



**McCordsville Redevelopment Commission**  
**6280 W. 800 N.**  
**McCordsville, IN 46055**  
**317-335-3151**  
[www.mccordsville.org](http://www.mccordsville.org)

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June 7, 2022

**To:** Ms. Debra Carnes  
Hancock County Auditor  
111 American Legion Place, Suite 217  
Greenfield, IN 46140

**From:** Town of McCordsville Redevelopment Commission

**RE:** Determination Concerning Incremental Assessed Valuation in TIF Allocation Areas (IC 36-7-14-39(b)(4)(B))

Notification of Annual Presentation to Overlapping Taxing Units (IC 36-7-25-8)

Dear Auditor Carnes:

The Town of McCordsville Redevelopment Commission (the "Commission") has previously established the following areas, for purposes of the allocation and distribution of property taxes under IC 36-7-14-39 and IC 36-7-14-39.3 (commonly referred to as "TIF Revenues"):

- (i) Brookside Allocation Area; and
- (ii) HRH Allocation Area; and
- (iii) Broadway/ Aurora Way Allocation Area; and
- (iv) McCord Square Allocation Area; and

any other allocation area currently existing in the Town of McCordsville, Indiana (each an "Allocation Area" and, collectively, the "Allocation Areas").

Pursuant to IC 36-7-14-39(b)(4)(B), this letter is to notify you that the Commission has determined that, for the 2023 budget year, all of the incremental assessed value from the Allocation Areas is needed in order to produce TIF Revenues necessary to make, when due, principal and interest

payments on bonds issued pursuant to IC 36-7-14-39(b)(3), plus the amount necessary for other purposes described in IC 36-7-14-39(b)(3). Therefore, there is no excess incremental assessed value from the Allocation Areas that may be allocated to the respective taxing units for the 2023 budget year.

In addition, this letter is to notify you that pursuant to IC 36-7-25-8, the McCordsville Redevelopment Commission will be holding a public meeting in which we will present (i) the Redevelopment Commission's budget with respect to the allocated property tax proceeds; (ii) long term plans for the allocation area; and (iii) the impact on each of the taxing units as required. The meeting will be held at the following time and location:

**July 05, 2022**  
**6:30 p.m.**  
**McCordsville Town Hall**  
**6280 W. 800 N.**  
**McCordsville, IN 46055**

Per statutory requirements, this information is being provided to the fiscal body of the unit that established our Redevelopment Commission, and the fiscal officers of the overlapping taxing districts.

If you have any questions, please let us know.

Respectfully yours,

Alex Jordan, President  
McCordsville Redevelopment Commission

cc:

Staci Starcher  
McCordsville Clerk-Treasurer

Dr. Jack Parker  
Superintendent of MVCSC

Tom Strayer, President  
McCordsville Town Council

Florence May  
Vernon Township Trustee

Jack Negley  
Buck Creek Township Trustee

Melissa Dragoo  
Fortville-Vernon Twp Public Library

Dede Allender, Director  
Hancock County Solid Waste District