

SECTION 2 [Sections 2 through 5 must be completed for each redevelopment project area listed in Section 1.]

FY 2015

Name of Redevelopment Project Area:	Village of Manteno TIF #2
Primary Use of Redevelopment Project Area*:	I-57/Division Street
If "Combination/Mixed" List Component Types:	
Under which section of the Illinois Municipal Code was Redevelopment Project Area designated? (check one):	
Tax Increment Allocation Redevelopment Act <input checked="" type="checkbox"/>	Industrial Jobs Recovery Law <input type="checkbox"/>

	No	Yes
Were there any amendments to the redevelopment plan, the redevelopment project area, or the State Sales Tax Boundary? [65 ILCS 5/11-74.4-5 (d) (1) and 5/11-74.6-22 (d) (1)] If yes, please enclose the amendment labeled Attachment A	X	
Certification of the Chief Executive Officer of the municipality that the municipality has complied with all of the requirements of the Act during the preceding fiscal year. [65 ILCS 5/11-74.4-5 (d) (3) and 5/11-74.6-22 (d) (3)] Please enclose the CEO Certification labeled Attachment B		X
Opinion of legal counsel that municipality is in compliance with the Act. [65 ILCS 5/11-74.4-5 (d) (4) and 5/11-74.6-22 (d) (4)] Please enclose the Legal Counsel Opinion labeled Attachment C		X
Were there any activities undertaken in furtherance of the objectives of the redevelopment plan, including any project implemented in the preceding fiscal year and a description of the activities undertaken? [65 ILCS 5/11-74.4-5 (d) (7) (A and B) and 5/11-74.6-22 (d) (7) (A and B)] If yes, please enclose the Activities Statement labeled Attachment D		X
Were any agreements entered into by the municipality with regard to the disposition or redevelopment of any property within the redevelopment project area or the area within the State Sales Tax Boundary? [65 ILCS 5/11-74.4-5 (d) (7) (C) and 5/11-74.6-22 (d) (7) (C)] If yes, please enclose the Agreement(s) labeled Attachment E	X	
Is there additional information on the use of all funds received under this Division and steps taken by the municipality to achieve the objectives of the redevelopment plan? [65 ILCS 5/11-74.4-5 (d) (7) (D) and 5/11-74.6-22 (d) (7) (D)] If yes, please enclose the Additional Information labeled Attachment F	X	
Did the municipality's TIF advisors or consultants enter into contracts with entities or persons that have received or are receiving payments financed by tax increment revenues produced by the same TIF? [65 ILCS 5/11-74.4-5 (d) (7) (E) and 5/11-74.6-22 (d) (7) (E)] If yes, please enclose the contract(s) or description of the contract(s) labeled Attachment G	X	
Were there any reports or meeting minutes submitted to the municipality by the joint review board? [65 ILCS 5/11-74.4-5 (d) (7) (F) and 5/11-74.6-22 (d) (7) (F)] If yes, please enclose the Joint Review Board Report labeled Attachment H		X
Were any obligations issued by municipality? [65 ILCS 5/11-74.4-5 (d) (8) (A) and 5/11-74.6-22 (d) (8) (A)] If yes, please enclose the Official Statement labeled Attachment I	X	
Was analysis prepared by a financial advisor or underwriter setting forth the nature and term of obligation and projected debt service including required reserves and debt coverage? [65 ILCS 5/11-74.4-5 (d) (8) (B) and 5/11-74.6-22 (d) (8) (B)] If yes, please enclose the Analysis labeled Attachment J	X	
Cumulatively, have deposits from any source equal or greater than \$100,000 been made into the special tax allocation fund? 65 ILCS 5/11-74.4-5 (d) (2) and 5/11-74.6-22 (d) (2) If yes, please enclose Audited financial statements of the special tax allocation fund labeled Attachment K		X
Cumulatively, have deposits of incremental taxes revenue equal to or greater than \$100,000 been made into the special tax allocation fund? [65 ILCS 5/11-74.4-5 (d) (9) and 5/11-74.6-22 (d) (9)] If yes, please enclose a certified letter statement reviewing compliance with the Act labeled Attachment L		X
A list of all intergovernmental agreements in effect in FY 2010, to which the municipality is a part, and an accounting of any money transferred or received by the municipality during that fiscal year pursuant to those intergovernmental agreements. [65 ILCS 5/11-74.4-5 (d) (10)] If yes, please enclose list only of the intergovernmental agreements labeled Attachment M		X

* Types include: Central Business District, Retail, Other Commercial, Industrial, Residential, and Combination/Mixed.

