | ELAN* | EMERGENCY RESPONSE TEAM OPERATING SUPPLIES & TRAINING | 4,729.75 MARCH2026 | 1,597.50 | 3,132.25 | | |
| 4439.501.413.110 2853 | ELAN* | TRAVEL TRAINING OPERATING SUPPLIES & TRAINING | -1,184.65 MARCH2026 | 1,835.32 | -3,019.97 | | **** |
| 4446.301.439.109 2951 | KENINGTON VANGUARD LAND* | MISC CONTRACTUAL 8217 KINGSTON ST BLDG PURCHASE | 500,000.00 APD 8217 WIRE | 421,111.31 | 78,888.69 | | |
| 6501.301.439.110 2853 | ELAN* | OTHER SERVICES AND CHARGES OPERATING SUPPLIES & TRAINING | 85,500.00 MARCH2026 | 22.95 | 85,477.05 | | |

Electronic Payment Register

| Vendor Status Chk-Acct | Vendor Name Transaction-Description Account-Number | Invoice-No | Trans-mmyy PO-Number | Due Date Liq PO-Date | E-Pay-Date | Invoice-Total Amount | Claim-Number E-Pay-Number | Remit-Addr Action |
|---|---|------------|-----------------------------|----------------------|------------|----------------------|---------------------------|-------------------|
| 2917 E-Pay | ARGENT INSTITUTIONAL TRUST COM 24A-B EASTON GREY RIVERWALK 24 A & 24 B BOND | | 03/2026 | 03/25/2026 | 03/25/2026 | 9,291.18 | 929118 | 1 |
| 01 | 4445.301.438.101 | | LEASE RENTAL PAYMENTS | | | 9,291.18 | Expense | |
| ***E-Pay-Number= 929118 Vendor Name= ARGENT INSTITUTIONAL TRUST COM E-Pay Date= 03/25/2026 E-Pay Amount= 9,291.18 *** | | | | | | | | |
| 915 E-Pay | CITIZENS BANK* LOANS: 34016 / 35118 / 34079 | APD326 | 03/2026 | 03/24/2026 | 03/23/2026 | 117,983.77 | 11798377 | 1 |
| 01 | 4402.301.444.101 | | POLICE VEHICLES & EQUIPMENT | | | 117,983.77 | Expense | |
| ***E-Pay-Number= 11798377 Vendor Name= CITIZENS BANK* E-Pay Date= 03/23/2026 E-Pay Amount= 117,983.77 *** | | | | | | | | |
| 2625 E-Pay | EVENTLINK* REFEREE/OFFICIALS/UMPIRE PAYROLL | 03022026 | 03/2026 | 03/02/2026 | 03/02/2026 | 9,000.00 | 3022026 | 1 |
| 01 | 2211.501.411.107 | | OFFICIALS / REFEREES | | | 9,000.00 | Expense | |
| ***E-Pay-Number= 3022026 Vendor Name= EVENTLINK* E-Pay Date= 03/02/2026 E-Pay Amount= 9,000.00 *** | | | | | | | | |
| 2625 E-Pay | EVENTLINK* REFEREE/OFFICIALS/UMPIRE PAYROLL | 3092026 | 03/2026 | 03/09/2026 | 03/09/2026 | 9,000.00 | 3092026 | 1 |
| 01 | 2211.501.411.107 | | OFFICIALS / REFEREES | | | 9,000.00 | Expense | |
| ***E-Pay-Number= 3092026 Vendor Name= EVENTLINK* E-Pay Date= 03/09/2026 E-Pay Amount= 9,000.00 *** | | | | | | | | |
| 2625 E-Pay | EVENTLINK* REFEREE/OFFICIALS/UMPIRE PAYROLL | 3172026 | 03/2026 | 03/17/2026 | 03/17/2026 | 5,000.00 | 3172026 | 1 |
| 01 | 2211.501.411.107 | | OFFICIALS / REFEREES | | | 5,000.00 | Expense | |
| ***E-Pay-Number= 3172026 Vendor Name= EVENTLINK* E-Pay Date= 03/17/2026 E-Pay Amount= 5,000.00 *** | | | | | | | | |

Electronic Payment Register

| Vendor | Vendor Name | Invoice-No | Trans-mmyy | Due Date | Invoice-Total | Claim-Number | |
|----------|-------------------------|---------------------|------------|----------|---------------|--------------|------------|
| Status | Transaction-Description | PO-Number | Liq | PO-Date | E-Pay-Date | E-Pay-Number | Remit-Addr |
| Chk-Acct | Account-Number | Account-Description | | | Amount | Action | |

*** Run Totals ***

Total

Electronic Payment-Count 5.00

Invoice Total 150,274.95

Amount Paid 150,274.95

Amount Liquidated

Electronic Payment Register

A25500 JL
03/25/2026 16:04:52

| Vendor | Vendor Name | Invoice-No | Trans-mmyy | Due Date | Invoice-Total | Claim-Number |
|----------|-------------------------|---------------------|------------|----------|---------------|--------------|
| Status | Transaction-Description | PO-Number | Liq | PO-Date | E-Pay-Date | E-Pay-Number |
| Chk-Acct | Account-Number | Account-Description | | | Amount | Action |

*** Bank Account Activity By Fund ***

| Fund Description | Check Account | Cash-Account-Number | Total |
|--------------------------------|---------------|----------------------|------------|
| PARK RECREATION FUND | 01 | 2211.101.101.101 | 23,000.00 |
| CUMULATIVE CAPITAL DEVELOPMENT | 01 | 4402.301.101.101 | 117,983.77 |
| TIF FUND | 01 | 4445.301.101.101 | 9,291.18 |
| | | *** Grand Totals *** | 150,274.95 |

Funds Availability Report
Expenditure Accounts

| Account Vend-No | Vendor-Name | Account-Description Invoice-Description | Available-Balance Invoice-Number | Expense-Amount | Remaining-Balance | Enc | Over |
|--------------------|---------------------------------|--|-------------------------------------|----------------|-------------------|-----|------|
| 2211.501.411.107 | | OFFICIALS / REFEREES | 50,000.00 | | | | |
| 2625 | EVENTLINK* | REFEREE/OFFICIALS/UMPIRE PAYRO | 03022026 | 9,000.00 | 41,000.00 | | |
| 2625 | EVENTLINK* | REFEREE/OFFICIALS/UMPIRE PAYRO | 3092026 | 9,000.00 | 32,000.00 | | |
| 2625 | EVENTLINK* | REFEREE/OFFICIALS/UMPIRE PAYRO | 3172026 | 5,000.00 | 27,000.00 | | |
| 4402.301.444.101 | | POLICE VEHICLES & EQUIPMENT | 353,559.08 | | | | |
| 915 | CITIZENS BANK* | LOANS: 34016 / 35118 / 34079 | APD326 | 117,983.77 | 235,575.31 | | |
| 4445.301.438.101 | | LEASE RENTAL PAYMENTS | 1,239,082.38 | | | | |
| 2917 | ARGENT INSTITUTIONAL TRUST COMP | EASTON GREY RIVERWALK 24 A & 2 24A-B | | 9,291.18 | 1,229,791.20 | | |

Funds Availability Report
Cash Accounts

| Account | Account-Description | Beginning-Balance | Total-Disbursed | Ending-Balance | Over |
|------------------|---------------------|-------------------|-----------------|----------------|------|
| 2211.101.101.101 | PARK REC. CASH | 92,087.51 | 23,000.00 | 69,087.51 | |
| 4402.301.101.101 | CCD CASH | 2,117,518.97 | 117,983.77 | 1,999,535.20 | |
| 4445.301.101.101 | TIF CASH | 1,661,946.25 | 9,291.18 | 1,652,655.07 | |

Remaining Appropriation Test: Passed
Cash Availability Test: Passed
***** Tests: Passed

Electronic Payment Update (A25600)

Run Totals - 3/2026

| Transaction Type | Debit Amount Count (0) | Credit Amount Count (1) | Debit Rev Amount Count (2) | Credit Rev Amount Count (3) |
|----------------------------------|---------------------------|----------------------------|-------------------------------|--------------------------------|
| Original Estimate Of Revenue (0) | .00 | .00 | .00 | .00 |
| Revisions To Revenue Est (1) | .00 | .00 | .00 | .00 |
| Period Revenue (2) | .00 | .00 | .00 | .00 |
| Original Appropriation (3) | .00 | .00 | .00 | .00 |
| Revision Orig Appropriation (4) | .00 | .00 | .00 | .00 |
| Appropriation Transfer (5) | .00 | .00 | .00 | .00 |
| Period Expense (6) | 150,274.95 5 | .00 | .00 | .00 |
| Period Asset Posting (7) | .00 | 150,274.95 5 | .00 | .00 |
| Period Liability Posting (8) | .00 | .00 | .00 | .00 |
| Encumbrance (9) | .00 | .00 | .00 | .00 |
| Carryover Transfers (10) | .00 | .00 | .00 | .00 |
| Proof Totals | 150,274.95 5 | 150,274.95 5 | .00 | .00 |

*** Note: Transaction types 0, 1, 3, 4, 5 and 10 are notational items only and are not included in the proof total ***

Proof Total Equals .00 * In Balance *

Electronic Payment Register

| Vendor Status Chk-Acct | Vendor Name Transaction-Description Account-Number | Invoice-No | Trans-mmyy PO-Number Account-Description | Due Date Liq PO-Date | Invoice-Total Amount | Claim-Number E-Pay-Number Action | Remit-Addr |
|---|--|------------|--|-------------------------|-------------------------|--|------------|
| 1912 E-Pay | AIM MEDICAL TRUST* APRIL INSURANCE PREMIUMS | 8282335 | 04/2026 | 04/06/2026 | 118,851.97 | 1916 | 1 |
| 01 | 1101.104.413.105 | | GROUP INSURANCE | | 5,375.49 | Expense | |
| 01 | 4439.501.413.105 | | GROUP INSURANCE | | 8,095.00 | Expense | |
| 01 | 1101.201.413.105 | | GROUP INSURANCE | | 61,668.55 | Expense | |
| 01 | 6501.301.413.105 | | GROUP INSURANCE | | 7,688.37 | Expense | |
| 01 | 1101.102.413.105 | | GROUP INSURANCE | | 2,164.91 | Expense | |
| 01 | 1101.103.413.105 | | GROUP INSURANCE | | 4,815.57 | Expense | |
| 01 | 8901.000.301.000 | | MEDICAL INSURANCE | | 29,044.08 | Liability | |
| ***E-Pay-Number= 1916 Vendor Name= AIM MEDICAL TRUST* E-Pay Date= 04/06/2026 E-Pay Amount= 118,851.97 *** | | | | | | | |
| 1901 E-Pay | AT & T* 866 PHONE AND INTERNET | 02282026 | 03/2026 | 03/19/2026 | 188.32 | 1915 | 1 |
| 01 | 2211.501.435.101 | | PARK REC UTILITES | | 188.32 | Expense | |
| ***E-Pay-Number= 1915 Vendor Name= AT & T* E-Pay Date= 03/19/2026 E-Pay Amount= 188.32 *** | | | | | | | |
| 1326 E-Pay | FIRST MERCHANTS BANK* PAYROLL WITHHOLDING HSA-CHECK DATE | 8249365 | 04/2026 | 04/01/2026 | 3,920.38 | 1914 | 1 |
| 01 | 8901.000.501.000 | | HSA - EMPLOYEE | | 3,920.38 | Liability | |
| ***E-Pay-Number= 1914 Vendor Name= FIRST MERCHANTS BANK* E-Pay Date= 04/01/2026 E-Pay Amount= 3,920.38 *** | | | | | | | |
| 2312 E-Pay | INDIANA STATE CENTRAL COLLECTI PAYROLL WITHHOLDING-CHECK DATE | 20260401-1 | 04/2026 | 04/01/2026 | 974.00 | 1913 | 1 |
| 01 | 8901.000.400.000 | | INSCCU - CHILD SUPPORT | | 974.00 | Liability | |
| ***E-Pay-Number= 1913 Vendor Name= INDIANA STATE CENTRAL COLLECTI E-Pay Date= 04/01/2026 E-Pay Amount= 974.00 *** | | | | | | | |
| 2309 E-Pay | INTERNAL REVENUE SERVICE* PAYROLL WITHHOLDING-CHECK DATE | 20260401-1 | 04/2026 | 04/01/2026 | 42,000.11 | 1912 | 1 |
| 01 | 8901.000.201.000 | | FEDERAL TAX | | 23,529.03 | Liability | |
| 01 | 8901.000.202.000 | | SSTA EMPLOYER | | 10,430.26 | Liability | |
| 01 | 8901.000.203.000 | | SSTA EMPLOYEE | | 8,040.82 | Liability | |
| ***E-Pay-Number= 1912 Vendor Name= INTERNAL REVENUE SERVICE* E-Pay Date= 04/01/2026 E-Pay Amount= 42,000.11 *** | | | | | | | |
| 154 E-Pay | NATIONWIDE RETIREMENT* PAYROLL WITHHOLDING-CHECK DATE | 20260401-1 | 04/2026 | 04/01/2026 | 14,286.77 | 1908 | 1 |
| 01 | 8901.000.504.000 | | 457 TOWN MATCH | | 120.00 | Liability | |
| 01 | 8901.000.504.000 | | 457 TOWN MATCH | | 456.09 | Liability | |
| 01 | 8901.000.504.000 | | 457 TOWN MATCH | | 841.57 | Liability | |
| 01 | 8901.000.504.000 | | 457 TOWN MATCH | | 1,004.66 | Liability | |
| 01 | 8901.000.504.000 | | 457 TOWN MATCH | | 434.96 | Liability | |
| 01 | 8901.000.504.000 | | 457 TOWN MATCH | | 150.00 | Liability | |
| 01 | 8901.000.504.000 | | 457 TOWN MATCH | | 417.89 | Liability | |
| 01 | 8901.000.504.000 | | 457 TOWN MATCH | | 725.05 | Liability | |
| 01 | 8901.000.504.000 | | 457 TOWN MATCH | | 1,160.67 | Liability | |
| 01 | 8901.000.504.000 | | 457 TOWN MATCH | | 2,142.81 | Liability | |
| 01 | 8901.000.504.000 | | 457 TOWN MATCH | | 602.98 | Liability | |
| 01 | 8901.000.504.000 | | 457 TOWN MATCH | | 1,126.10 | Liability | |
| 01 | 8901.000.504.000 | | 457 TOWN MATCH | | 1,590.29 | Liability | |
| 01 | 8901.000.504.000 | | 457 TOWN MATCH | | 1,983.60 | Liability | |
| 01 | 8901.000.504.000 | | 457 TOWN MATCH | | 150.00 | Liability | |
| 01 | 8901.000.504.000 | | 457 TOWN MATCH | | 450.00 | Liability | |

Electronic Payment Register

| Vendor Status Chk-Acct | Vendor Name Transaction-Description Account-Number | Invoice-No | Trans-mmyy PO-Number Liq | Due Date PO-Date | E-Pay-Date | Invoice-Total Amount | Claim-Number E-Pay-Number | Remit-Addr Action |
|------------------------|--|------------|--------------------------|------------------|------------|----------------------|---------------------------|-------------------|
| 01 | 8901.000.504.000 | | 457 TOWN MATCH | | | 72.38 | Liability | |
| 01 | 8901.000.504.000 | | 457 TOWN MATCH | | | 857.72 | Liability | |

***E-Pay-Number= 1908 Vendor Name= NATIONWIDE RETIREMENT* E-Pay Date= 04/01/2026 E-Pay Amount= 14,286.77 ***

Electronic Payment Register

| Vendor | Vendor Name | Invoice-No | Trans-mmyy | Due Date | Invoice-Total | Claim-Number | |
|----------|-------------------------|---------------------|------------|----------|---------------|--------------|------------|
| Status | Transaction-Description | PO-Number | Liq | PO-Date | E-Pay-Date | E-Pay-Number | Remit-Addr |
| Chk-Acct | Account-Number | Account-Description | | | Amount | Action | |

*** Run Totals ***

Total

Electronic Payment-Count

6.00

Invoice Total 180,221.55

Amount Paid 180,221.55

Amount Liquidated

Electronic Payment Register

| Vendor Status Chk-Acct | Vendor Name Transaction-Description Account-Number | Invoice-No | Trans-mmyy | Due Date | PO-Number | Liq | PO-Date | E-Pay-Date | Invoice-Total | Claim-Number | E-Pay-Number | Remit-Addr |
|------------------------|--|------------|------------|----------|-----------|-----|---------|------------|---------------|--------------|--------------|------------|
| | | | | | | | | | Amount | Action | | |

*** Bank Account Activity By Fund ***

| Fund Description | Check Account | Cash-Account-Number | Total |
|------------------------|---------------|----------------------|------------|
| GENERAL | 01 | 1101.101.101.101 | 74,024.52 |
| PARK RECREATION FUND | 01 | 2211.101.101.101 | 188.32 |
| FOOD AND BEVERAGE FUND | 01 | 4439.101.101.101 | 8,095.00 |
| STORM WATER OPERATING | 01 | 6501.101.101.101 | 7,688.37 |
| PAYROLL FUND | 01 | 8901.101.101.101 | 90,225.34 |
| | | *** Grand Totals *** | 180,221.55 |

Funds Availability Report
Expenditure AccountsA20300 JL
04/03/2026 11:12:59

| Account Vend-No | Vendor-Name | Account-Description Invoice-Description | Available-Balance Invoice-Number | Expense-Amount | Remaining-Balance | Enc | Over |
|--------------------------|--------------------|---|-------------------------------------|----------------|-------------------|-----|------|
| 1101.102.413.105 1912 | AIM MEDICAL TRUST* | GROUP INSURANCE APRIL INSURANCE PREMIUMS | 18,946.27 8282335 | 2,164.91 | 16,781.36 | | |
| 1101.103.413.105 1912 | AIM MEDICAL TRUST* | GROUP INSURANCE APRIL INSURANCE PREMIUMS | 44,311.20 8282335 | 4,815.57 | 39,495.63 | | |
| 1101.104.413.105 1912 | AIM MEDICAL TRUST* | GROUP INSURANCE APRIL INSURANCE PREMIUMS | 53,215.06 8282335 | 5,375.49 | 47,839.57 | | |
| 1101.201.413.105 1912 | AIM MEDICAL TRUST* | GROUP INSURANCE APRIL INSURANCE PREMIUMS | 693,779.35 8282335 | 61,668.55 | 632,110.80 | | |
| 2211.501.435.101 1901 | AT & T* | PARK REC UTILITES 866 PHONE AND INTERNET | 9,120.91 02282026 | 188.32 | 8,932.59 | | |
| 4439.501.413.105 1912 | AIM MEDICAL TRUST* | GROUP INSURANCE APRIL INSURANCE PREMIUMS | 110,778.77 8282335 | 8,095.00 | 102,683.77 | | |
| 6501.301.413.105 1912 | AIM MEDICAL TRUST* | GROUP INSURANCE APRIL INSURANCE PREMIUMS | 12,906.36 8282335 | 7,688.37 | 5,217.99 | | |

Run Totals - 3/2026

| Transaction Type | Debit Amount Count (0) | Credit Amount Count (1) | Debit Rev Amount Count (2) | Credit Rev Amount Count (3) |
|----------------------------------|---------------------------|----------------------------|-------------------------------|--------------------------------|
| Original Estimate Of Revenue (0) | .00 | .00 | .00 | .00 |
| Revisions To Revenue Est (1) | .00 | .00 | .00 | .00 |
| Period Revenue (2) | .00 | .00 | .00 | .00 |
| Original Appropriation (3) | .00 | .00 | .00 | .00 |
| Revision Orig Appropriation (4) | .00 | .00 | .00 | .00 |
| Appropriation Transfer (5) | .00 | .00 | .00 | .00 |
| Period Expense (6) | 188.32 1 | .00 | .00 | .00 |
| Period Asset Posting (7) | .00 | 188.32 1 | .00 | .00 |
| Period Liability Posting (8) | .00 | .00 | .00 | .00 |
| Encumbrance (9) | .00 | .00 | .00 | .00 |
| Carryover Transfers (10) | .00 | .00 | .00 | .00 |
| Proof Totals | 188.32 1 | 188.32 1 | .00 | .00 |

*** Note: Transaction types 0, 1, 3, 4, 5 and 10 are notational items only and are not included in the proof total ***

Proof Total Equals .00 * In Balance *

TOWN OF AVON, INDIANA

AVON ECONOMIC DEVELOPMENT AREA

**Redevelopment Authority
2025 TIF Annual Report to Fiscal Body**

March 11, 2026



TOWN OF AVON, INDIANA

AVON ECONOMIC DEVELOPMENT AREA

2025 TIF Annual Report to Fiscal Body

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March 11, 2026

Mr. Ryan Cannon
Avon Town Manager
6570 E. U.S. Hwy. 36
Avon, Indiana 46123

RE: 2025 TIF ANNUAL REPORT TO FISCAL BODY

Mr. Cannon:

We have prepared a report entitled, "TOWN OF AVON, INDIANA, AVON ECONOMIC DEVELOPMENT AREA, 2025 TIF Annual Report to Fiscal Body" (the "Report"), dated March 11, 2026, which we respectfully submit herewith. This Report is intended to meet the TIF reporting requirements of IC 36-7-14-13. The Redevelopment Commission must present this report to the Town Council by April 15. In addition, the Report must be submitted to the Department of Local Government Finance prior to April 15. The Commission agreed to provide "Continuing Disclosure", on an annual basis, when the Commission's bonds were issued. This TIF Annual Report is designed to meet both the statutory requirement and the Continuing Disclosure requirement.

The purpose of this Report is to set forth the historical revenue and expense for the Avon tax increment financing (TIF) area and to calculate debt service coverage on the outstanding debt of the Redevelopment Commission. **For taxes payable in 2027, there is no excess captured assessed value.** The findings and conclusions of the Report are as found on EXHIBIT C.

This Report is not intended to be used in a financing unless consent is given by Financial Solutions Group, Inc. (FSG Corp.). FSG Corp. will submit a copy of this Report to the Municipal Securities Rule Making Board Electronic Municipal Market Access (EMMA) website to fulfill the Commission's Continuing Disclosure obligation.

There will usually be differences between the projected and actual results because events and circumstances frequently do not occur as expected. Those differences may be material. We have no responsibility to update the Report for events and circumstances occurring after the date of the Report.

Sincerely,

Financial Solutions Group, Inc.

A handwritten signature in black ink, appearing to read "Gregory T. Guerrettaz", written over a light blue horizontal line.

Gregory T. Guerrettaz

2680 East Main Street
Suite 223
Plainfield, IN 46168
Phone: 317-837-4933

Email Addresses:

greg@fsgcorp.com

TOWN OF AVON, INDIANA
AVON ECONOMIC DEVELOPMENT AREA

Analysis of Avon Tax Rates

| <u>Taxing Unit</u> | <u>Payable 2026</u> | <u>Payable 2025</u> | <u>Payable 2024</u> | <u>Payable 2023</u> | <u>Payable 2022</u> | <u>Payable 2021</u> | <u>Payable 2020</u> |
|--------------------|-------------------------|-------------------------|-------------------------|-------------------------|-------------------------|-------------------------|-------------------------|
| State | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |
| County | 0.2682 | 0.2691 | 0.2859 | 0.2855 | 0.3121 | 0.3163 | 0.3027 |
| Township | 0.4762 | 0.4119 | 0.4517 | 0.4013 | 0.4346 | 0.4140 | 0.3882 |
| Library | 0.0409 | 0.0395 | 0.0455 | 0.0427 | 0.0473 | 0.0534 | 0.0550 |
| School | 1.1978 | 1.3777 | 1.4377 | 1.4520 | 1.5294 | 1.5341 | 1.5432 |
| Town | 0.3337 | 0.3347 | 0.3274 | 0.3114 | 0.3392 | 0.3735 | 0.3775 |
| TIF Replacement | - | - | - | - | - | - | - |
| Gross Tax Rate | <u>\$ 2.3168</u> | <u>\$ 2.4329</u> | <u>\$ 2.5482</u> | <u>\$ 2.4929</u> | <u>\$ 2.6626</u> | <u>\$ 2.6913</u> | <u>\$ 2.6666</u> |
| Less: PTRC | | | | | | | |
| Net Tax Rate | <u>\$ 2.3168</u> | <u>\$ 2.4329</u> | <u>\$ 2.5482</u> | <u>\$ 2.4929</u> | <u>\$ 2.6626</u> | <u>\$ 2.6913</u> | <u>\$ 2.6666</u> |
| Increase/Decrease | <u>\$ (0.1161)</u> | <u>\$ (0.1153)</u> | <u>\$ 0.0553</u> | <u>\$ (0.1697)</u> | <u>\$ (0.0287)</u> | <u>\$ 0.0247</u> | <u>\$ (0.1905)</u> |

NOTE: All tax rates shown above do not include the School Referendum tax rates. For example the actual Pay 2026 total tax rate for Avon is \$2.6268, which includes a School Operating Referendum tax rate of \$.3100. This tax rate has been removed for this analysis.

TOWN OF AVON, INDIANA
AVON ECONOMIC DEVELOPMENT AREA

TIF Revenue Available and Debt Service Coverage - 2026
(as of The Date of This Report)

| | | | |
|---|------------------------|----|-------------|
| Pay 2026 TIF Captured Assessed Value | | \$ | 218,993,036 |
| Net Pay 2026 Tax Rate (per \$100 of Assessed Value) | | | 2.3168 |
| | | | |
| Estimated 2026 Available TIF Revenue | | \$ | 5,073,631 |
| | | | |
| Combined Maximum Debt Service Payments | | | |
| | 2020 RDA Bonds - Lease | \$ | 741,000 |
| | 2025 RDA Bonds - Lease | | 1,176,000 |
| | 2014 Bonds | | 480,478 |
| | | \$ | 2,397,478 |
| | | | |
| Debt Service Coverage - \$ | | \$ | 2,676,153 |
| | | | |
| Debt Service Coverage - % | | | 212% |

NOTE

The Commission has identified capital projects within the Area exceeding the \$2,676,153 shown above.

TOWN OF AVON, INDIANA
AVON ECONOMIC DEVELOPMENT AREA

Historical TIF Revenue

| Year of Assessment/ Collection | Estimated Captured Incremental Assessed Value (1) | Net Tax Rate per \$100 AV (2) | Annual Tax Increment Revenue (5) |
|-----------------------------------|---|----------------------------------|--|
| 1999/2000 | \$ 2,616,030 | \$ 8.9213 | \$ 233,384 |
| 2000/2001 | 3,653,010 | 8.6964 | 317,680 |
| 2001/2002 (3) | 17,246,430 | 3.0585 | 527,482 |
| 2002/2003 | 38,504,240 | 1.6957 | 652,916 |
| 2003/2004 | 35,320,740 | 1.9537 | 690,061 |
| 2004/2005 | 36,031,140 | 2.1246 | 765,522 |
| 2005/2006 | 37,267,240 | 2.0823 | 776,016 |
| 2006/2007 | 62,056,483 | 2.1056 | 1,306,661 |
| 2007/2008 | 55,318,460 | 2.2890 | 1,266,254 |
| 2008/2009 | 79,300,400 | 2.6181 | 2,076,164 |
| 2009/2010 | 84,327,195 | 2.7717 | 2,337,297 |
| 2010/2011 (4) | 83,078,220 | 3.0000 | 2,492,347 |
| 2011/2012 (4) | 82,364,820 | 3.0000 | 2,470,945 |
| 2012/2013 (4) | 97,270,250 | 3.0000 | 2,918,108 |
| 2013/2014 (4) | 99,290,755 | 3.0000 | 2,978,723 |
| 2014/2015 (4) | 101,277,757 | 3.0000 | 3,038,333 |
| 2015/2016 | 107,056,978 | 2.9810 | 3,191,369 |
| 2016/2017 | 111,770,003 | 3.0000 | 3,353,100 |
| 2017/2018 | 108,664,680 | 2.9301 | 3,183,984 |
| 2018/2019 | 129,463,303 | 2.8571 | 3,698,896 |
| 2019/2020 | 126,549,023 | 2.6666 | 3,374,556 |
| 2020/2021 | 131,468,739 | 2.6913 | 3,538,218 |
| 2021/2022 | 142,769,990 | 2.6626 | 3,801,394 |
| 2022/2023 | 163,044,476 | 2.4929 | 4,064,536 |
| 2023/2024 | 166,445,477 | 2.5482 | 4,241,364 |
| 2024/2025 | 178,300,182 | 2.4329 | 4,337,865 |
| 2025/2026 | 218,993,036 | 2.3168 | 5,073,631 |

(1) Actual assessed value provided for 1999 to 2026.

(2) Prior to taxes payable in 2009, the Net Tax Rate is the Total Tax Rate multiplied by (1 - Property Tax Relief Credit Rate). For taxes beginning with Payable 2009, the Property Tax Relief Credit has been eliminated by the State.

(3) For the 2001 Pay 2002 tax year and subsequent years, property is valued at True Tax Value rather than Assessed Value. This has generally resulted in net assessed valuations being approximately three times higher than prior years.

(4) The Pay 2011 - Pay 2015 and Pay 2017 tax rates have been reduced to the statutory tax cap rate of \$3.00 per \$100 AV.

(5) Annual tax increment revenue assumes 100% collection and will be different than actual tax increment revenue received.

TOWN OF AVON, INDIANA
AVON ECONOMIC DEVELOPMENT AREA

TIF (Redevelopment) Fund Analysis - Fund #4445 (Old Fund #471)

| | 2012 | 2013 | 2014 | 2015 | 2016 | 2017 | 2018 | 2019 |
|-------------------------------|--------------|--------------|--------------|---------------|---------------|---------------|---------------|---------------|
| Beginning Balance | \$ 5,937,390 | \$ 5,823,208 | \$ 7,400,646 | \$ 8,870,520 | \$ 10,087,276 | \$ 10,805,778 | \$ 10,348,275 | \$ 11,173,863 |
| Receipts | 2,262,865 | 2,780,174 | 2,955,788 | 3,041,729 | 2,953,216 | 3,017,038 | 3,174,782 | 3,441,535 |
| Reimbursements | | | | | | | | |
| <u>Disbursements</u> | | | | | | | | |
| Other Professional Services | \$ 889,099 | \$ 193,754 | \$ 323,410 | \$ 50,622 | \$ 111,622 | \$ 274,201 | \$ 413,778 | \$ 145,795 |
| Repairs & Maintenance | - | - | - | - | - | - | - | - |
| Debt (Police Station) | - | 82,116 | - | - | - | - | - | - |
| Ivy Tech | 60,000 | 15,000 | 30,000 | 30,000 | 30,000 | 15,000 | 15,000 | 30,000 |
| Trine | - | 10,000 | 20,000 | 40,000 | 20,000 | 10,000 | 25,000 | - |
| Early Redemption - 2005 Bonds | - | - | - | 578,722 | - | - | - | - |
| Early Redemption - 2010 Bonds | - | 465,000 | - | - | - | - | - | - |
| Contractual Services | - | - | - | - | - | 250 | - | - |
| Park Trail, Lake Improvements | - | - | - | - | - | 31,350 | - | - |
| Wheel Tax Bonds Payoff | 347,786 | - | - | - | - | - | - | - |
| Lease Rental / Debt Service | 516,182 | 436,866 | 685,570 | 418,910 | 650,105 | 644,421 | 636,737 | 636,419 |
| Capital Outlays | 563,980 | - | 426,934 | 706,719 | 1,422,987 | 2,499,319 | 1,258,679 | 2,228,462 |
| Total Disbursements | \$ 2,377,047 | \$ 1,202,736 | \$ 1,485,914 | \$ 1,824,973 | \$ 2,234,714 | \$ 3,474,541 | \$ 2,349,194 | \$ 3,040,676 |
| Ending Balance | \$ 5,823,208 | \$ 7,400,646 | \$ 8,870,520 | \$ 10,087,276 | \$ 10,805,778 | \$ 10,348,275 | \$ 11,173,863 | \$ 11,574,722 |
| Ending Balance per Books | \$ 5,823,208 | \$ 7,400,646 | \$ 8,870,520 | \$ 10,087,276 | \$ 10,805,778 | \$ 10,348,275 | \$ 11,173,863 | \$ 11,574,722 |
| Difference | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |

| | 2020 | 2021 | 2022 | 2023 | 2024 | 2025 | 2026 (1) |
|-------------------------------|---------------|---------------|---------------|--------------|--------------|--------------|--------------|
| Beginning Balance | \$ 11,574,722 | \$ 10,614,866 | \$ 12,812,485 | \$ 9,372,757 | \$ 8,087,738 | \$ 3,743,342 | \$ 4,669,806 |
| Receipts | 3,108,141 | 3,282,250 | 3,846,456 | 3,950,913 | 4,639,438 | 4,365,947 | - |
| Reimbursements | 1,798,963 | 989,488 | 875,000 | 1,126 | - | 1,799,456 | - |
| <u>Disbursements</u> | | | | | | | |
| Other Professional Services | \$ 527,183 | \$ 309,686 | \$ 105,407 | \$ 126,171 | \$ 22,016 | \$ 351,231 | \$ 75,332 |
| Repairs & Maintenance | - | - | - | - | - | - | - |
| Debt (Police Station) | - | - | - | - | - | - | - |
| Ivy Tech | - | - | - | - | - | - | - |
| Trine | - | - | - | - | - | - | - |
| Early Redemption - 2005 Bonds | - | - | - | - | - | - | - |
| Early Redemption - 2010 Bonds | - | - | - | - | - | - | - |
| Contractual Services | - | 29,254 | 8,798 | 85,682 | 84,567 | - | - |
| Park Trail, Lake Improvements | 302,852 | - | 6,986 | - | - | - | - |
| Wheel Tax Bonds Payoff | - | - | - | - | - | - | - |
| Lease Rental / Debt Service | 945,615 | 581,594 | 1,243,618 | 1,579,080 | 1,274,414 | 1,999,845 | 1,270,061 |
| Capital Outlays | 4,091,310 | 1,153,585 | 6,796,375 | 3,446,123 | 7,602,837 | 2,887,864 | 1,343,742 |
| Total Disbursements | \$ 5,866,960 | \$ 2,074,118 | \$ 8,161,184 | \$ 5,237,057 | \$ 8,983,834 | \$ 5,238,940 | \$ 2,689,134 |
| Ending Balance | \$ 10,614,866 | \$ 12,812,485 | \$ 9,372,757 | \$ 8,087,738 | \$ 3,743,342 | \$ 4,669,806 | \$ 1,980,672 |
| Ending Balance per Books | \$ 10,614,866 | \$ 12,812,485 | \$ 9,372,757 | \$ 8,087,738 | \$ 3,743,342 | \$ 4,669,806 | \$ 1,980,672 |
| Difference | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |

(1) As of March 1, 2026.

