



**TROTWOOD COMMUNITY
IMPROVEMENT CORPORATION**

2017 Year End Report



Looking at 2017

2017 could best be described as a year for:

- Turn Around
- Financial Stability
- Improved Community Relations
- Outreach
- Accomplishments

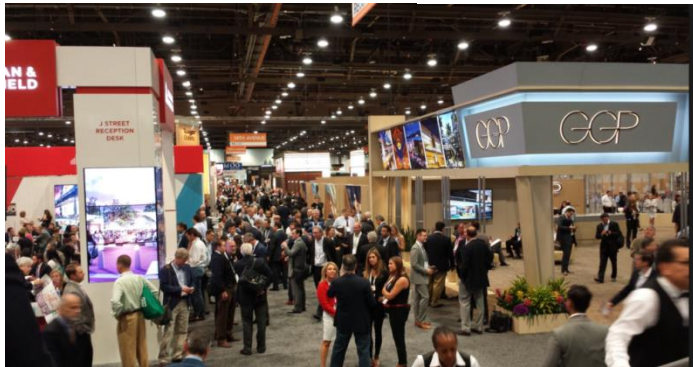


Breaking New Ground

2017 saw the return of Trotwood to the retail marketplace



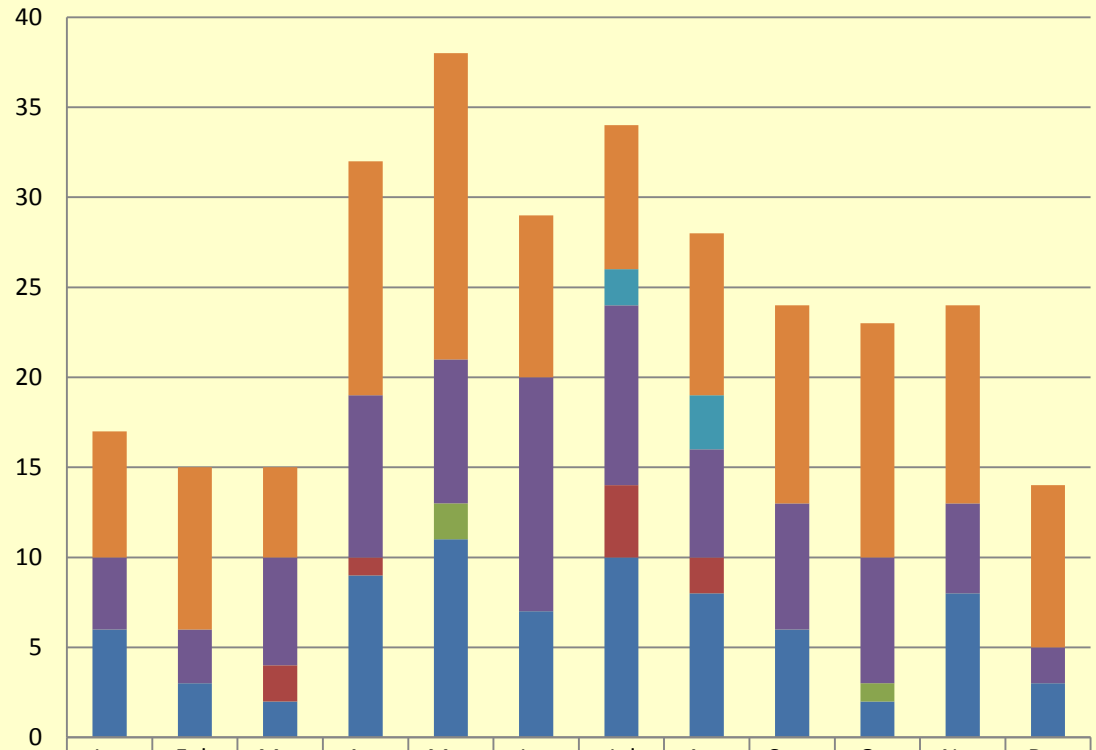
RECON



Communication with current & new businesses

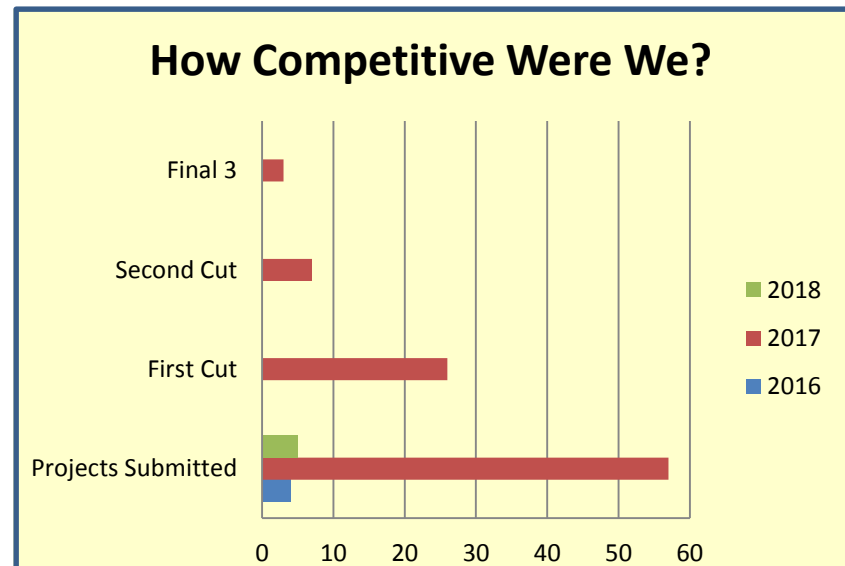
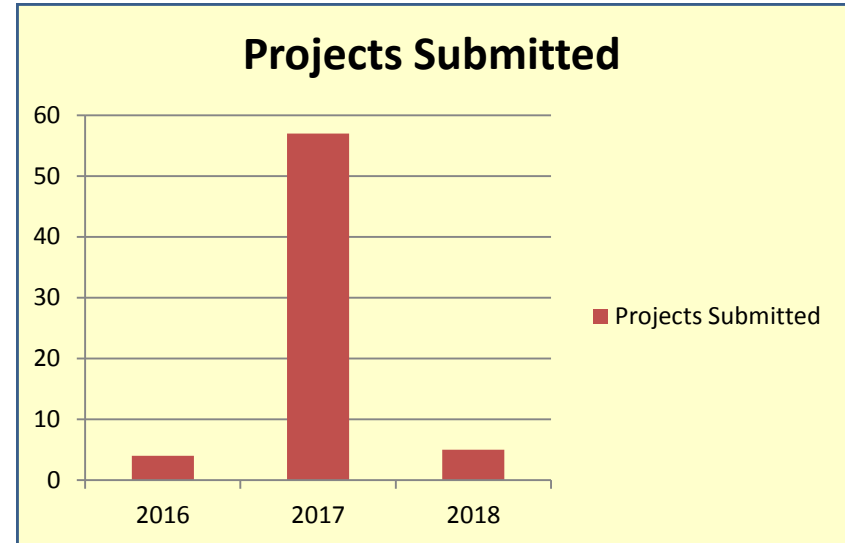
Number of Contacts

2017 TCIC Contact Log

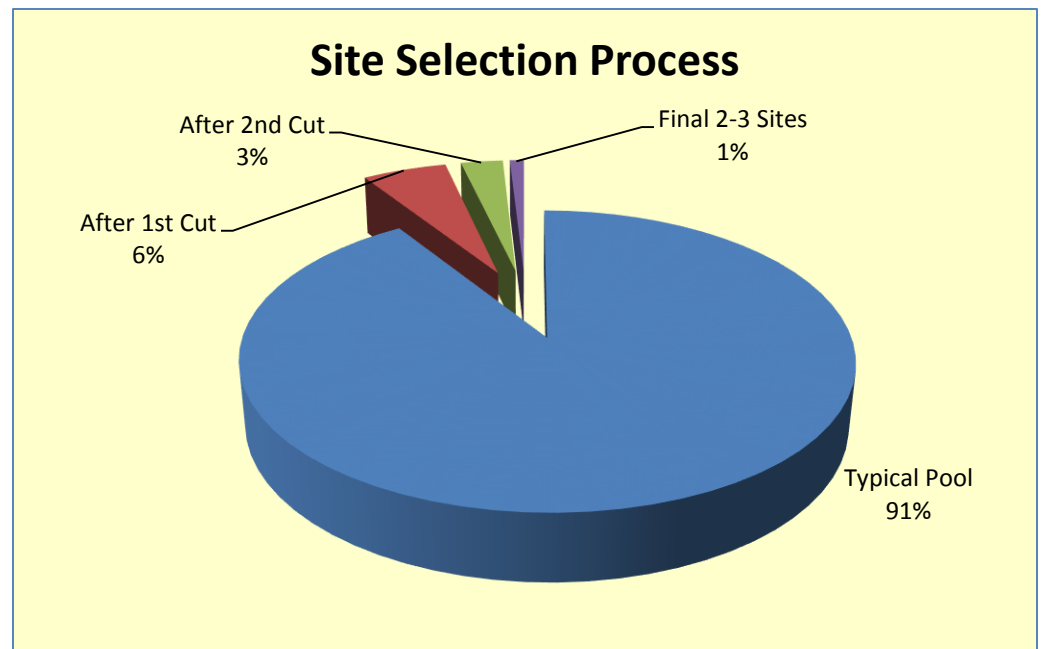
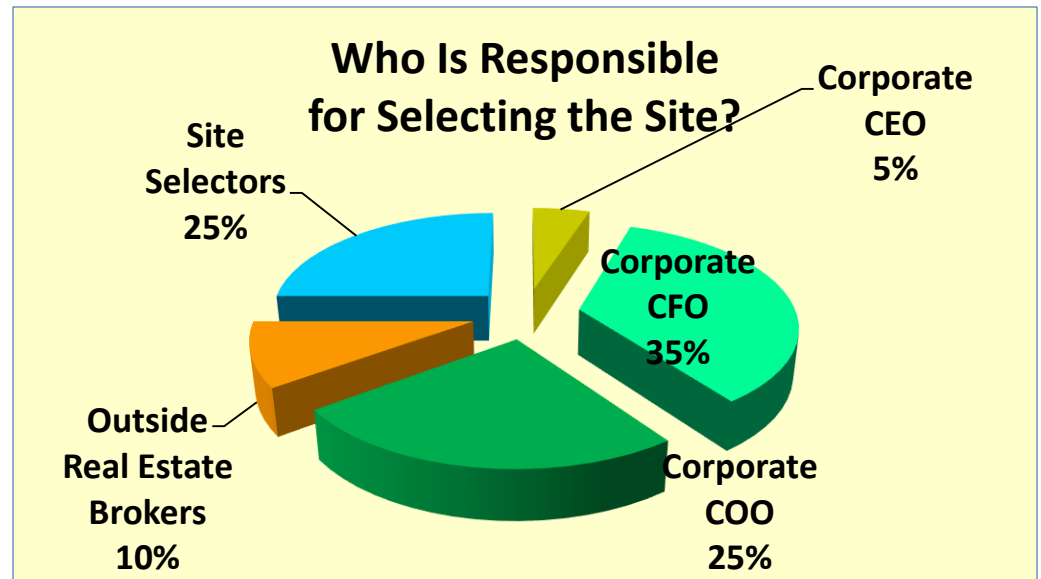


