

**Application for Expedited Review
of Community Redevelopment Plan
Tax Increment Financing (TIF) Project**

For Official Use	
Date Received _____	
Date of Approval _____	
Approved	Denied

County Name	City
Redeveloper (Owner)	
Redevelopment Project Name	
Parcel Number	Legal Description of Property
Application Date of the Expedited Redevelopment	

1. What are the existing uses and condition of the property within the redevelopment project area?
2. What are the proposed uses of the property within the redevelopment project area?
3. What is the current age of the existing structure?
4. Describe improvements to be made to the property.
5. What the increase in the assessed value of the property within the redevelopment project area that is estimated to occur as a result of the redevelopment project?
6. What is the expected completion date of the redevelopment project (must be within two years of the application date)?
7. Will the redevelopment project will be financed in whole or in part through the division of taxes as provided in section 18-2147? Yes No
8. Building permit numbers (if required) _____ If building permits are not required, please attach a completed copy of the Improvement Information Statement (see link in Instructions). Attach copies of permits to application.

Redeveloper's Signature _____ Date _____

**Upon completion of this form, the redeveloper must provide the original to the City or Community Redevelopment Authority.
(see form instructions on reverse)**

Instructions

Who Must File. If a city or the city's community redevelopment authority (CRA) has elected to allow expedited reviews of redevelopment plans that meet the requirements below, this form must be filed with the city or the CRA in order to receive an expedited review. A redevelopment plan is eligible for expedited review if:

1. The redevelopment plan includes only one project;
2. The project involves the repair, rehabilitation, or replacement of an existing structure located within a substandard and blighted area;
3. The project is located in a county with a population of less than 100,000 inhabitants;
4. The existing structure is at least 60 years old; and
5. The assessed value of the property within the project area when the project is complete is estimated to be no more than:
 - a. \$250,000 for a project involving a single-family residential structure;
 - b. \$1 million for a project involving a multi-family residential or commercial structure;
 - c. \$10 million for a project involving the revitalization of a structure included in the National Register of Historic Places.

The redeveloper shall submit the redevelopment plan directly to the city or CRA, along with any building permit or other permits necessary to complete the redevelopment project, and an application fee in an amount set by the governing body, not to exceed fifty dollars. If the city or CRA determines that the application meets the requirements above, the authority will approve the plan within 30 days, the authority incurs indebtedness for the project, and the project begins.

Upon approval by the city or CRA, the authority should provide a copy of the application and all supporting documentation to the county assessor.

The Improvement Information Statement maybe found here:

https://revenue.nebraska.gov/sites/revenue.nebraska.gov/files/doc/pad/forms/Improvement_Information_Statement.pdf