TOWN OF AVON, INDIANA
AVON ECONOMIC DEVELOPMENT AREA

TIF (Redevelopment) Debt Service Reserve Fund Analysis - Fund #3323 (Old Fund #311)

| | 2020 | 2021 | 2022 | 2023 | 2024 | 2025 | 2026 (1) |
|-------------------------------|-------------------|-------------------|-------------------|-------------------|-------------------|-------------------|-------------------|
| Beginning Balance | \$ 677,928 | \$ 677,928 | \$ 677,928 | \$ 677,928 | \$ 677,928 | \$ 677,928 | \$ 677,928 |
| Receipts | - | - | - | - | - | - | - |
| Reimbursements | - | - | - | - | - | - | - |
| <u>Disbursements</u> | | | | | | | |
| Other Professional Services | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |
| Repairs & Maintenance | - | - | - | - | - | - | - |
| Debt (Police Station) | - | - | - | - | - | - | - |
| Ivy Tech | - | - | - | - | - | - | - |
| Trine | - | - | - | - | - | - | - |
| Early Redemption - 2005 Bonds | - | - | - | - | - | - | - |
| Early Redemption - 2010 Bonds | - | - | - | - | - | - | - |
| Contractual Services | - | - | - | - | - | - | - |
| Park Trail, Lake Improvements | - | - | - | - | - | - | - |
| Wheel Tax Bonds Payoff | - | - | - | - | - | - | - |
| Lease Rental / Debt Service | - | - | - | - | - | - | - |
| Capital Outlays | - | - | - | - | - | - | - |
| Total Disbursements | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> |
| Ending Balance | <u>\$ 677,928</u> | <u>\$ 677,928</u> | <u>\$ 677,928</u> | <u>\$ 677,928</u> | <u>\$ 677,928</u> | <u>\$ 677,928</u> | <u>\$ 677,928</u> |
| Ending Balance per Books | <u>\$ 677,928</u> | <u>\$ 677,928</u> | <u>\$ 677,928</u> | <u>\$ 677,928</u> | <u>\$ 677,928</u> | <u>\$ 677,928</u> | <u>\$ 677,928</u> |
| Difference | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> |

(1) As of March 1, 2026.

TOWN OF AVON, INDIANA
AVON ECONOMIC DEVELOPMENT AREA

Redevelopment Authority Funds - Held by Huntington Bank as Trustee

2020 Bonds
Year Ended December 31, 2022

| | Costs of Issuance Fund | Construction Fund | Reserve Fund | Operation and Reserve Fund | Sinking Fund | Totals |
|----------------------------|---------------------------|----------------------|----------------------|-------------------------------|-----------------|----------------------|
| Beginning Balance | \$ 107,728.17 | \$ 1,388,690.93 | \$ 829,310.86 | \$ 48,983.19 | \$ 196.29 | \$ 2,374,909.44 |
| <u>Receipts</u> | | | | | | |
| Interest | 268.48 | 463.53 | 3,754.04 | 208.27 | 149.84 | 4,844.16 |
| Transfer In | | | | 47,647.05 | 43,170.92 | 90,817.97 |
| Lease Payment | | | | | 609,000.00 | 609,000.00 |
| <u>Expenditures</u> | | | | | | |
| Expenses | 50,000.00 | 1,389,145.94 | | | | 1,439,145.94 |
| Debt Service | | | | 43,003.70 | 605,300.00 | 648,303.70 |
| Transfer Out | | | 605.95 | | 47,208.32 | 47,814.27 |
| Ending Balance | <u>\$ 57,996.65</u> | <u>\$ 8.52</u> | <u>\$ 832,458.95</u> | <u>\$ 53,834.81</u> | <u>\$ 8.73</u> | <u>\$ 944,307.66</u> |
| Per Books | <u>\$ 57,996.65</u> | <u>\$ 8.52</u> | <u>\$ 832,458.95</u> | <u>\$ 53,834.81</u> | <u>\$ 8.73</u> | <u>\$ 944,307.66</u> |
| Difference | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> |

Year Ended December 31, 2023

| | Costs of Issuance Fund | Construction Fund | Reserve Fund | Operation and Reserve Fund | Sinking Fund | Totals |
|----------------------------|---------------------------|----------------------|----------------------|-------------------------------|---------------------|----------------------|
| Beginning Balance | \$ 57,996.65 | \$ 8.52 | \$ 832,458.95 | \$ 53,834.81 | \$ 8.73 | \$ 944,307.66 |
| <u>Receipts</u> | | | | | | |
| Interest | 1,812.81 | 0.28 | 26,923.97 | 715.76 | 1,915.55 | 31,368.37 |
| Transfer In | | | | 663.21 | 55,172.42 | 55,835.63 |
| Lease Payment | | | | | 741,000.00 | 741,000.00 |
| <u>Expenditures</u> | | | | | | |
| Expenses | 3,500.00 | | | | | 3,500.00 |
| Debt Service | | | | | 776,000.00 | 776,000.00 |
| Transfer Out | | | 19,030.84 | 36,641.58 | 663.21 | 56,335.63 |
| Ending Balance | <u>\$ 56,309.46</u> | <u>\$ 8.80</u> | <u>\$ 840,352.08</u> | <u>\$ 18,572.20</u> | <u>\$ 21,433.49</u> | <u>\$ 936,676.03</u> |
| Per Books | <u>\$ 56,309.46</u> | <u>\$ 8.80</u> | <u>\$ 840,352.08</u> | <u>\$ 18,572.20</u> | <u>\$ 21,433.49</u> | <u>\$ 936,676.03</u> |
| Difference | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> |

TOWN OF AVON, INDIANA
AVON ECONOMIC DEVELOPMENT AREA

Redevelopment Authority Funds - Held by Bond Trustee

2020 Bonds

Year Ended December 31, 2024

| | Costs of Issuance Fund | Construction Fund | Reserve Fund | Operation and Reserve Fund | Sinking Fund | Totals |
|----------------------------|---------------------------|----------------------|----------------------|-------------------------------|-----------------|----------------------|
| Beginning Balance | \$ 56,309.46 | \$ 8.80 | \$ 840,352.08 | \$ 18,572.20 | \$ 21,433.49 | \$ 936,676.03 |
| <u>Receipts</u> | | | | | | |
| Interest | 2,229.64 | 0.36 | 32,797.91 | 1,908.10 | 2,732.86 | 39,668.87 |
| Transfer In | | | | | | - |
| Lease Payment | | | | 43,261.50 | 803,006.97 | 846,268.47 |
| <u>Expenditures</u> | | | | | | |
| Expenses | - | | 14,006.97 | 500.00 | 43,261.50 | 57,768.47 |
| Debt Service | | | | | 783,900.00 | 783,900.00 |
| Transfer Out | | | | | | - |
| Ending Balance | <u>\$ 58,539.10</u> | <u>\$ 9.16</u> | <u>\$ 859,143.02</u> | <u>\$ 63,241.80</u> | <u>\$ 11.82</u> | <u>\$ 980,944.90</u> |
| Per Books | <u>\$ 58,539.10</u> | <u>\$ 9.16</u> | <u>\$ 859,143.02</u> | <u>\$ 63,241.80</u> | <u>\$ 11.82</u> | <u>\$ 980,944.90</u> |
| Difference | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> |

Year Ended December 31, 2025

| | Costs of Issuance Fund | Construction Fund | Reserve Fund | Operation and Reserve Fund | Sinking Fund | Totals |
|----------------------------|---------------------------|----------------------|----------------------|-------------------------------|---------------------|------------------------|
| Beginning Balance | \$ 58,539.10 | \$ 9.16 | \$ 859,143.02 | \$ 63,241.80 | \$ 11.82 | \$ 980,944.90 |
| <u>Receipts</u> | | | | | | |
| Interest | 1,010.14 | 0.16 | 23,558.73 | 2,651.77 | 16,862.91 | 44,083.71 |
| Transfer In | | | | | | - |
| Lease Payment | - | - | - | 103,044.83 | 832,057.52 | 935,102.35 |
| <u>Expenditures</u> | | | | | | |
| Expenses | - | 9.32 | 48,247.33 | 1,288.15 | 835,287.57 | 884,832.37 |
| Debt Service | 59,549.24 | - | - | - | - | 59,549.24 |
| Transfer Out | | | | | | - |
| Ending Balance | <u>\$ -</u> | <u>\$ -</u> | <u>\$ 834,454.42</u> | <u>\$ 167,650.25</u> | <u>\$ 13,644.68</u> | <u>\$ 1,015,749.35</u> |
| Per Books | <u>\$ -</u> | <u>\$ -</u> | <u>\$ 834,454.42</u> | <u>\$ 167,650.25</u> | <u>\$ 13,644.68</u> | <u>\$ 1,015,749.35</u> |
| Difference | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> |

TOWN OF AVON, INDIANA
AVON ECONOMIC DEVELOPMENT AREA

Redevelopment Authority Funds - Held by Bond Trustee

2025 Bonds

Year Ended December 31, 2025

| | Costs of Issuance Fund | Construction Fund | Reserve Fund | Operation and Reserve Fund | Sinking Fund | Totals |
|----------------------------|---------------------------|----------------------|-----------------|-------------------------------|-----------------|-------------|
| Beginning Balance | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |
| <u>Receipts</u> | | | | | | |
| Interest | - | - | - | - | - | - |
| Transfer In | - | - | - | - | - | - |
| Lease Payment | - | - | - | - | - | - |
| <u>Expenditures</u> | | | | | | |
| Expenses | - | - | - | - | - | - |
| Debt Service | - | - | - | - | - | - |
| Transfer Out | - | - | - | - | - | - |
| Ending Balance | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> |
| Per Books | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> |
| Difference | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> |

TOWN OF AVON, INDIANA
AVON ECONOMIC DEVELOPMENT AREA

Redevelopment District Bonds of 2014

Final Debt Service Schedule

| <u>Date</u> | <u>Principal</u> | <u>Interest Rate</u> | <u>Interest Amount</u> | <u>Semi-Annual Debt Service</u> | <u>Annual Debt Service</u> |
|-------------|---------------------|--------------------------|----------------------------|-------------------------------------|--------------------------------|
| 1/1/2021 | | | | | |
| 7/1/2021 | \$ 200,000 | 2.69% | \$ 47,344 | \$ 247,344 | |
| 1/1/2022 | 200,000 | 2.69% | 44,654 | 244,654 | \$ 491,998 |
| 7/1/2022 | 200,000 | 2.69% | 41,964 | 241,964 | |
| 1/1/2023 | 200,000 | 2.69% | 39,274 | 239,274 | 481,238 |
| 7/1/2023 | 200,000 | 2.69% | 36,584 | 236,584 | |
| 1/1/2024 | 210,000 | 2.69% | 33,894 | 243,894 | 480,478 |
| 7/1/2024 | 210,000 | 2.69% | 31,070 | 241,070 | |
| 1/1/2025 | 220,000 | 2.69% | 28,245 | 248,245 | 489,315 |
| 7/1/2025 | 220,000 | 2.69% | 25,286 | 245,286 | |
| 1/1/2026 | 220,000 | 2.69% | 22,327 | 242,327 | 487,613 |
| 7/1/2026 | 230,000 | 2.69% | 19,368 | 249,368 | |
| 1/1/2027 | 230,000 | 2.69% | 16,275 | 246,275 | 495,643 |
| 7/1/2027 | 240,000 | 2.69% | 13,181 | 253,181 | |
| 1/1/2028 | 240,000 | 2.69% | 9,953 | 249,953 | 503,134 |
| 7/1/2028 | 250,000 | 2.69% | 6,725 | 256,725 | |
| 1/1/2029 | 250,000 | 2.69% | 3,363 | 253,363 | 510,088 |
| Total | <u>\$ 3,520,000</u> | | <u>\$ 419,506</u> | <u>\$ 3,939,506</u> | <u>\$ 3,939,506</u> |

Note: The Bonds are callable on 1/1/23 at par.

TOWN OF AVON, INDIANA
AVON ECONOMIC DEVELOPMENT AREA

Economic Development Lease Rental Bonds of 2020

Final Debt Service Schedule

| Date | Principal Amount | Interest Rate | Interest Amount | Semi-Annual Debt Service | Annual Debt Service | Semi-Annual Lease Payments |
|--------------|------------------------|------------------|------------------------|-----------------------------|-------------------------|----------------------------------|
| 12/29/2020 | | | | \$ - | | |
| 8/1/2021 | \$ 100,000.00 | 2.00% | \$ 111,535.56 | 211,535.56 | | \$ 260,500 |
| 2/1/2022 | 210,000.00 | 2.00% | 93,700.00 | 303,700.00 | \$ 515,235.56 | 260,500 |
| 8/1/2022 | 210,000.00 | 2.00% | 91,600.00 | 301,600.00 | | 348,500 |
| 2/1/2023 | 300,000.00 | 2.00% | 89,500.00 | 389,500.00 | 691,100.00 | 348,500 |
| 8/1/2023 | 300,000.00 | 2.00% | 86,500.00 | 386,500.00 | | 392,500 |
| 2/1/2024 | 310,000.00 | 2.00% | 83,500.00 | 393,500.00 | 780,000.00 | 392,500 |
| 8/1/2024 | 310,000.00 | 2.00% | 80,400.00 | 390,400.00 | | 396,500 |
| 2/1/2025 | 320,000.00 | 2.00% | 77,300.00 | 397,300.00 | 787,700.00 | 396,500 |
| 8/1/2025 | 320,000.00 | 2.00% | 74,100.00 | 394,100.00 | | 400,000 |
| 2/1/2026 | 330,000.00 | 2.00% | 70,900.00 | 400,900.00 | 795,000.00 | 400,000 |
| 8/1/2026 | 340,000.00 | 2.00% | 67,600.00 | 407,600.00 | | 413,500 |
| 2/1/2027 | 350,000.00 | 2.00% | 64,200.00 | 414,200.00 | 821,800.00 | 413,500 |
| 8/1/2027 | 350,000.00 | 2.00% | 60,700.00 | 410,700.00 | | 416,500 |
| 2/1/2028 | 360,000.00 | 2.00% | 57,200.00 | 417,200.00 | 827,900.00 | 416,500 |
| 8/1/2028 | 360,000.00 | 2.00% | 53,600.00 | 413,600.00 | | 414,500 |
| 2/1/2029 | 360,000.00 | 2.00% | 50,000.00 | 410,000.00 | 823,600.00 | 414,500 |
| 8/1/2029 | 370,000.00 | 2.00% | 46,400.00 | 416,400.00 | | 417,500 |
| 2/1/2030 | 370,000.00 | 2.00% | 42,700.00 | 412,700.00 | 829,100.00 | 417,500 |
| 8/1/2030 | 370,000.00 | 2.00% | 39,000.00 | 409,000.00 | | 415,000 |
| 2/1/2031 | 380,000.00 | 2.00% | 35,300.00 | 415,300.00 | 824,300.00 | 415,000 |
| 8/1/2031 | 380,000.00 | 2.00% | 31,500.00 | 411,500.00 | | 417,500 |
| 2/1/2032 | 390,000.00 | 2.00% | 27,700.00 | 417,700.00 | 829,200.00 | 417,500 |
| 8/1/2032 | 390,000.00 | 2.00% | 23,800.00 | 413,800.00 | | 414,500 |
| 2/1/2033 | 390,000.00 | 2.00% | 19,900.00 | 409,900.00 | 823,700.00 | 414,500 |
| 8/1/2033 | 400,000.00 | 2.00% | 16,000.00 | 416,000.00 | | 416,500 |
| 2/1/2034 | 400,000.00 | 2.00% | 12,000.00 | 412,000.00 | 828,000.00 | 416,500 |
| 8/1/2034 | 400,000.00 | 2.00% | 8,000.00 | 408,000.00 | | 408,500 |
| 2/1/2035 | 400,000.00 | 2.00% | 4,000.00 | 404,000.00 | 812,000.00 | 408,500 |
| Total | \$ 9,470,000.00 | | \$ 1,518,635.56 | \$ 10,988,635.56 | \$ 10,988,635.56 | \$ 11,064,000 |

**TOWN OF AVON, INDIANA
AVON ECONOMIC DEVELOPMENT AREA**

Lease Rental Bonds of 2025

Final Debt Service Schedule

| Date | Principal | Interest Rate | Interest Amount | Semi-Annual Debt Service | Annual Debt Service | Semi-Annual Lease Payments |
|-----------|----------------------|------------------|---------------------|-----------------------------|------------------------|----------------------------------|
| 3/26/2025 | | | | | | |
| 8/1/2025 | \$ 355,000 | 5.00% | \$ 187,483 | \$ 542,483 | | \$ 545,500 |
| 2/1/2026 | 360,000.00 | 5.00% | 261,100.00 | 621,100 | \$ 1,163,583 | 624,500 |
| 8/1/2026 | 335,000.00 | 5.00% | 252,100.00 | 587,100 | | 590,500 |
| 2/1/2027 | 330,000.00 | 5.00% | 243,725.00 | 573,725 | 1,160,825 | 576,500 |
| 8/1/2027 | 345,000.00 | 5.00% | 235,475.00 | 580,475 | | 583,500 |
| 2/1/2028 | 350,000.00 | 5.00% | 226,850.00 | 576,850 | 1,157,325 | 579,500 |
| 8/1/2028 | 365,000.00 | 5.00% | 218,100.00 | 583,100 | | 586,500 |
| 2/1/2029 | 365,000.00 | 5.00% | 208,975.00 | 573,975 | 1,157,075 | 576,500 |
| 8/1/2029 | 385,000.00 | 5.00% | 199,850.00 | 584,850 | | 587,500 |
| 2/1/2030 | 385,000.00 | 5.00% | 190,225.00 | 575,225 | 1,160,075 | 578,500 |
| 8/1/2030 | 260,000.00 | 5.00% | 180,600.00 | 440,600 | | 443,500 |
| 2/1/2031 | 255,000.00 | 5.00% | 174,100.00 | 429,100 | 869,700 | 432,500 |
| 8/1/2031 | 265,000.00 | 5.00% | 167,725.00 | 432,725 | | 435,500 |
| 2/1/2032 | 275,000.00 | 5.00% | 161,100.00 | 436,100 | 868,825 | 439,500 |
| 8/1/2032 | 280,000.00 | 5.00% | 154,225.00 | 434,225 | | 437,500 |
| 2/1/2033 | 285,000.00 | 5.00% | 147,225.00 | 432,225 | 866,450 | 435,500 |
| 8/1/2033 | 295,000.00 | 5.00% | 140,100.00 | 435,100 | | 438,500 |
| 2/1/2034 | 300,000.00 | 5.00% | 132,725.00 | 432,725 | 867,825 | 435,500 |
| 8/1/2034 | 310,000.00 | 5.00% | 125,225.00 | 435,225 | | 438,500 |
| 2/1/2035 | 315,000.00 | 5.00% | 117,475.00 | 432,475 | 867,700 | 435,500 |
| 8/1/2035 | 480,000.00 | 5.00% | 109,600.00 | 589,600 | | 592,500 |
| 2/1/2036 | 480,000.00 | 5.00% | 97,600.00 | 577,600 | 1,167,200 | 580,500 |
| 8/1/2036 | 500,000.00 | 4.00% | 85,600.00 | 585,600 | | 588,500 |
| 2/1/2037 | 505,000.00 | 4.00% | 75,600.00 | 580,600 | 1,166,200 | 583,500 |
| 8/1/2037 | 525,000.00 | 4.00% | 65,500.00 | 590,500 | | 593,500 |
| 2/1/2038 | 525,000.00 | 4.00% | 55,000.00 | 580,000 | 1,170,500 | 583,500 |
| 8/1/2038 | 545,000.00 | 4.00% | 44,500.00 | 589,500 | | 592,500 |
| 2/1/2039 | 545,000.00 | 4.00% | 33,600.00 | 578,600 | 1,168,100 | 581,500 |
| 8/1/2039 | 570,000.00 | 4.00% | 22,700.00 | 592,700 | | 595,500 |
| 2/1/2040 | 565,000.00 | 4.00% | 11,300.00 | 576,300 | 1,169,000 | 579,500 |
| | <u>\$ 11,655,000</u> | | <u>\$ 4,325,383</u> | <u>\$ 15,980,383</u> | <u>\$ 15,980,383</u> | <u>\$ 16,072,000</u> |

APPENDIX A

Parcel Analysis

TOWN OF AVON, INDIANA
AVON ECONOMIC DEVELOPMENT AREA

Parcel Analysis - Original Area #1 and Expansion Area #2

| Parcel # | Owner's Name | AV 23 Pay 24 | AV 24 Pay 25 | AV 25 Pay 26 |
|--------------------------|--|-----------------|-----------------|-----------------|
| 32-09-07-100-023.000-031 | CHURCHYARD LLC | \$ 2,356,000 | \$ 3,064,100 | \$ 3,533,200 |
| 32-09-07-115-001.000-031 | ROCKVILLE STATION LLC 50%VALLEY VIEW R | 331,500 | 331,500 | 366,500 |
| 32-09-07-115-002.000-031 | ROCKVILLE STATION LLC 50% | 1,986,500 | 1,891,400 | 2,430,600 |
| 32-09-07-116-001.000-031 | WH CAPITAL LLC | 603,200 | 603,200 | 575,600 |
| 32-10-02-351-002.000-031 | HENCO PARTNERS LLC | 532,500 | 532,500 | 633,900 |
| 32-10-02-375-001.000-031 | F & W Properties LLC | 1,100 | 1,300 | 1,128 |
| 32-10-02-375-002.000-031 | F & W Properties LLC | 1,100 | 1,300 | 1,128 |
| 32-10-02-375-003.000-031 | F & W Properties LLC | 1,100 | 1,300 | 1,128 |
| 32-10-02-377-004.000-031 | KINGSWAY COMMUNITY CARE CENTER INC | - | - | - |
| 32-10-02-377-006.000-031 | RJD PROPERTIES LLC | 804,900 | 804,900 | 963,200 |
| 32-10-02-395-001.000-031 | MDC COAST 4 LLC | 1,112,900 | 1,112,900 | 1,414,200 |
| 32-10-02-450-001.000-031 | Eaton Michael P | 1,700 | 2,100 | 2,200 |
| 32-10-02-450-002.000-031 | AJM LLC AVON IN | - | - | - |
| 32-10-02-450-003.000-031 | ROUMELIOTIS PETROS | - | - | - |
| 32-10-02-451-001.000-031 | Eaton Michael P | 1,300 | 1,600 | 1,700 |
| 32-10-02-451-002.000-031 | INDIANA PROPERTIES GROUP LLC | 1,851,000 | 1,744,700 | 2,187,000 |
| 32-10-02-451-004.000-031 | ADVANCED PROPERTY HOLDINGS, LLC | 1,127,600 | 1,127,600 | 1,539,800 |
| 32-10-02-451-005.000-031 | ADVANCED PROPERTY HOLDINGS, LLC | - | - | - |
| 32-10-02-452-002.000-031 | RWG PROPERTIES LLC | 693,200 | 665,800 | 1,211,600 |
| 32-10-02-452-003.000-031 | Lincoln Federal Savings Bank | 649,200 | 696,400 | 782,400 |
| 32-10-02-452-004.000-031 | M & I MARSHALL & ILSLEY BANK | 666,600 | 666,600 | 693,400 |
| 32-10-02-452-005.000-031 | MMPR AVON HOLDINGS LLC | 359,000 | 329,800 | 366,700 |
| 32-10-02-452-006.000-031 | ROWI AVON CHICK LLC | 308,300 | 1,659,500 | 2,107,700 |
| 32-10-02-477-001.000-031 | AJM LLC AVON IN | 3,593,800 | 3,927,700 | 4,089,500 |
| 32-10-02-477-002.000-031 | PKR 1 LLC | 1,206,400 | 1,344,500 | 1,415,100 |
| 32-10-02-477-003.000-031 | PKR 2 LLC | 489,500 | 489,500 | 468,300 |
| 32-10-03-495-001.000-031 | McDonalds Corporation Franchise Realty C | 1,802,300 | 1,802,300 | 2,307,200 |
| 32-10-03-496-001.000-031 | Flynn & Zinkan Holding LLC | 2,445,700 | 2,445,300 | 2,783,400 |
| 32-10-03-496-002.000-031 | Kroger Limited Partnership I | 5,814,975 | 6,097,600 | 6,086,400 |
| 32-10-03-496-003.000-031 | KROGER LIMITED PARTNERSHIP I | 799,200 | 766,500 | 813,200 |
| 32-10-03-496-004.000-031 | Flynn & Zinkan Holdings Llc | 4,400 | 4,400 | 4,400 |
| 32-10-03-498-001.000-031 | Conkle Funeral Home Inc | 207,400 | 207,400 | 207,400 |
| 32-10-10-220-011.000-031 | 6695 EAST US HIGHWAY 36 LLC | 859,300 | 755,900 | 947,200 |
| 32-10-10-235-025.000-031 | MAC'S CONVENIENCE STORES LLC | 947,700 | 905,000 | 1,119,400 |
| 32-10-10-235-026.000-031 | SVM PROPERTIES LLC | 254,200 | 254,200 | 254,200 |
| 32-10-11-106-001.000-031 | ACS Associates LLC | 552,800 | 552,800 | 645,700 |
| 32-10-11-130-003.000-031 | BARR PROPERTIES MASTER LLC | 439,300 | 413,700 | 517,600 |
| 32-10-11-135-001.000-031 | PHILLIPS SCOTT K & DARLENE M H/W | 804,700 | 804,700 | 1,280,100 |
| 32-10-11-135-002.000-031 | ANDERSON DR JOHN C & JULIA T H/W | 321,700 | 285,100 | 455,300 |

TOWN OF AVON, INDIANA

AVON ECONOMIC DEVELOPMENT AREA

Parcel Analysis - Original Area #1 and Expansion Area #2

(Continued)

| Parcel # | Owner's Name | AV | AV | AV |
|--------------------------|--|---------------|---------------|---------------|
| | | 23 Pay 24 | 24 Pay 25 | 25 Pay 26 |
| 32-10-11-140-001.000-031 | DOOM & DOOM LLC | \$ 439,200 | \$ 407,500 | \$ 514,400 |
| 32-10-11-140-003.000-031 | AMBORSKI PROPERTIES LLC | 706,000 | 678,800 | 919,400 |
| 32-10-11-145-001.000-031 | Avon Business Center Property Owners Ass | 15,400 | 15,400 | 15,400 |
| 32-10-11-145-002.000-031 | MCD REAL ESTATE LLC | 409,200 | 409,200 | 539,100 |
| 32-10-11-145-003.000-031 | JMHJ PROPERTIES LLC | 387,400 | 387,400 | 537,200 |
| 32-10-11-145-004.000-031 | Kruse Professional Suites LLC | 460,900 | 460,900 | 644,300 |
| 32-10-11-145-005.000-031 | D & R FUTURES REAL ESTATE LLC | 467,400 | 467,400 | 623,000 |
| 32-10-11-145-007.000-031 | SHADRACK ENTERPRISES LLC | 900,300 | 844,200 | 1,099,300 |
| 32-10-11-227-004.000-031 | Teachers' Retirement System | 1,732,100 | 1,663,400 | 1,918,800 |
| 32-10-11-229-001.000-031 | Lowe's Home Centers Inc | 7,814,200 | 8,833,400 | 7,871,100 |
| 32-10-11-501-001.000-031 | Mantooth Ralph L & Linda S | 143,300 | 143,300 | 198,300 |
| 32-10-11-501-002.000-031 | Mantooth Ralph L & Linda S | 110,300 | 110,300 | 148,800 |
| 32-10-11-501-003.000-031 | JMAN SQUARED LLC | 112,500 | 112,500 | 160,300 |
| 32-10-11-501-004.000-031 | JMAN SQUARED LLC | 130,300 | 130,300 | 177,500 |
| 32-10-12-105-003.000-031 | AVON SHOPPES LLC | 4,651,500 | 4,651,500 | 5,462,400 |
| 32-10-12-107-001.000-031 | RICKER REAL ESTATE HOLDINGS | 894,800 | 894,800 | 974,900 |
| 32-10-12-107-002.000-031 | M & D AVON LLC | 895,500 | 926,800 | 969,000 |
| 32-10-12-109-001.000-031 | CITIZENS BANK | 1,986,700 | 1,986,700 | 2,207,000 |
| 32-10-12-110-001.000-031 | OI-AVON LLC | 1,245,600 | 870,336 | 1,251,700 |
| 32-10-12-110-002.000-031 | Godby Properties LP | 2,322,000 | 2,322,000 | 2,601,300 |
| 32-10-12-110-003.000-031 | Kingston Properties LLC | 1,229,900 | 1,060,000 | 1,196,700 |
| 32-10-12-110-004.000-031 | MATTCON HOLDINGS LLC | 1,696,300 | 1,625,400 | 1,625,400 |
| 32-10-12-110-005.000-031 | WRIGHT'S PROPERTY GROUP LLC | 227,000 | 227,000 | 227,000 |
| 32-10-12-112-001.000-031 | Motels Of Avon LLP | 1,646,100 | 1,646,100 | 2,251,700 |
| 32-10-12-112-002.000-031 | CAMBRIDGE PROPERTIES OF AVON LLC | 947,400 | 925,100 | 925,000 |
| 32-10-12-112-003.000-031 | BAILEY DEVELOPMENT LLC | 1,252,800 | 1,252,800 | 1,412,200 |
| 32-10-12-112-004.000-031 | MARCOR HOLDINGS LLC | 526,300 | 677,400 | 748,600 |
| 32-10-12-114-001.000-031 | AVON MAP LLC | 744,500 | 744,500 | 1,003,800 |
| 32-10-12-114-004.000-031 | Avon Commerce Pk Own Assoc Inc | - | - | - |
| 32-10-12-114-005.000-031 | CONRAD BUILDING LLC | 864,000 | 727,600 | 1,173,800 |
| 32-10-12-114-006.000-031 | AVON DENTAL CENTRE INC | 314,700 | 314,700 | 314,700 |
| 32-10-12-114-007.000-031 | MCCOOL'S CARPET INC | 1,163,400 | 1,117,200 | 1,312,200 |
| | Total | \$ 70,369,075 | \$ 72,929,036 | \$ 83,231,784 |
| | Less Base (1) | \$ 11,753,719 | \$ 12,002,077 | \$ 13,252,211 |
| | Net TIF | \$ 58,615,356 | \$ 60,926,959 | \$ 69,979,573 |

(1) Base assessed value per TIF Neutralization Analysis

TOWN OF AVON, INDIANA
AVON ECONOMIC DEVELOPMENT AREA

Parcel Analysis #3

| Parcel # | Owner's Name | AV 23 Pay 24 | AV 24 Pay 25 | AV 25 Pay 26 |
|--------------------------|---------------------------|----------------------|----------------------|----------------------|
| 32-09-06-351-001.000-031 | MURPHY OIL USA INC | \$ 727,600 | \$ 727,600 | \$ 764,000 |
| 32-09-06-359-001.000-031 | H2AVON LLC | 7,000 | 8,400 | 8,800 |
| 32-09-06-359-002.000-031 | NATVER LLP | 3,440,400 | 3,440,400 | 3,549,400 |
| 32-09-06-359-003.000-031 | NATVER LLP | 509,000 | 509,000 | 509,000 |
| 32-09-06-359-004.000-031 | RANJAN LLC | 8,757,600 | 8,757,600 | 10,385,000 |
| 32-09-06-375-003.000-031 | WAL-MART REALTY COMPANY | 373,000 | 373,000 | 373,000 |
| 32-09-06-375-004.000-031 | HALLE PROPERTIES LLC | 1,283,700 | 1,283,700 | 1,415,600 |
| 32-09-06-375-005.000-031 | TABOO LLC | 1,665,300 | 1,664,800 | 1,897,800 |
| 32-09-06-376-005.000-031 | POPEYES LOUISIANA KITCHEN | 912,000 | 912,000 | 1,130,600 |
| 32-09-06-376-006.000-031 | LAND BEARON LLC | 1,350,000 | 1,747,500 | 1,805,700 |
| 32-09-06-376-007.000-031 | MCL AVON LLC | 1,999,500 | 1,897,100 | 2,153,900 |
| 32-09-06-376-008.000-031 | GOODWILL INDUSTRIES OF | - | - | - |
| 32-09-06-377-001.000-031 | CRO & DEN LLC | 2,287,700 | 2,287,700 | 2,493,100 |
| 32-09-06-377-002.000-031 | FIRST FINANCIAL BANK NA | 1,255,100 | 1,255,100 | 1,427,100 |
| 32-09-06-478-002.000-031 | SVC ABS LLC | 1,280,000 | 1,209,700 | 1,347,100 |
| 32-09-06-478-003.000-031 | CFT DEVELOPMENTS LLC | 787,300 | 785,800 | 768,000 |
| 32-09-06-478-004.000-031 | OLD NATIONAL BANK | 1,523,500 | 1,476,200 | 1,697,700 |
| 32-09-06-478-005.000-031 | CORDOBA INDY I LLC | 2,796,900 | 2,400,000 | 2,574,600 |
| | Total | <u>\$ 30,955,600</u> | <u>\$ 30,735,600</u> | <u>\$ 34,300,400</u> |
| | Less Base (1) | <u>\$ 1,168,682</u> | <u>\$ 1,175,343</u> | <u>\$ 1,249,425</u> |
| | Net TIF | <u>\$ 29,786,918</u> | <u>\$ 29,560,257</u> | <u>\$ 33,050,975</u> |
| | Less: Pass Through | | | |
| | Total | | | |

(1) Base assessed value per TIF Neutralization Analysis

TOWN OF AVON, INDIANA
AVON ECONOMIC DEVELOPMENT AREA

Parcel Analysis - Area #4

| Parcel # | Owner's Name | AV 23 Pay 24 | AV 24 Pay 25 | AV 25 Pay 26 |
|--------------------------|-------------------------------|----------------------|----------------------|----------------------|
| 32-09-06-478-006.000-031 | 216 GABLE CROSSING DRIVE LLC | \$ 9,700 | \$ 9,700 | \$ 9,700 |
| 32-09-06-479-002.000-031 | COLE HL AVON IN LLC | 3,877,600 | 3,627,900 | 3,662,100 |
| 32-09-06-480-001.000-031 | 216 GABLE CROSSING DRIVE LLC | 49,200 | 49,200 | 49,200 |
| 32-09-06-480-002.000-031 | NATIONAL RETAIL PROPERTIES LF | 4,229,700 | 4,229,700 | 5,215,500 |
| 32-09-06-484-001.000-031 | STORE MASTER FUNDING III LLC | 8,558,500 | 8,298,700 | 8,500,000 |
| 32-09-07-226-002.000-031 | STONYBROOK LAND DEVELOPMEI | 1,238,700 | 1,237,700 | 1,540,900 |
| 32-09-07-226-003.000-031 | AGHADJANIAN ARMEN | 1,737,100 | 1,736,100 | 1,829,700 |
| 32-09-07-226-009.000-031 | GAURI 1 LLC | 3,176,700 | 3,176,700 | 3,431,300 |
| 32-09-07-226-010.000-031 | ROSEPAX LLC | 2,231,100 | 2,173,900 | 2,552,400 |
| 32-09-07-227-002.000-031 | CORE AVON ASO LLC | - | 6,962,800 | 8,663,200 |
| 32-09-07-227-003.000-031 | CORE AVON SC LLC | - | 10,095,500 | 11,418,900 |
| 32-09-07-231-001.000-031 | CORE AVON SC LLC | 9,226,500 | - | - |
| 32-09-07-231-002.000-031 | AVON TOWN OF | - | - | - |
| 32-09-08-100-005.000-031 | Hendricks County | - | - | - |
| 32-09-08-100-008.000-031 | Hendricks County | - | - | - |
| 32-09-08-100-016.000-031 | AVIANA COMPANY II LTD | 7,800 | 7,800 | 7,800 |
| 32-09-08-100-017.000-031 | AVIANA COMPANY II LTD | 1,600 | 1,600 | 1,600 |
| 32-09-08-101-014.000-031 | HENDRICKS COUNTY BOARD OF | - | - | - |
| 32-09-08-101-015.000-031 | HENDRICKS COUNTY BOARD OF | - | - | - |
| 32-09-08-101-016.000-031 | HENDRICKS COUNTY BOARD OF | - | - | - |
| | | - | - | - |
| | Total | <u>\$ 34,344,200</u> | <u>\$ 41,607,300</u> | <u>\$ 46,882,300</u> |
| | Less Base (1) | <u>\$ 44,905</u> | <u>\$ 44,162</u> | <u>\$ 46,587</u> |
| | Net TIF | <u>\$ 34,299,295</u> | <u>\$ 41,563,138</u> | <u>\$ 46,835,713</u> |
| | Less: Pass Through | | | |
| | Total | | | |

