

Form PE-300	TID Annual Report	2025 WI Dept of Revenue
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Section 1 – Municipality and TID					
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Co-muni code 70006	Municipality CLAYTON	County WINNEBAGO	Due date 07/01/2026	Report type ORIGINAL	
TID number 001A	TID type 6	TID name Tax Incremental District Number One	Creation date 08/07/2019	Mandatory termination date 08/07/2039	Anticipated termination date N/A

Section 2 – Beginning Balance	Amount
TID fund balance at beginning of year	\$-532,562

Section 3 – Revenue	Amount
Tax increment	\$298,950
Investment income	\$1,191
Debt proceeds	\$8,873,487
Special assessments	
Shared revenue	
Sale of property	
Allocation from another TID	
TID number	
Developer guarantees	
Developer name	
Transfer from other funds	
Source transfer from debt service levy for TID inter	\$180,000
Grants	
Source	
Other revenue	
Source personal property aid	\$291,441
Total Revenue (deposits)	\$9,645,069

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Section 4 – Expenditures	Amount
Capital expenditures	\$61,937
Administration	\$49,833
Professional services	\$73,284
Interest and fiscal charges	\$128,475
DOR fees	\$150
Discount on long-term debt	
Debt issuance costs	\$180,012
Principal on long-term debt	\$8,565,000
Environmental costs	
Real property assembly costs	
Allocation to another TID	
TID number	
Developer grants	
Developer name trident holdings	\$10,404
Developer name premier clayton llc	\$78,828
Developer name DGV PROPERTIES	\$24,282
Developer name CLAYTON DEVELOPMENT GROUP	\$67,374
Transfer to other funds	
Fund	
Other expenditures	
Name	
Total Expenditures	\$9,239,579

Section 5 – Ending Balance	Amount
TID fund balance at end of year	\$-127,072
Future costs	
Future revenue	
Surplus or deficit	\$-127,072

Section 6 – TID New Construction

Current Year TID New Construction Values				
TID	TID New Construction Increase	TID New Construction Decrease	Prior Year Correction	TID Net New Construction (NNC)
001A	\$7,797,100	\$0	\$-3,900	\$7,793,200
Total	\$7,797,100	\$0	\$-3,900	\$7,793,200

Current Year Allowable Levy Increase Attributable to TID NNC					
TID	TID Net New Construction	Prior Year Municipal Equalized Value	TID Net New Construction %	Prior Year Adjusted Actual Levy	Allowable Levy Increase Attributable to TID Net New Construction
001A	\$7,793,200	\$1,105,492,600	0.70	\$996,223	\$6,974
Total	\$7,793,200	\$1,105,492,600	0.70	\$996,223	\$6,974

Current Year Actual TID NNC Impact to Municipal Levy	
Levy Increase Attributable to TID Net New Construction	Increase per \$100,000
\$6,974	\$0.06974

Historical Allowable Levy Increase Attributable to TID NNC						
Year	TID	TID Net New Construction	Prior Year Municipal Equalized Value	TID Net New Construction %	Prior Year Adjusted Actual Levy	Allowable Levy Increase Attributable to TID Net New Construction
2024	001A	\$7,483,500	\$1,023,113,200	0.73	\$970,457	\$7,084
2024	Total	\$7,483,500	\$1,023,113,200	0.73	\$970,457	\$7,084
2023	001A	\$5,107,000	\$669,946,700	0.76	\$950,599	\$7,225
2023	Total	\$5,107,000	\$669,946,700	0.76	\$950,599	\$7,225

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Section 7 – Preparer/Contact Information	
Preparer name LuAnn Fietzer	Preparer title Treasurer
Preparer email treasurer@claytonwinnebago.gov	Preparer phone (920) 836-2007
Contact name LuAnn Fietzer	Contact title Treasurer
Contact email treasurer@claytonwinnebago.gov	Contact phone (920) 836-2007