

## TRZ #1 - Loop 110

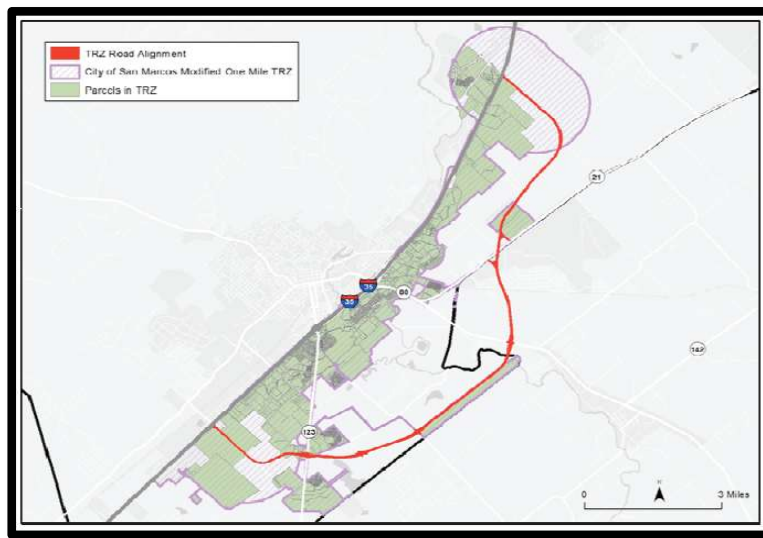
### Transportation Reinvestment Zone

**Purpose**

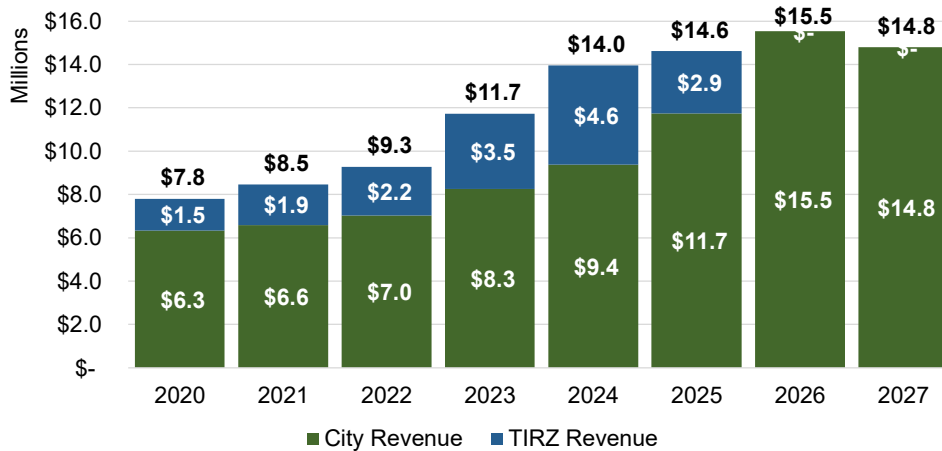
Created to pay City's portion of the construction of Loop 110 from McCarty Road to Yarrington, east side of town  
 Total cost of constructing the road is shared between the City and the County

Base Year	2013
Base Value	\$793.8M
Tax Year 2026 Taxable Value	\$2.3B <sup>1</sup>
Captured Incremental Value	\$1.5B
City and County Contribution into TRZ	City and County has fulfilled obligation (Previously 50%)
City Contribution to Date (FY26)	\$24.1M
FY27 City Contribution	\$0 est
End Date	FY 2027