SECTION 3.1 - (65 ILCS 5/11-74.4-5 (d) (5) and 65 ILCS 5/11-74.6-22 (d) (5))

Provide an analysis of the special tax allocation fund.

FY 2015

TIF NAME: Village of Manteno TIF #2

Fund Balance at Beginning of Reporting Period

\$ 205,457

Revenue/Cash Receipts Deposited in Fund During Reporting FY:	Reporting Year	Cumulative*	% of Total
Property Tax Increment	\$ 154,490	\$ 2,297,433	98%
State Sales Tax Increment			0%
Local Sales Tax Increment			0%
State Utility Tax Increment			0%
Local Utility Tax Increment			0%
Interest	\$ 219	\$ 54,147	2%
Land/Building Sale Proceeds			0%
Bond Proceeds			0%
Transfers from Municipal Sources			0%
Private Sources			0%
Other (identify source _____; if multiple other sources, attach schedule)			0%

*must be completed where current or prior year(s) have reported funds

Total Amount Deposited in Special Tax Allocation Fund During Reporting Period

\$ 154,709

Cumulative Total Revenues/Cash Receipts

\$ 2,351,580 100%

Total Expenditures/Cash Disbursements (Carried forward from Section 3.2)

\$ 68,505

Distribution of Surplus

\$ 139,787

Total Expenditures/Disbursements

\$ 208,292

NET INCOME/CASH RECEIPTS OVER/(UNDER) CASH DISBURSEMENTS

\$ (53,583)

FUND BALANCE, END OF REPORTING PERIOD*

\$ 151,874

* if there is a positive fund balance at the end of the reporting period, you must complete Section 3.3

SURPLUS*/(DEFICIT)(Carried forward from Section 3.3)

\$ (23,126)

SECTION 3.3 - (65 ILCS 5/11-74.4-5 (d) (5) 65 ILCS 11-74.6-22 (d) (5))

Breakdown of the Balance in the Special Tax Allocation Fund At the End of the Reporting Period

FY 2015

TIF NAME: Village of Manteno TIF #2

FUND BALANCE, END OF REPORTING PERIOD \$ 151,874

	Amount of Original Issuance	Amount Designated
1. Description of Debt Obligations		

Total Amount Designated for Obligations \$ - \$ -

2. Description of Project Costs to be Paid

Street Improvements		\$ 175,000

Total Amount Designated for Project Costs \$ 175,000

TOTAL AMOUNT DESIGNATED \$ 175,000

SURPLUS*/(DEFICIT) \$ (23,126)

* NOTE: If a surplus is calculated, the municipality may be required to repay the amount to overlapping taxing

SECTION 4 [65 ILCS 5/11-74.4-5 (d) (6) and 65 ILCS 5/11-74.6-22 (d) (6)]

FY 2015

TIF NAME: Village of Manteno TIF #2

Provide a description of all property purchased by the municipality during the reporting fiscal year within the redevelopment project area.

No property was acquired by the Municipality Within the Redevelopment Project Area

Property Acquired by the Municipality Within the Redevelopment Project Area

Property (1):	
Street address:	
Approximate size or description of property:	
Purchase price:	
Seller of property:	

Property (2):	
Street address:	
Approximate size or description of property:	
Purchase price:	
Seller of property:	

Property (3):	
Street address:	
Approximate size or description of property:	
Purchase price:	
Seller of property:	

Property (4):	
Street address:	
Approximate size or description of property:	
Purchase price:	
Seller of property:	

SECTION 5 - 65 ILCS 5/11-74.4-5 (d) (7) (G) and 65 ILCS 5/11-74.6-22 (d) (7) (G)

FY 2015

TIF NAME: Village of Manteno TIF #2

SECTION 5 PROVIDES PAGES 1-3 TO ACCOMMODATE UP TO 25 PROJECTS. PAGE 1 **MUST BE INCLUDED** WITH TIF REPORT. PAGES 2-3 SHOULD BE INCLUDED **ONLY IF PROJECTS ARE LISTED ON THESE PAGES**