(1) Base assessed value per TIF Neutralization Analysis

TOWN OF AVON, INDIANA
AVON ECONOMIC DEVELOPMENT AREA

Parcel Analysis - Area #5

| Parcel # | Owner's Name | AV 23 Pay 24 | AV 24 Pay 25 | AV 25 Pay 26 |
|--------------------------|---------------------------|----------------------|----------------------|----------------------|
| 32-09-07-100-025.000-031 | RAY SKILLMAN REALTY LLC | \$ 872,600 | \$ 872,600 | \$ 872,600 |
| 32-09-07-100-026.000-031 | AVON COLLISION REALTY LLC | 1,470,800 | 1,470,800 | 1,470,800 |
| 32-10-12-100-009.000-031 | HLF 2 LLC | 814,000 | 1,107,900 | 1,137,900 |
| 32-10-12-102-002.000-031 | CASCO REALTY LLC | 126,600 | 126,600 | 135,800 |
| 32-10-12-103-001.000-031 | J & P HOLDINGS LLC | 1,954,400 | 1,941,600 | 2,327,400 |
| 32-10-12-115-001.000-031 | BUCKS PROPERTIES LLC | 1,229,700 | 1,229,700 | 1,348,200 |
| 32-10-12-126-003.000-031 | CHURCHYARD LLC | 276,500 | 276,500 | 276,500 |
| 32-10-12-200-009.000-031 | PHOENIX FABRICATORS AND | 2,053,600 | 2,069,100 | 2,344,000 |
| 32-10-12-226-006.000-031 | CORNERSTONE AVON | 1,900 | 1,900 | 1,900 |
| 32-10-12-226-007.000-031 | CCI AVON MARKETPLACE MOB, | 5,527,000 | 5,527,000 | 6,401,700 |
| 32-10-12-226-008.000-031 | CORNERSTONE AVON | 3,700 | 1,922,500 | - |
| 32-10-12-226-009.000-031 | AVON HOSPITALITY LLC | 718,800 | 718,800 | 6,471,900 |
| 32-10-12-227-001.000-031 | CORNERSTONE AVON | 933,000 | - | 7,445,900 |
| 32-10-12-227-002.000-031 | HARLAN DEVELOPMENT - RSGS | 5,704,100 | 933,000 | 1,821,600 |
| 32-10-12-228-001.000-031 | ASBURY IN HON LLC | 240,500 | 5,704,100 | 6,355,200 |
| 32-10-12-228-002.000-031 | ASBURY IN HON LLC | 5,031,800 | 240,500 | 240,500 |
| 32-10-12-230-001.000-031 | CORNERSTONE AVON | 4,666,800 | - | - |
| 32-10-12-232-001.000-031 | AVON INVESTORS LLC | 6,600 | 5,031,800 | 3,718,600 |
| 32-10-12-233-001.000-031 | RAY SKILLMAN AVON REALTY | 5,151,500 | 4,666,800 | 5,202,700 |
| 32-10-12-233-002.000-031 | RAY SKILLMAN AVON REALTY | 1,152,700 | 7,900 | 8,300 |
| 32-10-12-234-001.000-031 | INU2914AN LP | 5,929,000 | 4,380,300 | 9,339,700 |
| 32-10-12-234-002.000-031 | ASBURY IN HON LLC | 4,195,800 | 1,089,500 | 1,089,500 |
| 32-10-12-235-001.000-031 | Avon Properties LLC | 1,611,600 | 5,689,600 | 7,043,200 |
| 32-10-12-235-002.000-031 | Avon Properties LLC | 11,300 | 4,903,600 | 5,804,300 |
| 32-10-12-236-001.000-031 | Avon Properties LLC | 2,816,700 | 1,611,600 | 1,537,300 |
| 32-10-12-236-002.000-031 | Avon Properties LLC | 4,985,800 | 11,300 | 11,300 |
| 32-10-12-237-001.000-031 | Avon Properties LLC | - | 3,343,700 | 5,921,700 |
| 32-10-12-237-002.000-031 | Avon Properties LLC | - | 4,985,800 | 5,618,800 |
| | Total | <u>\$ 57,486,800</u> | <u>\$ 59,864,500</u> | <u>\$ 83,947,300</u> |
| (1) | Less Base | <u>\$ 13,742,892</u> | <u>\$ 13,614,672</u> | <u>\$ 14,820,525</u> |
| | Net TIF | <u>\$ 43,743,908</u> | <u>\$ 46,249,828</u> | <u>\$ 69,126,775</u> |

(1) Base assessed value per TIF Neutralization Analysis

TOWN OF AVON, INDIANA

AVON ECONOMIC DEVELOPMENT AREA

Parcel Analysis - Area #6

| Parcel # | Owner's Name | AV | AV | AV |
|--------------------------|--------------------------------|-----------------------|-----------------------|-----------------------|
| | | 23 Pay 24 | 24 Pay 25 | 25 Pay 26 |
| 32-09-07-400-004.000-031 | TOWN OF AVON | \$ - | \$ - | \$ - |
| 32-09-07-400-005.000-031 | TOWN OF AVON | - | - | - |
| 32-09-07-400-006.000-031 | TOWN OF AVON | - | - | - |
| 32-09-07-901-001.000-031 | Clev Cin Chicago & St Louis Rr | - | - | - |
| 32-09-07-901-002.000-031 | Clev Cin Chicago & St Louis Rr | - | - | - |
| 32-09-07-901-003.000-031 | Clev Cinn Chicago & St Louis | - | - | - |
| 32-09-07-901-004.000-031 | Clev Cin Chicago & St Louis Rr | - | - | - |
| 32-09-07-901-005.000-031 | Clev Cin Chicago & St Louis Rr | - | - | - |
| 32-09-07-901-006.000-031 | Clev Cin Chicago & St Louis Rr | - | - | - |
| 32-09-07-901-007.000-031 | Clev Cin Chicago & St Louis Rr | - | - | - |
| 32-09-07-901-008.000-031 | Clev Cin Chicago & St Louis Rr | - | - | - |
| 32-09-07-901-009.000-031 | Clev Cin Chicago & St Louis Rr | - | - | - |
| 32-09-07-901-010.000-031 | Clev Cin Chicago & St Louis Rr | - | - | - |
| 32-09-07-901-011.000-031 | Clev Cin Chicago & St Louis Rr | - | - | - |
| 32-09-08-100-018.000-031 | HENDRICKS COUNTY INDIANA | - | - | - |
| 32-09-08-901-002.000-031 | Clev Cin Chicago & St Louis Rr | - | - | - |
| 32-09-08-901-003.000-031 | Clev Cin Chicago & St Louis Rr | - | - | - |
| 32-09-08-901-004.000-031 | Clev Cin Chicago & St Louis Rr | - | - | - |
| 32-09-08-901-005.000-031 | Clev Cin Chicago & St Louis Rr | - | - | - |
| 32-09-08-901-006.000-031 | New York Central Lines | - | - | - |
| 32-10-11-901-003.000-031 | Clev Cin Chicago & St Louis Rr | - | - | - |
| 32-10-11-901-004.000-031 | New York Central Lines Llc | - | - | - |
| 32-10-12-600-002.000-031 | TOWN OF AVON | - | - | - |
| 32-10-12-600-004.000-031 | TOWN OF AVON | - | - | - |
| 32-10-12-901-002.000-031 | Clev Cin Chicago & St Louis Rr | - | - | - |
| 32-10-12-901-003.000-031 | Clev Cin Chicago & St Louis Rr | - | - | - |
| 32-10-12-901-004.000-031 | Clev Cin Chicago & St Louis Rr | - | - | - |
| 32-10-12-901-005.000-031 | New York Central Lines Llc | - | - | - |
| 32-10-12-901-006.000-031 | Clev Cin Chicago & St Louis Rr | - | - | - |
| 32-10-12-901-007.000-031 | Clev Cin Chicago & St Louis Rr | - | - | - |
| 32-10-12-901-008.000-031 | Clev Cin Chicago & St Louis Rr | - | - | - |
| 32-10-12-901-009.000-031 | Clev Cin Chicago & St Louis Rr | - | - | - |
| | Total | \$ - | \$ - | \$ - |
| | Less Base (1) | \$ - | \$ - | \$ - |
| | Net TIF | \$ - | \$ - | \$ - |
| | Less: Pass Through | | | |
| | Total | | | |
| | Total AV - All Areas | \$ 193,155,675 | \$ 205,136,436 | \$ 248,361,784 |
| | Total Base - All Areas | 26,710,198 | 26,836,254 | 29,368,748 |
| | Net TIF - All reas | \$ 166,445,477 | \$ 178,300,182 | \$ 218,993,036 |

(1) Base assessed value per TIF Neutralization Analysis

APPENDIX B

Other DLGF Information

TOWN OF AVON, INDIANA

2025 ANNUAL REPORT

Redevelopment Commission Members and Officers

Current Members

| | |
|---------------------------------|-------------------|
| President: | Bill Reed |
| Vice President: | Dave Kauffman |
| Secretary: | John Hanks |
| Member: | Bob Culler |
| Member: | Steven Eisenbarth |
| Non-Voting School Board Member: | Sheila Glass |

Commission Members Removed during 2025:

Commission Members Appointed during 2025:

TOWN OF AVON, INDIANA

2025 ANNUAL REPORT

Redevelopment Commission Employees

Name of Employee

Annual Salary

The Redevelopment Commission does not have any employees.

TOWN OF AVON, INDIANA

2025 ANNUAL REPORT

Redevelopment Commission - 2025 Grants and Loans

Name of Recipient:

**NO GRANTS OR LOANS
WERE MADE.**

Loan or Grant:

Amount:

Source of Funds:

Purpose for Which Recipient Expended Funds:

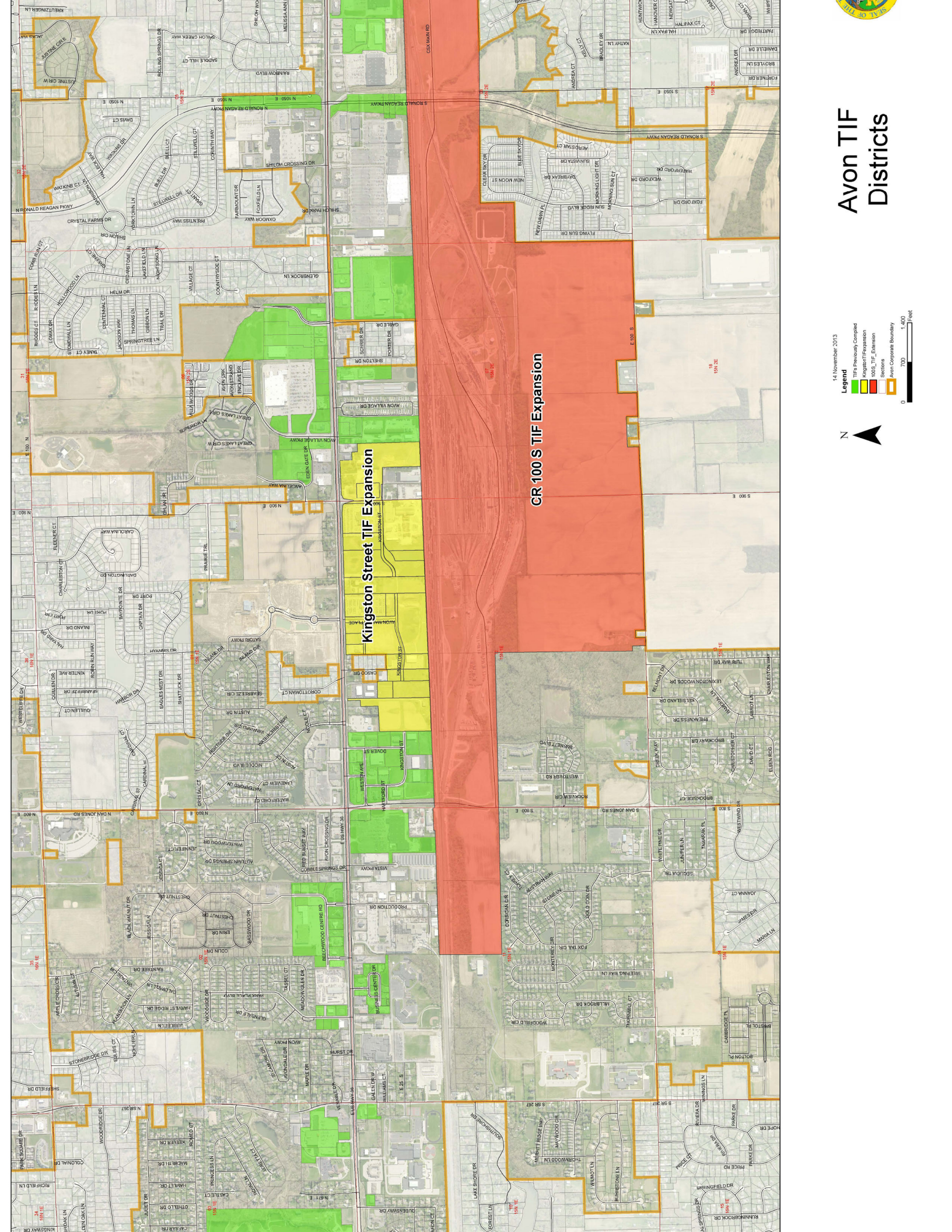
APPENDIX C

Map

Avon TIF Districts

14 November 2013

- Legend**
- TIFs Previously Completed
 - Kingston TIF Expansion
 - CR 100 S TIF Expansion
 - Sections
 - Avon Corporate Boundary



Kingston Street TIF Expansion

CR 100 S TIF Expansion

TOWN OF AVON, INDIANA

AVON ECONOMIC DEVELOPMENT AREA

2025 TIF Annual Report to Fiscal Body

March 11, 2026



TOWN OF AVON, INDIANA

AVON ECONOMIC DEVELOPMENT AREA

2025 TIF Annual Report to Fiscal Body

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March 11, 2026

Mr. Ryan Cannon
Avon Town Manager
6570 E. U.S. Hwy. 36
Avon, Indiana 46123

RE: 2025 TIF ANNUAL REPORT TO FISCAL BODY

Mr. Cannon:

We have prepared a report entitled, "TOWN OF AVON, INDIANA, AVON ECONOMIC DEVELOPMENT AREA, 2025 TIF Annual Report to Fiscal Body" (the "Report"), dated March 11, 2026, which we respectfully submit herewith. This Report is intended to meet the TIF reporting requirements of IC 36-7-14-13. The Redevelopment Commission must present this report to the Town Council by April 15. In addition, the Report must be submitted to the Department of Local Government Finance prior to April 15. The Commission agreed to provide "Continuing Disclosure", on an annual basis, when the Commission's bonds were issued. This TIF Annual Report is designed to meet both the statutory requirement and the Continuing Disclosure requirement.

The purpose of this Report is to set forth the historical revenue and expense for the Avon tax increment financing (TIF) area and to calculate debt service coverage on the outstanding debt of the Redevelopment Commission. **For taxes payable in 2027, there is no excess captured assessed value.** The findings and conclusions of the Report are as found on EXHIBIT C.

This Report is not intended to be used in a financing unless consent is given by Financial Solutions Group, Inc. (FSG Corp.). FSG Corp. will submit a copy of this Report to the Municipal Securities Rule Making Board Electronic Municipal Market Access (EMMA) website to fulfill the Commission's Continuing Disclosure obligation.

There will usually be differences between the projected and actual results because events and circumstances frequently do not occur as expected. Those differences may be material. We have no responsibility to update the Report for events and circumstances occurring after the date of the Report.

Sincerely,

Financial Solutions Group, Inc.

A handwritten signature in black ink, appearing to read "Gregory T. Guerrettaz", written over a white background.

Gregory T. Guerrettaz

2680 East Main Street
Suite 223
Plainfield, IN 46168
Phone: 317-837-4933

Email Addresses:

greg@fsgcorp.com

TOWN OF AVON, INDIANA

AVON ECONOMIC DEVELOPMENT AREA

PURPOSE OF REPORT

The purpose of this Report is to analyze the tax allocation area, known as the Avon Economic Development Area, in an effort to give the Town some assurance that revenue will be sufficient to pay debt service and to determine what revenue may be available for projects in the area. In preparing our Report, we have analyzed a substantial amount of data and have arrived at certain conclusions as detailed and presented in our Summary of Findings in this Report (EXHIBIT C).

This Report is designed to meet the requirements of IC 36-7-14-13, which requires the Redevelopment Commission to present an annual report to the Town Council by April 15 each year. The Report is required to be submitted to the Department of Local Government Finance by April 15. In addition, this Report can be used by the Commission to determine how much captured assessed value, if any, can be passed through to underlying taxing districts. This determination must be made by June 15 each year and be sent to the County Auditor.

The approach for our Report is to detail where the District has been, where the District is now and where the District will go in the future, from an economic point of view. We have set forth the parcel analysis, by year, as APPENDIX A to the Report.

TOWN OF AVON, INDIANA

AVON ECONOMIC DEVELOPMENT AREA

GENERAL INFORMATION ABOUT THE AREA**Tax Increment Financing**

The Town currently has three bonds outstanding, totaling \$20,050,000 as of March 1, 2026. The bonds were issued to fund capital projects within the Town. The bond amortization was based on the projected incremental taxes to be received within the Allocation Area. The debt service on the bonds is payable from tax increment collected in the Economic Development Area. The Redevelopment Commission redeemed its 2005 Bonds on August 1, 2015 (five years early) and its 2014 Bonds on August 1, 2023 (three years early).

Avon Allocation Area

Since its establishment, there has been a substantial amount of growth in the Allocation Area. With the completion of additional commercial space, along with ongoing construction in the area, the Town expects that the Allocation Area will continue to grow. The proceeds of the Bonds were used to fund the capital improvement in the area.

The Allocation Area was expanded two times, in 2008, to include additional growth opportunities. The expansion areas are now known and labeled by the County as Area #3 and Area #4. The expanded areas produced some TIF revenue in 2009, with additional revenue being generated in 2010 and thereafter. In addition, the Commission expanded the area again and it now includes TIF Areas #5 and #6. Please see the base assessment dates and expiration date for each Area below:

- TIF Area #1 - base assessment date is March 1, 1998 - expiration March 1, 2028;
- TIF Area #2 - base assessment date is March 1, 2006 - expiration March 1, 2036;
- TIF Area #3 - base assessment date is March 1, 2007 - expiration March 1, 2037;
- Expanded portion TIF Area #3 - base assessment date is March 1, 2008 - expiration March 1, 2038;
- TIF Area #4 - base assessment date is March 1, 2008 - expiration March 1, 2038;
- TIF Area #5 - base assessment date is March 1, 2013 - expiration is December 29, 2045; and
- TIF Area #6 - base assessment date is March 1, 2013 - expiration is December 29, 2045.

TOWN OF AVON, INDIANA
AVON ECONOMIC DEVELOPMENT AREA

SUMMARY OF FINDINGS

Findings

As a result of our inquiries, due diligence, and investigations incident to the preparations of this Report, we have the following general findings concerning the tax increment revenue in the Allocation Area:

1. The Allocation Area will generate more revenue than the annual debt service payment amounts if collection percentages stay at historical levels;

Recommendation

The Town should take the parcel listings attached and map the parcels with GIS, creating a “new map”. The new map should then be compared to the original TIF maps.

TOWN OF AVON, INDIANA
AVON ECONOMIC DEVELOPMENT AREA

Analysis of Avon Tax Rates

| <u>Taxing Unit</u> | <u>Payable 2026</u> | <u>Payable 2025</u> | <u>Payable 2024</u> | <u>Payable 2023</u> | <u>Payable 2022</u> | <u>Payable 2021</u> | <u>Payable 2020</u> |
|--------------------|-------------------------|-------------------------|-------------------------|-------------------------|-------------------------|-------------------------|-------------------------|
| State | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |
| County | 0.2682 | 0.2691 | 0.2859 | 0.2855 | 0.3121 | 0.3163 | 0.3027 |
| Township | 0.4762 | 0.4119 | 0.4517 | 0.4013 | 0.4346 | 0.4140 | 0.3882 |
| Library | 0.0409 | 0.0395 | 0.0455 | 0.0427 | 0.0473 | 0.0534 | 0.0550 |
| School | 1.1978 | 1.3777 | 1.4377 | 1.4520 | 1.5294 | 1.5341 | 1.5432 |
| Town | 0.3337 | 0.3347 | 0.3274 | 0.3114 | 0.3392 | 0.3735 | 0.3775 |
| TIF Replacement | - | - | - | - | - | - | - |
| Gross Tax Rate | <u>\$ 2.3168</u> | <u>\$ 2.4329</u> | <u>\$ 2.5482</u> | <u>\$ 2.4929</u> | <u>\$ 2.6626</u> | <u>\$ 2.6913</u> | <u>\$ 2.6666</u> |
| Less: PTRC | | | | | | | |
| Net Tax Rate | <u>\$ 2.3168</u> | <u>\$ 2.4329</u> | <u>\$ 2.5482</u> | <u>\$ 2.4929</u> | <u>\$ 2.6626</u> | <u>\$ 2.6913</u> | <u>\$ 2.6666</u> |
| Increase/Decrease | <u>\$ (0.1161)</u> | <u>\$ (0.1153)</u> | <u>\$ 0.0553</u> | <u>\$ (0.1697)</u> | <u>\$ (0.0287)</u> | <u>\$ 0.0247</u> | <u>\$ (0.1905)</u> |

NOTE: All tax rates shown above do not include the School Referendum tax rates. For example the actual Pay 2026 total tax rate for Avon is \$2.6268, which includes a School Operating Referendum tax rate of \$.3100. This tax rate has been removed for this analysis.

TOWN OF AVON, INDIANA
AVON ECONOMIC DEVELOPMENT AREA

TIF Revenue Available and Debt Service Coverage - 2026
(as of The Date of This Report)

| | | |
|---|------------------------|----------------|
| Pay 2026 TIF Captured Assessed Value | | \$ 210,723,536 |
| Net Pay 2026 Tax Rate (per \$100 of Assessed Value) | | 2.3168 |
| Estimated 2026 Available TIF Revenue | | \$ 4,882,043 |
| Combined Maximum Debt Service Payments | | |
| | 2020 RDA Bonds - Lease | \$ 741,000 |
| | 2025 RDA Bonds - Lease | 1,176,000 |
| | 2014 Bonds | 480,478 |
| | | \$ 2,397,478 |
| Debt Service Coverage - \$ | | \$ 2,484,565 |
| Debt Service Coverage - % | | 204% |

NOTE

The Commission has identified capital projects within the Area exceeding the \$2,676,153 shown above.

TOWN OF AVON, INDIANA
AVON ECONOMIC DEVELOPMENT AREA

Historical TIF Revenue

| Year of Assessment/ Collection | Estimated Captured Incremental Assessed Value (1) | Net Tax Rate per \$100 AV (2) | Annual Tax Increment Revenue (5) |
|-----------------------------------|---|----------------------------------|--|
| 1999/2000 | \$ 2,616,030 | \$ 8.9213 | \$ 233,384 |
| 2000/2001 | 3,653,010 | 8.6964 | 317,680 |
| 2001/2002 (3) | 17,246,430 | 3.0585 | 527,482 |
| 2002/2003 | 38,504,240 | 1.6957 | 652,916 |
| 2003/2004 | 35,320,740 | 1.9537 | 690,061 |
| 2004/2005 | 36,031,140 | 2.1246 | 765,522 |
| 2005/2006 | 37,267,240 | 2.0823 | 776,016 |
| 2006/2007 | 62,056,483 | 2.1056 | 1,306,661 |
| 2007/2008 | 55,318,460 | 2.2890 | 1,266,254 |
| 2008/2009 | 79,300,400 | 2.6181 | 2,076,164 |
| 2009/2010 | 84,327,195 | 2.7717 | 2,337,297 |
| 2010/2011 (4) | 83,078,220 | 3.0000 | 2,492,347 |
| 2011/2012 (4) | 82,364,820 | 3.0000 | 2,470,945 |
| 2012/2013 (4) | 97,270,250 | 3.0000 | 2,918,108 |
| 2013/2014 (4) | 99,290,755 | 3.0000 | 2,978,723 |
| 2014/2015 (4) | 101,277,757 | 3.0000 | 3,038,333 |
| 2015/2016 | 107,056,978 | 2.9810 | 3,191,369 |
| 2016/2017 | 111,770,003 | 3.0000 | 3,353,100 |
| 2017/2018 | 108,664,680 | 2.9301 | 3,183,984 |
| 2018/2019 | 129,463,303 | 2.8571 | 3,698,896 |
| 2019/2020 | 126,549,023 | 2.6666 | 3,374,556 |
| 2020/2021 | 131,468,739 | 2.6913 | 3,538,218 |
| 2021/2022 | 142,769,990 | 2.6626 | 3,801,394 |
| 2022/2023 | 163,044,476 | 2.4929 | 4,064,536 |
| 2023/2024 | 166,445,477 | 2.5482 | 4,241,364 |
| 2024/2025 | 178,300,182 | 2.4329 | 4,337,865 |
| 2025/2026 | 210,723,536 | 2.3168 | 4,882,043 |

(1) Actual assessed value provided for 1999 to 2026.

(2) Prior to taxes payable in 2009, the Net Tax Rate is the Total Tax Rate multiplied by (1 - Property Tax Relief Credit Rate). For taxes beginning with Payable 2009, the Property Tax Relief Credit has been eliminated by the State.

(3) For the 2001 Pay 2002 tax year and subsequent years, property is valued at True Tax Value rather than Assessed Value. This has generally resulted in net assessed valuations being approximately three times higher than prior years.

(4) The Pay 2011 - Pay 2015 and Pay 2017 tax rates have been reduced to the statutory tax cap rate of \$3.00 per \$100 AV.

(5) Annual tax increment revenue assumes 100% collection and will be different than actual tax increment revenue received.

TOWN OF AVON, INDIANA
AVON ECONOMIC DEVELOPMENT AREA

TIF (Redevelopment) Fund Analysis - Fund #4445 (Old Fund #471)

| | 2012 | 2013 | 2014 | 2015 | 2016 | 2017 | 2018 | 2019 |
|-------------------------------|--------------|--------------|--------------|---------------|---------------|---------------|---------------|---------------|
| Beginning Balance | \$ 5,937,390 | \$ 5,823,208 | \$ 7,400,646 | \$ 8,870,520 | \$ 10,087,276 | \$ 10,805,778 | \$ 10,348,275 | \$ 11,173,863 |
| Receipts | 2,262,865 | 2,780,174 | 2,955,788 | 3,041,729 | 2,953,216 | 3,017,038 | 3,174,782 | 3,441,535 |
| Reimbursements | | | | | | | | |
| <u>Disbursements</u> | | | | | | | | |
| Other Professional Services | \$ 889,099 | \$ 193,754 | \$ 323,410 | \$ 50,622 | \$ 111,622 | \$ 274,201 | \$ 413,778 | \$ 145,795 |
| Repairs & Maintenance | - | - | - | - | - | - | - | - |
| Debt (Police Station) | - | 82,116 | - | - | - | - | - | - |
| Ivy Tech | 60,000 | 15,000 | 30,000 | 30,000 | 30,000 | 15,000 | 15,000 | 30,000 |
| Trine | - | 10,000 | 20,000 | 40,000 | 20,000 | 10,000 | 25,000 | - |
| Early Redemption - 2005 Bonds | - | - | - | 578,722 | - | - | - | - |
| Early Redemption - 2010 Bonds | - | 465,000 | - | - | - | - | - | - |
| Contractual Services | - | - | - | - | - | 250 | - | - |
| Park Trail, Lake Improvements | - | - | - | - | - | 31,350 | - | - |
| Wheel Tax Bonds Payoff | 347,786 | - | - | - | - | - | - | - |
| Lease Rental / Debt Service | 516,182 | 436,866 | 685,570 | 418,910 | 650,105 | 644,421 | 636,737 | 636,419 |
| Capital Outlays | 563,980 | - | 426,934 | 706,719 | 1,422,987 | 2,499,319 | 1,258,679 | 2,228,462 |
| Total Disbursements | \$ 2,377,047 | \$ 1,202,736 | \$ 1,485,914 | \$ 1,824,973 | \$ 2,234,714 | \$ 3,474,541 | \$ 2,349,194 | \$ 3,040,676 |
| Ending Balance | \$ 5,823,208 | \$ 7,400,646 | \$ 8,870,520 | \$ 10,087,276 | \$ 10,805,778 | \$ 10,348,275 | \$ 11,173,863 | \$ 11,574,722 |
| Ending Balance per Books | \$ 5,823,208 | \$ 7,400,646 | \$ 8,870,520 | \$ 10,087,276 | \$ 10,805,778 | \$ 10,348,275 | \$ 11,173,863 | \$ 11,574,722 |
| Difference | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |

| | 2020 | 2021 | 2022 | 2023 | 2024 | 2025 | 2026 (1) |
|-------------------------------|---------------|---------------|---------------|--------------|--------------|--------------|--------------|
| Beginning Balance | \$ 11,574,722 | \$ 10,614,866 | \$ 12,812,485 | \$ 9,372,757 | \$ 8,087,738 | \$ 3,743,342 | \$ 4,669,806 |
| Receipts | 3,108,141 | 3,282,250 | 3,846,456 | 3,950,913 | 4,639,438 | 4,365,947 | - |
| Reimbursements | 1,798,963 | 989,488 | 875,000 | 1,126 | - | 1,799,456 | - |
| <u>Disbursements</u> | | | | | | | |
| Other Professional Services | \$ 527,183 | \$ 309,686 | \$ 105,407 | \$ 126,171 | \$ 22,016 | \$ 351,231 | \$ 75,332 |
| Repairs & Maintenance | - | - | - | - | - | - | - |
| Debt (Police Station) | - | - | - | - | - | - | - |
| Ivy Tech | - | - | - | - | - | - | - |
| Trine | - | - | - | - | - | - | - |
| Early Redemption - 2005 Bonds | - | - | - | - | - | - | - |
| Early Redemption - 2010 Bonds | - | - | - | - | - | - | - |
| Contractual Services | - | 29,254 | 8,798 | 85,682 | 84,567 | - | - |
| Park Trail, Lake Improvements | 302,852 | - | 6,986 | - | - | - | - |
| Wheel Tax Bonds Payoff | - | - | - | - | - | - | - |
| Lease Rental / Debt Service | 945,615 | 581,594 | 1,243,618 | 1,579,080 | 1,274,414 | 1,999,845 | 1,270,061 |
| Capital Outlays | 4,091,310 | 1,153,585 | 6,796,375 | 3,446,123 | 7,602,837 | 2,887,864 | 1,343,742 |
| Total Disbursements | \$ 5,866,960 | \$ 2,074,118 | \$ 8,161,184 | \$ 5,237,057 | \$ 8,983,834 | \$ 5,238,940 | \$ 2,689,134 |
| Ending Balance | \$ 10,614,866 | \$ 12,812,485 | \$ 9,372,757 | \$ 8,087,738 | \$ 3,743,342 | \$ 4,669,806 | \$ 1,980,672 |
| Ending Balance per Books | \$ 10,614,866 | \$ 12,812,485 | \$ 9,372,757 | \$ 8,087,738 | \$ 3,743,342 | \$ 4,669,806 | \$ 1,980,672 |
| Difference | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |

(1) As of March 1, 2026.

TOWN OF AVON, INDIANA
AVON ECONOMIC DEVELOPMENT AREA

TIF (Redevelopment) Debt Service Reserve Fund Analysis - Fund #3323 (Old Fund #311)

| | 2020 | 2021 | 2022 | 2023 | 2024 | 2025 | 2026 (1) |
|-------------------------------|-------------------|-------------------|-------------------|-------------------|-------------------|-------------------|-------------------|
| Beginning Balance | \$ 677,928 | \$ 677,928 | \$ 677,928 | \$ 677,928 | \$ 677,928 | \$ 677,928 | \$ 677,928 |
| Receipts | - | - | - | - | - | - | - |
| Reimbursements | - | - | - | - | - | - | - |
| <u>Disbursements</u> | | | | | | | |
| Other Professional Services | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |
| Repairs & Maintenance | - | - | - | - | - | - | - |
| Debt (Police Station) | - | - | - | - | - | - | - |
| Ivy Tech | - | - | - | - | - | - | - |
| Trine | - | - | - | - | - | - | - |
| Early Redemption - 2005 Bonds | - | - | - | - | - | - | - |
| Early Redemption - 2010 Bonds | - | - | - | - | - | - | - |
| Contractual Services | - | - | - | - | - | - | - |
| Park Trail, Lake Improvements | - | - | - | - | - | - | - |
| Wheel Tax Bonds Payoff | - | - | - | - | - | - | - |
| Lease Rental / Debt Service | - | - | - | - | - | - | - |
| Capital Outlays | - | - | - | - | - | - | - |
| Total Disbursements | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> |
| Ending Balance | <u>\$ 677,928</u> | <u>\$ 677,928</u> | <u>\$ 677,928</u> | <u>\$ 677,928</u> | <u>\$ 677,928</u> | <u>\$ 677,928</u> | <u>\$ 677,928</u> |
| Ending Balance per Books | <u>\$ 677,928</u> | <u>\$ 677,928</u> | <u>\$ 677,928</u> | <u>\$ 677,928</u> | <u>\$ 677,928</u> | <u>\$ 677,928</u> | <u>\$ 677,928</u> |
| Difference | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> |

(1) As of March 1, 2026.

