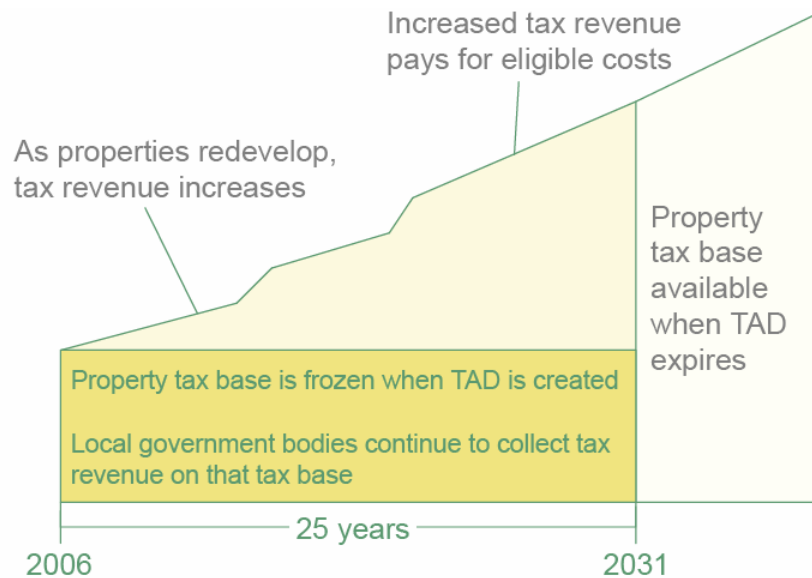


What is a TAD?

A Tax Allocation District (TAD) is created for the purpose of using public dollars to finance certain redevelopment costs in blighted areas. Redevelopment costs are financed through the pledge of future increases in property taxes generated by the resulting new development. Taxes collected from new TAD developments can only be spent on improvements within the designated district. TADs are adopted in order to encourage development that would otherwise not occur.



You will not be paying more taxes to support the TAD. TADs do not create new taxes or raise existing taxes. A TAD is not a tax abatement. Property owners within the TAD boundary continue to pay the exact same amount of taxes as property owners in the rest of the county.

Gwinnett County now has five TADs: Gwinnett Place, Indian Trail, Jimmy Carter, Park Place, and Lake Lucerne. The County is participating in only one City TAD, Norcross' Pinnacle Pointe.

What is a CID?

A community improvement district (CID) is an organization of local businesses created for financing a range of facilities and services within a clearly defined area. CID's seek to improve run-down neighborhoods and commercial areas by imposing an additional tax on themselves. The additional revenue can be used by the CID to finance infrastructure improvements, additional security, and other improvements in the area.

Gwinnett County has three established CIDs: Evermore, Gwinnett Place, and Gwinnett Village. A new CID in the City of Lilburn is being created.

What is an Opportunity Zone?

An OZ is a state program to attract jobs to an area within or adjacent to a census block group with a 15% or greater poverty rate, underdevelopment, general distress and/or blight. The program allows businesses in the area, or those who relocate within the OZ, to qualify for the maximum State Job Tax Credit of \$3,500 per worker if a minimum of 2 new jobs are created. The credit can be applied against 100% of income tax liability, and excess credits can be claimed against payroll withholdings.

Gwinnett County is in the process of qualifying for an Opportunity Zone in an area surrounding the OFS site at I-85 and Jimmy Carter Boulevard.

What is a Recovery Zone?

As part of the federal government's American Recovery and Reinvestment Act (ARRA), Gwinnett County has received an allocation of \$102M from the U.S. Treasury Department. These funds may be used for the issuance of Recovery Zone Economic Development Bonds (RZEDBs) and Recovery Zone Facility Bonds (RZFBs). Facility Bonds will be used for various private economic development projects across the county that help increase the tax base and expand employment opportunities. Economic Development Bonds will be used as part of the County's water/sewer bond issue.

For our purposes, a "recovery zone" as described by ARRA is any area that has significant poverty, unemployment, rate of foreclosures or general distress. Further, ARRA states that the BoC can make a designation of a recovery zone in any reasonable manner as it shall determine in good faith at its discretion. Given the rate of unemployment and foreclosures all across Gwinnett, the entire county has been designated as a Recovery Zone. This will allow us the most flexibility in using the \$102M allocation.