Check here if NO projects were undertaken by the Municipality Within the Redevelopment Project Area: _____			
ENTER total number of projects undertaken by the Municipality Within the Redevelopment Project Area and list them in detail below*.			1
TOTAL:	11/1/99 to Date	Estimated Investment for Subsequent Fiscal Year	Total Estimated to Complete Project
Private Investment Undertaken (See Instructions)	\$ -	\$ -	\$ -
Public Investment Undertaken	\$ 68,317	\$ 175,000	\$ 243,317
Ratio of Private/Public Investment	0		0

Project 1: *IF PROJECTS ARE LISTED NUMBER MUST BE ENTERED ABOVE			
Cypress Street Widening			
Private Investment Undertaken (See Instructions)			
Public Investment Undertaken	\$ 68,317	\$ 175,000	\$ 243,317
Ratio of Private/Public Investment	0		0

Project 2:			
Private Investment Undertaken (See Instructions)			
Public Investment Undertaken			
Ratio of Private/Public Investment	0		0

Project 3:			
Private Investment Undertaken (See Instructions)			
Public Investment Undertaken			
Ratio of Private/Public Investment	0		0

Project 4:			
Private Investment Undertaken (See Instructions)			
Public Investment Undertaken			
Ratio of Private/Public Investment	0		0

Project 5:			
Private Investment Undertaken (See Instructions)			
Public Investment Undertaken			
Ratio of Private/Public Investment	0		0

Project 6:			
Private Investment Undertaken (See Instructions)			
Public Investment Undertaken			
Ratio of Private/Public Investment	0		0

Optional: Information in the following sections is not required by law, but would be helpful in evaluating the performance of TIF in Illinois. *even though optional MUST be included as part of complete TIF report

SECTION 6

FY 2015

TIF NAME: Village of Manteno TIF #2

Provide the base EAV (at the time of designation) and the EAV for the year reported for the redevelopment project area

Year redevelopment project area was designated	Base EAV	Reporting Fiscal Year EAV
1992	\$ 572	\$ 1,658,809

List all overlapping tax districts in the redevelopment project area. If overlapping taxing district received a surplus, list the surplus.

_____ The overlapping taxing districts did not receive a surplus.

Overlapping Taxing District	Surplus Distributed from redevelopment project area to overlapping districts
Kankakee County	\$ 15,014
Kankakee County Community College	\$ 6,569
Manteno School District	\$ 79,858
Manteno Fire Protection District	\$ 12,194
Manteno Township Assessor	\$ 1,056
Manteno Township Road	\$ 6,365
Manteno Township	\$ 2,599
Manteno Village	\$ 13,407
Manteno Public Library District	\$ 2,725
	\$ -
	\$ -
	\$ -
	\$ -
	\$ -
	\$ -

SECTION 7

Provide information about job creation and retention

Number of Jobs Retained	Number of Jobs Created	Description and Type (Temporary or Permanent) of Jobs	Total Salaries Paid
			\$ -
			\$ -
			\$ -
			\$ -
			\$ -
			\$ -
			\$ -

SECTION 8

Provide a general description of the redevelopment project area using only major boundaries:

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Optional Documents	Enclosed
Legal description of redevelopment project area	
Map of District	X