| | | | | | | | | | | | | |
|------------------------|---|---|---|----|----|----|----|---|----|----|----|---|
| General Information | 7 | 9 | 5 | 13 | 17 | 9 | 8 | 9 | 11 | 13 | 11 | 9 |
| Commercial Acquisition | 0 | 0 | 0 | 0 | 0 | 0 | 2 | 3 | 0 | 0 | 0 | 0 |
| Housing Acquisition | 4 | 3 | 6 | 9 | 8 | 13 | 10 | 6 | 7 | 7 | 5 | 2 |
| Business Retention | 0 | 0 | 0 | 0 | 2 | 0 | 0 | 0 | 0 | 1 | 0 | 0 |
| Business Expansion | 0 | 0 | 2 | 1 | 0 | 0 | 4 | 2 | 0 | 0 | 0 | 0 |
| Start Up | 6 | 3 | 2 | 9 | 11 | 7 | 10 | 8 | 6 | 2 | 8 | 3 |

During 2017, the TCIC developed and submitted 57 proposals for regional and national site selection searches



With a national or regional site search, making it past the first cut is critical. In short, you are on the short list until you are not.



Neighborhood Results

Reducing the number of unoccupied, abandoned properties and returning them to homes and the tax roles is fundamental to the TCIC primary goals.

| | 2015 | | 2016 | | 2017 | | 2018 | TOTAL |
|---|---------------|--|---------------|--|---------------|--|-------------------------|-----------------|
| # of Properties Sold | 7 | | 12 | | 11 | | 10 | 40 |
| Acquisition & Stabilization Costs | \$ 32,879.00 | | \$ 34,885.90 | | \$ 28,885.16 | | \$ 32,977.80 | \$ 129,627.86 |
| Value of Sales to SRD's | \$ 119,900.00 | | \$ 210,450.00 | | \$ 125,365.00 | | \$ 79,102.00 | \$ 534,817.00 |
| Net Profit (Loss) | \$ 47,021.00 | | \$ 95,064.10 | | \$ 96,479.84 | | \$ 46,124.20 | \$ 284,689.14 |
| Value of Rehab Investment | \$ 208,000.00 | | \$ 376,050.00 | | \$ 279,831.00 | | \$ 261,500.00 | \$ 1,125,381.00 |
| Average Value of Homes Sold to Home Buyers | \$ 84,000.00 | | \$ 86,665.00 | | \$ 65,000.00 | | *None completed to date | \$ 78,555.00 |
| Realized Returned Tax Revenues from non-tax paying assets: Total Paid to County Real Estate Taxes | \$ 13,609.08 | | \$ 28,405.47 | | \$ 28,449.05 | | \$ 25,850.15 | \$ 96,313.75 |