<sup>1</sup> Source - Hays Appraisal District: Preliminary Tax Roll



**Revenue Split Between General Fund and TIRZ**



\* 2026 YTD actuals; \*\* 2027 preliminary values

# TIRZ #3 - Conference Center

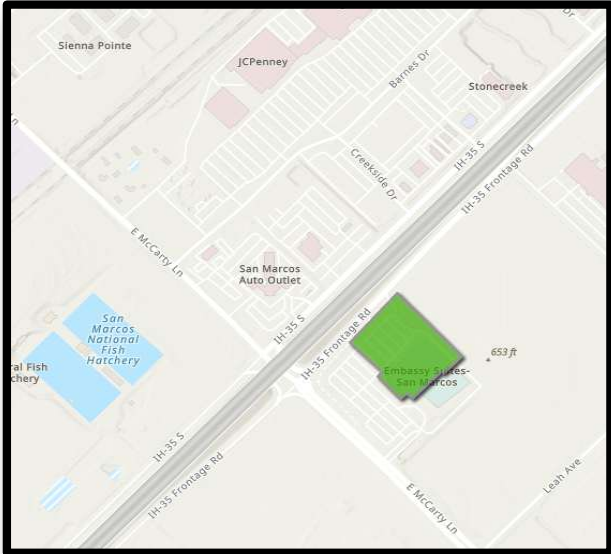
## Tax Increment Reinvestment Zone

**Purpose**

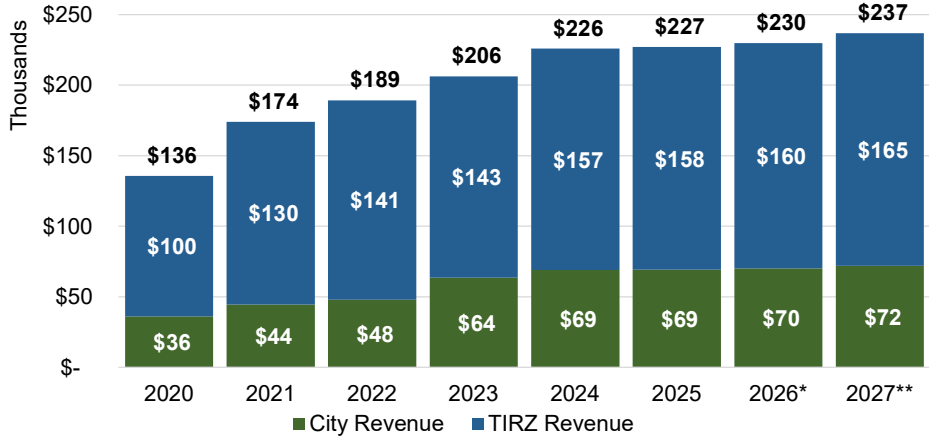
15-Acre property located at IH35 and McCarty Lane  
 Joint project with developer to construct & operate a full-service upscale hotel and conference center  
 For repayment of conference center debt in addition to the 2% Venue Tax

Base Year	2006
Base Value	\$1.3M
Tax Year 2026 Taxable Value	\$35.4M <sup>1</sup>
Captured Incremental Value	\$34.1M
City and County Contribution into TIRZ	City = Set at \$0.4702/\$100 of Taxable Value and County = 100%
City Contribution to Date (FY26)	\$1.9M
FY27 City Contribution	\$157K est
End Date	FY 2032