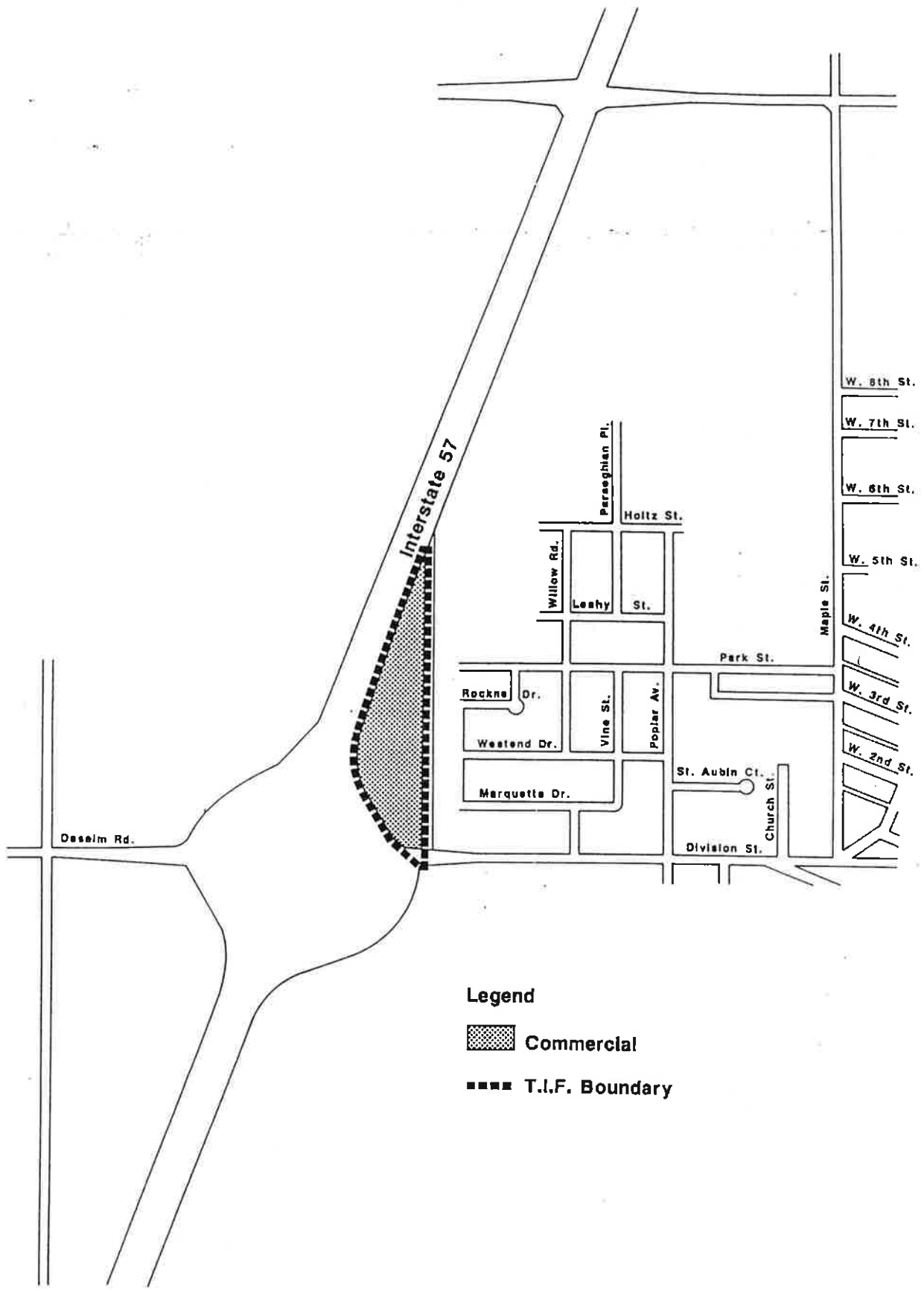


Exhibit VII
General Land Use Plan
I-57/Division St. T.I.F. Area
Manteno, Illinois

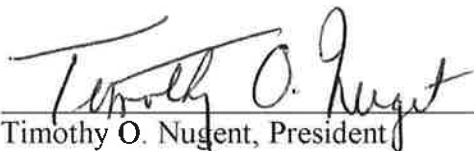


TIMOTHY O. NUGENT, Village President

ALISA BLANCHETTE, Village Clerk
BERNIE THOMPSON, Village Administrator

Trustees
TIMOTHY BOYCE
TODD CROCKETT
DIANE DOLE
JOEL GESKY
SAMUEL J. MARTIN
WENDELL O. PHILLIPS

I, Timothy O. Nugent, the duly elected President of the Village of Manteno, Illinois, County of Kankakee, State of Illinois, do hereby certify that the Village of Manteno has complied with all requirements pertaining to the Tax Increment Redevelopment Allocation Act . [65 ILCS 5/11-74.4-5 (d) (3) and 5/11-74.6-22 (d) (3)], during the current municipal fiscal year (May 1, 2014 – April 30, 2015).