TOWN OF AVON, INDIANA
AVON ECONOMIC DEVELOPMENT AREA

Redevelopment Authority Funds - Held by Huntington Bank as Trustee

2020 Bonds
Year Ended December 31, 2022

| | Costs of Issuance Fund | Construction Fund | Reserve Fund | Operation and Reserve Fund | Sinking Fund | Totals |
|----------------------------|---------------------------|----------------------|-----------------|-------------------------------|-----------------|-----------------|
| Beginning Balance | \$ 107,728.17 | \$ 1,388,690.93 | \$ 829,310.86 | \$ 48,983.19 | \$ 196.29 | \$ 2,374,909.44 |
| <u>Receipts</u> | | | | | | |
| Interest | 268.48 | 463.53 | 3,754.04 | 208.27 | 149.84 | 4,844.16 |
| Transfer In | | | | 47,647.05 | 43,170.92 | 90,817.97 |
| Lease Payment | | | | | 609,000.00 | 609,000.00 |
| <u>Expenditures</u> | | | | | | |
| Expenses | 50,000.00 | 1,389,145.94 | | | | 1,439,145.94 |
| Debt Service | | | | 43,003.70 | 605,300.00 | 648,303.70 |
| Transfer Out | | | 605.95 | | 47,208.32 | 47,814.27 |
| Ending Balance | \$ 57,996.65 | \$ 8.52 | \$ 832,458.95 | \$ 53,834.81 | \$ 8.73 | \$ 944,307.66 |
| Per Books | \$ 57,996.65 | \$ 8.52 | \$ 832,458.95 | \$ 53,834.81 | \$ 8.73 | \$ 944,307.66 |
| Difference | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |

Year Ended December 31, 2023

| | Costs of Issuance Fund | Construction Fund | Reserve Fund | Operation and Reserve Fund | Sinking Fund | Totals |
|----------------------------|---------------------------|----------------------|-----------------|-------------------------------|-----------------|---------------|
| Beginning Balance | \$ 57,996.65 | \$ 8.52 | \$ 832,458.95 | \$ 53,834.81 | \$ 8.73 | \$ 944,307.66 |
| <u>Receipts</u> | | | | | | |
| Interest | 1,812.81 | 0.28 | 26,923.97 | 715.76 | 1,915.55 | 31,368.37 |
| Transfer In | | | | 663.21 | 55,172.42 | 55,835.63 |
| Lease Payment | | | | | 741,000.00 | 741,000.00 |
| <u>Expenditures</u> | | | | | | |
| Expenses | 3,500.00 | | | | | 3,500.00 |
| Debt Service | | | | | 776,000.00 | 776,000.00 |
| Transfer Out | | | 19,030.84 | 36,641.58 | 663.21 | 56,335.63 |
| Ending Balance | \$ 56,309.46 | \$ 8.80 | \$ 840,352.08 | \$ 18,572.20 | \$ 21,433.49 | \$ 936,676.03 |
| Per Books | \$ 56,309.46 | \$ 8.80 | \$ 840,352.08 | \$ 18,572.20 | \$ 21,433.49 | \$ 936,676.03 |
| Difference | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |

TOWN OF AVON, INDIANA
AVON ECONOMIC DEVELOPMENT AREA

Redevelopment Authority Funds - Held by Bond Trustee

2020 Bonds

Year Ended December 31, 2024

| | Costs of Issuance Fund | Construction Fund | Reserve Fund | Operation and Reserve Fund | Sinking Fund | Totals |
|----------------------------|---------------------------|----------------------|----------------------|-------------------------------|-----------------|----------------------|
| Beginning Balance | \$ 56,309.46 | \$ 8.80 | \$ 840,352.08 | \$ 18,572.20 | \$ 21,433.49 | \$ 936,676.03 |
| <u>Receipts</u> | | | | | | |
| Interest | 2,229.64 | 0.36 | 32,797.91 | 1,908.10 | 2,732.86 | 39,668.87 |
| Transfer In | | | | | | - |
| Lease Payment | | | | 43,261.50 | 803,006.97 | 846,268.47 |
| <u>Expenditures</u> | | | | | | |
| Expenses | - | | 14,006.97 | 500.00 | 43,261.50 | 57,768.47 |
| Debt Service | | | | | 783,900.00 | 783,900.00 |
| Transfer Out | | | | | | - |
| Ending Balance | <u>\$ 58,539.10</u> | <u>\$ 9.16</u> | <u>\$ 859,143.02</u> | <u>\$ 63,241.80</u> | <u>\$ 11.82</u> | <u>\$ 980,944.90</u> |
| Per Books | <u>\$ 58,539.10</u> | <u>\$ 9.16</u> | <u>\$ 859,143.02</u> | <u>\$ 63,241.80</u> | <u>\$ 11.82</u> | <u>\$ 980,944.90</u> |
| Difference | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> |

Year Ended December 31, 2025

| | Costs of Issuance Fund | Construction Fund | Reserve Fund | Operation and Reserve Fund | Sinking Fund | Totals |
|----------------------------|---------------------------|----------------------|----------------------|-------------------------------|---------------------|------------------------|
| Beginning Balance | \$ 58,539.10 | \$ 9.16 | \$ 859,143.02 | \$ 63,241.80 | \$ 11.82 | \$ 980,944.90 |
| <u>Receipts</u> | | | | | | |
| Interest | 1,010.14 | 0.16 | 23,558.73 | 2,651.77 | 16,862.91 | 44,083.71 |
| Transfer In | | | | | | - |
| Lease Payment | - | - | - | 103,044.83 | 832,057.52 | 935,102.35 |
| <u>Expenditures</u> | | | | | | |
| Expenses | - | 9.32 | 48,247.33 | 1,288.15 | 835,287.57 | 884,832.37 |
| Debt Service | 59,549.24 | - | - | - | - | 59,549.24 |
| Transfer Out | | | | | | - |
| Ending Balance | <u>\$ -</u> | <u>\$ -</u> | <u>\$ 834,454.42</u> | <u>\$ 167,650.25</u> | <u>\$ 13,644.68</u> | <u>\$ 1,015,749.35</u> |
| Per Books | <u>\$ -</u> | <u>\$ -</u> | <u>\$ 834,454.42</u> | <u>\$ 167,650.25</u> | <u>\$ 13,644.68</u> | <u>\$ 1,015,749.35</u> |
| Difference | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> |

TOWN OF AVON, INDIANA
AVON ECONOMIC DEVELOPMENT AREA

Redevelopment Authority Funds - Held by Bond Trustee

2025 Bonds

Year Ended December 31, 2025

| | Costs of Issuance Fund | Construction Fund | Reserve Fund | Operation and Reserve Fund | Sinking Fund | Totals |
|----------------------------|---------------------------|-------------------------|------------------------|-------------------------------|-----------------|-------------------------|
| Beginning Balance | \$ - | \$ - | \$ - | \$ - | \$ - | - |
| <u>Receipts</u> | | | | | | - |
| Cash Receipts | 181,554.05 | 10,925,085.00 | 1,170,500.00 | 18,653.09 | 545,500.00 | 12,841,292.14 |
| Interest/Income | 76.98 | 203,694.70 | 1,192,084.41 | 64.83 | 15,638.86 | 1,411,559.78 |
| Transfer In | - | - | - | - | - | - |
| Lease Payment | - | - | - | - | - | - |
| <u>Expenditures</u> | | | | | | - |
| Expenses | 177,183.00 | 53,798.11 | 14,176.79 | - | 18,653.09 | 263,810.99 |
| Debt Service | - | - | - | - | 542,482.64 | 542,482.64 |
| Transfer Out | - | - | - | - | - | - |
| Ending Balance | <u>\$ 4,448.03</u> | <u>\$ 11,074,981.59</u> | <u>\$ 1,177,907.62</u> | <u>\$ 18,717.92</u> | <u>\$ 3.13</u> | <u>\$ 13,446,558.29</u> |
| Per Books | <u>\$ 4,448.03</u> | <u>\$ 11,074,981.59</u> | <u>\$ 1,177,907.62</u> | <u>\$ 18,717.92</u> | <u>\$ 3.13</u> | <u>\$ 13,446,558.29</u> |
| Difference | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> |

TOWN OF AVON, INDIANA
AVON ECONOMIC DEVELOPMENT AREA

Redevelopment District Bonds of 2014

Final Debt Service Schedule

| <u>Date</u> | <u>Principal</u> | <u>Interest Rate</u> | <u>Interest Amount</u> | <u>Semi-Annual Debt Service</u> | <u>Annual Debt Service</u> |
|-------------|---------------------|--------------------------|----------------------------|-------------------------------------|--------------------------------|
| 1/1/2021 | | | | | |
| 7/1/2021 | \$ 200,000 | 2.69% | \$ 47,344 | \$ 247,344 | |
| 1/1/2022 | 200,000 | 2.69% | 44,654 | 244,654 | \$ 491,998 |
| 7/1/2022 | 200,000 | 2.69% | 41,964 | 241,964 | |
| 1/1/2023 | 200,000 | 2.69% | 39,274 | 239,274 | 481,238 |
| 7/1/2023 | 200,000 | 2.69% | 36,584 | 236,584 | |
| 1/1/2024 | 210,000 | 2.69% | 33,894 | 243,894 | 480,478 |
| 7/1/2024 | 210,000 | 2.69% | 31,070 | 241,070 | |
| 1/1/2025 | 220,000 | 2.69% | 28,245 | 248,245 | 489,315 |
| 7/1/2025 | 220,000 | 2.69% | 25,286 | 245,286 | |
| 1/1/2026 | 220,000 | 2.69% | 22,327 | 242,327 | 487,613 |
| 7/1/2026 | 230,000 | 2.69% | 19,368 | 249,368 | |
| 1/1/2027 | 230,000 | 2.69% | 16,275 | 246,275 | 495,643 |
| 7/1/2027 | 240,000 | 2.69% | 13,181 | 253,181 | |
| 1/1/2028 | 240,000 | 2.69% | 9,953 | 249,953 | 503,134 |
| 7/1/2028 | 250,000 | 2.69% | 6,725 | 256,725 | |
| 1/1/2029 | 250,000 | 2.69% | 3,363 | 253,363 | 510,088 |
| Total | <u>\$ 3,520,000</u> | | <u>\$ 419,506</u> | <u>\$ 3,939,506</u> | <u>\$ 3,939,506</u> |

Note: The Bonds are callable on 1/1/23 at par.

TOWN OF AVON, INDIANA
AVON ECONOMIC DEVELOPMENT AREA

Economic Development Lease Rental Bonds of 2020

Final Debt Service Schedule

| Date | Principal Amount | Interest Rate | Interest Amount | Semi-Annual Debt Service | Annual Debt Service | Semi-Annual Lease Payments |
|--------------|------------------------|------------------|------------------------|-----------------------------|-------------------------|----------------------------------|
| 12/29/2020 | | | | \$ - | | |
| 8/1/2021 | \$ 100,000.00 | 2.00% | \$ 111,535.56 | 211,535.56 | | \$ 260,500 |
| 2/1/2022 | 210,000.00 | 2.00% | 93,700.00 | 303,700.00 | \$ 515,235.56 | 260,500 |
| 8/1/2022 | 210,000.00 | 2.00% | 91,600.00 | 301,600.00 | | 348,500 |
| 2/1/2023 | 300,000.00 | 2.00% | 89,500.00 | 389,500.00 | 691,100.00 | 348,500 |
| 8/1/2023 | 300,000.00 | 2.00% | 86,500.00 | 386,500.00 | | 392,500 |
| 2/1/2024 | 310,000.00 | 2.00% | 83,500.00 | 393,500.00 | 780,000.00 | 392,500 |
| 8/1/2024 | 310,000.00 | 2.00% | 80,400.00 | 390,400.00 | | 396,500 |
| 2/1/2025 | 320,000.00 | 2.00% | 77,300.00 | 397,300.00 | 787,700.00 | 396,500 |
| 8/1/2025 | 320,000.00 | 2.00% | 74,100.00 | 394,100.00 | | 400,000 |
| 2/1/2026 | 330,000.00 | 2.00% | 70,900.00 | 400,900.00 | 795,000.00 | 400,000 |
| 8/1/2026 | 340,000.00 | 2.00% | 67,600.00 | 407,600.00 | | 413,500 |
| 2/1/2027 | 350,000.00 | 2.00% | 64,200.00 | 414,200.00 | 821,800.00 | 413,500 |
| 8/1/2027 | 350,000.00 | 2.00% | 60,700.00 | 410,700.00 | | 416,500 |
| 2/1/2028 | 360,000.00 | 2.00% | 57,200.00 | 417,200.00 | 827,900.00 | 416,500 |
| 8/1/2028 | 360,000.00 | 2.00% | 53,600.00 | 413,600.00 | | 414,500 |
| 2/1/2029 | 360,000.00 | 2.00% | 50,000.00 | 410,000.00 | 823,600.00 | 414,500 |
| 8/1/2029 | 370,000.00 | 2.00% | 46,400.00 | 416,400.00 | | 417,500 |
| 2/1/2030 | 370,000.00 | 2.00% | 42,700.00 | 412,700.00 | 829,100.00 | 417,500 |
| 8/1/2030 | 370,000.00 | 2.00% | 39,000.00 | 409,000.00 | | 415,000 |
| 2/1/2031 | 380,000.00 | 2.00% | 35,300.00 | 415,300.00 | 824,300.00 | 415,000 |
| 8/1/2031 | 380,000.00 | 2.00% | 31,500.00 | 411,500.00 | | 417,500 |
| 2/1/2032 | 390,000.00 | 2.00% | 27,700.00 | 417,700.00 | 829,200.00 | 417,500 |
| 8/1/2032 | 390,000.00 | 2.00% | 23,800.00 | 413,800.00 | | 414,500 |
| 2/1/2033 | 390,000.00 | 2.00% | 19,900.00 | 409,900.00 | 823,700.00 | 414,500 |
| 8/1/2033 | 400,000.00 | 2.00% | 16,000.00 | 416,000.00 | | 416,500 |
| 2/1/2034 | 400,000.00 | 2.00% | 12,000.00 | 412,000.00 | 828,000.00 | 416,500 |
| 8/1/2034 | 400,000.00 | 2.00% | 8,000.00 | 408,000.00 | | 408,500 |
| 2/1/2035 | 400,000.00 | 2.00% | 4,000.00 | 404,000.00 | 812,000.00 | 408,500 |
| Total | \$ 9,470,000.00 | | \$ 1,518,635.56 | \$ 10,988,635.56 | \$ 10,988,635.56 | \$ 11,064,000 |

**TOWN OF AVON, INDIANA
AVON ECONOMIC DEVELOPMENT AREA**

Lease Rental Bonds of 2025

Final Debt Service Schedule

| Date | Principal | Interest Rate | Interest Amount | Semi-Annual Debt Service | Annual Debt Service | Semi-Annual Lease Payments |
|-----------|----------------------|------------------|---------------------|-----------------------------|------------------------|----------------------------------|
| 3/26/2025 | | | | | | |
| 8/1/2025 | \$ 355,000 | 5.00% | \$ 187,483 | \$ 542,483 | | \$ 545,500 |
| 2/1/2026 | 360,000.00 | 5.00% | 261,100.00 | 621,100 | \$ 1,163,583 | 624,500 |
| 8/1/2026 | 335,000.00 | 5.00% | 252,100.00 | 587,100 | | 590,500 |
| 2/1/2027 | 330,000.00 | 5.00% | 243,725.00 | 573,725 | 1,160,825 | 576,500 |
| 8/1/2027 | 345,000.00 | 5.00% | 235,475.00 | 580,475 | | 583,500 |
| 2/1/2028 | 350,000.00 | 5.00% | 226,850.00 | 576,850 | 1,157,325 | 579,500 |
| 8/1/2028 | 365,000.00 | 5.00% | 218,100.00 | 583,100 | | 586,500 |
| 2/1/2029 | 365,000.00 | 5.00% | 208,975.00 | 573,975 | 1,157,075 | 576,500 |
| 8/1/2029 | 385,000.00 | 5.00% | 199,850.00 | 584,850 | | 587,500 |
| 2/1/2030 | 385,000.00 | 5.00% | 190,225.00 | 575,225 | 1,160,075 | 578,500 |
| 8/1/2030 | 260,000.00 | 5.00% | 180,600.00 | 440,600 | | 443,500 |
| 2/1/2031 | 255,000.00 | 5.00% | 174,100.00 | 429,100 | 869,700 | 432,500 |
| 8/1/2031 | 265,000.00 | 5.00% | 167,725.00 | 432,725 | | 435,500 |
| 2/1/2032 | 275,000.00 | 5.00% | 161,100.00 | 436,100 | 868,825 | 439,500 |
| 8/1/2032 | 280,000.00 | 5.00% | 154,225.00 | 434,225 | | 437,500 |
| 2/1/2033 | 285,000.00 | 5.00% | 147,225.00 | 432,225 | 866,450 | 435,500 |
| 8/1/2033 | 295,000.00 | 5.00% | 140,100.00 | 435,100 | | 438,500 |
| 2/1/2034 | 300,000.00 | 5.00% | 132,725.00 | 432,725 | 867,825 | 435,500 |
| 8/1/2034 | 310,000.00 | 5.00% | 125,225.00 | 435,225 | | 438,500 |
| 2/1/2035 | 315,000.00 | 5.00% | 117,475.00 | 432,475 | 867,700 | 435,500 |
| 8/1/2035 | 480,000.00 | 5.00% | 109,600.00 | 589,600 | | 592,500 |
| 2/1/2036 | 480,000.00 | 5.00% | 97,600.00 | 577,600 | 1,167,200 | 580,500 |
| 8/1/2036 | 500,000.00 | 4.00% | 85,600.00 | 585,600 | | 588,500 |
| 2/1/2037 | 505,000.00 | 4.00% | 75,600.00 | 580,600 | 1,166,200 | 583,500 |
| 8/1/2037 | 525,000.00 | 4.00% | 65,500.00 | 590,500 | | 593,500 |
| 2/1/2038 | 525,000.00 | 4.00% | 55,000.00 | 580,000 | 1,170,500 | 583,500 |
| 8/1/2038 | 545,000.00 | 4.00% | 44,500.00 | 589,500 | | 592,500 |
| 2/1/2039 | 545,000.00 | 4.00% | 33,600.00 | 578,600 | 1,168,100 | 581,500 |
| 8/1/2039 | 570,000.00 | 4.00% | 22,700.00 | 592,700 | | 595,500 |
| 2/1/2040 | 565,000.00 | 4.00% | 11,300.00 | 576,300 | 1,169,000 | 579,500 |
| | <u>\$ 11,655,000</u> | | <u>\$ 4,325,383</u> | <u>\$ 15,980,383</u> | <u>\$ 15,980,383</u> | <u>\$ 16,072,000</u> |

APPENDIX A

Parcel Analysis

TOWN OF AVON, INDIANA
AVON ECONOMIC DEVELOPMENT AREA

Parcel Analysis - Original Area #1 and Expansion Area #2

| Parcel # | Owner's Name | AV 23 Pay 24 | AV 24 Pay 25 | AV 25 Pay 26 |
|--------------------------|--|-----------------|-----------------|-----------------|
| 32-09-07-100-023.000-031 | CHURCHYARD LLC | \$ 2,356,000 | \$ 3,064,100 | \$ 3,533,200 |
| 32-09-07-115-001.000-031 | ROCKVILLE STATION LLC 50%VALLEY VIEW R | 331,500 | 331,500 | 366,500 |
| 32-09-07-115-002.000-031 | ROCKVILLE STATION LLC 50% | 1,986,500 | 1,891,400 | 2,430,600 |
| 32-09-07-116-001.000-031 | WH CAPITAL LLC | 603,200 | 603,200 | 575,600 |
| 32-10-02-351-002.000-031 | HENCO PARTNERS LLC | 532,500 | 532,500 | 633,900 |
| 32-10-02-375-001.000-031 | F & W Properties LLC | 1,100 | 1,300 | 1,128 |
| 32-10-02-375-002.000-031 | F & W Properties LLC | 1,100 | 1,300 | 1,128 |
| 32-10-02-375-003.000-031 | F & W Properties LLC | 1,100 | 1,300 | 1,128 |
| 32-10-02-377-004.000-031 | KINGSWAY COMMUNITY CARE CENTER INC | - | - | - |
| 32-10-02-377-006.000-031 | RJD PROPERTIES LLC | 804,900 | 804,900 | 963,200 |
| 32-10-02-395-001.000-031 | MDC COAST 4 LLC | 1,112,900 | 1,112,900 | 1,414,200 |
| 32-10-02-450-001.000-031 | Eaton Michael P | 1,700 | 2,100 | 2,200 |
| 32-10-02-450-002.000-031 | AJM LLC AVON IN | - | - | - |
| 32-10-02-450-003.000-031 | ROUMELIOTIS PETROS | - | - | - |
| 32-10-02-451-001.000-031 | Eaton Michael P | 1,300 | 1,600 | 1,700 |
| 32-10-02-451-002.000-031 | INDIANA PROPERTIES GROUP LLC | 1,851,000 | 1,744,700 | 2,187,000 |
| 32-10-02-451-004.000-031 | ADVANCED PROPERTY HOLDINGS, LLC | 1,127,600 | 1,127,600 | 1,539,800 |
| 32-10-02-451-005.000-031 | ADVANCED PROPERTY HOLDINGS, LLC | - | - | - |
| 32-10-02-452-002.000-031 | RWG PROPERTIES LLC | 693,200 | 665,800 | 1,211,600 |
| 32-10-02-452-003.000-031 | Lincoln Federal Savings Bank | 649,200 | 696,400 | 782,400 |
| 32-10-02-452-004.000-031 | M & I MARSHALL & ILSLEY BANK | 666,600 | 666,600 | 693,400 |
| 32-10-02-452-005.000-031 | MMPR AVON HOLDINGS LLC | 359,000 | 329,800 | 366,700 |
| 32-10-02-452-006.000-031 | ROWI AVON CHICK LLC | 308,300 | 1,659,500 | 2,107,700 |
| 32-10-02-477-001.000-031 | AJM LLC AVON IN | 3,593,800 | 3,927,700 | 4,089,500 |
| 32-10-02-477-002.000-031 | PKR 1 LLC | 1,206,400 | 1,344,500 | 1,415,100 |
| 32-10-02-477-003.000-031 | PKR 2 LLC | 489,500 | 489,500 | 468,300 |
| 32-10-03-495-001.000-031 | McDonalds Corporation Franchise Realty C | 1,802,300 | 1,802,300 | 2,307,200 |
| 32-10-03-496-001.000-031 | Flynn & Zinkan Holding LLC | 2,445,700 | 2,445,300 | 2,783,400 |
| 32-10-03-496-002.000-031 | Kroger Limited Partnership I | 5,814,975 | 6,097,600 | 6,086,400 |
| 32-10-03-496-003.000-031 | KROGER LIMITED PARTNERSHIP I | 799,200 | 766,500 | 813,200 |
| 32-10-03-496-004.000-031 | Flynn & Zinkan Holdings Llc | 4,400 | 4,400 | 4,400 |
| 32-10-03-498-001.000-031 | Conkle Funeral Home Inc | 207,400 | 207,400 | 207,400 |
| 32-10-10-220-011.000-031 | 6695 EAST US HIGHWAY 36 LLC | 859,300 | 755,900 | 947,200 |
| 32-10-10-235-025.000-031 | MAC'S CONVENIENCE STORES LLC | 947,700 | 905,000 | 1,119,400 |
| 32-10-10-235-026.000-031 | SVM PROPERTIES LLC | 254,200 | 254,200 | 254,200 |
| 32-10-11-106-001.000-031 | ACS Associates LLC | 552,800 | 552,800 | 645,700 |
| 32-10-11-130-003.000-031 | BARR PROPERTIES MASTER LLC | 439,300 | 413,700 | 517,600 |
| 32-10-11-135-001.000-031 | PHILLIPS SCOTT K & DARLENE M H/W | 804,700 | 804,700 | 1,280,100 |
| 32-10-11-135-002.000-031 | ANDERSON DR JOHN C & JULIA T H/W | 321,700 | 285,100 | 455,300 |

TOWN OF AVON, INDIANA

AVON ECONOMIC DEVELOPMENT AREA

Parcel Analysis - Original Area #1 and Expansion Area #2

(Continued)

| Parcel # | Owner's Name | AV | AV | AV |
|--------------------------|--|---------------|---------------|---------------|
| | | 23 Pay 24 | 24 Pay 25 | 25 Pay 26 |
| 32-10-11-140-001.000-031 | DOOM & DOOM LLC | \$ 439,200 | \$ 407,500 | \$ 514,400 |
| 32-10-11-140-003.000-031 | AMBORSKI PROPERTIES LLC | 706,000 | 678,800 | 919,400 |
| 32-10-11-145-001.000-031 | Avon Business Center Property Owners Ass | 15,400 | 15,400 | 15,400 |
| 32-10-11-145-002.000-031 | MCD REAL ESTATE LLC | 409,200 | 409,200 | 539,100 |
| 32-10-11-145-003.000-031 | JMHJ PROPERTIES LLC | 387,400 | 387,400 | 537,200 |
| 32-10-11-145-004.000-031 | Kruse Professional Suites LLC | 460,900 | 460,900 | 644,300 |
| 32-10-11-145-005.000-031 | D & R FUTURES REAL ESTATE LLC | 467,400 | 467,400 | 623,000 |
| 32-10-11-145-007.000-031 | SHADRACK ENTERPRISES LLC | 900,300 | 844,200 | 1,099,300 |
| 32-10-11-227-004.000-031 | Teachers' Retirement System | 1,732,100 | 1,663,400 | 1,918,800 |
| 32-10-11-229-001.000-031 | Lowe's Home Centers Inc | 7,814,200 | 8,833,400 | 7,871,100 |
| 32-10-11-501-001.000-031 | Mantooth Ralph L & Linda S | 143,300 | 143,300 | 198,300 |
| 32-10-11-501-002.000-031 | Mantooth Ralph L & Linda S | 110,300 | 110,300 | 148,800 |
| 32-10-11-501-003.000-031 | JMAN SQUARED LLC | 112,500 | 112,500 | 160,300 |
| 32-10-11-501-004.000-031 | JMAN SQUARED LLC | 130,300 | 130,300 | 177,500 |
| 32-10-12-105-003.000-031 | AVON SHOPPES LLC | 4,651,500 | 4,651,500 | 5,462,400 |
| 32-10-12-107-001.000-031 | RICKER REAL ESTATE HOLDINGS | 894,800 | 894,800 | 974,900 |
| 32-10-12-107-002.000-031 | M & D AVON LLC | 895,500 | 926,800 | 969,000 |
| 32-10-12-109-001.000-031 | CITIZENS BANK | 1,986,700 | 1,986,700 | 2,207,000 |
| 32-10-12-110-001.000-031 | OI-AVON LLC | 1,245,600 | 870,336 | 1,251,700 |
| 32-10-12-110-002.000-031 | Godby Properties LP | 2,322,000 | 2,322,000 | 2,601,300 |
| 32-10-12-110-003.000-031 | Kingston Properties LLC | 1,229,900 | 1,060,000 | 1,196,700 |
| 32-10-12-110-004.000-031 | MATTCON HOLDINGS LLC | 1,696,300 | 1,625,400 | 1,625,400 |
| 32-10-12-110-005.000-031 | WRIGHT'S PROPERTY GROUP LLC | 227,000 | 227,000 | 227,000 |
| 32-10-12-112-001.000-031 | Motels Of Avon LLP | 1,646,100 | 1,646,100 | 2,251,700 |
| 32-10-12-112-002.000-031 | CAMBRIDGE PROPERTIES OF AVON LLC | 947,400 | 925,100 | 925,000 |
| 32-10-12-112-003.000-031 | BAILEY DEVELOPMENT LLC | 1,252,800 | 1,252,800 | 1,412,200 |
| 32-10-12-112-004.000-031 | MARCOR HOLDINGS LLC | 526,300 | 677,400 | 748,600 |
| 32-10-12-114-001.000-031 | AVON MAP LLC | 744,500 | 744,500 | 1,003,800 |
| 32-10-12-114-004.000-031 | Avon Commerce Pk Own Assoc Inc | - | - | - |
| 32-10-12-114-005.000-031 | CONRAD BUILDING LLC | 864,000 | 727,600 | 1,173,800 |
| 32-10-12-114-006.000-031 | AVON DENTAL CENTRE INC | 314,700 | 314,700 | 314,700 |
| 32-10-12-114-007.000-031 | MCCOOL'S CARPET INC | 1,163,400 | 1,117,200 | 1,312,200 |
| | Total | \$ 70,369,075 | \$ 72,929,036 | \$ 83,231,784 |
| | Less Base (1) | \$ 11,753,719 | \$ 12,002,077 | \$ 13,252,211 |
| | Net TIF | \$ 58,615,356 | \$ 60,926,959 | \$ 69,979,573 |

(1) Base assessed value per TIF Neutralization Analysis

TOWN OF AVON, INDIANA
AVON ECONOMIC DEVELOPMENT AREA

Parcel Analysis #3

| Parcel # | Owner's Name | AV 23 Pay 24 | AV 24 Pay 25 | AV 25 Pay 26 |
|--------------------------|---------------------------|----------------------|----------------------|----------------------|
| 32-09-06-351-001.000-031 | MURPHY OIL USA INC | \$ 727,600 | \$ 727,600 | \$ 764,000 |
| 32-09-06-359-001.000-031 | H2AVON LLC | 7,000 | 8,400 | 8,800 |
| 32-09-06-359-002.000-031 | NATVER LLP | 3,440,400 | 3,440,400 | 3,549,400 |
| 32-09-06-359-003.000-031 | NATVER LLP | 509,000 | 509,000 | 509,000 |
| 32-09-06-359-004.000-031 | RANJAN LLC | 8,757,600 | 8,757,600 | 9,000,000 |
| 32-09-06-375-003.000-031 | WAL-MART REALTY COMPANY | 373,000 | 373,000 | 373,000 |
| 32-09-06-375-004.000-031 | HALLE PROPERTIES LLC | 1,283,700 | 1,283,700 | 1,415,600 |
| 32-09-06-375-005.000-031 | TABOO LLC | 1,665,300 | 1,664,800 | 1,897,800 |
| 32-09-06-376-005.000-031 | POPEYES LOUISIANA KITCHEN | 912,000 | 912,000 | 1,130,600 |
| 32-09-06-376-006.000-031 | LAND BEARON LLC | 1,350,000 | 1,747,500 | 1,805,700 |
| 32-09-06-376-007.000-031 | MCL AVON LLC | 1,999,500 | 1,897,100 | 2,153,900 |
| 32-09-06-376-008.000-031 | GOODWILL INDUSTRIES OF | - | - | - |
| 32-09-06-377-001.000-031 | CRO & DEN LLC | 2,287,700 | 2,287,700 | 2,493,100 |
| 32-09-06-377-002.000-031 | FIRST FINANCIAL BANK NA | 1,255,100 | 1,255,100 | 1,427,100 |
| 32-09-06-478-002.000-031 | SVC ABS LLC | 1,280,000 | 1,209,700 | 1,347,100 |
| 32-09-06-478-003.000-031 | CFT DEVELOPMENTS LLC | 787,300 | 785,800 | 768,000 |
| 32-09-06-478-004.000-031 | OLD NATIONAL BANK | 1,523,500 | 1,476,200 | 1,697,700 |
| 32-09-06-478-005.000-031 | CORDOBA INDY I LLC | 2,796,900 | 2,400,000 | 2,574,600 |
| | Total | <u>\$ 30,955,600</u> | <u>\$ 30,735,600</u> | <u>\$ 32,915,400</u> |
| | Less Base (1) | <u>\$ 1,168,682</u> | <u>\$ 1,175,343</u> | <u>\$ 1,249,425</u> |
| | Net TIF | <u>\$ 29,786,918</u> | <u>\$ 29,560,257</u> | <u>\$ 31,665,975</u> |
| | Less: Pass Through | | | |
| | Total | | | |

(1) Base assessed value per TIF Neutralization Analysis

TOWN OF AVON, INDIANA
AVON ECONOMIC DEVELOPMENT AREA

Parcel Analysis - Area #4

| Parcel # | Owner's Name | AV 23 Pay 24 | AV 24 Pay 25 | AV 25 Pay 26 |
|--------------------------|-------------------------------|----------------------|----------------------|----------------------|
| 32-09-06-478-006.000-031 | 216 GABLE CROSSING DRIVE LLC | \$ 9,700 | \$ 9,700 | \$ 9,700 |
| 32-09-06-479-002.000-031 | COLE HL AVON IN LLC | 3,877,600 | 3,627,900 | 3,662,100 |
| 32-09-06-480-001.000-031 | 216 GABLE CROSSING DRIVE LLC | 49,200 | 49,200 | 49,200 |
| 32-09-06-480-002.000-031 | NATIONAL RETAIL PROPERTIES LF | 4,229,700 | 4,229,700 | 5,215,500 |
| 32-09-06-484-001.000-031 | STORE MASTER FUNDING III LLC | 8,558,500 | 8,298,700 | 8,500,000 |
| 32-09-07-226-002.000-031 | STONYBROOK LAND DEVELOPMEI | 1,238,700 | 1,237,700 | 1,540,900 |
| 32-09-07-226-003.000-031 | AGHADJANIAN ARMEN | 1,737,100 | 1,736,100 | 1,829,700 |
| 32-09-07-226-009.000-031 | GAURI 1 LLC | 3,176,700 | 3,176,700 | 3,431,300 |
| 32-09-07-226-010.000-031 | ROSEPAX LLC | 2,231,100 | 2,173,900 | 2,552,400 |
| 32-09-07-227-002.000-031 | CORE AVON ASO LLC | - | 6,962,800 | 8,663,200 |
| 32-09-07-227-003.000-031 | CORE AVON SC LLC | - | 10,095,500 | 11,418,900 |
| 32-09-07-231-001.000-031 | CORE AVON SC LLC | 9,226,500 | - | - |
| 32-09-07-231-002.000-031 | AVON TOWN OF | - | - | - |
| 32-09-08-100-005.000-031 | Hendricks County | - | - | - |
| 32-09-08-100-008.000-031 | Hendricks County | - | - | - |
| 32-09-08-100-016.000-031 | AVIANA COMPANY II LTD | 7,800 | 7,800 | 7,800 |
| 32-09-08-100-017.000-031 | AVIANA COMPANY II LTD | 1,600 | 1,600 | 1,600 |
| 32-09-08-101-014.000-031 | HENDRICKS COUNTY BOARD OF | - | - | - |
| 32-09-08-101-015.000-031 | HENDRICKS COUNTY BOARD OF | - | - | - |
| 32-09-08-101-016.000-031 | HENDRICKS COUNTY BOARD OF | - | - | - |
| | | - | - | - |
| | Total | <u>\$ 34,344,200</u> | <u>\$ 41,607,300</u> | <u>\$ 46,882,300</u> |
| | Less Base (1) | <u>\$ 44,905</u> | <u>\$ 44,162</u> | <u>\$ 46,587</u> |
| | Net TIF | <u>\$ 34,299,295</u> | <u>\$ 41,563,138</u> | <u>\$ 46,835,713</u> |
| | Less: Pass Through | | | |
| | Total | | | |