<sup>1</sup> Source - Hays Appraisal District: Preliminary Tax Roll



**Revenue Split Between General Fund and TIRZ**



\* 2026 YTD actuals; \*\* 2027 preliminary values

## TIRZ #4 - Kissing Tree

### Tax Increment Reinvestment Zone

**Purpose**

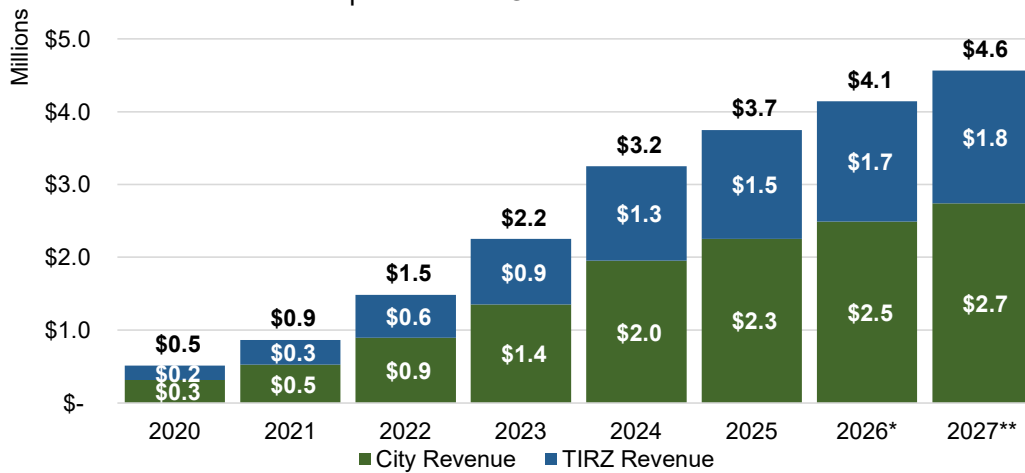
- Fund public infrastructure such as:
  - Roads
  - Water - Wastewater lines
  - Stormwater management

Base Year	2011
Base Value	\$1.95M
Tax Year 2026 Taxable Value	\$714.8M <sup>1</sup>
Captured Incremental Value	\$712.8M
City and County Contribution into TIRZ	City = 40% and County = 40%
City Contribution to Date (FY26)	\$6.6M
FY27 City Contribution	\$1.8M est
End Date	FY 2041

<sup>1</sup> Source - Hays Appraisal District: Preliminary Tax Roll



Revenue Split Between General Fund and TIRZ



\* 2026 YTD actuals; \*\* 2027 preliminary values

## TIRZ #5 - Downtown

### Tax Increment Reinvestment Zone

**Purpose**

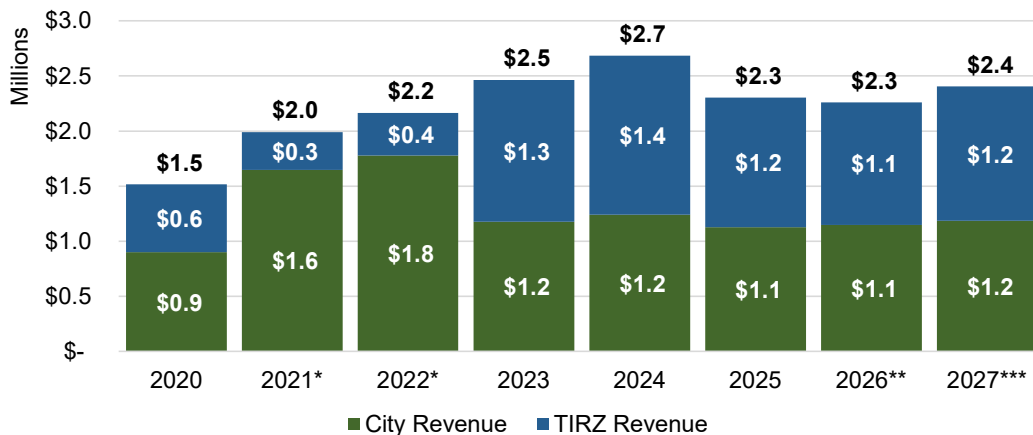
- Multi-modal transportation/mobility including sidewalks and shuttle services
- Overall enhancement of downtown including lighting, safety, and other aesthetic features
- Acquisition of property for parking and other public priorities

Base Year	2011
Base Value	\$103.5M
Tax Year 2026 Taxable Value	\$376.8M <sup>1</sup>
Captured Incremental Value	\$273.3M
City and County Contribution into TIRZ	City = 70% and County = 70%
City Contribution to Date (FY26)	\$7.7M
FY27 City Contribution	\$1.2M est
End Date	December 31, 2027

<sup>1</sup> Source - Hays Appraisal District: Preliminary Tax Roll



Revenue Split Between General Fund and TIRZ



\* 2021 and 2022 percent split lowered to 25% (COVID); \*\* 2026 YTD actuals; \*\*\* 2027 preliminary values