

Attachment C

OFFICE OF THE CITY CLERK
CITY OF CHICAGO

Tax Increment Analysis for the Proposed Development at 3860 Martin Luther King, Jr. Way

2006 OCT 25 PM 3:40

Year	Project Assessed Value	Applicable Tax Rate	Gross Tax Increment	AB 1290 Pass Through	Housing Set-Aside (25%)	Net Tax Increment
2006-07	\$1,060,000	1.1637%	\$12,335	\$2,467	\$3,084	\$6,784
2007-08	\$4,251,758	1.1637%	\$49,478	\$9,896	\$12,369	\$27,213
2008-09	\$12,755,275	1.1637%	\$148,433	\$29,687	\$37,108	\$81,638
2009-10	\$13,010,381	1.1637%	\$151,402	\$30,280	\$37,850	\$83,271
2010-11	\$13,536,000	1.1637%	\$157,518	\$32,531	\$39,380	\$85,608
2011-12	\$13,806,720	1.1637%	\$160,669	\$33,691	\$40,167	\$86,811
2012-13	\$14,082,854	1.1637%	\$163,882	\$34,873	\$40,971	\$88,038
2013-14	\$14,364,511	1.1637%	\$167,160	\$36,079	\$41,790	\$89,291
2014-15	\$14,651,802	1.1637%	\$170,503	\$37,310	\$42,626	\$90,568
2015-16	\$14,944,838	1.1637%	\$173,913	\$38,565	\$43,478	\$91,870
2016-17	\$15,243,734	1.1637%	\$177,391	\$39,845	\$44,348	\$93,199
2017-18	\$15,548,609	1.1637%	\$180,939	\$41,150	\$45,235	\$94,554
2018-19	\$15,859,581	1.1637%	\$184,558	\$42,482	\$46,139	\$95,937
2019-20	\$16,176,773	1.1637%	\$188,249	\$43,840	\$47,062	\$97,347
2020-21	\$16,500,308	1.1637%	\$192,014	\$45,226	\$48,004	\$98,785
2021-22	\$16,830,314	1.1637%	\$195,854	\$46,639	\$48,964	\$100,252
2022-23	\$17,166,921	1.1637%	\$199,771	\$48,080	\$49,943	\$101,748
2023-24	\$17,510,259	1.1637%	\$203,767	\$49,551	\$50,942	\$103,274
2024-25	\$17,860,464	1.1637%	\$207,842	\$51,050	\$51,961	\$104,831
2025-26	\$18,217,674	1.1637%	\$211,999	\$52,580	\$53,000	\$106,419
2026-27	\$18,582,027	1.1637%	\$216,239	\$54,140	\$54,060	\$108,039
2027-28	\$18,953,668	1.1637%	\$220,564	\$55,732	\$55,141	\$109,691
2028-29	\$19,332,741	1.1637%	\$224,975	\$57,355	\$56,244	\$111,376
2029-30	\$19,719,306	1.1637%	\$229,475	\$59,016	\$57,369	\$113,091
2030-31	\$20,113,784	1.1637%	\$234,064	\$61,718	\$58,516	\$114,830
2031-32	\$20,516,059	1.1637%	\$238,745	\$63,965	\$59,686	\$116,594
2032-33	\$20,926,381	1.1637%	\$243,520	\$66,257	\$60,880	\$118,383
2033-34	\$21,344,908	1.1637%	\$248,391	\$68,595	\$62,098	\$120,198
2034-35	\$21,771,806	1.1637%	\$253,359	\$70,979	\$63,340	\$122,040
2035-36	\$22,207,243	1.1637%	\$258,426	\$73,412	\$64,606	\$123,918
2036-37	\$22,651,387	1.1637%	\$263,594	\$75,892	\$65,899	\$125,833
2037-38	\$23,104,415	1.1637%	\$268,866	\$78,423	\$67,217	\$127,786
2038-39	\$23,566,503	1.1637%	\$274,243	\$81,004	\$68,561	\$129,778
2039-40	\$24,037,834	1.1637%	\$279,728	\$83,637	\$69,932	\$131,803
2040-41	\$24,518,590	1.1637%	\$285,323	\$86,322	\$71,331	\$133,860
2041-42	\$25,008,962	1.1637%	\$291,029	\$89,061	\$72,757	\$135,941
2042-43	\$25,509,141	1.1637%	\$296,850	\$91,855	\$74,212	\$138,043
2043-44	\$26,019,324	1.1637%	\$302,787	\$94,705	\$75,697	\$140,165

City's Portion of Pass-Through (26.7%)

\$557,973

Total for Agency's Low & Moderate Income Housing Set-Aside

\$2,020,572

Agency Net Tax Increment

\$3,971,930