(1) Base assessed value per TIF Neutralization Analysis

TOWN OF AVON, INDIANA
AVON ECONOMIC DEVELOPMENT AREA

Parcel Analysis - Area #5

| Parcel # | Owner's Name | AV 23 Pay 24 | AV 24 Pay 25 | AV 25 Pay 26 |
|--------------------------|---------------------------|-----------------|-----------------|-----------------|
| 32-09-07-100-025.000-031 | RAY SKILLMAN REALTY LLC | \$ 872,600 | \$ 872,600 | \$ 872,600 |
| 32-09-07-100-026.000-031 | AVON COLLISION REALTY LLC | 1,470,800 | 1,470,800 | 1,470,800 |
| 32-10-12-100-009.000-031 | HLF 2 LLC | 814,000 | 1,107,900 | 1,137,900 |
| 32-10-12-102-002.000-031 | CASCO REALTY LLC | 126,600 | 126,600 | 135,800 |
| 32-10-12-103-001.000-031 | J & P HOLDINGS LLC | 1,954,400 | 1,941,600 | 2,327,400 |
| 32-10-12-115-001.000-031 | BUCKS PROPERTIES LLC | 1,229,700 | 1,229,700 | 1,348,200 |
| 32-10-12-126-003.000-031 | CHURCHYARD LLC | 276,500 | 276,500 | 276,500 |
| 32-10-12-200-009.000-031 | PHOENIX FABRICATORS AND | 2,053,600 | 2,069,100 | 2,344,000 |
| 32-10-12-226-006.000-031 | CORNERSTONE AVON | 1,900 | 1,900 | 1,900 |
| 32-10-12-226-007.000-031 | CCI AVON MARKETPLACE MOB, | 5,527,000 | 5,527,000 | 5,700,000 |
| 32-10-12-226-008.000-031 | CORNERSTONE AVON | 3,700 | 1,922,500 | - |
| 32-10-12-226-009.000-031 | AVON HOSPITALITY LLC | 718,800 | 718,800 | 6,471,900 |
| 32-10-12-227-001.000-031 | CORNERSTONE AVON | 933,000 | - | - |
| 32-10-12-227-002.000-031 | HARLAN DEVELOPMENT - RSGS | 5,704,100 | 933,000 | 1,821,600 |
| 32-10-12-228-001.000-031 | ASBURY IN HON LLC | 240,500 | 5,704,100 | 6,355,200 |
| 32-10-12-228-002.000-031 | ASBURY IN HON LLC | 5,031,800 | 240,500 | 240,500 |
| 32-10-12-230-001.000-031 | CORNERSTONE AVON | 4,666,800 | - | - |
| 32-10-12-232-001.000-031 | AVON INVESTORS LLC | 6,600 | 5,031,800 | 5,921,700 |
| 32-10-12-232-002.000-031 | CORNERSTONE AVON | - | - | 7,445,900 |
| 32-10-12-233-001.000-031 | RAY SKILLMAN AVON REALTY | 5,151,500 | 4,666,800 | 4,684,000 |
| 32-10-12-233-002.000-031 | RAY SKILLMAN AVON REALTY | 1,152,700 | 7,900 | 8,300 |
| 32-10-12-234-001.000-031 | INU2914AN LP | 5,929,000 | 4,380,300 | 5,540,000 |
| 32-10-12-234-002.000-031 | ASBURY IN HON LLC | 4,195,800 | 1,089,500 | 1,089,500 |
| 32-10-12-235-001.000-031 | Avon Properties LLC | 1,611,600 | 5,689,600 | 5,956,400 |
| 32-10-12-235-002.000-031 | Avon Properties LLC | 11,300 | 4,903,600 | 5,804,300 |
| 32-10-12-236-001.000-031 | Avon Properties LLC | 2,816,700 | 1,611,600 | 1,537,300 |
| 32-10-12-236-002.000-031 | Avon Properties LLC | 4,985,800 | 11,300 | 11,300 |
| 32-10-12-237-001.000-031 | Avon Properties LLC | - | 3,343,700 | 3,373,900 |
| 32-10-12-237-002.000-031 | Avon Properties LLC | - | 4,985,800 | 5,185,900 |
| | Total | \$ 57,486,800 | \$ 59,864,500 | \$ 77,062,800 |
| | (1) Less Base | \$ 13,742,892 | \$ 13,614,672 | \$ 14,820,525 |
| | Net TIF | \$ 43,743,908 | \$ 46,249,828 | \$ 62,242,275 |

(1) Base assessed value per TIF Neutralization Analysis

TOWN OF AVON, INDIANA

AVON ECONOMIC DEVELOPMENT AREA

Parcel Analysis - Area #6

| Parcel # | Owner's Name | AV | AV | AV |
|--------------------------|--------------------------------|-----------------------|-----------------------|-----------------------|
| | | 23 Pay 24 | 24 Pay 25 | 25 Pay 26 |
| 32-09-07-400-004.000-031 | TOWN OF AVON | \$ - | \$ - | \$ - |
| 32-09-07-400-005.000-031 | TOWN OF AVON | - | - | - |
| 32-09-07-400-006.000-031 | TOWN OF AVON | - | - | - |
| 32-09-07-901-001.000-031 | Clev Cin Chicago & St Louis Rr | - | - | - |
| 32-09-07-901-002.000-031 | Clev Cin Chicago & St Louis Rr | - | - | - |
| 32-09-07-901-003.000-031 | Clev Cinn Chicago & St Louis | - | - | - |
| 32-09-07-901-004.000-031 | Clev Cin Chicago & St Louis Rr | - | - | - |
| 32-09-07-901-005.000-031 | Clev Cin Chicago & St Louis Rr | - | - | - |
| 32-09-07-901-006.000-031 | Clev Cin Chicago & St Louis Rr | - | - | - |
| 32-09-07-901-007.000-031 | Clev Cin Chicago & St Louis Rr | - | - | - |
| 32-09-07-901-008.000-031 | Clev Cin Chicago & St Louis Rr | - | - | - |
| 32-09-07-901-009.000-031 | Clev Cin Chicago & St Louis Rr | - | - | - |
| 32-09-07-901-010.000-031 | Clev Cin Chicago & St Louis Rr | - | - | - |
| 32-09-07-901-011.000-031 | Clev Cin Chicago & St Louis Rr | - | - | - |
| 32-09-08-100-018.000-031 | HENDRICKS COUNTY INDIANA | - | - | - |
| 32-09-08-901-002.000-031 | Clev Cin Chicago & St Louis Rr | - | - | - |
| 32-09-08-901-003.000-031 | Clev Cin Chicago & St Louis Rr | - | - | - |
| 32-09-08-901-004.000-031 | Clev Cin Chicago & St Louis Rr | - | - | - |
| 32-09-08-901-005.000-031 | Clev Cin Chicago & St Louis Rr | - | - | - |
| 32-09-08-901-006.000-031 | New York Central Lines | - | - | - |
| 32-10-11-901-003.000-031 | Clev Cin Chicago & St Louis Rr | - | - | - |
| 32-10-11-901-004.000-031 | New York Central Lines Llc | - | - | - |
| 32-10-12-600-002.000-031 | TOWN OF AVON | - | - | - |
| 32-10-12-600-004.000-031 | TOWN OF AVON | - | - | - |
| 32-10-12-901-002.000-031 | Clev Cin Chicago & St Louis Rr | - | - | - |
| 32-10-12-901-003.000-031 | Clev Cin Chicago & St Louis Rr | - | - | - |
| 32-10-12-901-004.000-031 | Clev Cin Chicago & St Louis Rr | - | - | - |
| 32-10-12-901-005.000-031 | New York Central Lines Llc | - | - | - |
| 32-10-12-901-006.000-031 | Clev Cin Chicago & St Louis Rr | - | - | - |
| 32-10-12-901-007.000-031 | Clev Cin Chicago & St Louis Rr | - | - | - |
| 32-10-12-901-008.000-031 | Clev Cin Chicago & St Louis Rr | - | - | - |
| 32-10-12-901-009.000-031 | Clev Cin Chicago & St Louis Rr | - | - | - |
| | Total | \$ - | \$ - | \$ - |
| | Less Base (1) | \$ - | \$ - | \$ - |
| | Net TIF | \$ - | \$ - | \$ - |
| | Less: Pass Through | | | |
| | Total | | | |
| | Total AV - All Areas | \$ 193,155,675 | \$ 205,136,436 | \$ 240,092,284 |
| | Total Base - All Areas | 26,710,198 | 26,836,254 | 29,368,748 |
| | Net TIF - All reas | \$ 166,445,477 | \$ 178,300,182 | \$ 210,723,536 |

(1) Base assessed value per TIF Neutralization Analysis

APPENDIX B

Other DLGF Information

TOWN OF AVON, INDIANA

2025 ANNUAL REPORT

Redevelopment Commission Members and Officers

Current Members

| | |
|---------------------------------|-------------------|
| President: | Bill Reed |
| Vice President: | Dave Kauffman |
| Secretary: | John Hanks |
| Member: | Bob Culler |
| Member: | Steven Eisenbarth |
| Non-Voting School Board Member: | Sheila Glass |

Commission Members Removed during 2025:

Commission Members Appointed during 2025:

TOWN OF AVON, INDIANA

2025 ANNUAL REPORT

Redevelopment Commission Employees

Name of Employee

Annual Salary

The Redevelopment Commission does not have any employees.

TOWN OF AVON, INDIANA

2025 ANNUAL REPORT

Redevelopment Commission - 2025 Grants and Loans

Name of Recipient:

**NO GRANTS OR LOANS
WERE MADE.**

Loan or Grant:

Amount:

Source of Funds:

Purpose for Which Recipient Expended Funds:

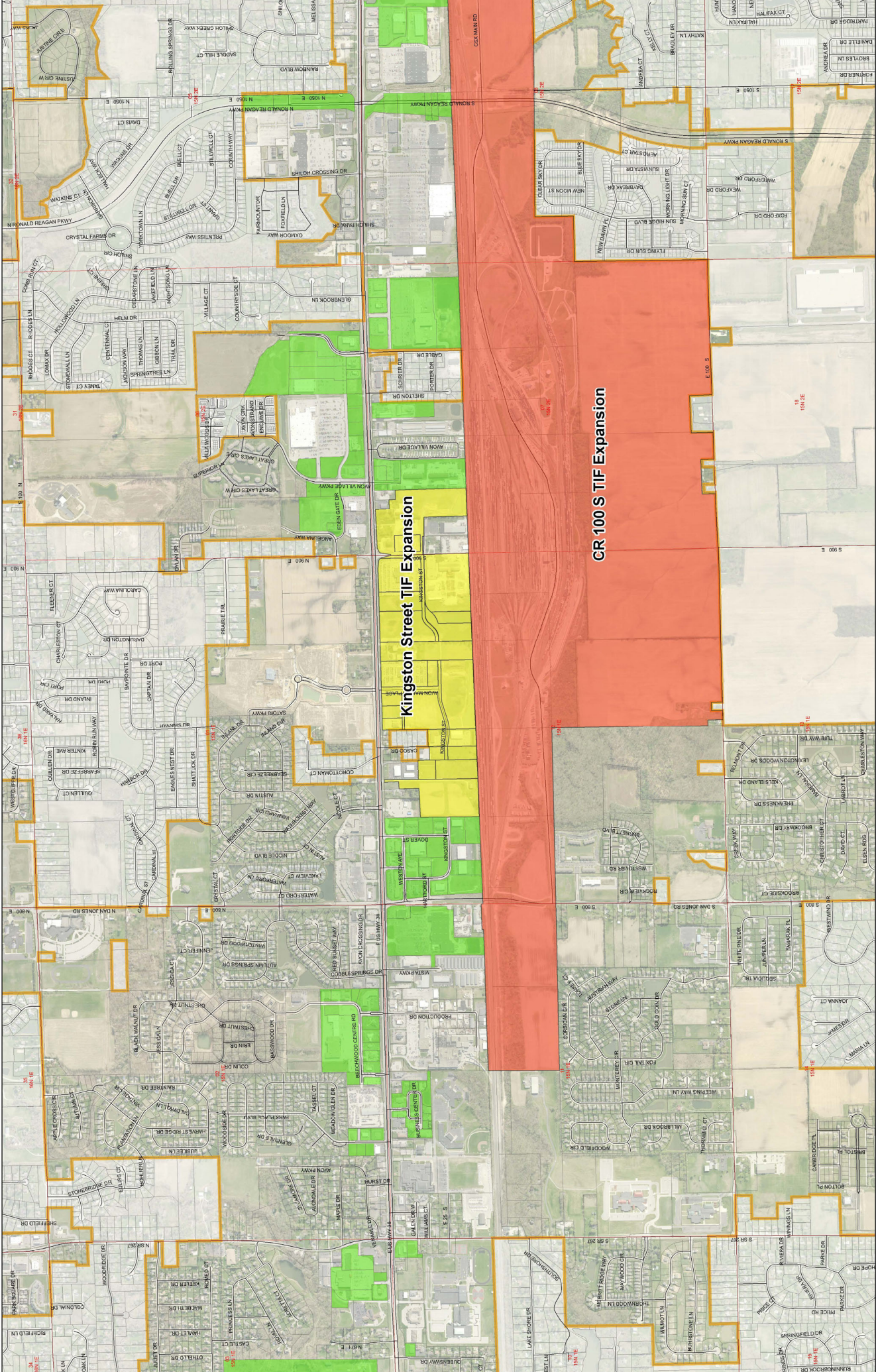
APPENDIX C

Map

Avon TIF Districts

14 November 2013

- Legend**
- TIFs Previously Completed
 - Kingston TIF Expansion
 - CR 100 S TIF Expansion
 - Sections
 - Avon Corporate Boundary



Kingston Street TIF Expansion

CR 100 S TIF Expansion

TOWN OF AVON, INDIANA

HENDRICKS REGIONAL HEALTH ECONOMIC DEVELOPMENT AREA

2025 TIF Annual Report to Fiscal Body

March 11, 2026



TOWN OF AVON, INDIANA

HENDRICKS REGIONAL HEALTH ECONOMIC DEVELOPMENT AREA

2025 TIF Annual Report to Fiscal Body

T A B L E O F C O N T E N T S

| | <u>Page</u> |
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| LETTER OF TRANSMITTAL | |
| EXHIBIT A - Purpose of Report | 1 |
| EXHIBIT B - General Information about the Area | 2 |
| EXHIBIT C - Summary of Findings | 3 |
| EXHIBIT D - Analysis of Avon Tax Rates | 4 |
| EXHIBIT E - Historical TIF Revenue | 5 |
| EXHIBIT F - TIF (Redevelopment) Fund #4446 (HRH) Analysis | 6 |
| EXHIBIT G - Taxable Economic Development Revenue Bonds, Series 2009 | 7 |
| APPENDIX A - Parcel Analysis | |
| APPENDIX B - Map | |
| APPENDIX C - Other DLGF Required Information | |



March 11, 2026

Mr. Ryan Cannon
Avon Town Manager
6570 E. U.S. Hwy. 36
Avon, Indiana 46123

RE: 2025 TIF ANNUAL REPORT TO FISCAL BODY

2680 East Main Street
Suite 223
Plainfield, IN 46168
Phone: 317-837-4933

Email Addresses:

greg@fsgcorp.com

fsg@fsgcorp.com

Mr. Cannon:

We have prepared a report entitled, "TOWN OF AVON, INDIANA, HENDRICKS REGIONAL HEALTH ECONOMIC DEVELOPMENT AREA, 2025 TIF Annual Report to Fiscal Body" (the "Report"), dated March 11, 2026, which we respectfully submit herewith. This Report is intended to meet the TIF reporting requirements of IC 36-7-14-13. The Redevelopment Commission must present this report to the Town Council by April 15. In addition, the Report should be submitted to the Department of Local Government Finance prior to April 15. Further, the Redevelopment Commission is required, by IC 36-7-14, to annually report to the County Auditor the amount of captured assessed value needed to fund the budget requirements of the Commission (including debt service).

The purpose of this Report is to set forth the historical revenue and expense for the Hendricks Regional Health tax increment financing (TIF) area and to calculate debt service coverage on the outstanding debt of the Redevelopment Commission. **For taxes payable in 2027, there is no excess captured assessed value.** The findings and conclusions of the Report are as found on EXHIBIT C.

This Report is not intended to be used in a financing unless consent is given by Financial Solutions Group, Inc. (FSG Corp.).

There will usually be differences between the projected and actual results because events and circumstances frequently do not occur as expected. Those differences may be material. We have no responsibility to update the Report for events and circumstances occurring after the date of the Report.

Sincerely,

Financial Solutions Group, Inc.

A handwritten signature in black ink, appearing to read "Gregory T. Guerrettaz", written over a white background.

Gregory T. Guerrettaz

TOWN OF AVON, INDIANA

HENDRICKS REGIONAL HEALTH ECONOMIC DEVELOPMENT AREA

PURPOSE OF REPORT

The purpose of this Report is to analyze the tax allocation area, known as the Hendricks Regional Health Economic Development Area, in an effort to give the Town some assurance that revenue will be sufficient to pay debt service and to determine what revenue may be available for projects in the area. In preparing our Report, we have analyzed a substantial amount of data and have arrived at certain conclusions as detailed and presented in our SUMMARY OF FINDINGS in this Report (EXHIBIT C).

This Report is designed to meet the requirements of IC 36-7-14-13, which requires the Redevelopment Commission to submit an annual report to the Town Council by April 15 each year. The Report should be submitted to the Department of Local Government Finance by April 15. In addition, this Report can be used by the Commission to determine how much captured assessed value, if any, can be passed through to underlying taxing districts. This determination must be made by June 15 each year and be sent to the County Auditor.

The approach for our Report is to detail where the District has been, where the District is now, and where the District will go in the future, from an economic point of view. We have set forth the parcel analysis, by year, as APPENDIX A to the Report.

TOWN OF AVON, INDIANA

HENDRICKS REGIONAL HEALTH ECONOMIC DEVELOPMENT AREA

GENERAL INFORMATION ABOUT THE AREA

Tax Increment Financing

The Town issued Bonds in 2009 to fund capital projects within the Hendricks Regional Health Allocation Area. The bond amortization was based on the projected incremental taxes to be received within the Allocation Area. The Bonds were called for early redemption in 2026.

Hendricks Regional Health Allocation Area

The Allocation Area was established in 2009 and consists of approximately 73 acres. The Redevelopment Commission issued Taxable Economic Development Bonds in order to fund infrastructure improvements in the Area, including utility and road improvements. Currently, a 100,000-square foot health care facility, which includes the Hendricks County YMCA, has been built in the Area.

Additional Projects

The Town is considering additional projects which would benefit the Area.

TOWN OF AVON, INDIANA

HENDRICKS REGIONAL HEALTH ECONOMIC DEVELOPMENT AREA

SUMMARY OF FINDINGS

Findings

As a result of our inquiries, due diligence and investigations incident to the preparations of this Report, we have the following general findings concerning the tax increment revenue in the Allocation Area:

1. A large development was completed and first assessed for taxes payable in 2020. The development has continued to grow and TIF revenue began to exceed debt service in 2022; and
2. The Bonds were fully redeemed in 2026.

Recommendations

1. The Town should take the parcel listings attached and map the parcels with GIS, creating a “new map”. The new map should then be compared to the original TIF maps.

TOWN OF AVON, INDIANA

HENDRICKS REGIONAL HEALTH ECONOMIC DEVELOPMENT AREA

Analysis of Avon Tax Rates

| <u>Taxing Unit</u> | <u>Payable 2026</u> | <u>Payable 2025</u> | <u>Payable 2024</u> | <u>Payable 2023</u> | <u>Payable 2022</u> |
|--------------------|-------------------------|-------------------------|-------------------------|-------------------------|-------------------------|
| State | \$ - | \$ - | \$ - | \$ - | \$ - |
| County | 0.2682 | 0.2691 | 0.2859 | 0.2855 | 0.3121 |
| Township | 0.4762 | 0.4119 | 0.4517 | 0.4013 | 0.4346 |
| Library | 0.0409 | 0.0395 | 0.0455 | 0.0427 | 0.0473 |
| School | 1.1978 | 1.3777 | 1.4377 | 1.4520 | 1.5294 |
| Town | 0.3337 | 0.3347 | 0.3274 | 0.3114 | 0.3392 |
| TIF Replacement | - | - | - | - | - |
| Gross Tax Rate | <u>\$ 2.3168</u> | <u>\$ 2.4329</u> | <u>\$ 2.5482</u> | <u>\$ 2.4929</u> | <u>\$ 2.6626</u> |
| Less: PTRC | | | | | |
| Net Tax Rate | <u>\$ 2.3168</u> | <u>\$ 2.4329</u> | <u>\$ 2.5482</u> | <u>\$ 2.4929</u> | <u>\$ 2.6626</u> |
| Increase | <u>\$ (0.1161)</u> | <u>\$ (0.1153)</u> | <u>\$ 0.0553</u> | <u>\$ (0.1697)</u> | <u>\$ (0.0287)</u> |

NOTE: All tax rates shown above do not include the School Referendum tax rates. For example the actual Pay 2026 total tax rate for Avon is \$2.6268, which includes a School Operating Referendum tax rate of \$.3100. This tax rate has been removed for this analysis.

TOWN OF AVON, INDIANA

HENDRICKS REGIONAL HEALTH ECONOMIC DEVELOPMENT AREA

Historical TIF Revenue

| Year of Assessment/ Collection | Estimated Captured Incremental Assessed Value (1) | Net Tax Rate per \$100 AV (2) | Annual Tax Increment Revenue |
|-----------------------------------|---|----------------------------------|------------------------------------|
| 2012/2013 | \$ 61,300 | \$ 3.0000 | \$ 1,839 |
| 2013/2014 | 88,100 | 3.0000 | 2,643 |
| 2014/2015 | 59,300 | 3.0000 | 1,779 |
| 2015/2016 | 57,900 | 3.0545 | 1,769 |
| 2016/2017 | 59,300 | 3.0000 | 1,779 |
| 2017/2018 | 59,300 | 2.8571 | 1,694 |
| 2018/2019 | 60,700 | 2.6666 | 1,619 |
| 2019/2020 | 25,397,000 | 2.0000 | 507,940 |
| 2020/2021 | 26,883,500 | 2.0000 | 537,670 |
| 2021/2022 | 47,418,000 | 2.2200 | 1,052,680 |
| 2022/2023 | 50,884,400 | 2.1643 | 1,101,291 |
| 2023/2024 | 51,708,200 | 2.1827 | 1,128,635 |
| 2024/2025 | 50,016,800 | 2.0700 | 1,035,348 |
| 2025/2026 | 48,882,368 | 2.3168 | 1,132,507 |

(1) Actual assessed value provided for Pay 2013 - Pay 2026

(2) The Pay 2013 - Pay 2015 and Pay 2017 tax rates have been reduced to the statutory tax cap rate of \$3.00 per \$100 AV. Pay 2020 - Pay 2026 tax rates have been reduced to the maximum tax rate for this type of development (residential).

TOWN OF AVON, INDIANA

HENDRICKS REGIONAL HEALTH ECONOMIC DEVELOPMENT AREA

TIF (Redevelopment) Fund #4446 (Old Fund #472) (HRH) Analysis

| | 2020 | 2021 | 2022 | 2023 | 2024 | 2025 | 2026 (1) |
|--------------------------|------------|-----------|-----------|-------------|--------------|--------------|--------------|
| Beginning Balance | \$ - | \$ - | \$286,068 | \$ 461,009 | \$ 1,089,574 | \$ 1,020,685 | \$ 1,073,281 |
| Receipts | 541,845 | 572,137 | 954,151 | 1,089,574 | 877,216 | 1,071,425 | - |
| <u>Disbursements</u> | | | | | | | |
| Other Professional Svcs. | \$ - | \$ - | - | - | - | - | - |
| Repairs & Maintenance | - | - | - | - | - | - | - |
| Debt Service | 541,845 | 286,068 | 779,210 | 461,009 | 946,105 | 1,018,829 | 1,060,821 |
| Capital Outlays | - | - | - | - | - | - | - |
| Total Disbursements | \$ 541,845 | \$286,068 | \$779,211 | \$ 461,009 | \$ 946,105 | \$ 1,018,829 | \$ 1,060,821 |
| Ending Balance | \$ - | \$286,068 | \$461,009 | \$1,089,574 | \$ 1,020,685 | \$ 1,073,281 | \$ 12,460 |
| Ending Balance per Books | \$ - | \$286,068 | \$461,009 | \$1,089,574 | \$ 1,020,685 | \$ 1,073,281 | \$ 12,460 |
| Difference | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |

(1) As of March 1, 2026.

TOWN OF AVON, INDIANA

HENDRICKS REGIONAL HEALTH ECONOMIC DEVELOPMENT AREA

Taxable Economic Development Revenue Bonds, Series 2009

Note: FULLY REDEEMED JANUARY 2026

| Date | Principal | Interest Rate | Interest Amount | Payment From HRH | Semi-Annual Debt Service | Annual Debt Service |
|----------|---------------------|---------------|-------------------|------------------|--------------------------|---------------------|
| 2/1/2025 | | | | | | |
| 8/1/2025 | | | 39,500 | - | \$ 39,500 | |
| 2/1/2026 | \$ 470,000 | 5.00% | 39,500 | - | 509,500 | \$ 549,000 |
| 8/1/2026 | | | 27,750 | - | 27,750 | |
| 2/1/2027 | 490,000 | 5.00% | 27,750 | - | 517,750 | 545,500 |
| 8/1/2027 | | | 15,500 | - | 15,500 | |
| 2/1/2028 | 520,000 | 5.00% | 15,500 | - | 535,500 | 551,000 |
| 8/1/2028 | | | 2,500 | - | 2,500 | |
| 2/1/2029 | 100,000 | 5.00% | 2,500 | - | 102,500 | 105,000 |
| 8/1/2029 | | | - | - | - | |
| 2/1/2030 | - | 5.00% | - | - | - | - |
| | <u>\$ 1,580,000</u> | | <u>\$ 170,500</u> | <u>\$ -</u> | <u>\$ 1,750,500</u> | <u>\$ 1,750,500</u> |

NOTES: HRH will make semi-annual interest payments until TIF revenue is available. Annual excess TIF, if any, will be used to repay HRH. No interest will be earned on the funds advanced by HRH for interest payments.

The 2029 and 2030 principal amounts were called for early redemption on 5/1/2024.

APPENDIX A

Parcel Analysis

TOWN OF AVON, INDIANA

HENDRICKS REGIONAL HEALTH ECONOMIC DEVELOPMENT AREA

Parcel Analysis

| Parcel # | Owner's Name | AV 18 Pay 19 | AV 19 Pay 20 | AV 20 Pay 21 | AV 21 Pay 22 | AV 22 Pay 23 | AV 23 Pay 24 | AV 24 Pay 25 | AV 25 Pay 26 |
|--------------------------|-------------------------------|------------------|----------------------|----------------------|----------------------|----------------------|----------------------|----------------------|----------------------|
| 32-10-01-405-001.000-031 | HENDRICKS REGIONAL HEALTH | | | | | | | | |
| 32-10-01-452-001.000-031 | HRH REAL ESTATE HOLDING CO | | | | | | | | |
| 32-10-01-453-001.000-031 | HRH REAL ESTATE HOLDING CO | | | | | | | | |
| 32-10-01-454-001.000-031 | HRH REAL ESTATE HOLDING CO | | | | | | | | |
| 32-10-01-455-001.000-031 | HRH REAL ESTATE HOLDING CO | | | | | | | | |
| 32-10-01-456-001.000-031 | HRH REAL ESTATE HOLDING CO | | | | | | | | |
| 32-10-01-457-001.000-031 | HRH REAL ESTATE HOLDING CO | | | | | | | | |
| 32-10-01-458-001.000-031 | JVM SATORI APARTMENTS, LLC | | \$ 25,318,900 | \$ 26,808,000 | \$ 30,604,300 | \$ 31,070,000 | \$ 31,058,400 | \$ 21,096,100 | \$ 19,687,360 |
| 32-10-01-458-002.000-031 | HRH REAL ESTATE HOLDING CO | | | | | | | | |
| 32-10-01-458-003.000-031 | C & C PROPERTIES AVON, LLC | | | | 937,400 | 937,400 | 1,745,800 | 1,745,800 | 2,067,800 |
| 32-10-01-458-004.000-031 | NATIONAL RETAIL PROPERTIES LP | | | | 660,000 | 5,010,200 | 5,010,200 | 5,158,700 | 5,182,300 |
| 32-10-01-459-001.000-031 | JVM SATORI APARTMENTS, LLC | | 5,500 | 5,500 | 12,349,600 | 12,712,200 | 12,710,600 | 20,942,500 | 20,589,008 |
| 32-10-01-459-002.000-031 | HRH REAL ESTATE HOLDING CO | | | | 1,717,900 | - | 109,500 | - | - |
| 32-10-01-459-003.000-031 | STATE BANK OF LIZTON | | | | 1,073,700 | 1,073,700 | 1,073,700 | 1,073,700 | 1,355,900 |
| 32-10-01-502-001.000-031 | HENDRICKS REGIONAL HEALTH | | | | | | | | |
| 32-10-01-502-002.000-031 | YMCA | | | | | | | | |
| 32-10-01-502-003.000-031 | HENDRICKS REGIONAL HEALTH | | | | | | | | |
| 32-10-01-502-004.000-031 | HENDRICKS REGIONAL HEALTH | | | | | | | | |
| 32-10-01-502-005.000-031 | HENDRICKS REGIONAL HEALTH | \$ 60,700 | 72,600 | 70,000 | 75,100 | 80,900 | - | - | - |
| 32-10-01-502-006.000-031 | HENDRICKS REGIONAL HEALTH | | | | | | | | |
| 32-10-01-502-007.000-031 | HENDRICKS REGIONAL HEALTH | | | | | | | | |
| | Total | <u>\$ 60,700</u> | <u>\$ 25,397,000</u> | <u>\$ 26,883,500</u> | <u>\$ 47,418,000</u> | <u>\$ 50,884,400</u> | <u>\$ 51,708,200</u> | <u>\$ 50,016,800</u> | <u>\$ 48,882,368</u> |
| | Less Base | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> |
| | Net TIF | <u>\$ 60,700</u> | <u>\$ 25,397,000</u> | <u>\$ 26,883,500</u> | <u>\$ 47,418,000</u> | <u>\$ 50,884,400</u> | <u>\$ 51,708,200</u> | <u>\$ 50,016,800</u> | <u>\$ 48,882,368</u> |

APPENDIX B

Map



HENDRICKS REGIONAL HEALTH/YMCA

Avon, Indiana

WONDERWALL
LAND DEVELOPMENT SERVICES, INC.
P.O. Box 381
Danville, Indiana 46122
(317) 718-0216 • Cellular: (317) 513-6283


KEVIN R. PARSONS & ASSOCIATES, INC.
CONSULTING ARCHITECTS • LAND PLANNERS • INTERIORS DESIGNERS

 **KRUSE**
CORPORAL FINANCIAL
Civil Engineers & Land Surveyors
7700 Business Center Drive
Avon, Indiana 46123-3531
(317) 272-0088 • Fax: (317) 272-2410

APPENDIX C

Other DLGF Required Information

TOWN OF AVON, INDIANA

2025 ANNUAL REPORT

Redevelopment Commission Members and Officers

Current Members

| | |
|---------------------------------|-------------------|
| President: | Bill Reed |
| Vice President: | Dave Kauffman |
| Secretary: | John Hanks |
| Member: | Bob Culler |
| Member: | Steven Eisenbarth |
| Non-Voting School Board Member: | Sheila Glass |

Commission Members Removed during 2025:

Commission Members Appointed during 2025:

TOWN OF AVON, INDIANA

2025 ANNUAL REPORT

Redevelopment Commission Employees

Name of Employee

Annual Salary

The Redevelopment Commission does not have any employees.

TOWN OF AVON, INDIANA

2025 ANNUAL REPORT

Redevelopment Commission - Grants and Loans

Name of Recipient:

**NO GRANTS OR LOANS
WERE MADE.**

Loan or Grant:

Amount:

Source of Funds:

Purpose for Which Recipient Expended Funds:

TOWN OF AVON, INDIANA

AVON LANDINGS ALLOCATION AREA

2025 TIF Annual Report to Fiscal Body

March 11, 2026



TOWN OF AVON, INDIANA

**AVON LANDINGS
ALLOCATION AREA**

2025 TIF Annual Report to Fiscal Body

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March 11, 2026

Mr. Ryan Cannon
Avon Town Manager
6570 E. U.S. Hwy. 36
Avon, Indiana 46123

RE: 2025 TIF ANNUAL REPORT TO FISCAL BODY

2680 East Main Street
Suite 223
Plainfield, IN 46168
Phone: 317-837-4933

Email Addresses:

greg@fsgcorp.com

fsg@fsgcorp.com

Mr. Cannon:

We have prepared a report entitled, "TOWN OF AVON, INDIANA, AVON LANDINGS ALLOCATION AREA, 2025 TIF Annual Report to Fiscal Body" (the "Report"), dated March 11, 2026, which we respectfully submit herewith. This Report is intended to meet the TIF reporting requirements of IC 36-7-14-13. The Redevelopment Commission must file this report with the Town Council by April 15. In addition, the Report should be submitted to the Department of Local Government Finance prior to April 15. Further, the Redevelopment Commission is required, by IC 36-7-14, to annually report to the County Auditor the amount of captured assessed value needed to fund the budget requirements of the Commission (including debt service).

The purpose of this Report is to set forth the historical revenue and expense for the Avon Landings tax increment financing (TIF) area and to calculate debt service coverage on the outstanding debt of the Redevelopment Commission. **For taxes payable in 2027, there is no excess captured assessed value.** The findings and conclusions of the Report are as found on EXHIBIT C.

This Report is not intended to be used in a financing unless consent is given by Financial Solutions Group, Inc. (FSG Corp.).

There will usually be differences between the projected and actual results because events and circumstances frequently do not occur as expected. Those differences may be material. We have no responsibility to update the Report for events and circumstances occurring after the date of the Report.

Sincerely,

Financial Solutions Group, Inc.

A handwritten signature in black ink, appearing to read "Gregory T. Guerrettaz", written over a white background.

Gregory T. Guerrettaz

TOWN OF AVON, INDIANA

AVON LANDINGS ALLOCATION AREA

PURPOSE OF REPORT

The purpose of this Report is to analyze the tax allocation area, known as the Avon Landings Allocation Area, in an effort to give the Town some assurance that revenue will be sufficient to pay debt service and to determine what revenue may be available for projects in the area. In preparing our Report, we have analyzed a substantial amount of data and have arrived at certain conclusions as detailed and presented in our SUMMARY OF FINDINGS in this Report (EXHIBIT C).

This Report is designed to meet the requirements of IC 36-7-14-13, which requires the Redevelopment Commission to submit an annual report to the Town Council by April 15 each year. The Report should be submitted to the Department of Local Government Finance by April 15. In addition, this Report can be used by the Commission to determine how much captured assessed value, if any, can be passed through to underlying taxing districts. This determination must be made by June 15 each year and be sent to the County Auditor.

The approach for our Report is to detail where the District has been, where the District is now, and where the District will go in the future, from an economic point of view. We have set forth the parcel analysis, by year, as APPENDIX A to the Report.

TOWN OF AVON, INDIANA

AVON LANDINGS ALLOCATION AREA

GENERAL INFORMATION ABOUT THE AREA

Tax Increment Financing

Avon Landings Allocation Areas

Allocation Area #1 was created in 2018 with a based assessed value for taxes payable in 2019. The Town expects future development in the Area and established the Allocation Area in order to capture future TIF revenue to pay for infrastructure needs.

Allocation Area #2 was created in 2020 with a base assessed value for taxes payable in 2021.

TOWN OF AVON, INDIANA

AVON LANDINGS ALLOCATION AREA

SUMMARY OF FINDINGS

Findings

As a result of our inquiries, due diligence and investigations incident to the preparations of this Report, we have the following general findings concerning the tax increment revenue in the Allocation Area:

1. Development in the Area started in 2022; and
2. The Town issued \$2,850,000 of TIF Bonds in 2022 based upon new development in the area. The Town issued an additional \$1,900,000 of TIF Bonds in 2025 to help fund additional development in the Area.

Recommendation

The Town should take the parcel listings attached and map the parcels with GIS, creating a “new map”. The new map should then be compared to the original TIF maps.

TOWN OF AVON, INDIANA

AVON LANDINGS
ALLOCATION AREA

Analysis of Avon Tax Rates

| <u>Taxing Unit</u> | <u>Payable 2026</u> | <u>Payable 2025</u> | <u>Payable 2024</u> | <u>Payable 2023</u> | <u>Payable 2022</u> |
|--------------------|-------------------------|-------------------------|-------------------------|-------------------------|-------------------------|
| State | \$ - | \$ - | \$ - | \$ - | \$ - |
| County | 0.2682 | 0.2691 | 0.2859 | 0.2855 | 0.3121 |
| Township | 0.4762 | 0.4119 | 0.4517 | 0.4013 | 0.4346 |
| Library | 0.0409 | 0.0395 | 0.0455 | 0.0427 | 0.0473 |
| School | 1.1978 | 1.3777 | 1.4377 | 1.4520 | 1.5294 |
| Town | 0.3337 | 0.3347 | 0.3274 | 0.3114 | 0.3392 |
| TIF Replacement | - | - | - | - | - |
| Gross Tax Rate | <u>\$ 2.3168</u> | <u>\$ 2.4329</u> | <u>\$ 2.5482</u> | <u>\$ 2.4929</u> | <u>\$ 2.6626</u> |
| Less: PTRC | | | | | |
| Net Tax Rate | <u>\$ 2.3168</u> | <u>\$ 2.4329</u> | <u>\$ 2.5482</u> | <u>\$ 2.4929</u> | <u>\$ 2.6626</u> |
| Increase | <u>\$ (0.1161)</u> | <u>\$ (0.1153)</u> | <u>\$ 0.0553</u> | <u>\$ (0.1697)</u> | <u>\$ (0.0287)</u> |

NOTE: All tax rates shown above do not include the School Referendum tax rates. For example the actual Pay 2026 total tax rate for Avon is \$2.6268, which includes a School Operating Referendum tax rate of \$.3100. This tax rate has been removed for this analysis.

