



Community Redevelopment Authority (CRA)

**Wednesday, April 11, 2018
Regular Meeting**

Item C1

Financial Reports from March 1 to March 31, 2018

Staff Contact:

**COMMUNITY REDEVELOPMENT AUTHORITY
FOR THE MONTH OF MARCH 2018**

CONSOLIDATED	MONTH ENDED March-18	2017-2018 YEAR TO DATE	2018 BUDGET	REMAINING BALANCE	% OF BUDGET USED
Beginning Cash	669,907		1,092,980		
REVENUE:					
Property Taxes - CRA	3,560	137,836	472,191	334,355	29.19%
Property Taxes - Lincoln Pool	14,590	41,437	198,050	156,613	20.92%
Property Taxes -TIF's	1,661	370,918	1,850,874	1,553,173	20.04%
Loan Income (Poplar Street Water Line)	-	-	10,500	10,500	0.00%
Interest Income - CRA	10	77	300	223	25.52%
Interest Income - TIF'S	1	9	-	-	#DIV/0!
Land Sales	-	-	100,000	100,000	0.00%
Other Revenue - CRA	-	787	130,000	129,213	0.61%
Other Revenue - TIF's	1	14,837	-	-	#DIV/0!
TOTAL REVENUE	19,822	565,899	2,761,915	2,284,078	20.49%
TOTAL RESOURCES	689,729	565,899	3,854,895	2,284,078	
EXPENSES					
Auditing & Accounting	-	-	5,000	5,000	0.00%
Legal Services	-	645	3,000	2,355	21.50%
Consulting Services	-	-	5,000	5,000	0.00%
Contract Services	7,658	25,369	75,000	49,631	33.83%
Printing & Binding	-	-	1,000	1,000	0.00%
Other Professional Services	-	5,146	16,000	10,854	32.16%
General Liability Insurance	-	-	250	250	0.00%
Postage	-	-	200	200	0.00%
Life Safety	-	175,000	200,000	25,000	87.50%
Legal Notices	34	104	500	396	20.84%
Travel & Training	-	-	1,000	1,000	0.00%
Other Expenditures	-	-	-	-	#DIV/0!
Office Supplies	-	-	1,000	1,000	0.00%
Supplies	-	-	300	300	0.00%
Land	-	-	200,000	200,000	0.00%
Bond Principal - Lincoln Pool	-	175,000	175,000	-	100.00%
Bond Interest	-	10,606	20,863	10,257	50.84%
Façade Improvement	-	-	350,000	350,000	0.00%
Building Improvement	106,500	406,716	554,732	148,016	73.32%
Other Projects	-	-	150,000	150,000	0.00%
Bond Principal-TIF's	-	104,113	1,882,874	1,835,980	5.53%
Bond Interest-TIF's	-	6,669	-	-	#DIV/0!
Interest Expense	-	-	-	-	#DIV/0!
TOTAL EXPENSES	114,192	910,118	3,641,719	2,796,238	24.99%
INCREASE(DECREASE) IN CASH	(94,370)	(344,219)	(879,804)		
ENDING CASH	575,537	(344,219)	213,176	-	
CRA CASH	92,234				
Lincoln Pool Tax Income Balance	104,863				
TIF CASH	378,439				
Total Cash	575,537				

COMMUNITY REDEVELOPMENT AUTHORITY
FOR THE MONTH OF MARCH 2018

	<u>MONTH ENDED</u> <u>March-18</u>	<u>2017-2018</u> <u>YEAR TO DATE</u>	<u>2018</u> <u>BUDGET</u>	<u>REMAINING</u> <u>BALANCE</u>	<u>% OF BUDGET</u> <u>USED</u>
GENERAL OPERATIONS:					
Property Taxes - CRA	3,560	137,836	472,191	334,355	29.19%
Property Taxes - Lincoln Pool	14,590	41,437	198,050	156,613	20.92%
Interest Income	10	77	300	223	25.52%
Loan Income (Poplar Street Water Line)		-	10,500	10,500	0.00%
Land Sales		-	100,000	100,000	0.00%
Other Revenue & Motor Vehicle Tax		787	130,000	129,213	0.61%
TOTAL	18,160	180,136	911,041	730,905	19.77%
GENTLE DENTAL					
Property Taxes		-	-	-	#DIV/0!
Interest Income		1	-	-	#DIV/0!
TOTAL	-	1	-	-	#DIV/0!
PROCON TIF					
Property Taxes		8,587	-	-	#DIV/0!
Interest Income	1	5	-	-	#DIV/0!
TOTAL	1	8,592	-	-	#DIV/0!
WALNUT HOUSING PROJECT					
Property Taxes		24,720	-	-	#DIV/0!
Interest Income		3	-	-	#DIV/0!
Other Revenue	1	14,837	-	-	#DIV/0!
TOTAL	1	39,561	-	-	#DIV/0!
BRUNS PET GROOMING					
Property Taxes		7,108	-	-	#DIV/0!
TOTAL	-	7,108	-	-	#DIV/0!
GIRARD VET CLINIC					
Property Taxes		5,287	-	-	#DIV/0!
TOTAL	-	5,287	-	-	#DIV/0!
GEDDES ST APTS-PROCON					
Property Taxes		564	-	-	#DIV/0!
TOTAL	-	564	-	-	#DIV/0!
SOUTHEAST CROSSING					
Property Taxes		2,492	-	-	#DIV/0!
TOTAL	-	2,492	-	-	#DIV/0!
POPLAR STREET WATER					
Property Taxes	460	6,695	-	-	#DIV/0!
TOTAL	460	6,695	-	-	#DIV/0!
CASEY'S @ FIVE POINTS					
Property Taxes		284	-	-	#DIV/0!
TOTAL	-	284	-	-	#DIV/0!
SOUTH POINTE HOTEL PROJECT					
Property Taxes		1,693	-	-	#DIV/0!
TOTAL	-	1,693	-	-	#DIV/0!