Timothy O. Nugent, President
Village of Manteno

10-8-15
Date

ATTACHMENT C

LAW OFFICES

LOUIS F. CAINKAR, LTD.

30 NORTH LA SALLE STREET-SUITE 3922

CHICAGO, ILLINOIS 60602-3333

312/236-3985

FACSIMILE 312/236-3989

VINCENT CAINKAR
MICHAEL G. CAINKAR
GARY S. PERLMAN
JOSEPH CAINKAR

SUBURBAN OFFICE:
6215 WEST 76TH STREET-SUITE 2A
BURBANK, ILLINOIS 60459-1102
708/430-3888

October 15, 2015

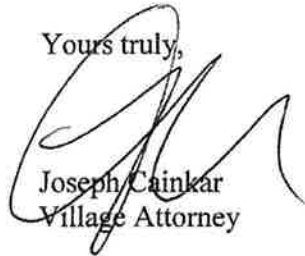
Illinois Office of the Comptroller
Local Government Division
100 West Randolph Street, Suite 15-500
Chicago, IL 60601

Re: Village of Manteno TIF No. 2
I-57/Division Redevelopment Project Area

Gentlemen:

This office represents the Village of Manteno. It is my opinion that the Village of Manteno has complied with all of the requirements of the Tax Increment Allocation Redevelopment Act for the period of May 1, 2014 through April 30, 2015.

Yours truly,



Joseph Cainkar
Village Attorney

JC:se

ATTACHMENT H

**Village of Manteno
Committee of the Whole
TIF Joint Review Meeting
December 15, 2014
6:30 p.m.**

Roll Call

Present:

President Timothy O. Nugent
Trustee Wendell Phillips
Trustee Diane Dole
Trustee Joel Gesky
Trustee Todd Crockett

Absent:

Trustee Timothy Boyce
Trustee Samuel Martin

Also present:

Bernie Thompson: Chief of Police/Acting Village Administrator
Brian O'Keefe- Superintendent of Public Works
Joe Cainkar- Village Attorney
Janice Schulteis: Resource/Personnel Manager

Press Present:

This was an Annual TIF Joint review meeting. Mrs. Schulteis explained that the Annual TIF report is online for residents. The TIF fiscal year ended in April. The ending balance of TIF #1 was \$736,268. TIF #1 will terminate 12/30/2021. The ending balance of TIF #2 was \$205,457. This TIF will terminate 1/21/2015. Mrs. Schulteis and the Board will work with the attorney to terminate TIF #2. Most of the surplus from TIF #2 went back to the taxing bodies. There was the addition of a turn lane on North Cypress.

Mrs. Schulteis went over the 2013-2014 TIF projects completed along with a summary of TIF activity since 1986. She also went over the surplus distributed since 2001. There is a list of possible potential TIF projects. The Board will have to evaluate which ones are the most important. There were no public comments or questions.

Motion by Crockett, seconded by Gesky to adjourn the meeting at 6:55pm. Motion approved 4-0. Trustees Martin and Boyce were absent.

Minutes respectfully submitted by Alisa Blanchette, Village Clerk.

ATTACHMENT K

VILLAGE OF MANTENO, ILLINOIS SPECIAL TAX ALLOCATION FUND

**Report on Compliance with
Public Act 85-1142**

April 30, 2015



CERTIFIED PUBLIC ACCOUNTANTS & ADVISORS

VILLAGE OF MANTENO, ILLINOIS
SPECIAL TAX ALLOCATION FUND
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INDEPENDENT AUDITORS' REPORTS



INDEPENDENT AUDITORS' REPORT
ON SUPPLEMENTARY INFORMATION SCHEDULES

Board of Trustees
Village of Manteno
Manteno, Illinois 60950

We have audited the financial statements of the governmental activities, the business-type activities, each major fund, and the aggregate remaining fund information of the Village of Manteno (Village) as of and for the year ended April 30, 2015, and the related notes to the financial statements, and have issued our report thereon dated October 9, 2015, which expressed an unmodified opinion on those statements.