TOWN OF AVON, INDIANA

AVON LANDINGS
ALLOCATION AREA

Analysis of Cash and Investments (Town Level - TIF Allocation Fund #4448)

| | <u>As of</u> <u>12/31/2022</u> | <u>As of</u> <u>12/31/2023</u> | <u>As of</u> <u>12/31/2024</u> | <u>As of</u> <u>12/31/2025</u> | <u>As of</u> <u>3/1/2026</u> |
|-------------------|-----------------------------------|-----------------------------------|-----------------------------------|-----------------------------------|---------------------------------|
| Beginning Balance | \$ - | \$ - | \$ - | \$ 132,844.61 | \$ 644,300.93 |
| TIF Revenue | - | - | 132,844.61 | 683,233.40 | - |
| Interest Earnings | - | - | - | - | - |
| Debt Payments | - | - | - | (171,777.08) | (170,125.00) |
| Other Expenses | - | - | - | - | - |
| Ending Balance | <u>\$ -</u> | <u>\$ -</u> | <u>\$ 132,844.61</u> | <u>\$ 644,300.93</u> | <u>\$ 474,175.93</u> |
| Per Books | <u>\$ -</u> | <u>\$ -</u> | <u>\$ 132,844.61</u> | <u>\$ 644,300.93</u> | <u>\$ 474,175.93</u> |
| Difference | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> |

NOTE: This TIF was first created in 2018 and no funds were received until 2024

TOWN OF AVON, INDIANA

AVON LANDINGS
ALLOCATION AREA

Estimated Annual Tax Increment - Current Estimate

| <u>Payable Year</u> | <u>Estimated Assessed Valuation (1)</u> | <u>Estimated Tax Rate (2)</u> | <u>Estimated TIF Revenue</u> | <u>Debt Service</u> | <u>Estimated Debt Coverage</u> |
|-------------------------|---|---------------------------------------|--------------------------------------|-------------------------|------------------------------------|
| 2026 | \$ 53,035,498 | \$ 2.1000 | \$ 1,113,745 | \$ 711,250 | 1.57 |
| 2027 | 54,904,638 | 2.1000 | 1,152,997 | 755,500 | 1.53 |
| 2028 | 56,773,778 | 2.1000 | 1,192,249 | 865,250 | 1.38 |
| 2029 | 58,642,918 | 2.1000 | 1,231,501 | 513,750 | 2.40 |
| 2030 (3) | 60,512,058 | 2.3168 | 1,401,943 | 612,750 | 2.29 |
| 2031 | 24,962,043 | 2.3168 | 578,321 | 241,500 | 2.39 |

- (1) Based on estimated buildout from developer. Apartments are only captured for 5 years.
- (2) The majority of the assessed value for pay 2026 is apartments with a maximum 2% tax rate. Therefore the tax rate has been reduced.
- (3) The assessed value from the apartments was removed in 2030.

TOWN OF AVON, INDIANA

AVON LANDINGS

TAXABLE ECONOMIC DEVELOPMENT TAX INCREMENT
REVENUE BONDS, SERIES 2022A (VTRE PROJECT)

Debt Service Schedule

| Date | Principal Amount | Interest Rate | Interest Amount | Semi-Annual Debt Service | Annual Debt Service |
|-----------|------------------|---------------|-------------------------------------|--------------------------|---------------------|
| 5/4/2022 | | | Interest is forgiven until 1/15/25. | | |
| 7/15/2022 | | | | | |
| 1/15/2023 | | | | | |
| 7/15/2023 | | | | | |
| 1/15/2024 | | | | | |
| 7/15/2024 | | | | | |
| 1/15/2025 | | | | | |
| 7/15/2025 | \$ 100,000 | 5.00% | \$ 71,250 | \$ 171,250 | |
| 1/15/2026 | 100,000 | 5.00% | 68,750 | 168,750 | \$ 340,000 |
| 7/15/2026 | 100,000 | 5.00% | 66,250 | 166,250 | |
| 1/15/2027 | 100,000 | 5.00% | 63,750 | 163,750 | 330,000 |
| 7/15/2027 | 100,000 | 5.00% | 61,250 | 161,250 | |
| 1/15/2028 | 100,000 | 5.00% | 58,750 | 158,750 | 320,000 |
| 7/15/2028 | 100,000 | 5.00% | 56,250 | 156,250 | |
| 1/15/2029 | 110,000 | 5.00% | 53,750 | 163,750 | 320,000 |
| 7/15/2029 | 110,000 | 5.00% | 51,000 | 161,000 | |
| 1/15/2030 | 110,000 | 5.00% | 48,250 | 158,250 | 319,250 |
| 7/15/2030 | 70,000 | 5.00% | 45,500 | 115,500 | |
| 1/15/2031 | 80,000 | 5.00% | 43,750 | 123,750 | 239,250 |
| 7/15/2031 | 80,000 | 5.00% | 41,750 | 121,750 | |
| 1/15/2032 | 80,000 | 5.00% | 39,750 | 119,750 | 241,500 |
| 7/15/2032 | 100,000 | 5.00% | 37,750 | 137,750 | |
| 1/15/2033 | 100,000 | 5.00% | 35,250 | 135,250 | 273,000 |
| 7/15/2033 | 120,000 | 5.00% | 32,750 | 152,750 | |
| 1/15/2034 | 130,000 | 5.00% | 29,750 | 159,750 | 312,500 |
| 7/15/2034 | 160,000 | 5.00% | 26,500 | 186,500 | |
| 1/15/2035 | 170,000 | 5.00% | 22,500 | 192,500 | 379,000 |
| 7/15/2035 | 170,000 | 5.00% | 18,250 | 188,250 | |
| 1/15/2036 | 180,000 | 5.00% | 14,000 | 194,000 | 382,250 |
| 7/15/2036 | 190,000 | 5.00% | 9,500 | 199,500 | |
| 1/15/2037 | 190,000 | 5.00% | 4,750 | 194,750 | 394,250 |
| Total | \$ 2,850,000 | | \$ 1,001,000 | \$ 3,851,000 | \$ 3,851,000 |

NOTE: Actual principal redemption will depend on actual TIF revenue received.

TOWN OF AVON, INDIANA

AVON LANDINGS

**TAXABLE ECONOMIC DEVELOPMENT TAX INCREMENT
REVENUE BONDS, SERIES 2025B (LANDINGS PHASE II PROJECT)**

Debt Service Schedule

| Date | Principal Amount | Interest Rate | Interest Amount | Semi-Annual Debt Service | Annual Debt Service |
|--------------|---------------------|------------------|--------------------|-----------------------------|------------------------|
| 5/6/2025 | | | | | |
| 7/15/2025 | | | \$ 18,208 | \$ 18,208 | |
| 1/15/2026 | \$ 200,000 | 5.00% | 47,500 | 247,500 | \$ 265,708 |
| 7/15/2026 | 150,000 | 5.00% | 42,500 | 192,500 | |
| 1/15/2027 | 150,000 | 5.00% | 38,750 | 188,750 | 381,250 |
| 1/15/2027 | 180,000 | 5.00% | 35,000 | 215,000 | |
| 1/15/2028 | 190,000 | 5.00% | 30,500 | 220,500 | 435,500 |
| 7/15/2028 | 250,000 | 5.00% | 25,750 | 275,750 | |
| 1/15/2029 | 250,000 | 5.00% | 19,500 | 269,500 | 545,250 |
| 7/15/2029 | 80,000 | 5.00% | 13,250 | 93,250 | |
| 1/15/2030 | 90,000 | 5.00% | 11,250 | 101,250 | 194,500 |
| 7/15/2030 | 180,000 | 5.00% | 9,000 | 189,000 | |
| 1/15/2031 | 180,000 | 5.00% | 4,500 | 184,500 | 373,500 |
| Total | \$ 1,900,000 | | \$ 295,708 | \$ 2,195,708 | \$ 2,195,708 |

APPENDIX A

Parcel Analysis

AVON, INDIANA
AVON LANDINGS
ALLOCATION AREAS

32-08-30-302-001.000-031

Parcel Analysis

| Parcel # | Owner's Name | AV | | AV | | AV | | AV | | | |
|------------------------------|--|----------|---------|----------|---------|----------|---------|----------|---------|----------|---------|
| | | 2018 Pay | 2019 | 2019 Pay | 2020 | 2020 Pay | 2021 | 2021 Pay | 2022 | 2022 Pay | |
| Avon Landings Area #1 | | | | | | | | | | | |
| 32-08-10-300-001.000-031 | HG AVON LLC | \$ | 75,500 | \$ | 75,500 | \$ | 62,000 | \$ | 62,400 | \$ | 72,600 |
| 32-08-30-302-001.000-031 | COI AVON LANDINGS PHASE II LLC | | - | | - | | - | | - | | - |
| 32-08-30-302-002.000-031 | COI AVON LANDINGS PHASE II LLC | | - | | - | | - | | - | | - |
| 32-08-30-210-001.000-034 | COI AVON LANDINGS COMMERCE PARK LAND LLC | | - | | - | | - | | - | | - |
| 32-08-30-210-002.000-034 | COI AVON LANDINGS COMMERCE PARK LAND LLC | | - | | - | | - | | - | | - |
| 32-08-30-210-003.000-034 | COI AVON LANDINGS COMMERCE PARK LAND LLC | | - | | - | | - | | - | | - |
| 32-08-30-200-018.000-015 | HG AVON LLC | | 77,500 | | 77,500 | | 63,600 | | 64,100 | | 74,500 |
| | Total | \$ | 153,000 | \$ | 153,000 | \$ | 125,600 | \$ | 126,500 | \$ | 147,100 |
| | Less Base | \$ | 153,000 | \$ | 153,000 | \$ | 125,600 | \$ | 126,500 | \$ | 147,100 |
| | Net TIF | \$ | - | \$ | - | \$ | - | \$ | - | \$ | - |

| | | | | | | | | | | | |
|------------------------------|-------------|--|--|--|--|----|--------|----|--------|----|--------|
| Avon Landings Area #2 | | | | | | | | | | | |
| 32-08-30-200-020.000-034 | HG AVON LLC | | | | | \$ | 65,400 | \$ | 65,400 | \$ | 65,400 |
| 32-08-30-200-006.000-015 | HG AVON LLC | | | | | | 18,000 | | 18,200 | | 21,100 |
| | Total | | | | | \$ | 83,400 | \$ | 83,600 | \$ | 86,500 |
| | Less Base | | | | | \$ | 83,400 | \$ | 83,600 | \$ | 86,500 |
| | Net TIF | | | | | \$ | - | \$ | - | \$ | - |

| Parcel # | Owner's Name | AV | | AV | | AV | |
|------------------------------|--|----------|-----------|----------|-----------|----------|------------|
| | | 2023 Pay | 2024 | 2024 Pay | 2025 | 2025 Pay | 2026 |
| Avon Landings Area #1 | | | | | | | |
| 32-08-10-300-001.000-031 | HG AVON LLC | \$ | 91,900 | \$ | 110,300 | \$ | - |
| 32-08-30-302-001.000-031 | COI AVON LANDINGS PHASE II LLC | | | | | | 6,243,100 |
| 32-08-30-302-002.000-031 | COI AVON LANDINGS PHASE II LLC | | | | | | 1,222 |
| 32-08-30-210-001.000-034 | COI AVON LANDINGS COMMERCE PARK LAND LLC | | 1,968,200 | | 2,547,324 | | 4,696,501 |
| 32-08-30-210-002.000-034 | COI AVON LANDINGS COMMERCE PARK LAND LLC | | 1,629,200 | | 1,629,200 | | 1,629,200 |
| 32-08-30-210-003.000-034 | COI AVON LANDINGS COMMERCE PARK LAND LLC | | 991,000 | | 991,000 | | 991,000 |
| 32-08-30-200-018.000-015 | HG AVON LLC | | | | | | |
| | Total | \$ | 4,680,300 | \$ | 5,277,824 | \$ | 13,561,023 |
| | Less Base | \$ | 147,100 | \$ | 147,100 | \$ | 144,625 |
| | Net TIF | \$ | 4,533,200 | \$ | 5,130,724 | \$ | 13,416,398 |

NOTE: Original base year for this TIF District is for taxes payable in 2019.

| | | | | | | | |
|------------------------------|-------------|----|-----------|----|------------|----|------------|
| Avon Landings Area #2 | | | | | | | |
| 32-08-30-200-020.000-034 | HG AVON LLC | \$ | 1,369,500 | \$ | 27,808,200 | \$ | 39,705,600 |
| 32-08-30-200-006.000-015 | HG AVON LLC | | | | | | - |
| | Total | \$ | 1,369,500 | \$ | 27,808,200 | \$ | 39,705,600 |
| | Less Base | \$ | 86,500 | \$ | 86,500 | \$ | 86,500 |
| | Net TIF | \$ | 1,283,000 | \$ | 27,721,700 | \$ | 39,619,100 |

NOTE: Original base year for this TIF District is for taxes payable in 2021.

| | | | | | | |
|-------------------------------|----|-----------|----|------------|----|------------|
| Total Captured Assessed Value | \$ | 5,816,200 | \$ | 32,852,424 | \$ | 53,035,498 |
|-------------------------------|----|-----------|----|------------|----|------------|

APPENDIX B

Other DLGF Required Information

TOWN OF AVON, INDIANA

2025 ANNUAL REPORT

Redevelopment Commission Members and Officers

Current Members

| | |
|---------------------------------|-------------------|
| President: | Bill Reed |
| Vice President: | Dave Kauffman |
| Secretary: | John Hanks |
| Member: | Bob Culler |
| Member: | Steven Eisenbarth |
| Non-Voting School Board Member: | Sheila Glass |

Commission Members Removed during 2025:

Commission Members Appointed during 2025:

TOWN OF AVON, INDIANA

2025 ANNUAL REPORT

Redevelopment Commission Employees

Name of Employee

Annual Salary

The Redevelopment Commission does not have any employees.

TOWN OF AVON, INDIANA

2025 ANNUAL REPORT

Redevelopment Commission - Grants and Loans

Name of Recipient:

**NO GRANTS OR LOANS
WERE MADE.**

Loan or Grant:

Amount:

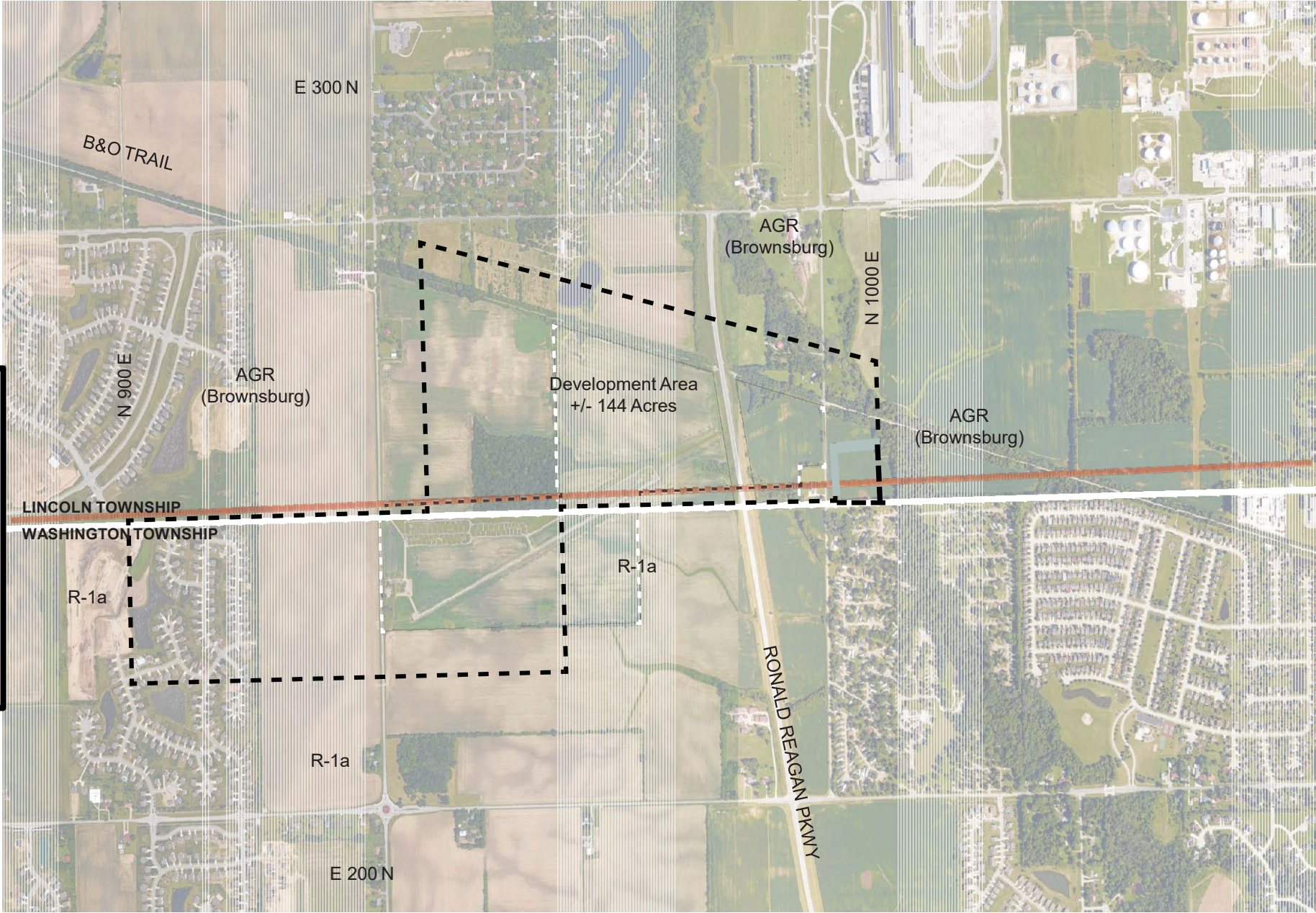
Source of Funds:

Purpose for Which Recipient Expended Funds:

APPENDIX B

MAP

EXHIBIT A



TOWN OF AVON, INDIANA

RONALD REAGAN PARKWAY SOUTH ALLOCATION AREA

2025 TIF Annual Report to Fiscal Body

March 11, 2026



TOWN OF AVON, INDIANA
RONALD REAGAN PARKWAY SOUTH
ALLOCATION AREA

2025 TIF Annual Report to Fiscal Body

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| APPENDIX A - Parcel Analysis | |
| APPENDIX B - Other DLGF Required Information | |
| APPENDIX C - Map | |



March 11, 2026

Mr. Ryan Cannon
Avon Town Manager
6570 E. U.S. Hwy. 36
Avon, Indiana 46123

RE: 2025 TIF ANNUAL REPORT TO FISCAL BODY

2680 East Main Street
Suite 223
Plainfield, IN 46168
Phone: 317-837-4933

Email Addresses:

greg@fsgcorp.com

fsg@fsgcorp.com

Mr. Cannon:

We have prepared a report entitled, "TOWN OF AVON, INDIANA, RONALD REAGAN PARKWAY SOUTH ALLOCATION AREA, 2025 TIF Annual Report to Fiscal Body" (the "Report"), dated March 11, 2026, which we respectfully submit herewith. This Report is intended to meet the TIF reporting requirements of IC 36-7-14-13. The Redevelopment Commission must present this report to the Town Council by April 15. In addition, the Report should be submitted to the Department of Local Government Finance prior to April 15. Further, the Redevelopment Commission is required, by IC 36-7-14, to annually report to the County Auditor the amount of captured assessed value needed to fund the budget requirements of the Commission (including debt service).

The purpose of this Report is to set forth the historical revenue and expense for the Ronald Reagan Parkway South tax increment financing (TIF) area and to calculate debt service coverage on the outstanding debt of the Redevelopment Commission. **For taxes payable in 2027, there is no excess captured assessed value.** The findings and conclusions of the Report are as found on EXHIBIT C.

This Report is not intended to be used in a financing unless consent is given by Financial Solutions Group, Inc. (FSG Corp.).

There will usually be differences between the projected and actual results because events and circumstances frequently do not occur as expected. Those differences may be material. We have no responsibility to update the Report for events and circumstances occurring after the date of the Report.

Sincerely,

Financial Solutions Group, Inc.

A handwritten signature in black ink, appearing to read "Gregory T. Guerrettaz", written over a white background.

Gregory T. Guerrettaz

TOWN OF AVON, INDIANA

RONALD REAGAN PARKWAY SOUTH ALLOCATION AREA

PURPOSE OF REPORT

The purpose of this Report is to analyze the tax allocation area, known as the Ronald Reagan Parkway South Allocation Area, in an effort to give the Town some assurance that revenue will be sufficient to pay debt service and to determine what revenue may be available for projects in the area. In preparing our Report, we have analyzed a substantial amount of data and have arrived at certain conclusions as detailed and presented in our SUMMARY OF FINDINGS in this Report (EXHIBIT C).

This Report is designed to meet the requirements of IC 36-7-14-13, which requires the Redevelopment Commission to submit an annual report to the Town Council by April 15 each year. The Report should be submitted to the Department of Local Government Finance by April 15. In addition, this Report can be used by the Commission to determine how much captured assessed value, if any, can be passed through to underlying taxing districts. This determination must be made by June 15 each year and be sent to the County Auditor.

The approach for our Report is to detail where the District has been, where the District is now, and where the District will go in the future, from an economic point of view. We have set forth the parcel analysis, by year, as APPENDIX A to the Report.

TOWN OF AVON, INDIANA

RONALD REAGAN PARKWAY SOUTH ALLOCATION AREA

GENERAL INFORMATION ABOUT THE AREA

Tax Increment Financing

Ronald Reagan Parkway South Allocation Area

The Allocation Area was created in 2021 with a base assessed value for taxes payable in 2022. The Town expected future development in the Area and established the Allocation Area in order to capture future TIF revenue to pay for infrastructure needs.

TOWN OF AVON, INDIANA

RONALD REAGAN PARKWAY SOUTH ALLOCATION AREA

SUMMARY OF FINDINGS

Findings

As a result of our inquiries, due diligence and investigations incident to the preparations of this Report, we have the following general findings concerning the tax increment revenue in the Allocation Area:

1. The Developer completed the development in the area during 2022; and
2. The Town issued TIF Bonds on March 21, 2023 based upon new development in the area.

Recommendation

The Town should take the parcel listings attached and map the parcels with GIS, creating a “new map”. The new map should then be compared to the original TIF maps.

TOWN OF AVON, INDIANA
RONALD REAGAN PARKWAY SOUTH
ALLOCATION AREA
Analysis of Avon Tax Rates

| <u>Taxing Unit</u> | <u>Payable 2026</u> | <u>Payable 2025</u> | <u>Payable 2024</u> | <u>Payable 2023</u> | <u>Payable 2022</u> | <u>Payable 2021</u> | <u>Payable 2020</u> |
|--------------------|-------------------------|-------------------------|-------------------------|-------------------------|-------------------------|-------------------------|-------------------------|
| County | \$ 0.2682 | \$ 0.2691 | \$ 0.2859 | \$ 0.2855 | \$ 0.3121 | \$ 0.3163 | \$ 0.3027 |
| Township | 0.4762 | 0.4119 | 0.4517 | 0.4013 | 0.4346 | 0.4140 | 0.3882 |
| Library | 0.0409 | 0.0395 | 0.0455 | 0.0427 | 0.0473 | 0.0534 | 0.0550 |
| School | 1.1978 | 1.3777 | 1.4377 | 1.4520 | 1.5294 | 1.5341 | 1.5432 |
| Town | 0.3337 | 0.3347 | 0.3274 | 0.3114 | 0.3392 | 0.3735 | 0.3775 |
| Gross Tax Rate | <u>\$ 2.3168</u> | <u>\$ 2.4329</u> | <u>\$ 2.5482</u> | <u>\$ 2.4929</u> | <u>\$ 2.6626</u> | <u>\$ 2.6913</u> | <u>\$ 2.6666</u> |
| Less: PTRC | | | | | | | |
| Net Tax Rate | <u>\$ 2.3168</u> | <u>\$ 2.4329</u> | <u>\$ 2.5482</u> | <u>\$ 2.4929</u> | <u>\$ 2.6626</u> | <u>\$ 2.6913</u> | <u>\$ 2.6666</u> |
| Increase | <u>\$ (0.1161)</u> | <u>\$ (0.1153)</u> | <u>\$ 0.0553</u> | <u>\$ (0.1697)</u> | <u>\$ (0.0287)</u> | <u>\$ 0.0247</u> | <u>\$ (0.1905)</u> |

NOTE: All tax rates shown above do not include the School Referendum tax rates. For example the actual Pay 2026 total tax rate for Avon is \$2.6268, which includes a School Operating Referendum tax rate of \$.3100. This tax rate has been removed for this analysis.

TOWN OF AVON, INDIANA

RONALD REAGAN PARKWAY SOUTH
ALLOCATION AREA

Analysis of Cash and Investments (Town Level - TIF Allocation Fund #4447)

| | <u>As of</u> <u>12/31/2021</u> | <u>As of</u> <u>3/31/2022</u> | <u>As of</u> <u>12/31/2023</u> | <u>As of</u> <u>12/31/2024</u> |
|-------------------|-----------------------------------|----------------------------------|-----------------------------------|-----------------------------------|
| Beginning Balance | \$ - | \$ - | \$ 19,595 | \$ 20,538 |
| TIF Revenue | - | 19,595 | 943 | 184,523 |
| Interest Earnings | - | - | - | - |
| Debt Payments | - | - | - | - |
| Other Expenses | - | - | - | - |
| Ending Balance | <u>\$ -</u> | <u>\$ 19,595</u> | <u>\$ 20,538</u> | <u>\$ 205,061</u> |
| Per Books | <u>\$ -</u> | <u>\$ 19,595</u> | <u>\$ 20,538</u> | <u>\$ 205,061</u> |
| Difference | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> |

| | <u>As of</u> <u>12/31/2025</u> | <u>As of</u> <u>3/1/2026</u> |
|-------------------|-----------------------------------|---------------------------------|
| Beginning Balance | \$ 205,061 | \$ 456,338 |
| TIF Revenue | 251,277 | - |
| Interest Earnings | - | - |
| Debt Payments | - | - |
| Other Expenses | - | - |
| Ending Balance | <u>\$ 456,338</u> | <u>\$ 456,338</u> |
| Per Books | <u>\$ 456,338</u> | <u>\$ 456,338</u> |
| Difference | <u>\$ -</u> | <u>\$ -</u> |

NOTE: This TIF was first created in 2021.

TOWN OF AVON, INDIANA

RONALD REAGAN PARKWAY SOUTH
ALLOCATION AREA

Estimated Annual Tax Increment - Current Estimate

| <u>Payable Year</u> | <u>Estimated Assessed Valuation</u> | <u>Estimated Tax Rate</u> | <u>Estimated TIF Revenue</u> | <u>Debt Service</u> | <u>Estimated Debt Coverage</u> |
|-------------------------|---|-----------------------------------|--------------------------------------|-------------------------|------------------------------------|
| 2026 | \$ 18,960,700 | \$ 2.3168 | \$ 439,281 | \$ 297,500 | 1.48 |
| 2027 | 19,462,362 | 2.3168 | 450,904 | 443,013 | 1.02 |
| 2028 | 23,962,362 | 2.3168 | 555,160 | 564,900 | 0.98 |
| 2029 | 28,462,362 | 2.3168 | 659,416 | 619,313 | 1.06 |
| 2030 | 32,962,362 | 2.3168 | 763,672 | 649,700 | 1.18 |
| 2031 | 37,462,362 | 2.3168 | 867,928 | 607,788 | 1.43 |
| 2032 | 41,962,362 | 2.3168 | 972,184 | 615,588 | 1.58 |

TOWN OF AVON, INDIANA
RONALD REAGAN PARKWAY SOUTH
ALLOCATION AREA

TAXABLE ECONOMIC DEVELOPMENT REVENUE BONDS,
SERIES 2023 (REAGAN LOGISTICS PROJECT)

Estimated Debt Service Schedule

| <u>Date</u> | <u>Principal</u> | <u>Interest Rate</u> | <u>Interest Amount</u> | <u>Semi-Annual Debt Service</u> | <u>Annual Debt Service</u> |
|-------------|--|----------------------|------------------------|---------------------------------|----------------------------|
| 3/21/2023 | | | | | |
| 7/15/2023 | Interest Forgiven until January 15, 2026 | | | | |
| 1/15/2024 | | | | | \$ - |
| 7/15/2024 | | | | | |
| 1/15/2025 | | | | | - |
| 7/15/2025 | | | | | |
| 1/15/2026 | | | | | - |
| 7/15/2026 | \$ 50,000 | 5.75% | \$ 86,969 | \$ 136,969 | |
| 1/15/2027 | 75,000 | 5.75% | 85,531 | 160,531 | 297,500 |
| 7/15/2027 | 130,000 | 5.75% | 83,375 | 213,375 | |
| 1/15/2028 | 150,000 | 5.75% | 79,638 | 229,638 | 443,013 |
| 7/15/2028 | 200,000 | 5.75% | 75,325 | 275,325 | |
| 1/15/2029 | 220,000 | 5.75% | 69,575 | 289,575 | 564,900 |
| 7/15/2029 | 250,000 | 5.75% | 63,250 | 313,250 | |
| 1/15/2030 | 250,000 | 5.75% | 56,063 | 306,063 | 619,313 |
| 7/15/2030 | 280,000 | 5.75% | 48,875 | 328,875 | |
| 1/15/2031 | 280,000 | 5.75% | 40,825 | 320,825 | 649,700 |
| 7/15/2031 | 270,000 | 5.75% | 32,775 | 302,775 | |
| 1/15/2032 | 280,000 | 5.75% | 25,013 | 305,013 | 607,788 |
| 7/15/2032 | 290,000 | 5.75% | 16,963 | 306,963 | |
| 1/15/2033 | 300,000 | 5.75% | 8,625 | 308,625 | 615,588 |
| | <u>\$ 3,025,000</u> | | <u>\$ 772,800</u> | <u>\$ 3,797,800</u> | <u>\$ 3,797,800</u> |

APPENDIX A

Parcel Analysis

HENDRICKS COUNTY, INDIANA
RONALD REAGAN PARKWAY SOUTH
ALLOCATION AREA

| | | Parcel Analysis | | | | |
|--------------------------|----------------|------------------------|---------------------|---------------------|---------------------|---------------------|
| Parcel # | Owner's Name | AV 2021 Pay 2022 | AV 2022 Pay 2023 | AV 2023 Pay 2024 | AV 2024 Pay 2025 | AV 2025 Pay 2026 |
| 32-09-17-130-001.000-031 | DRG Industrial | 88,800 | 101,300 | 5,277,000 | 7,384,410 | 12,760,251 |
| 32-09-17-130-002.000-031 | DRG Industrial | 2,200 | 26,100 | 2,180,000 | 3,205,400 | 6,319,220 |
| | Total | \$ 91,000 | \$ 127,400 | \$ 7,457,000 | \$ 10,589,810 | \$ 19,079,471 |
| | Less Base | \$ 91,000 | \$ 127,400 | \$ 127,400 | \$ 127,448 | \$ 118,771 |
| | Net TIF | \$ - | \$ - | \$ 7,329,600 | \$ 10,462,362 | \$ 18,960,700 |

NOTE: Original base year for this TIF District is for taxes payable in 2022.

APPENDIX B

Other DLGF Required Information

TOWN OF AVON, INDIANA

2025 ANNUAL REPORT

Redevelopment Commission Members and Officers

Current Members

| | |
|---------------------------------|--------------------|
| President: | Bill Reed |
| Vice President: | Dave Kauffman |
| Secretary: | John Hanks |
| Member: | Bob Culler |
| Member: | Steven Eissenbarth |
| Non-Voting School Board Member: | Sheila Glass |

Commission Members Removed during 2025:

Commission Members Appointed during 2025:

TOWN OF AVON, INDIANA

2025 ANNUAL REPORT

Redevelopment Commission Employees

Name of Employee

Annual Salary

The Redevelopment Commission does not have any employees.