COMMUNITY REDEVELOPMENT AUTHORITY
FOR THE MONTH OF MARCH 2018

	<u>MONTH ENDED</u> <u>March-18</u>	<u>2017-2018</u> <u>YEAR TO DATE</u>	<u>2018</u> <u>BUDGET</u>	<u>REMAINING</u> <u>BALANCE</u>	<u>% OF BUDGET</u> <u>USED</u>
TODD ENCK PROJECT					
Property Taxes		130	-	-	#DIV/0!
TOTAL	-	130	-	-	#DIV/0!
JOHN SCHULTE CONSTRUCTION					
Property Taxes		3,527	-	-	#DIV/0!
TOTAL	-	3,527	-	-	#DIV/0!
PHARMACY PROPERTIES INC					
Property Taxes		239	-	-	#DIV/0!
TOTAL	-	239	-	-	#DIV/0!
KEN-RAY LLC					
Property Taxes		918	-	-	#DIV/0!
TOTAL	-	918	-	-	#DIV/0!
TOKEN PROPERTIES RUBY					
Property Taxes		60	-	-	#DIV/0!
TOTAL	-	60	-	-	#DIV/0!
GORDMAN GRAND ISLAND					
Property Taxes		1,077	-	-	#DIV/0!
TOTAL	-	1,077	-	-	#DIV/0!
BAKER DEVELOPMENT INC					
Property Taxes		72	-	-	#DIV/0!
TOTAL	-	72	-	-	#DIV/0!
STRATFORD PLAZA INC					
Property Taxes		667	-	-	#DIV/0!
TOTAL	-	667	-	-	#DIV/0!
COPPER CREEK 2013 HOUSES					
Property Taxes		8,646	-	-	#DIV/0!
TOTAL	-	8,646	-	-	#DIV/0!
FUTURE TIF'S					
Property Taxes		-	1,850,874	1,850,874	0.00%
TOTAL	-	-	1,850,874	1,850,874	-
CHIEF INDUSTRIES AURORA COOP					
Property Taxes		732	-	(732)	#DIV/0!
TOTAL	-	732	-	(732)	#DIV/0!
TOKEN PROPERTIES KIMBALL ST					
Property Taxes		1,303	-	(1,303)	#DIV/0!
TOTAL	-	1,303	-	(1,303)	#DIV/0!
GI HABITAT OF HUMANITY					
Property Taxes		83	-	(83)	#DIV/0!
TOTAL	-	83	-	(83)	#DIV/0!

