



Application for Revitalization Property Tax Abatement

Property Information	Address: <u>611 Liberty Street</u>	
	Parcel Number: <u>1303436007</u>	
Property Owner	Owner: <u>Sean Justus</u>	
	Address: <u>611 Liberty St</u> <u>Muscatine IA 52761</u>	
Project Information	Phone: <u>563-260-6228</u>	
	Email: <u>seanjustus2@gmail.com</u>	
Signature	Description of Improvements: <u>poured new concrete pad in front of and by garage for 4+ car parking</u> <u>new roof on garage. new roof on house. New paint entire house. New carpet and/or vinyl</u> <u>in the entire house. Minor electrical upgrades. Entire sewer line replaced.</u>	
	Cost of Improvements: <u>\$40,000</u>	
City Council Approval	Estimated or Actual Date of Improvements: <u>summer and fall 2020</u>	
	Name & Addresses of Tenants Who May be Relocated: <u>none</u>	
County Assessor Action on Approved Applications	The undersigned swears that the information presented on this application and any accompanying documents is true, correct, and complete to the best of their knowledge.	
	Signature of Applicant: <u>Sean Justus</u> Date: <u>1/15/2021</u>	
County Assessor Action on Approved Applications	In accordance with Section 404.3 of the Code of Iowa the City Council shall approve all applications submitted for completed projects if:	
	<ul style="list-style-type: none"> The project, as determined by the City Council, is in conformance with this plan; The project is located within the Revitalization Area; and, The improvements were made during the time the Revitalization Area was designated by ordinance as a revitalization area. 	
County Assessor Action on Approved Applications	On _____, The City Council approved this application, finding that it meets the criteria set forth in Section 404.3 of the Code of Iowa and all applicable City Ordinances.	
	_____ City Clerk	
County Assessor Action on Approved Applications	All approved applications shall be forwarded to the County Assessor for review, pursuant to Section 404.5 of the Code of Iowa. The County Assessor shall make a physical review of all properties with approved applications. The County Assessor shall determine the increase in actual value for tax purposes due to the improvements and notify the applicant of the determination , which may be appealed to the local board of review pursuant to Section 441.37 of the Code of Iowa. After the initial tax exemption is granted, the County Assessor shall continue to grant the tax exemption for the time period specified on the approved application. The tax exemptions for the succeeding years shall be granted without the owner(s) having to file an application for succeeding years.	