TOWN OF AVON, INDIANA

2025 ANNUAL REPORT

Redevelopment Commission - Grants and Loans

Name of Recipient:

**NO GRANTS OR LOANS
WERE MADE.**

Loan or Grant:

Amount:

Source of Funds:

Purpose for Which Recipient Expended Funds:

APPENDIX C

Map

Town of Avon, Indiana Ronald Reagan Parkway EDA



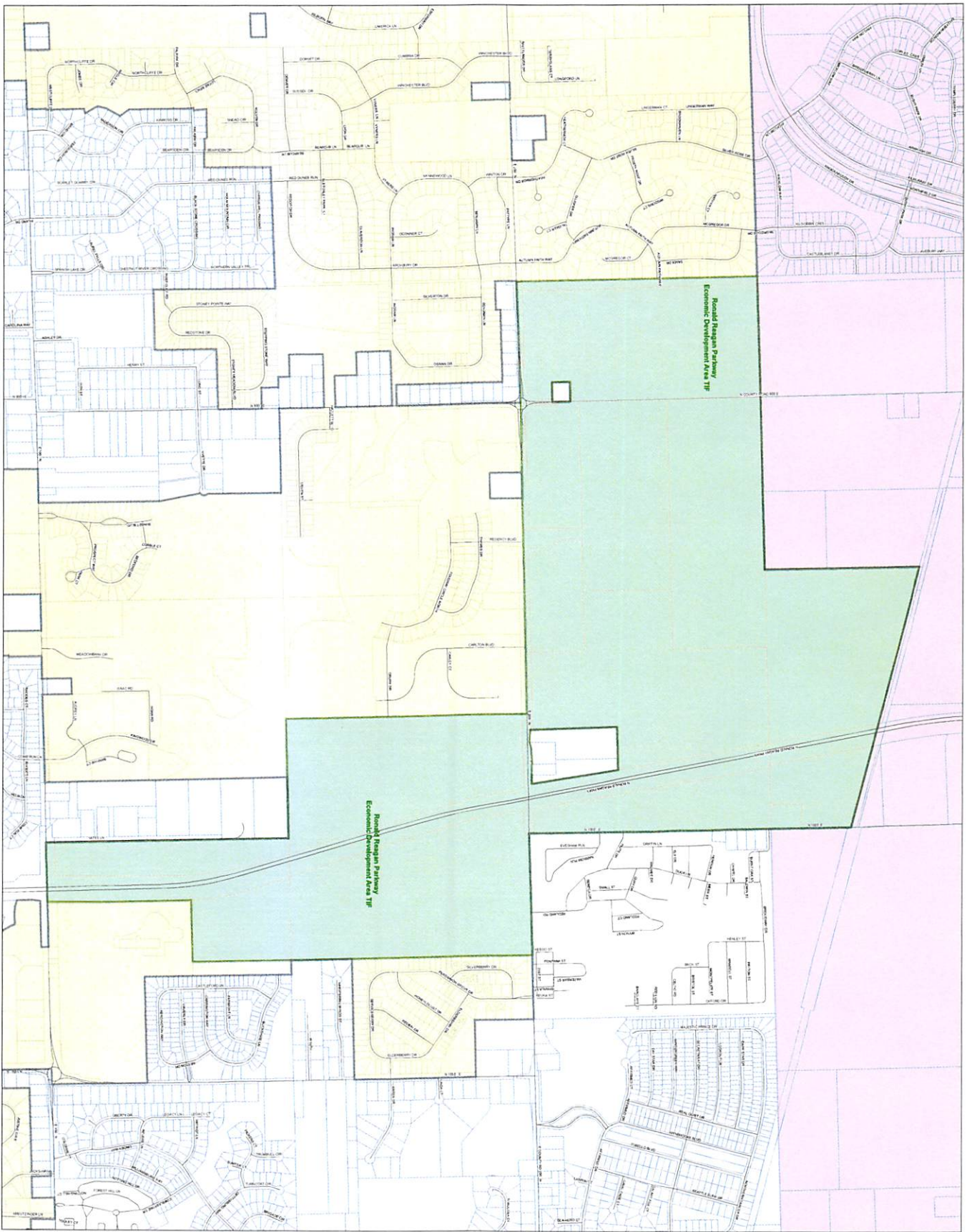
0 330 660 1,320
Feet

Legend
 SRP EDA
 SRP EDA parcel
 Corporate Boundary
 Precincting

Includes these Parcels:

- 32-04-30-200018 000-015
- 32-04-30-200026 000-015
- 32-04-30-200027 000-022
- 32-04-30-200028 000-022
- 32-04-30-200029 000-022
- 32-04-30-200030 000-022
- 32-04-30-200031 000-031
- 32-04-30-200032 000-031
- 32-04-30-200033 000-031
- 32-04-30-200034 000-031
- 32-04-30-200035 000-022
- 32-04-30-200036 000-022
- 32-04-30-200037 000-022
- 32-04-30-200038 000-022
- 32-04-30-200039 000-022
- 32-04-30-200040 000-022
- 32-04-30-200041 000-022
- 32-04-30-200042 000-022
- 32-04-30-200043 000-022
- 32-04-30-200044 000-022
- 32-04-30-200045 000-022
- 32-04-30-200046 000-022
- 32-04-30-200047 000-022
- 32-04-30-200048 000-022
- 32-04-30-200049 000-022
- 32-04-30-200050 000-022
- 32-04-30-200051 000-022
- 32-04-30-200052 000-022
- 32-04-30-200053 000-022
- 32-04-30-200054 000-022
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- 32-04-30-200057 000-022
- 32-04-30-200058 000-022
- 32-04-30-200059 000-022
- 32-04-30-200060 000-022
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- 32-04-30-200069 000-022
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- 32-04-30-200076 000-022
- 32-04-30-200077 000-022
- 32-04-30-200078 000-022
- 32-04-30-200079 000-022
- 32-04-30-200080 000-022
- 32-04-30-200081 000-022
- 32-04-30-200082 000-022
- 32-04-30-200083 000-022
- 32-04-30-200084 000-022
- 32-04-30-200085 000-022
- 32-04-30-200086 000-022
- 32-04-30-200087 000-022
- 32-04-30-200088 000-022
- 32-04-30-200089 000-022
- 32-04-30-200090 000-022
- 32-04-30-200091 000-022
- 32-04-30-200092 000-022
- 32-04-30-200093 000-022
- 32-04-30-200094 000-022
- 32-04-30-200095 000-022
- 32-04-30-200096 000-022
- 32-04-30-200097 000-022
- 32-04-30-200098 000-022
- 32-04-30-200099 000-022
- 32-04-30-200100 000-022

Total Area, including adjacent right-of-way:
623.3 Acres, or 1.03 square miles.



TOWN OF AVON, INDIANA

AVON LOGISTICS ALLOCATION AREA

2025 TIF Annual Report to Fiscal Body

March 11, 2026



TOWN OF AVON, INDIANA

**AVON LOGISTICS
ALLOCATION AREA**

2025 TIF Annual Report to Fiscal Body

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| EXHIBIT B - General Information about the Area | 2 |
| EXHIBIT C - Summary of Findings | 3 |
| EXHIBIT D - Analysis of Property Tax Rates | 4 |
| EXHIBIT E - Analysis of Cash and Investments (Town Level - TIF Allocation Fund) | 5 |
| EXHIBIT F - Estimated Annual Tax Increment - Current Estimate | 6 |
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| APPENDIX A - Parcel Analysis | |
| APPENDIX B - Other DLGF Required Information | |
| APPENDIX C - Map | |



March 11, 2026

Mr. Ryan Cannon
Avon Town Manager
6570 E. U.S. Hwy. 36
Avon, Indiana 46123

RE: 2025 TIF ANNUAL REPORT TO FISCAL BODY

2680 East Main Street
Suite 223
Plainfield, IN 46168
Phone: 317-837-4933

Email Addresses:

greg@fsgcorp.com

fsg@fsgcorp.com

Mr. Cannon:

We have prepared a report entitled, "TOWN OF AVON, INDIANA, AVON LOGISTICS ALLOCATION AREA, 2025 TIF Annual Report to Fiscal Body" (the "Report"), dated March 11, 2026, which we respectfully submit herewith. This Report is intended to meet the TIF reporting requirements of IC 36-7-14-13. The Redevelopment Commission must present this report to the Town Council by April 15. In addition, the Report should be submitted to the Department of Local Government Finance prior to April 15. Further, the Redevelopment Commission is required, by IC 36-7-14, to annually report to the County Auditor the amount of captured assessed value needed to fund the budget requirements of the Commission (including debt service).

The purpose of this Report is to set forth the historical revenue and expense for the Avon Landings tax increment financing (TIF) area and to calculate debt service coverage on the outstanding debt of the Redevelopment Commission. **For taxes payable in 2027, there is no excess captured assessed value.** The findings and conclusions of the Report are as found on EXHIBIT C.

This Report is not intended to be used in a financing unless consent is given by Financial Solutions Group, Inc. (FSG Corp.).

There will usually be differences between the projected and actual results because events and circumstances frequently do not occur as expected. Those differences may be material. We have no responsibility to update the Report for events and circumstances occurring after the date of the Report.

Sincerely,

Financial Solutions Group, Inc.

A handwritten signature in black ink, appearing to read "Gregory T. Guerrettaz", written over a white background.

Gregory T. Guerrettaz

TOWN OF AVON, INDIANA

AVON LOGISTICS ALLOCATION AREA

PURPOSE OF REPORT

The purpose of this Report is to analyze the tax allocation area, known as the Avon Logistics Allocation Area, in an effort to give the Town some assurance that revenue will be sufficient to pay debt service and to determine what revenue may be available for projects in the area. In preparing our Report, we have analyzed a substantial amount of data and have arrived at certain conclusions as detailed and presented in our SUMMARY OF FINDINGS in this Report (EXHIBIT C).

This Report is designed to meet the requirements of IC 36-7-14-13, which requires the Redevelopment Commission to submit an annual report to the Town Council by April 15 each year. The Report should be submitted to the Department of Local Government Finance by April 15. In addition, this Report can be used by the Commission to determine how much captured assessed value, if any, can be passed through to underlying taxing districts. This determination must be made by June 15 each year and be sent to the County Auditor.

The approach for our Report is to detail where the District has been, where the District is now, and where the District will go in the future, from an economic point of view. We have set forth the parcel analysis, by year, as APPENDIX A to the Report.

TOWN OF AVON, INDIANA

AVON LOGISTICS ALLOCATION AREA

GENERAL INFORMATION ABOUT THE AREA

Tax Increment Financing

Avon Logistics Allocation Area

Avon Logistics Allocation Area was created in 2021 with a based assessed value for taxes payable in 2022. The Town expects future development in the Area and established the Allocation Area in order to capture future TIF revenue to pay debt service on bonds issued for infrastructure needs.

TOWN OF AVON, INDIANA
AVON LOGISTICS ALLOCATION AREA

SUMMARY OF FINDINGS

Findings

As a result of our inquiries, due diligence and investigations incident to the preparations of this Report, we have the following general findings concerning the tax increment revenue in the Allocation Area:

1. Construction of the first building was completed in 2022; and
2. The Town issued TIF Bonds in 2022 based upon new development in the area.

Recommendation

The Town should take the parcel listings attached and map the parcels with GIS, creating a “new map”. The new map should then be compared to the original TIF maps.

TOWN OF AVON, INDIANA

AVON LOGISTICS

ALLOCATION AREA

Analysis of Avon Tax Rates

| <u>Taxing Unit</u> | <u>Payable 2026</u> | <u>Payable 2025</u> | <u>Payable 2024</u> | <u>Payable 2023</u> | <u>Payable 2022</u> |
|--------------------|-------------------------|-------------------------|-------------------------|-------------------------|-------------------------|
| State | \$ - | \$ - | \$ - | \$ - | \$ - |
| County | 0.2682 | 0.2691 | 0.2859 | 0.2855 | 0.3121 |
| Township | 0.4762 | 0.4119 | 0.4517 | 0.4013 | 0.4346 |
| Library | 0.0409 | 0.0395 | 0.0455 | 0.0427 | 0.0473 |
| School | 1.1978 | 1.3777 | 1.4377 | 1.4520 | 1.5294 |
| Town | 0.3337 | 0.3347 | 0.3274 | 0.3114 | 0.3392 |
| TIF Replacement | - | - | - | - | - |
| Gross Tax Rate | <u>\$ 2.3168</u> | <u>\$ 2.4329</u> | <u>\$ 2.5482</u> | <u>\$ 2.4929</u> | <u>\$ 2.6626</u> |
| Less: PTRC | | | | | |
| Net Tax Rate | <u>\$ 2.3168</u> | <u>\$ 2.4329</u> | <u>\$ 2.5482</u> | <u>\$ 2.4929</u> | <u>\$ 2.6626</u> |
| Increase | <u>\$ (0.1161)</u> | <u>\$ (0.1153)</u> | <u>\$ 0.0553</u> | <u>\$ (0.1697)</u> | <u>\$ (0.0287)</u> |

NOTE: All tax rates shown above do not include the School Referendum tax rates. For example the actual Pay 2026 total tax rate for Avon is \$2.6268, which includes a School Operating Referendum tax rate of \$.3100. This tax rate has been removed for this analysis.

TOWN OF AVON, INDIANA

AVON LOGISTICS
ALLOCATION AREA

Analysis of Cash and Investments (Town Level - TIF Allocation Fund) #4449

| | <u>As of</u> <u>12/31/2022</u> | <u>As of</u> <u>12/31/2023</u> | <u>As of</u> <u>12/31/2024</u> | <u>As of</u> <u>12/31/2025</u> | <u>As of</u> <u>3/1/2026</u> |
|-------------------|-----------------------------------|-----------------------------------|-----------------------------------|-----------------------------------|---------------------------------|
| Beginning Balance | \$ - | \$ - | \$ - | \$ 228,228 | \$ 686,211 |
| TIF Revenue | - | - | 228,228 | 457,983 | - |
| Interest Earnings | - | - | - | - | - |
| Debt Payments | - | - | - | - | - |
| Other Expenses | - | - | - | - | 290,104 |
| Ending Balance | <u>\$ -</u> | <u>\$ -</u> | <u>\$ 228,228</u> | <u>\$ 686,211</u> | <u>\$ 396,107</u> |
| Per Books | <u>\$ -</u> | <u>\$ -</u> | <u>\$ 228,228</u> | <u>\$ 686,211</u> | <u>\$ 396,107</u> |
| Difference | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> |

NOTE: This TIF was first created in 2022. The Town received some TIF Revenue in 2023, but it was deposited into the wrong fund. This was corrected in 2024.

TOWN OF AVON, INDIANA

AVON LOGISTICS
ALLOCATION AREA**Estimated Annual Tax Increment - Current Estimate**

| <u>Payable Year</u> | <u>Estimated Assessed Valuation</u> | <u>Estimated Tax Rate</u> | <u>Estimated TIF Revenue</u> | <u>Debt Service</u> | <u>Estimated Debt Coverage</u> |
|-------------------------|---|-----------------------------------|--------------------------------------|-------------------------|------------------------------------|
| 2026 | \$ 32,347,212 | \$ 2.3168 | \$ 749,420 | \$ 450,531 | 1.66 |
| 2027 | 40,554,212 | 2.3168 | 939,560 | 654,606 | 1.44 |
| 2028 | 48,761,212 | 2.3168 | 1,129,700 | 905,600 | 1.25 |
| 2029 | 56,968,212 | 2.3168 | 1,319,840 | 1,145,638 | 1.15 |
| 2030 | 65,175,212 | 2.3168 | 1,509,979 | 1,443,713 | 1.05 |
| 2031 | 74,382,212 | 2.3168 | 1,723,287 | 1,725,800 | 1.00 |

TOWN OF AVON, INDIANA

TAXABLE ECONOMIC DEVELOPMENT REVENUE BONDS,
SERIES 2022A (AVON LOGISTICS PROJECT)

Estimated Debt Service Schedule

| <u>Date</u> | <u>Principal</u> | <u>Interest Rate</u> | <u>Interest Amount</u> | <u>Semi-Annual Debt Service</u> | <u>Annual Debt Service</u> |
|-------------|---------------------|----------------------|------------------------|---------------------------------|----------------------------|
| 11/15/2022 | | | | | |
| 1/15/2023 | | | | | |
| 7/15/2023 | | | | | |
| 1/15/2024 | | | | | |
| 7/15/2024 | | | | | |
| 1/15/2025 | | | | - | - |
| 7/15/2025 | | | | - | |
| 11/15/2025 | | | | - | |
| 1/15/2026 | \$ 235,000 | 5.75% | \$ 55,104 | \$ 290,104 | \$ 290,104 |
| 7/15/2026 | 55,000 | 5.75% | 158,556 | 213,556 | |
| 1/15/2027 | 80,000 | 5.75% | 156,975 | 236,975 | 450,531 |
| 7/15/2027 | 165,000 | 5.75% | 154,675 | 319,675 | |
| 1/15/2028 | 185,000 | 5.75% | 149,931 | 334,931 | 654,606 |
| 7/15/2028 | 300,000 | 5.75% | 144,613 | 444,613 | |
| 1/15/2029 | 325,000 | 5.75% | 135,988 | 460,988 | 905,600 |
| 7/15/2029 | 440,000 | 5.75% | 126,644 | 566,644 | |
| 1/15/2030 | 465,000 | 5.75% | 113,994 | 578,994 | 1,145,638 |
| 7/15/2030 | 610,000 | 5.75% | 100,625 | 710,625 | |
| 1/15/2031 | 650,000 | 5.75% | 83,088 | 733,088 | 1,443,713 |
| 7/15/2031 | 800,000 | 5.75% | 64,400 | 864,400 | |
| 1/15/2032 | 820,000 | 5.75% | 41,400 | 861,400 | 1,725,800 |
| 7/15/2032 | 620,000 | 5.75% | 17,825 | 637,825 | 637,825 |
| | <u>\$ 5,750,000</u> | | <u>\$ 1,503,817</u> | <u>\$ 7,253,817</u> | <u>\$ 7,253,817</u> |

APPENDIX A

Parcel Analysis

HENDRICKS COUNTY, INDIANA

AVON LOGISTICS
ALLOCATION AREA

Parcel Analysis

| Parcel # | Owner's Name | AV | AV | AV | AV | AV |
|--------------------------|------------------------------------|---------------|---------------|---------------|---------------|---------------|
| | | 2021 Pay 2022 | 2022 Pay 2023 | 2023 Pay 2024 | 2024 Pay 2025 | 2025 Pay 2026 |
| 32-10-12-410-002.000-031 | CHICAGO INDUSTRIAL INVESTMENTS LLC | 130,600 | \$ 102,500 | | | \$ - |
| 32-10-12-410-001.000-031 | CHICAGO INDUSTRIAL INVESTMENTS LLC | 34,800 | 5,687,800 | 6,612,370 | 11,402,631 | 21,906,734 |
| 32-10-12-420-001.000-031 | CHICAGO INDUSTRIAL INVESTMENTS LLC | | | 129,800 | 7,365,900 | 10,157,895 |
| 32-09-07-410-003.000-031 | CHICAGO INDUSTRIAL INVESTMENTS LLC | 20,600 | 383,000 | 485,100 | 582,100 | 508,916 |
| | Total | \$ 186,000 | \$ 6,173,300 | \$ 7,227,270 | \$ 19,350,631 | \$ 32,573,545 |
| | Less Base | \$ 186,000 | \$ 188,301 | \$ 188,301 | \$ 190,828 | \$ 226,333 |
| | Net TIF | \$ - | \$ 5,984,999 | \$ 7,038,969 | \$ 19,159,803 | \$ 32,347,212 |

NOTE: Original base year for this TIF District is for taxes payable in 2022.

APPENDIX B

Other DLGF Required Information

TOWN OF AVON, INDIANA

2025 ANNUAL REPORT

Redevelopment Commission Members and Officers

Current Members

| | |
|---------------------------------|-------------------|
| President: | Bill Reed |
| Vice President: | Dave Kauffman |
| Secretary: | John Hanks |
| Member: | Bob Culler |
| Member: | Steven Eisenbarth |
| Non-Voting School Board Member: | Sheila Glass |

Commission Members Removed during 2025:

Commission Members Appointed during 2025:

TOWN OF AVON, INDIANA

2025 ANNUAL REPORT

Redevelopment Commission Employees

Name of Employee

Annual Salary

The Redevelopment Commission does not have any employees.

TOWN OF AVON, INDIANA

2025 ANNUAL REPORT

Redevelopment Commission - Grants and Loans

Name of Recipient:

**NO GRANTS OR LOANS
WERE MADE.**

Loan or Grant:

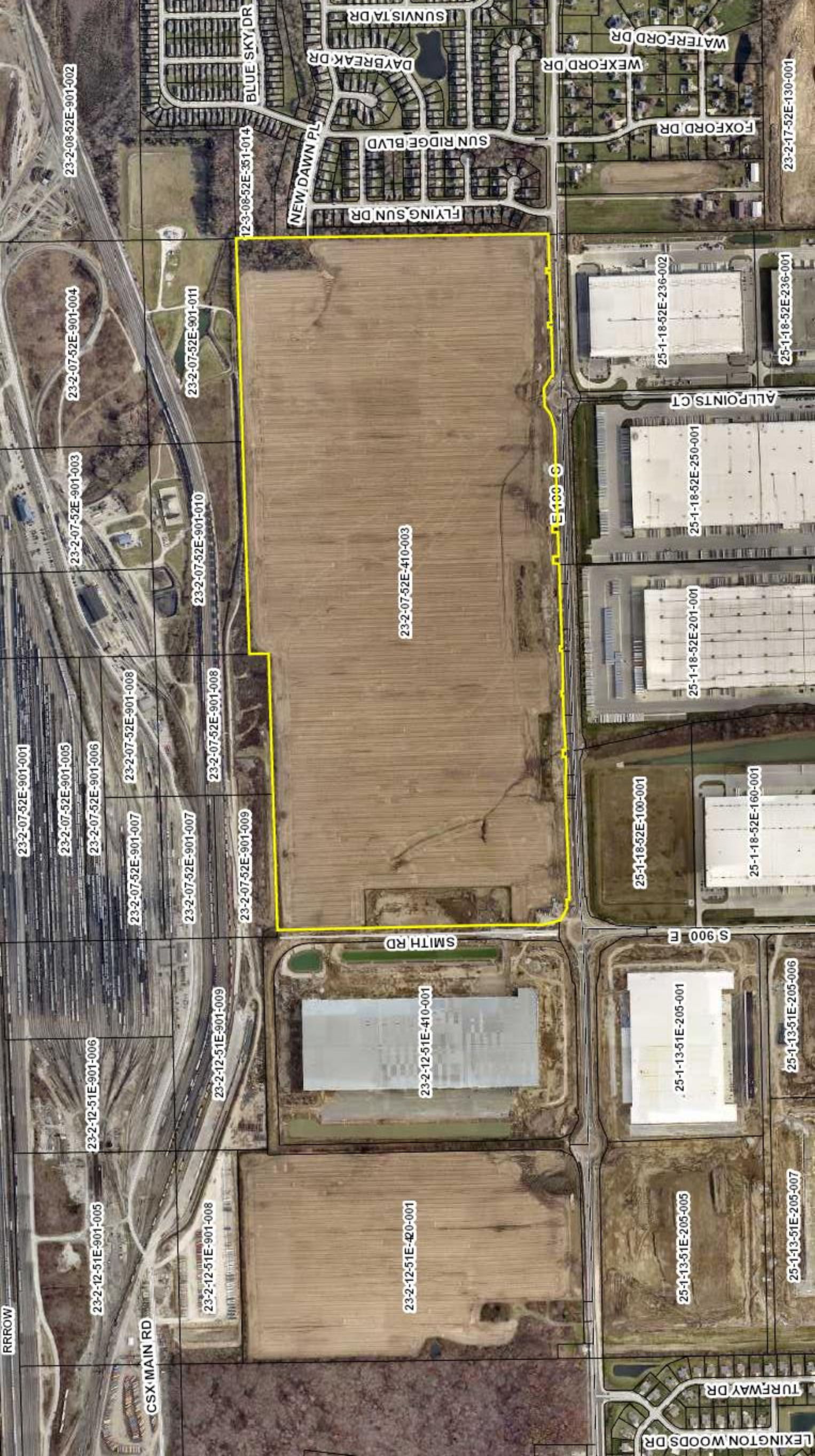
Amount:

Source of Funds:

Purpose for Which Recipient Expended Funds:

APPENDIX C

Map



23-2-08-52E-901-002

23-2-07-52E-901-004

23-2-07-52E-901-003

23-2-07-52E-901-001

23-2-07-52E-901-005

23-2-07-52E-901-006

23-2-07-52E-901-008

23-2-07-52E-901-007

23-2-07-52E-901-007

23-2-07-52E-901-008

23-2-07-52E-901-009

23-2-07-52E-901-011

23-2-07-52E-901-010

12-3-08-52E-351-014

23-2-07-52E-410-003

SMITH RD

23-2-12-51E-410-001

23-2-12-51E-420-001

23-2-12-51E-901-006

23-2-12-51E-901-005

23-2-12-51E-901-008

23-2-12-51E-901-009

CSX MAIN RD

NEW DAWN PL

FLYING SUN DR

SUN RIDGE BLVD

DAYBREAK DR

SUNVISTA DR

BLUE SKY DR

WEXFORD DR

WATERFORD DR

FOXFORD DR

23-2-17-52E-130-001

25-1-18-52E-236-002

25-1-18-52E-236-001

ALLPOINTS CT

25-1-18-52E-250-001

25-1-18-52E-201-001

25-1-18-52E-100-001

25-1-18-52E-160-001

S 900 E

25-1-13-51E-205-001

25-1-13-51E-205-006

25-1-13-51E-205-005

25-1-13-51E-205-007

TURFWAY DR

LEXINGTON WOODS DR

TOWN OF AVON, INDIANA

**RIVERWALK ALLOCATION AREAS
EASTON GREY PROJECT**

2025 TIF Annual Report to Fiscal Body

March 11, 2026



TOWN OF AVON, INDIANA

**RIVERWALK ALLOCATION AREAS
EASTON GREY PROJECT**

2025 TIF Annual Report to Fiscal Body

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March 11, 2026

Mr. Ryan Cannon
Avon Town Manager
6570 E. U.S. Hwy. 36
Avon, Indiana 46123

RE: 2025 TIF ANNUAL REPORT TO FISCAL BODY

2680 East Main Street
Suite 223
Plainfield, IN 46168
Phone: 317-837-4933

Email Addresses:

greg@fsgcorp.com

fsg@fsgcorp.com

Mr. Cannon:

We have prepared a report entitled, "TOWN OF AVON, INDIANA, RIVERWALK ALLOCATION AREAS, 2025 TIF Annual Report to Fiscal Body" (the "Report"), dated March 11, 2026, which we respectfully submit herewith. This Report is intended to meet the TIF reporting requirements of IC 36-7-14-13. The Redevelopment Commission must present this report to the Town Council by April 15. In addition, the Report should be submitted to the Department of Local Government Finance prior to April 15. Further, the Redevelopment Commission is required, by IC 36-7-14, to annually report to the County Auditor the amount of captured assessed value needed to fund the budget requirements of the Commission (including debt service).

The purpose of this Report is to set forth the historical revenue and expense for the Easton Grey tax increment financing (TIF) area and to calculate debt service coverage on the outstanding debt of the Redevelopment Commission. **For taxes payable in 2027, there is no excess captured assessed value.** The findings and conclusions of the Report are as found on EXHIBIT C.

This Report is not intended to be used in a financing unless consent is given by Financial Solutions Group, Inc. (FSG Corp.).

There will usually be differences between the projected and actual results because events and circumstances frequently do not occur as expected. Those differences may be material. We have no responsibility to update the Report for events and circumstances occurring after the date of the Report.

Sincerely,

Financial Solutions Group, Inc.

A handwritten signature in black ink, appearing to read "Gregory T. Guerrettaz", written over a white background.

Gregory T. Guerrettaz

TOWN OF AVON, INDIANA

**RIVERWALK ALLOCATION AREAS
EASTON GREY PROJECT**

PURPOSE OF REPORT

The purpose of this Report is to analyze the tax allocation area, known as the Riverwalk Allocation Areas, in an effort to give the Town some assurance that revenue will be sufficient to pay debt service and to determine what revenue may be available for projects in the area. In preparing our Report, we have analyzed a substantial amount of data and have arrived at certain conclusions as detailed and presented in our SUMMARY OF FINDINGS in this Report (EXHIBIT C).

This Report is designed to meet the requirements of IC 36-7-14-13, which requires the Redevelopment Commission to submit an annual report to the Town Council by April 15 each year. The Report should be submitted to the Department of Local Government Finance by April 15. In addition, this Report can be used by the Commission to determine how much captured assessed value, if any, can be passed through to underlying taxing districts. This determination must be made by June 15 each year and be sent to the County Auditor.

The approach for our Report is to detail where the District has been, where the District is now, and where the District will go in the future, from an economic point of view. We have set forth the parcel analysis, by year, as APPENDIX A to the Report.

TOWN OF AVON, INDIANA

**RIVERWALK ALLOCATION AREAS
EASTON GREY PROJECT**

GENERAL INFORMATION ABOUT THE AREA

Tax Increment Financing

Riverwalk Allocation Areas

Riverwalk Allocation Areas were created in 2023 with a base assessed value for taxes payable in 2025. The Town expects future development in the Area and established the Allocation Areas in order to capture future TIF revenue to pay debt service on bonds issued for infrastructure needs.

TOWN OF AVON, INDIANA
RIVERWALK ALLOCATION AREAS
EASTON GREY PROJECT

SUMMARY OF FINDINGS

Findings

As a result of our inquiries, due diligence and investigations incident to the preparations of this Report, we have the following general findings concerning the tax increment revenue in the Allocation Area:

1. Construction of the first building was started in 2025; and
2. The Town issued TIF Bonds in 2024 based upon new and future development in the area.

Recommendation

The Town should take the parcel listings attached and map the parcels with GIS, creating a “new map”. The new map should then be compared to the original TIF maps.

TOWN OF AVON, INDIANA

RIVERWALK ALLOCATION AREAS

EASTON GREY PROJECT

Analysis of Avon Tax Rates

| <u>Taxing Unit</u> | <u>Payable 2026</u> | <u>Payable 2025</u> | <u>Payable 2024</u> | <u>Payable 2023</u> |
|--------------------|-------------------------|-------------------------|-------------------------|-------------------------|
| State | \$ - | \$ - | \$ - | \$ - |
| County | 0.2682 | 0.2691 | 0.2859 | 0.2855 |
| Township | 0.4762 | 0.4119 | 0.4517 | 0.4013 |
| Library | 0.0409 | 0.0395 | 0.0455 | 0.0427 |
| School | 1.1978 | 1.3777 | 1.4377 | 1.4520 |
| Town | 0.3337 | 0.3347 | 0.3274 | 0.3114 |
| TIF Replacement | - | - | - | - |
| Gross Tax Rate | <u>\$ 2.3168</u> | <u>\$ 2.4329</u> | <u>\$ 2.5482</u> | <u>\$ 2.4929</u> |
| Less: PTRC | | | | |
| Net Tax Rate | <u>\$ 2.3168</u> | <u>\$ 2.4329</u> | <u>\$ 2.5482</u> | <u>\$ 2.4929</u> |
| Increase | <u>\$ (0.1161)</u> | <u>\$ (0.1153)</u> | <u>\$ 0.0553</u> | <u>\$ (0.1697)</u> |

NOTE: All tax rates shown above do not include the School Referendum tax rates. For example the actual Pay 2026 total tax rate for Avon is \$2.6268, which includes a School Operating Referendum tax rate of \$.3100. This tax rate has been removed for this analysis.

TOWN OF AVON, INDIANA

**RIVERWALK ALLOCATION AREAS
EASTON GREY PROJECT**

Analysis of Cash and Investments (Town Level - TIF Allocation Fund)

| | <u>As of 12/31/2023</u> | <u>As of 12/31/2024</u> | <u>As of 12/31/2025 (1)</u> | <u>As of 3/1/2026</u> |
|-------------------|-----------------------------|-----------------------------|---------------------------------|---------------------------|
| Beginning Balance | \$ - | \$ - | \$ - | \$ - |
| TIF Revenue | - | - | - | - |
| Interest Earnings | - | - | - | - |
| Debt Payments | - | - | - | - |
| Other Expenses | - | - | - | - |
| Ending Balance | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> |
| Per Books | <u>-</u> | <u>-</u> | <u>-</u> | <u>-</u> |
| Difference | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> | <u>\$ -</u> |

(1) The Town received some TIF Revenue in 2025 that was deposited into the wrong fund. This will be corrected in 2026.

NOTE: This TIF was first created in 2023. The Town has not received any TIF Revenue.

TOWN OF AVON, INDIANA

RIVERWALK ALLOCATION AREAS
EASTON GREY PROJECT**Estimated Annual Tax Increment - Current Estimate**Commercial Development

| <u>Payable Year</u> | <u>Estimated Assessed Valuation</u> | <u>Estimated Tax Rate</u> | <u>Estimated TIF Revenue</u> |
|-------------------------|---|-----------------------------------|--------------------------------------|
| 2026 | \$ 123,348 | \$ 2.3168 | \$ 2,858 |
| 2027 | 123,348 | 2.3168 | 2,858 |
| 2028 | 7,933,039 | 2.3168 | 183,793 |
| 2029 | 22,991,850 | 2.3168 | 532,675 |
| 2030 | 23,681,606 | 2.3168 | 548,655 |

Residential Development

| <u>Payable Year</u> | <u>Estimated Assessed Valuation</u> | <u>Estimated Tax Rate</u> | <u>Estimated TIF Revenue</u> |
|-------------------------|---|-----------------------------------|--------------------------------------|
| 2026 | - | \$ 2.0000 | - |
| 2027 | - | 2.0000 | - |
| 2028 | \$ 18,808,696 | 2.0000 | \$ 376,174 |
| 2029 | 38,573,480 | 2.0000 | 376,174 |
| 2030 | 39,908,291 | 2.0000 | 798,166 |

AVON REDEVELOPMENT COMMISSION

Easton Grey Development

Economic Development Revenue Bonds Series 2024A (Easton Grey Project)
Estimated Debt Service Schedule

| Date | Principal | Interest Rate | Interest Amount | Capitalized Interest | Semi-Annual Debt Service | Annual Debt Service |
|------------|---------------------|---------------|---------------------|-----------------------|--------------------------|----------------------|
| 11/26/2024 | | | | | | |
| 4/1/2025 | - | 6.00% | \$ 145,833 | \$ (145,833) | - | - |
| 10/1/2025 | - | 6.00% | 210,000 | (210,000) | - | - |
| 4/1/2026 | - | 6.00% | 210,000 | (210,000) | - | - |
| 10/1/2026 | - | 6.00% | 210,000 | (210,000) | - | - |
| 4/1/2027 | - | 6.00% | 210,000 | (210,000) | - | - |
| 10/1/2027 | - | 6.00% | 210,000 | (210,000) | - | - |
| 4/1/2028 | - | 6.00% | 210,000 | (210,000) | - | - |
| 10/1/2028 | - | 6.00% | 210,000 | - | \$ 210,000 | - |
| 4/1/2029 | - | 6.00% | 210,000 | - | 210,000 | \$ 420,000 |
| 10/1/2029 | \$ 89,000 | 6.00% | 210,000 | - | 299,000 | - |
| 4/1/2030 | 92,000 | 6.00% | 207,330 | - | 299,330 | 598,330 |
| 10/1/2030 | 94,000 | 6.00% | 204,570 | - | 298,570 | - |
| 4/1/2031 | 97,000 | 6.00% | 201,750 | - | 298,750 | 597,320 |
| 10/1/2031 | 100,000 | 6.00% | 198,840 | - | 298,840 | - |
| 4/1/2032 | 103,000 | 6.00% | 195,840 | - | 298,840 | 597,680 |
| 10/1/2032 | 106,000 | 6.00% | 192,750 | - | 298,750 | - |
| 4/1/2033 | 109,000 | 6.00% | 189,570 | - | 298,570 | 597,320 |
| 10/1/2033 | 113,000 | 6.00% | 186,300 | - | 299,300 | - |
| 4/1/2034 | 116,000 | 6.00% | 182,910 | - | 298,910 | 598,210 |
| 10/1/2034 | 120,000 | 6.00% | 179,430 | - | 299,430 | - |
| 4/1/2035 | 123,000 | 6.00% | 175,830 | - | 298,830 | 598,260 |
| 10/1/2035 | 127,000 | 6.00% | 172,140 | - | 299,140 | - |
| 4/1/2036 | 131,000 | 6.00% | 168,330 | - | 299,330 | 598,470 |
| 10/1/2036 | 135,000 | 6.00% | 164,400 | - | 299,400 | - |
| 4/1/2037 | 139,000 | 6.00% | 160,350 | - | 299,350 | 598,750 |
| 10/1/2037 | 143,000 | 6.00% | 156,180 | - | 299,180 | - |
| 4/1/2038 | 147,000 | 6.00% | 151,890 | - | 298,890 | 598,070 |
| 10/1/2038 | 151,000 | 6.00% | 147,480 | - | 298,480 | - |
| 4/1/2039 | 156,000 | 6.00% | 142,950 | - | 298,950 | 597,430 |
| 10/1/2039 | 161,000 | 6.00% | 138,270 | - | 299,270 | - |
| 4/1/2040 | 165,000 | 6.00% | 133,440 | - | 298,440 | 597,710 |
| 10/1/2040 | 170,000 | 6.00% | 128,490 | - | 298,490 | - |
| 4/1/2041 | 176,000 | 6.00% | 123,390 | - | 299,390 | 597,880 |
| 10/1/2041 | 181,000 | 6.00% | 118,110 | - | 299,110 | - |
| 4/1/2042 | 186,000 | 6.00% | 112,680 | - | 298,680 | 597,790 |
| 10/1/2042 | 192,000 | 6.00% | 107,100 | - | 299,100 | - |
| 4/1/2043 | 198,000 | 6.00% | 101,340 | - | 299,340 | 598,440 |
| 10/1/2043 | 204,000 | 6.00% | 95,400 | - | 299,400 | - |
| 4/1/2044 | 210,000 | 6.00% | 89,280 | - | 299,280 | 598,680 |
| 10/1/2044 | 216,000 | 6.00% | 82,980 | - | 298,980 | - |
| 4/1/2045 | 222,000 | 6.00% | 76,500 | - | 298,500 | 597,480 |
| 10/1/2045 | 229,000 | 6.00% | 69,840 | - | 298,840 | - |
| 4/1/2046 | 236,000 | 6.00% | 62,970 | - | 298,970 | 597,810 |
| 10/1/2046 | 243,000 | 6.00% | 55,890 | - | 298,890 | - |
| 4/1/2047 | 250,000 | 6.00% | 48,600 | - | 298,600 | 597,490 |
| 10/1/2047 | 258,000 | 6.00% | 41,100 | - | 299,100 | - |
| 4/1/2048 | 266,000 | 6.00% | 33,360 | - | 299,360 | 598,460 |
| 10/1/2048 | 274,000 | 6.00% | 25,380 | - | 299,380 | - |
| 4/1/2049 | 282,000 | 6.00% | 17,160 | - | 299,160 | 598,540 |
| 10/1/2049 | 290,000 | 6.00% | 8,700 | - | 298,700 | 298,700 |
| | <u>\$ 7,000,000</u> | | <u>\$ 7,084,653</u> | <u>\$ (1,405,833)</u> | <u>\$ 12,678,820</u> | <u>\$ 12,678,820</u> |