Our audit was conducted for the purpose of forming opinions on the financial statements that collectively comprise the Village's basic financial statements as a whole. The accompanying supplementary information schedules, as listed in the table of contents, are presented for purposes of additional analysis and are not a required part of the basic financial statements. These schedules are the responsibility of management and were derived from and relate directly to the underlying accounting and other records used to prepare the financial statements. The information in these schedules has been subjected to the auditing procedures applied in the audit of the basic financial statements and certain additional procedures, including comparing and reconciling such information directly to the underlying accounting and other records used to prepare the financial statements or to the financial statements themselves, and other additional procedures in accordance with auditing standards generally accepted in the United States of America. In our opinion, the information is fairly stated in all material respects in relation to the basic financial statements taken as a whole.

Groskreutz, Abraham, Eshleman & Gerretse LLC

Kankakee, Illinois
October 9, 2015

SUPPLEMENTARY INFORMATION SCHEDULES

**VILLAGE OF MANTENO, ILLINOIS
SPECIAL TAX ALLOCATION FUND
BALANCE SHEET INFORMATION
April 30, 2015**

ASSETS	Tax Increment Financing District No. 1	Tax Increment Financing District No. 2	Total
Cash and cash equivalents	\$ 216,575	\$ 151,874	\$ 368,449
Property tax receivables, net	<u>1,016,707</u>	<u>159,262</u>	<u>1,175,969</u>
Total assets	<u>\$ 1,233,282</u>	<u>\$ 311,136</u>	<u>\$ 1,544,418</u>
LIABILITIES			
Accounts payable and accrued expenses	\$ 179,292	\$ 132,923	\$ 312,215
Due to other funds	<u>13,952</u>	<u>13,843</u>	<u>27,795</u>
Total liabilities	<u>193,244</u>	<u>146,766</u>	<u>340,010</u>
DEFERRED INFLOWS OF RESOURCES			
Deferred property tax revenue	<u>1,016,707</u>	<u>159,262</u>	<u>1,175,969</u>
FUND BALANCE			
Restricted for economic development	<u>23,331</u>	<u>5,108</u>	<u>28,439</u>
Total liabilities, deferred inflows of resources and fund balance	<u>\$ 1,233,282</u>	<u>\$ 311,136</u>	<u>\$ 1,544,418</u>

See independent auditors' report.

VILLAGE OF MANTENO, ILLINOIS
SCHEDULE OF REVENUES, EXPENDITURES, AND CHANGES IN FUND BALANCE
SPECIAL TAX ALLOCATION FUND
For the year ended April 30, 2015

	Tax Increment Financing District No. 1	Tax Increment Financing District No. 2	Total
REVENUES:			
Property taxes	\$ 986,177	\$ 154,490	\$ 1,140,667
Investment earnings	611	219	830
Miscellaneous revenues	200		200
	<u>986,988</u>	<u>154,709</u>	<u>1,141,697</u>
EXPENDITURES:			
Current:			
General government	473		473
Economic development	248,391	146,766	395,157
Debt service:			
Principal	100,000		100,000
Interest	17,660		17,660
Capital outlay	1,247,439		1,247,439
	<u>1,613,963</u>	<u>146,766</u>	<u>1,760,729</u>
Net change in fund balance	(626,975)	7,943	(619,032)
Fund balance, May 1, 2014	581,801	65,670	647,471
Fund balance (deficit), April 30, 2015	<u>\$ (45,174)</u>	<u>\$ 73,613</u>	<u>\$ 28,439</u>

See independent auditors' report.



INDEPENDENT AUDITORS' REPORT
ON COMPLIANCE WITH PUBLIC ACT 85-1142

Board of Trustees
Village of Manteno
Manteno, Illinois 60950

We have audited the basic financial statements of the governmental activities, the business type activities, each major fund, and the aggregate remaining fund information of the Village of Manteno, Illinois (the Village), as of and for the year ended April 30, 2015, and have issued our report thereon dated October XX, 2015. These financial statements are the responsibility of the management of the Village. Our responsibility is to express opinions on these financial statements based on our audit.

We have also audited the Village's compliance with the provisions of subsection (q) of Illinois Compiled Statutes 65 (ILCS) 5/11-74.4-3 of the Illinois Tax Increment Redevelopment Allocation Act (Illinois Public Act 85-1142) for the year ended April 30, 2015, for the Central Business District (TIF #1) and I-57 / Division Street (TIF #2). The management of the Village is responsible for the Village's compliance with those requirements. Our responsibility is to express an opinion on compliance with those requirements.

