



The City of Collinsville allows certain real estate located within the [Discovery Enterprise Zone](#) to be considered for abatement of the City of Collinsville’s portion of ad valorem real estate taxes. The abatement schedule is as follows:

- One Hundred percent (100%) of the value of the improvements, for the first assessment year in which the improvements are fully assessed, and the six assessment years immediately following the year in which the improvements were fully assessed;
- Seventy percent (70%) of the value of the improvements on the seventh year following the year in which the improvements were fully assessed;
- Forty percent (40%) of the value of the improvements on the eighth year following the year in which the improvements were fully assessed;
- Ten percent (10%) of the value of the improvements on the ninth year following the year in which the improvements were fully assessed; and,
- In the tenth year following the year in which the improvements were fully assessed, and for all subsequent years, the County Clerk will no longer abate ad valorem taxes on the improvements.

To be considered for such real estate tax abatement, please review the minimum eligibility requirements on page two and complete the application fields below. City staff shall review all applications for eligibility and make recommendations to the City Council for consideration. The City Council shall approve all requests for tax abatement prior to the commencement of any on-site improvements or construction activities. The City is not authorized to abate ad valorem real estate taxes for any other taxing body; it shall be the responsibility of the applicant to obtain separate abatements from all other taxing bodies.

Property Details:

Common Address(es): _____

Parcel Number(s): _____

Associated Business/Development Name: _____

Anticipated New Jobs Created in Collinsville (Full & Part-Time): _____

Total Cash Investment (Land, Building, Hard Costs): \$ _____

Applicant:

Applicant Name: _____ **Phone:** _____

Address _____

Email: _____

Property Owner (if different):

Property Owner Name: _____ **Phone:** _____

Address: _____

Email: _____

Required Documents

20-year real estate tax projection based upon proposed improvement

Authorization Section:

By signing below, I hereby certify that the statements on this application are true and complete to the best of my knowledge and belief, and that I will comply with all applicable City of Collinsville Illinois ordinances. I acknowledge that this application does not guarantee any incentives, benefits, or approvals of any kind. Further, the City of Collinsville cannot abate real estate taxes for any other taxing body and makes no guarantees of abatements from such taxing bodies.

Owner/Authorized Agent Signature _____ Date _____



Minimum Eligibility Requirements (please refer to Collinsville Ord. 4766 for full details):

- (c) Property Tax Abatement: Each unit of local government authorized by applicable law to levy ad valorem taxes upon real estate and improvements thereon located in the Enterprise Zone Area may adopt a separate ordinance or resolution abating the ad valorem taxes and determining such area where abatement will apply subject to the following conditions.

Pursuant to 35 ILCS 200/18-170, as amended, the City Council of the City of Collinsville authorizes and directs the Madison County Clerk to abate ad valorem taxes imposed upon real property, located within the Enterprise Zone area, upon which new improvements have been constructed or upon which existing improvements have been renovated or rehabilitated, subject to the following conditions:

1. That the improvements or renovations are of the scope and nature for which a building permit is required and has been obtained;
2. That any abatement of taxes on any parcel shall not exceed the amount attributable to the construction of the improvements and the renovation or rehabilitation of existing improvements on such parcel;
3. That such abatement shall be allowed only for commercial, industrial, or manufacturing property located within the zone area provided, however that no such abatement shall be applicable to: (1) the value of any improvement completed or for which building permits have been issued on or before December 31, 2019; or (2) any enterprise zone property located within the boundaries of a Tax Increment Financing District;
4. That such abatement shall be at the rate of: 100 percent of the value of the improvements, for the first assessment year in which the improvements are fully assessed, and the six assessment years immediately following the year in which the improvements were fully assessed; 70 percent of the value of the improvements on the seventh year following the year in which the improvements were fully assessed; 40 percent of the value of the improvements on the eighth year following the year in which the improvements were fully assessed; and 10 percent of the value of the improvements on the ninth year following the year in which the improvements were fully assessed; and in the tenth year following the year in which the improvements were fully assessed, the County Clerk will no longer abate ad valorem taxes on the improvements; and
5. That such abatement can only apply to taxing districts within the Enterprise Zone but only after said taxing district passes a separate resolution/ordinance authorizing that the taxes levied and extended on behalf of the taxing district be abated. Said resolution/ordinance shall be filed with the County Clerk and Madison County Community Development; and
6. That such abatement shall continue and be in full force as set forth in this Section for any improvements that are completed within the term of the Enterprise Zone as specified in Term of the Original Ordinance.