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**ANNUAL DEVELOPMENT AGREEMENT COMPLIANCE REVIEW
TAX YEAR 2025**

Trane US, Inc.

- Parties: This agreement is between the City of La Crosse and Trane US, Inc.
- Governing Body: Economic & Community Development Commission.

Project Definition:

Redevelopment of various Trane real estate properties and installation of new equipment.

Essential Terms:

- Cash Grants: \$5.5 million for tax years 2015-2036. City retains 10%.
- Reverse TIF payment: $\$26,693,700 \times .018333979 = \$489,401.74$

90% to developer: \$440,461.56
10% to City: \$ 48,940.18
- Tax Guarantee: \$19,751,000 as of tax year 2015. (2025 total value \$29,673,100)

RECOMMENDATION:

- Disburse payment.

04.28.25