We conducted our audit in accordance with auditing standards generally accepted in the United States of America. Those standards require that we plan and perform the audit to obtain reasonable assurance about whether material noncompliance with requirements referred to above occurred. An audit includes examining, on a test basis, evidence about the Village's compliance with those requirements. We believe that our audit provides a reasonable basis for our opinion.

In our opinion, the Village complied, in all material respects, with the requirements of subsection (q) of Illinois Compiled Statutes 65 (ILCS) 5/11-74.4-3 of the Illinois Tax Increment Redevelopment Allocation Act (Illinois Public Act 85-1142) for the year ended April 30, 2015, for the TIF District Funds as mentioned in the second paragraph.

Grosckreutz, Abraham, Eshleman & Gerretse LLC

October 9, 2015

1949 West Court Street
Kankakee, Illinois 60901
Phone: (815) 933-7781

801 Laurel Oak Drive, Suite 103
Naples, Florida 34108
Phone: (239) 593-8162

216 Hack Street
Cullom, Illinois 60929
Phone: (815) 689-2174

214 South Center Street
Forrest, Illinois 61741
Phone: (815) 657-8433

ATTACHMENT M

INTERGOVERNMENTAL AGREEMENTS VILLAGE OF MANTENO TIF #2

Ordinance 06-55 January 2, 1007

Village agrees and guarantees that not less than ninety-five percent (95%) of the incremental taxes received from TIF #2 shall annually be deemed and declared surplus by the Village and shall be paid over for redistribution to the School District and the other Taxing Districts in accordance with Section 7 of the Act (65 ILCS 5/11-74.4-7) throughout the remaining term of TIF #2.

This agreement became effective in 2007 and will run through 2015 or through the remaining term of TIF #2.

The following disbursements have been made in accordance with this intergovernmental agreement:

<u>Taxing District:</u>	<u>May 2014</u>	<u>May 2013</u>	<u>May 2012</u>	<u>May 2011</u>
Kankakee County	\$15,014	\$14,021	\$13,510	\$13,575
KKK Community College	\$ 6,569	\$ 6,365	\$ 6,423	\$ 6,459
Manteno District Unit #5	\$79,858	\$75,082	\$76,341	\$75,408
Manteno Fire Protection	\$12,194	\$11,579	\$11,304	\$10,749
Manteno Public Library	\$ 2,725	\$ 2,584	\$ 2,514	\$ 2,389
Township Tax Assessor	\$ 1,056	\$ 992	\$ 957	\$ 908
Township Road Commissioner	\$ 6,365	\$ 6,049	\$ 5,904	\$ 5,601
Manteno Township	\$ 2,599	\$ 2,473	\$ 2,400	\$ 2,271
Manteno Village	<u>\$13,407</u>	<u>\$12,666</u>	<u>\$12,213</u>	<u>\$11,421</u>
TOTAL DISBURSED:	\$139,787	\$131,811	\$131,566	\$128,781

<u>Taxing District:</u>	<u>May 2010</u>	<u>May 2009</u>	<u>May 2008</u>	<u>May 2007</u>
Kankakee County	\$14,760	\$14,133	\$13,876	\$17,279
KKK Community College	\$ 6,819	\$ 6,465	\$ 5,797	\$ 6,567
Manteno District Unit #5	\$77,887	\$73,636	\$73,295	\$88,262
Manteno Fire Protection	\$11,594	\$11,198	\$11,161	\$13,770
Manteno Public Library	\$ 2,568	\$ 2,477	\$ 2,466	\$ 3,037
Township Tax Assessor	\$ 977	\$ 933	\$ 933	\$ 1,170
Township Road Commissioner	\$ 6,005	\$ 5,803	\$ 5,780	\$ 7,141
Manteno Township	\$ 2,424	\$ 2,342	\$ 2,332	\$ 2,873
Manteno Village	<u>\$12,336</u>	<u>\$11,843</u>	<u>\$11,927</u>	<u>\$14,919</u>
TOTAL DISBURSED:	\$135,370	\$128,830	\$127,567	\$155,018