AVON REDEVELOPMENT COMMISSION

Easton Grey Development

Taxable Junior Economic Development Revenue Bonds, Series 2024B (Easton Grey Project)
Estimated Debt Service Schedule

| Date | Principal | Interest Rate | Interest Amount | Semi-Annual Debt Service | Annual Debt Service |
|------------|---------------------|---------------|----------------------|--------------------------|----------------------|
| 11/26/2024 | | | | | |
| 4/1/2025 | - | 10.00% | 296,007 | 296,007 | 296,007 |
| 10/1/2025 | - | 10.00% | 426,250 | 426,250 | |
| 4/1/2026 | - | 10.00% | 426,250 | 426,250 | 852,500 |
| 10/1/2026 | - | 10.00% | 426,250 | 426,250 | |
| 4/1/2027 | - | 10.00% | 426,250 | 426,250 | 852,500 |
| 10/1/2027 | - | 10.00% | 426,250 | 426,250 | |
| 4/1/2028 | - | 10.00% | 426,250 | 426,250 | 852,500 |
| 10/1/2028 | - | 10.00% | 426,250 | 426,250 | |
| 4/1/2029 | - | 10.00% | 426,250 | 426,250 | 852,500 |
| 10/1/2029 | - | 10.00% | 426,250 | 426,250 | |
| 4/1/2030 | - | 10.00% | 426,250 | 426,250 | 852,500 |
| 10/1/2030 | - | 10.00% | 426,250 | 426,250 | |
| 4/1/2031 | - | 10.00% | 426,250 | 426,250 | 852,500 |
| 10/1/2031 | - | 10.00% | 426,250 | 426,250 | |
| 4/1/2032 | - | 10.00% | 426,250 | 426,250 | 852,500 |
| 10/1/2032 | - | 10.00% | 426,250 | 426,250 | |
| 4/1/2033 | - | 10.00% | 426,250 | 426,250 | 852,500 |
| 10/1/2033 | - | 10.00% | 426,250 | 426,250 | |
| 4/1/2034 | - | 10.00% | 426,250 | 426,250 | 852,500 |
| 10/1/2034 | - | 10.00% | 426,250 | 426,250 | |
| 4/1/2035 | - | 10.00% | 426,250 | 426,250 | 852,500 |
| 10/1/2035 | - | 10.00% | 426,250 | 426,250 | |
| 4/1/2036 | - | 10.00% | 426,250 | 426,250 | 852,500 |
| 10/1/2036 | - | 10.00% | 426,250 | 426,250 | |
| 4/1/2037 | - | 10.00% | 426,250 | 426,250 | 852,500 |
| 10/1/2037 | - | 10.00% | 426,250 | 426,250 | |
| 4/1/2038 | - | 10.00% | 426,250 | 426,250 | 852,500 |
| 10/1/2038 | - | 10.00% | 426,250 | 426,250 | |
| 4/1/2039 | - | 10.00% | 426,250 | 426,250 | 852,500 |
| 10/1/2039 | - | 10.00% | 426,250 | 426,250 | |
| 4/1/2040 | - | 10.00% | 426,250 | 426,250 | 852,500 |
| 10/1/2040 | - | 10.00% | 426,250 | 426,250 | |
| 4/1/2041 | - | 10.00% | 426,250 | 426,250 | 852,500 |
| 10/1/2041 | - | 10.00% | 426,250 | 426,250 | |
| 4/1/2042 | - | 10.00% | 426,250 | 426,250 | 852,500 |
| 10/1/2042 | - | 10.00% | 426,250 | 426,250 | |
| 4/1/2043 | - | 10.00% | 426,250 | 426,250 | 852,500 |
| 10/1/2043 | - | 10.00% | 426,250 | 426,250 | |
| 4/1/2044 | - | 10.00% | 426,250 | 426,250 | 852,500 |
| 10/1/2044 | 476,629 | 10.00% | 426,250 | 902,879 | |
| 4/1/2045 | 643,042 | 10.00% | 402,419 | 1,045,461 | 1,948,340 |
| 10/1/2045 | 706,558 | 10.00% | 370,266 | 1,076,824 | |
| 4/1/2046 | 741,886 | 10.00% | 334,939 | 1,076,825 | 2,153,649 |
| 10/1/2046 | 811,285 | 10.00% | 297,844 | 1,109,129 | |
| 4/1/2047 | 851,849 | 10.00% | 257,280 | 1,109,129 | 2,218,258 |
| 10/1/2047 | 927,715 | 10.00% | 214,688 | 1,142,403 | |
| 4/1/2048 | 974,101 | 10.00% | 168,302 | 1,142,403 | 2,284,805 |
| 10/1/2048 | 1,057,078 | 10.00% | 119,597 | 1,176,675 | |
| 4/1/2049 | 1,109,932 | 10.00% | 66,743 | 1,176,675 | 2,353,350 |
| 10/1/2049 | 224,925 | 10.00% | 11,246 | 236,171 | 236,171 |
| | <u>\$ 8,525,000</u> | | <u>\$ 19,163,080</u> | <u>\$ 27,688,080</u> | <u>\$ 27,688,080</u> |

APPENDIX A

Parcel Analysis

HENDRICKS COUNTY, INDIANA
RIVERWALK ALLOCATION AREAS
ALLOCATION AREAS

Parcel Analysis

| Parcel # | Owner's Name | AV 2023 Pay 2024 | AV 2024 Pay 2025 | AV 2025 Pay 2026 |
|--------------------------|--------------|---------------------|---------------------|---------------------|
| Riverwalk Phase 1 | | | | |
| 32-10-04-410-001.000-022 | PASARE, LLC | 66,100 | 79,400 | 69,372 |
| | | <u>66,100</u> | <u>79,400</u> | <u>69,372</u> |
| | Total | \$ 66,100 | \$ 79,400 | \$ 69,372 |
| | Less Base | \$ 66,100 | \$ 26,758 | \$ 23,378 |
| | Net TIF | <u>\$ -</u> | <u>\$ 52,642</u> | <u>\$ 45,994</u> |
| Riverwalk Phase 2 | | | | |
| 32-10-04-410-002.000-022 | PASARE, LLC | 160,300 | 175,800 | 70,782 |
| 32-10-04-400-007.000-022 | PASARE, LLC | | 300,800 | 71,440 |
| | | <u>160,300</u> | <u>476,600</u> | <u>142,222</u> |
| | Total | \$ 160,300 | \$ 476,600 | \$ 142,222 |
| | Less Base | \$ 160,300 | \$ 64,878 | \$ 64,868 |
| | Net TIF | <u>\$ -</u> | <u>\$ 411,722</u> | <u>\$ 77,354</u> |

NOTE: Original base year for this TIF District is for taxes payable in 2024.

APPENDIX B

Other DLGF Required Information

TOWN OF AVON, INDIANA

2025 ANNUAL REPORT

Redevelopment Commission Members and Officers

Current Members

| | |
|---------------------------------|-------------------|
| President: | Bill Reed |
| Vice President: | Dave Kauffman |
| Secretary: | John Hanks |
| Member: | Bob Culler |
| Member: | Steven Eisenbarth |
| Non-Voting School Board Member: | Sheila Glass |

Commission Members Removed during 2025:

Commission Members Appointed during 2025:

TOWN OF AVON, INDIANA

2025 ANNUAL REPORT

Redevelopment Commission Employees

Name of Employee

Annual Salary

The Redevelopment Commission does not have any employees.

TOWN OF AVON, INDIANA

2025 ANNUAL REPORT

Redevelopment Commission - Grants and Loans

Name of Recipient:

**NO GRANTS OR LOANS
WERE MADE.**

Loan or Grant:

Amount:

Source of Funds:

Purpose for Which Recipient Expended Funds:

APPENDIX C




Map

Easton Grey Riverwalk Allocation Area Map



Legend

Riverwalk Allocation Area

-  Riverwalk Allocation Area 1
-  Riverwalk Allocation Area 2
-  Riverwalk Allocation Area 3

0 0.04 0.08 Miles



787 ft

Riverwalk Allocation Area 3

Riverwalk Allocation Area 2

Riverwalk Allocation Area 1

E Main St

36

36

36

Lick Creek

TOWN OF AVON, INDIANA

HOPA ALLOCATION AREAS
LENNAR PROJECT

2025 TIF Annual Report to Fiscal Body

March 11, 2026



TOWN OF AVON, INDIANA

**HOPA ALLOCATION AREAS
LENNAR PROJECT**

2025 TIF Annual Report to Fiscal Body

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| APPENDIX C - Map | |



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March 11, 2026

Mr. Ryan Cannon
Avon Town Manager
6570 E. U.S. Hwy. 36
Avon, Indiana 46123

RE: 2025 TIF ANNUAL REPORT TO FISCAL BODY

Mr. Cannon:

We have prepared a report entitled, "TOWN OF AVON, INDIANA, ARH HOPA ALLOCATION AREAS, 2025 TIF Annual Report to Fiscal Body" (the "Report"), dated March 11, 2026, which we respectfully submit herewith. This Report is intended to meet the TIF reporting requirements of IC 36-7-14-13. The Redevelopment Commission must present this report to the Town Council by April 15. In addition, the Report should be submitted to the Department of Local Government Finance prior to April 15. Further, the Redevelopment Commission is required, by IC 36-7-14, to annually report to the County Auditor the amount of captured assessed value needed to fund the budget requirements of the Commission (including debt service).

The purpose of this Report is to set forth the historical revenue and expense for the LENNAR tax increment financing (TIF) area and to calculate debt service coverage on the outstanding debt of the Redevelopment Commission. **For taxes payable in 2027, there is no excess captured assessed value.** The findings and conclusions of the Report are as found on EXHIBIT C.

This Report is not intended to be used in a financing unless consent is given by Financial Solutions Group, Inc. (FSG Corp.).

There will usually be differences between the projected and actual results because events and circumstances frequently do not occur as expected. Those differences may be material. We have no responsibility to update the Report for events and circumstances occurring after the date of the Report.

Sincerely,

Financial Solutions Group, Inc.

Gregory T. Guerrettaz

TOWN OF AVON, INDIANA

**HOPA ALLOCATION AREAS
LENNAR PROJECT**

PURPOSE OF REPORT

The purpose of this Report is to analyze the tax allocation area, known as the HOPA Allocation Areas (LENNAR Project), in an effort to give the Town some assurance that revenue will be sufficient to pay debt service and to determine what revenue may be available for projects in the area. In preparing our Report, we have analyzed a substantial amount of data and have arrived at certain conclusions as detailed and presented in our SUMMARY OF FINDINGS in this Report (EXHIBIT C).

This Report is designed to meet the requirements of IC 36-7-14-13, which requires the Redevelopment Commission to submit an annual report to the Town Council by April 15 each year. The Report should be submitted to the Department of Local Government Finance by April 15. In addition, this Report can be used by the Commission to determine how much captured assessed value, if any, can be passed through to underlying taxing districts. This determination must be made by June 15 each year and be sent to the County Auditor.

The approach for our Report is to detail where the District has been, where the District is now, and where the District will go in the future, from an economic point of view. We have set forth the parcel analysis, by year, as APPENDIX A to the Report.

TOWN OF AVON, INDIANA

**HOPA ALLOCATION AREAS
LENNAR PROJECT**

GENERAL INFORMATION ABOUT THE AREA

Tax Increment Financing

HOPA Allocation Areas,

The HOPA Allocation Areas were created in 2024 with a base assessed value for taxes payable in 2025. The Town expects future development in the Area and established the Allocation Area in order to capture future TIF revenue to pay debt service on bonds issued for infrastructure needs.

TOWN OF AVON, INDIANA
HOPA ALLOCATION AREAS
LENNAR PROJECT

SUMMARY OF FINDINGS

Findings

As a result of our inquiries, due diligence and investigations incident to the preparations of this Report, we have the following general findings concerning the tax increment revenue in the Allocation Area:

1. Construction of the first building was started in 2025; and
2. The Town issued TIF Bonds in 2025 based upon new and future development in the area.

Recommendation

The Town should take the parcel listings attached and map the parcels with GIS, creating a “new map”. The new map should then be compared to the original TIF maps.

TOWN OF AVON, INDIANA

HOPA ALLOCATION AREAS

LENNAR PROJECT

Analysis of Avon Tax Rates

| <u>Taxing Unit</u> | <u>Payable 2026</u> | <u>Payable 2025</u> | <u>Payable 2024</u> | <u>Payable 2023</u> |
|--------------------|-------------------------|-------------------------|-------------------------|-------------------------|
| State | \$ - | \$ - | \$ - | \$ - |
| County | 0.2682 | 0.2691 | 0.2859 | 0.2855 |
| Township | 0.4762 | 0.4119 | 0.4517 | 0.4013 |
| Library | 0.0409 | 0.0395 | 0.0455 | 0.0427 |
| School | 1.1978 | 1.3777 | 1.4377 | 1.4520 |
| Town | 0.3337 | 0.3347 | 0.3274 | 0.3114 |
| TIF Replacement | - | - | - | - |
| Gross Tax Rate | <u>\$ 2.3168</u> | <u>\$ 2.4329</u> | <u>\$ 2.5482</u> | <u>\$ 2.4929</u> |
| Less: PTRC | | | | |
| Net Tax Rate | <u>\$ 2.3168</u> | <u>\$ 2.4329</u> | <u>\$ 2.5482</u> | <u>\$ 2.4929</u> |
| Increase | <u>\$ (0.1161)</u> | <u>\$ (0.1153)</u> | <u>\$ 0.0553</u> | <u>\$ (0.1697)</u> |

NOTE: All tax rates shown above do not include the School Referendum tax rates. For example the actual Pay 2026 total tax rate for Avon is \$2.6268, which includes a School Operating Referendum tax rate of \$.3100. This tax rate has been removed for this analysis.

TOWN OF AVON, INDIANA

HOPA ALLOCATION AREAS

LENNAR PROJECT

Analysis of Cash and Investments (Town Level - TIF Allocation Fund)

| | As of <u>12/31/2025</u> | As of <u>3/1/2026</u> |
|-------------------|----------------------------|--------------------------|
| Beginning Balance | \$ - | \$ - |
| TIF Revenue | - | - |
| Interest Earnings | - | - |
| Debt Payments | - | - |
| Other Expenses | - | - |
| Ending Balance | <u>\$ -</u> | <u>\$ -</u> |
| Per Books | <u>-</u> | <u>-</u> |
| Difference | <u>\$ -</u> | <u>\$ -</u> |

NOTE: This TIF was first created in 2025. The Town has not received any TIF Revenue.

TOWN OF AVON, INDIANA

HOPA ALLOCATION AREAS
LENNAR PROJECTEstimated Annual Tax Increment - Current Estimate
Phase 1Residential Development

| <u>Payable Year</u> | <u>Estimated Assessed Valuation</u> | <u>Estimated Tax Rate</u> | <u>Estimated TIF Revenue</u> |
|-------------------------|---|-----------------------------------|--------------------------------------|
| 2026 | - | \$ 1.0000 | - |
| 2027 | \$ 23,990,400 | 1.0000 | \$ 239,904 |
| 2028 | 56,281,506 | 1.0000 | 562,815 |
| 2029 | 57,407,172 | 1.0000 | 574,072 |
| 2030 | 58,555,194 | 1.0000 | 585,552 |

Note: TIF Revenue is shared 60% to debt service and the town keeps 40%.

TOWN OF AVON, INDIANA
ECONOMIC DEVELOPMENT
REVENUE BONDS, SERIES 2025A (LENNAR PROJECT)
Debt Service Schedule

| Date | Principal Amount | Interest Rate | Interest Amount | Semi-Annual Debt Service | Annual Debt Service |
|------------|------------------|---------------|-----------------|--------------------------|---------------------|
| 10/15/2025 | | | | | |
| 3/1/2026 | | 6.50% | 93,925 | \$ 93,925 | 93,925 |
| 9/1/2026 | | 6.50% | 124,313 | 124,313 | |
| 3/1/2027 | | 6.50% | 124,313 | 124,313 | 248,625 |
| 9/1/2027 | | 6.50% | 124,313 | 124,313 | |
| 3/1/2028 | | 6.50% | 124,313 | 124,313 | 248,625 |
| 9/1/2028 | | 6.50% | 124,313 | 124,313 | |
| 3/1/2029 | | 6.50% | 124,313 | 124,313 | 248,625 |
| 9/1/2029 | | 6.50% | 124,313 | 124,313 | |
| 3/1/2030 | | 6.50% | 124,313 | 124,313 | 248,625 |
| 9/1/2030 | | 6.50% | 124,313 | 124,313 | |
| 3/1/2031 | | 6.50% | 124,313 | 124,313 | 248,625 |
| 9/1/2031 | | 6.50% | 124,313 | 124,313 | |
| 3/1/2032 | | 6.50% | 124,313 | 124,313 | 248,625 |
| 9/1/2032 | | 6.50% | 124,313 | 124,313 | |
| 3/1/2033 | | 6.50% | 124,313 | 124,313 | 248,625 |
| 9/1/2033 | | 6.50% | 124,313 | 124,313 | |
| 3/1/2034 | | 6.50% | 124,313 | 124,313 | 248,625 |
| 9/1/2034 | | 6.50% | 124,313 | 124,313 | |
| 3/1/2035 | \$ 25,429 | 6.50% | 124,313 | 149,742 | 274,054 |
| 9/1/2035 | 57,463 | 6.50% | 123,486 | 180,949 | |
| 3/1/2036 | 49,330 | 6.50% | 121,619 | 170,949 | 351,898 |
| 9/1/2036 | 64,800 | 6.50% | 120,015 | 184,815 | |
| 3/1/2037 | 56,906 | 6.50% | 117,909 | 174,815 | 359,631 |
| 9/1/2037 | 72,700 | 6.50% | 116,060 | 188,760 | |
| 3/1/2038 | 65,062 | 6.50% | 113,697 | 178,759 | 367,519 |
| 9/1/2038 | 81,200 | 6.50% | 111,583 | 192,783 | |
| 3/1/2039 | 73,839 | 6.50% | 108,944 | 182,783 | 375,565 |
| 9/1/2039 | 90,342 | 6.50% | 106,544 | 196,886 | |
| 3/1/2040 | 83,278 | 6.50% | 103,608 | 186,886 | 383,772 |
| 9/1/2040 | 100,169 | 6.50% | 100,901 | 201,070 | |
| 3/1/2041 | 93,425 | 6.50% | 97,646 | 191,071 | 392,141 |
| 9/1/2041 | 110,730 | 6.50% | 94,609 | 205,339 | |
| 3/1/2042 | 104,329 | 6.50% | 91,011 | 195,340 | 400,679 |
| 9/1/2042 | 122,074 | 6.50% | 87,620 | 209,694 | |
| 3/1/2043 | 116,042 | 6.50% | 83,653 | 199,695 | 409,388 |
| 9/1/2043 | 134,254 | 6.50% | 79,881 | 214,135 | |
| 3/1/2044 | 128,618 | 6.50% | 75,518 | 204,136 | 418,271 |
| 9/1/2044 | 147,328 | 6.50% | 71,338 | 218,666 | |
| 3/1/2045 | 142,116 | 6.50% | 66,550 | 208,666 | 427,331 |
| 9/1/2045 | 161,356 | 6.50% | 61,931 | 223,287 | |
| 3/1/2046 | 156,600 | 6.50% | 56,687 | 213,287 | 436,574 |
| 9/1/2046 | 176,403 | 6.50% | 51,597 | 228,000 | |
| 3/1/2047 | 172,136 | 6.50% | 45,864 | 218,000 | 446,001 |
| 9/1/2047 | 192,538 | 6.50% | 40,270 | 232,808 | |
| 3/1/2048 | 188,795 | 6.50% | 34,012 | 222,807 | 455,615 |
| 9/1/2048 | 209,835 | 6.50% | 27,876 | 237,711 | |
| 3/1/2049 | 206,655 | 6.50% | 21,057 | 227,712 | 465,423 |
| 9/1/2049 | 228,373 | 6.50% | 14,341 | 242,714 | |
| 3/1/2050 | 212,875 | 6.50% | 6,918 | 219,793 | 462,507 |
| | | | | | |
| Total | \$ 3,825,000 | | 4,684,293 | \$ 8,509,293 | \$ 8,509,293 |

APPENDIX A

Parcel Analysis

HENDRICKS COUNTY, INDIANA

HOPA ALLOCATION AREAS
ALLOCATION AREAS

Parcel Analysis

| Parcel # | Owner's Name | AV 2024 Pay 2025 | AV 2025 Pay 2026 |
|--------------------------|--|---------------------|---------------------|
| HOPA 1 | | | |
| 32-10-04-100-015.000-022 | AVON TOWN OF | - | - |
| 32-10-04-100-017.000-022 | AVON TOWN OF | - | - |
| 32-10-04-100-018.000-022 | AVON TOWN OF | - | - |
| 32-10-04-100-020.000-022 | AVON TOWN OF | - | - |
| 32-10-04-100-029.000-022 | TPG AG EHC III (LEN) MULTI STATE 5 LLC | 26,758 | 146,076 |
| | | | |
| | Total | \$ 26,758.00 | \$ 146,076 |
| | Less Base | \$ 26,758 | \$ 96,131 |
| | Net TIF | <u>\$ -</u> | <u>\$ 49,945</u> |
| HOPA 2 | | | |
| 32-10-04-100-016.000-022 | AVON TOWN OF | \$ - | \$ - |
| 32-10-04-100-019.000-022 | AVON TOWN OF | - | - |
| 32-10-04-100-023.000-022 | AVON TOWN OF | - | - |
| 32-10-04-100-024.000-022 | AVON TOWN OF | - | - |
| | | | |
| | Total | \$ - | \$ - |
| | Less Base | \$ - | \$ - |
| | Net TIF | <u>\$ -</u> | <u>\$ -</u> |

NOTE: Original base year for this TIF District is for taxes payable in 2025.

HENDRICKS COUNTY, INDIANA
ALLOCATION AREAS

Parcel Analysis

| | | AV | |
|--------------------------|------------------------|---------------|---------------|
| | | 2024 Pay 2025 | 2025 Pay 2026 |
| HOPA 3 | | | |
| 32-10-04-100-030.000-022 | PASARE LLC | \$ - | \$ 126,336 |
| 32-10-04-101-030.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-102-028.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-105-026.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-103-018.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-101-032.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-101-034.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-103-014.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-102-003.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-103-019.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-102-023.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-102-024.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-102-001.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-101-006.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-101-007.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-102-004.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-102-005.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-101-003.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-101-008.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-101-009.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-102-022.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-101-010.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-105-009.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-104-001.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-104-012.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-01-020-140.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-101-005.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-102-006.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-105-022.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-105-010.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-101-011.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-102-021.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-105-011.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-105-019.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-104-014.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-105-012.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-102-009.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-102-007.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-102-008.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-102-010.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-101-012.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-101-013.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-101-014.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-101-033.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-101-015.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-103-020.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-102-011.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-104-002.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-101-016.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-101-017.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-101-018.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-101-019.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-101-020.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-101-036.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-105-003.000-022 | TPG AG EHC III LEN LLC | - | - |

HENDRICKS COUNTY, INDIANA
ALLOCATION AREAS

Parcel Analysis

| | | AV | AV |
|---------------------------|------------------------|---------------|---------------|
| | | 2024 Pay 2025 | 2025 Pay 2026 |
| <i>HOPA 3 - Continued</i> | | | |
| 32-10-04-101-029.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-105-013.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-101-004.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-101-021.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-103-001.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-101-022.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-101-023.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-104-003.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-104-004.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-105-014.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-105-015.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-101-024.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-101-025.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-101-026.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-101-027.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-101-028.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-102-012.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-105-016.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-105-023.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-105-017.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-104-032.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-102-002.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-105-018.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-104-005.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-103-021.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-104-015.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-104-006.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-104-007.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-102-013.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-101-031.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-102-015.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-102-016.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-102-017.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-102-018.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-104-008.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-104-009.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-104-010.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-102-019.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-102-020.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-104-011.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-104-013.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-104-016.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-105-004.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-104-017.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-104-018.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-104-019.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-104-020.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-105-001.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-105-002.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-105-005.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-105-006.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-105-007.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-105-008.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-105-021.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-105-024.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-105-025.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-105-027.000-022 | TPG AG EHC III LEN LLC | - | - |
| 32-10-04-104-021.000-022 | TPG AG EHC III LEN LLC | - | - |

HENDRICKS COUNTY, INDIANA
ALLOCATION AREAS

Parcel Analysis

| <i>HOPA 3 - Continued</i> | AV | AV |
|---------------------------|---------------|---------------|
| | 2024 Pay 2025 | 2025 Pay 2026 |
| 32-10-04-104-022.000-022 | - | - |
| 32-10-04-104-023.000-022 | - | - |
| 32-10-04-104-024.000-022 | - | - |
| 32-10-04-104-025.000-022 | - | - |
| 32-10-04-104-026.000-022 | - | - |
| 32-10-04-104-027.000-022 | - | - |
| 32-10-04-104-028.000-022 | - | - |
| 32-10-04-104-029.000-022 | - | - |
| 32-10-04-104-030.000-022 | - | - |
| 32-10-04-104-031.000-022 | - | - |
| 32-10-04-104-033.000-022 | - | - |
| 32-10-04-104-034.000-022 | - | - |
| 32-10-04-102-025.000-022 | - | - |
| 32-10-04-102-026.000-022 | - | - |
| 32-10-04-102-027.000-022 | - | - |
| 32-10-04-102-029.000-022 | - | - |
| 32-10-04-102-030.000-022 | - | - |
| 32-10-04-103-002.000-022 | - | - |
| 32-10-04-103-003.000-022 | - | - |
| 32-10-04-103-004.000-022 | - | - |
| 32-10-04-103-005.000-022 | - | - |
| 32-10-04-103-006.000-022 | - | - |
| 32-10-04-103-007.000-022 | - | - |
| 32-10-04-103-008.000-022 | - | - |
| 32-10-04-103-009.000-022 | - | - |
| 32-10-04-103-010.000-022 | - | - |
| 32-10-04-103-011.000-022 | - | - |
| 32-10-04-103-012.000-022 | - | - |
| 32-10-04-103-013.000-022 | - | - |
| 32-10-04-103-015.000-022 | - | - |
| 32-10-04-103-016.000-022 | - | - |
| 32-10-04-103-017.000-022 | - | - |
| 32-10-04-101-035.000-022 | - | - |
| 32-10-04-100-031.000-022 | - | 183,676 |
| | | |
| Total | \$ - | \$ 310,012 |
| Less Base | \$ - | \$ 230,460 |
| | | |
| Net TIF | \$ - | \$ 79,552 |

NOTE: Original base year for this TIF District is for taxes payable in 2025.

APPENDIX B

Other DLGF Required Information

TOWN OF AVON, INDIANA

2025 ANNUAL REPORT

Redevelopment Commission Members and Officers

Current Members

| | |
|---------------------------------|-------------------|
| President: | Bill Reed |
| Vice President: | Dave Kauffman |
| Secretary: | John Hanks |
| Member: | Bob Culler |
| Member: | Steven Eisenbarth |
| Non-Voting School Board Member: | Sheila Glass |

Commission Members Removed during 2025:

Commission Members Appointed during 2025:

TOWN OF AVON, INDIANA

2025 ANNUAL REPORT

Redevelopment Commission Employees

Name of Employee

Annual Salary

The Redevelopment Commission does not have any employees.

TOWN OF AVON, INDIANA

2025 ANNUAL REPORT

Redevelopment Commission - Grants and Loans

Name of Recipient:

**NO GRANTS OR LOANS
WERE MADE.**

Loan or Grant:

Amount:

Source of Funds:

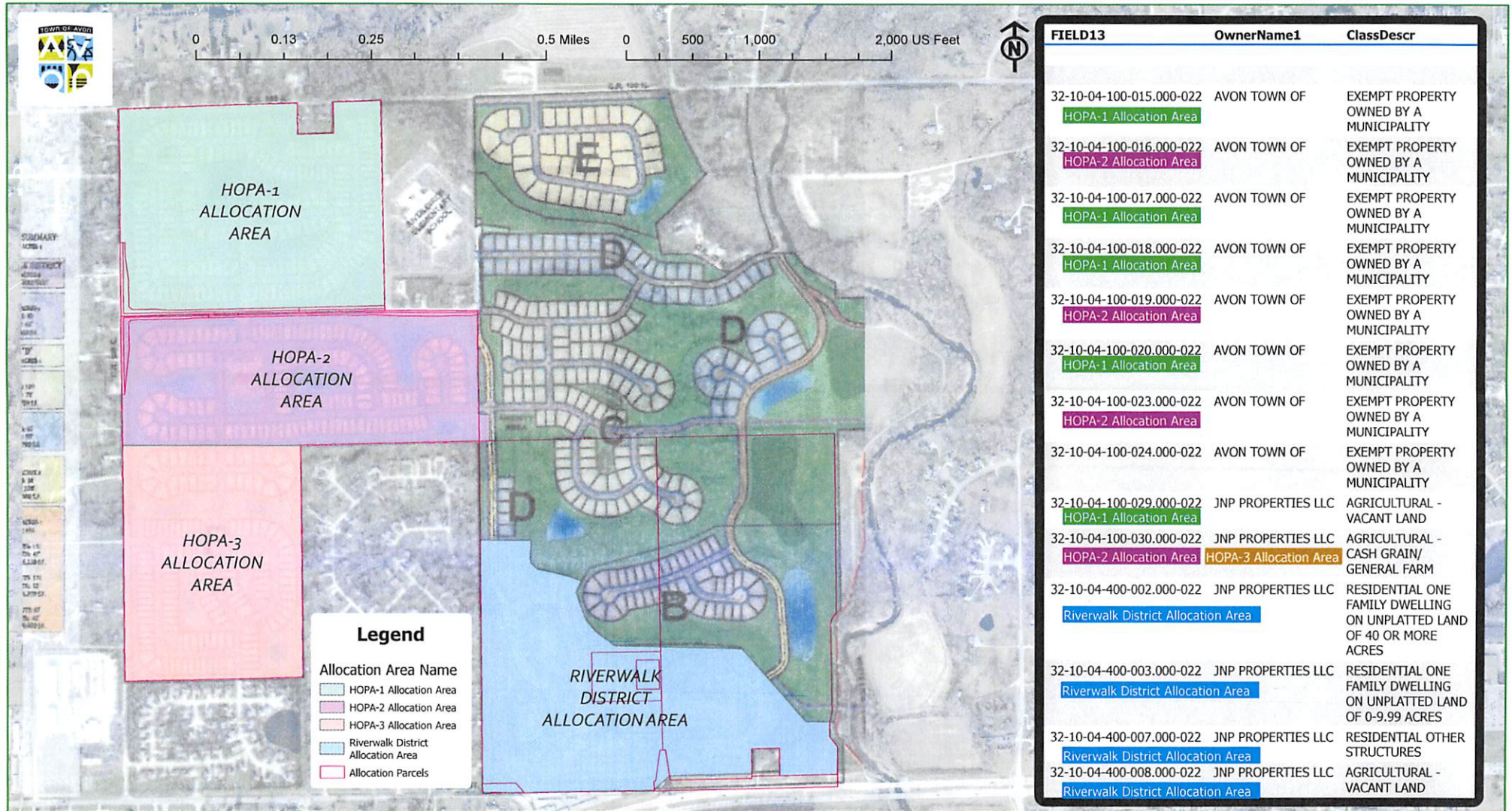
Purpose for Which Recipient Expended Funds:

APPENDIX C

Map

Proposed Easton Grey Allocation Areas

DL 6/15/22



| FIELD13 | OwnerName1 | ClassDescr |
|--|--------------------|---|
| 32-10-04-100-015.000-022 HOPA-1 Allocation Area | AVON TOWN OF | EXEMPT PROPERTY OWNED BY A MUNICIPALITY |
| 32-10-04-100-016.000-022 HOPA-2 Allocation Area | AVON TOWN OF | EXEMPT PROPERTY OWNED BY A MUNICIPALITY |
| 32-10-04-100-017.000-022 HOPA-1 Allocation Area | AVON TOWN OF | EXEMPT PROPERTY OWNED BY A MUNICIPALITY |
| 32-10-04-100-018.000-022 HOPA-1 Allocation Area | AVON TOWN OF | EXEMPT PROPERTY OWNED BY A MUNICIPALITY |
| 32-10-04-100-019.000-022 HOPA-2 Allocation Area | AVON TOWN OF | EXEMPT PROPERTY OWNED BY A MUNICIPALITY |
| 32-10-04-100-020.000-022 HOPA-1 Allocation Area | AVON TOWN OF | EXEMPT PROPERTY OWNED BY A MUNICIPALITY |
| 32-10-04-100-023.000-022 HOPA-2 Allocation Area | AVON TOWN OF | EXEMPT PROPERTY OWNED BY A MUNICIPALITY |
| 32-10-04-100-024.000-022 | AVON TOWN OF | EXEMPT PROPERTY OWNED BY A MUNICIPALITY |
| 32-10-04-100-029.000-022 HOPA-1 Allocation Area | JNP PROPERTIES LLC | AGRICULTURAL - VACANT LAND |
| 32-10-04-100-030.000-022 HOPA-2 Allocation Area | JNP PROPERTIES LLC | AGRICULTURAL - CASH GRAIN/ GENERAL FARM |
| 32-10-04-400-002.000-022 Riverwalk District Allocation Area | JNP PROPERTIES LLC | RESIDENTIAL ONE FAMILY DWELLING ON UNPLATTED LAND OF 40 OR MORE ACRES |
| 32-10-04-400-003.000-022 Riverwalk District Allocation Area | JNP PROPERTIES LLC | RESIDENTIAL ONE FAMILY DWELLING ON UNPLATTED LAND OF 0-9.99 ACRES |
| 32-10-04-400-007.000-022 Riverwalk District Allocation Area | JNP PROPERTIES LLC | RESIDENTIAL OTHER STRUCTURES |
| 32-10-04-400-008.000-022 Riverwalk District Allocation Area | JNP PROPERTIES LLC | AGRICULTURAL - VACANT LAND |