COMMUNITY REDEVELOPMENT AUTHORITY
FOR THE MONTH OF MARCH 2018

	<u>MONTH ENDED</u> <u>March-18</u>	<u>2017-2018</u> <u>YEAR TO DATE</u>	<u>2018</u> <u>BUDGET</u>	<u>REMAINING</u> <u>BALANCE</u>	<u>% OF BUDGET</u> <u>USED</u>
AUTO ONE INC					
Property Taxes		5,943	-	(5,943)	#DIV/0!
TOTAL	-	5,943	-	(5,943)	#DIV/0!
EIG GRAND ISLAND					
Property Taxes		1,444	-	(1,444)	#DIV/0!
TOTAL	-	1,444	-	(1,444)	#DIV/0!
TOKEN PROPERTIES CARY ST					
Property Taxes		4,163	-	(4,163)	#DIV/0!
TOTAL	-	4,163	-	(4,163)	#DIV/0!
WENN HOUSING PROJECT					
Property Taxes		88	-	(88)	#DIV/0!
TOTAL	-	88	-	(88)	#DIV/0!
COPPER CREEK 2014 HOUSES					
Property Taxes	889	23,400	-	(23,400)	#DIV/0!
TOTAL	889	23,400	-	(23,400)	#DIV/0!
TC ENCK BUILDERS					
Property Taxes		273	-	(273)	#DIV/0!
TOTAL	-	273	-	(273)	#DIV/0!
SUPER MARKET DEVELOPERS					
Property Taxes		63,133	-	(63,133)	#DIV/0!
TOTAL	-	63,133	-	(63,133)	#DIV/0!
MAINSTAY SUITES					
Property Taxes		31,917	-	(31,917)	#DIV/0!
TOTAL	-	31,917	-	(31,917)	#DIV/0!
TOWER 217					
Property Taxes		401	-	(401)	#DIV/0!
TOTAL	-	401	-	(401)	#DIV/0!
COPPER CREEK 2015 HOUSES					
Property Taxes	311	25,278	-	(25,278)	#DIV/0!
TOTAL	311	25,278	-	(25,278)	#DIV/0!
NORTHWEST COMMONS					
Property Taxes		139,542	-	(139,542)	#DIV/0!
TOTAL	-	139,542	-	(139,542)	#DIV/0!
HABITAT - 8TH & SUPERIOR					
Property Taxes		190	-	(190)	#DIV/0!
TOTAL	-	190	-	(190)	#DIV/0!
KAUFMAN BUILDING					
Property Taxes		258	-	(258)	#DIV/0!
TOTAL	-	258	-	(258)	#DIV/0!

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TALON APARTMENTS					
Property Taxes		56,941		(56,941)	#DIV/0!
TOTAL	-	56,941	-	(56,941)	#DIV/0!
VICTORY PLACE					
Property Taxes		813		(813)	
TOTAL	-	813	-	(813)	#DIV/0!
TOTAL REVENUE	19,822	565,899	2,761,915	2,284,078	20.49%

COMMUNITY REDEVELOPMENT AUTHORITY
FOR THE MONTH OF MARCH 2018

EXPENSES	MONTH ENDED <u>March-18</u>	2017-2018 <u>YEAR TO DATE</u>	2018 <u>BUDGET</u>	REMAINING <u>BALANCE</u>	% OF BUDGET <u>USED</u>
CRA					
GENERAL OPERATIONS:					
Auditing & Accounting		-	5,000	5,000	0.00%
Legal Services		645	3,000	2,355	21.50%
Consulting Services		-	5,000	5,000	0.00%
Contract Services	7,658	25,369	75,000	49,631	33.83%
Printing & Binding		-	1,000	1,000	0.00%
Other Professional Services		5,146	16,000	10,854	32.16%
General Liability Insurance		-	250	250	0.00%
Postage		-	200	200	0.00%
Lifesafety Grant		175,000	200,000	25,000	87.50%
Legal Notices	34	104	500	396	20.84%
Licenses & Fees		750	-	-	#DIV/0!
Travel & Training		-	1,000	1,000	0.00%
Office Supplies		-	1,000	1,000	0.00%
Supplies		-	300	300	0.00%
Land		-	200,000	200,000	0.00%
Bond Principal - Lincoln Pool		175,000	175,000	-	100.00%
Bond Interest - Lincoln Pool		10,606	20,863	10,257	50.84%
PROJECTS					
Façade Improvement		-	350,000	350,000	0.00%
Building Improvement	106,500	406,716	554,732	148,016	0.00%
Other Projects		-	150,000	150,000	0.00%
TOTAL CRA EXPENSES	114,192	799,336	1,758,845	960,259	45.45%
GENTLE DENTAL					
Bond Principal		1,753	-	-	#DIV/0!
Bond Interest		41	-	-	#DIV/0!
TOTAL GENTLE DENTAL	-	1,793	-	-	#DIV/0!
PROCON TIF					
Bond Principal		8,641	-	-	#DIV/0!
Bond Interest		939	-	-	#DIV/0!
TOTAL PROCON TIF	-	9,581	-	-	#DIV/0!
WALNUT HOUSING PROJECT					
Bond Principal		31,547	-	-	#DIV/0!
Bond Interest		5,689	-	-	#DIV/0!
TOTAL	-	37,236	-	-	#DIV/0!
BRUNS PET GROOMING					
Bond Principal		6,820	-	-	#DIV/0!
TOTAL	-	6,820	-	-	#DIV/0!
GIRARD VET CLINIC					
Bond Principal		5,073	-	-	#DIV/0!
TOTAL	-	5,073	-	-	#DIV/0!
GEDDES ST APTS - PROCON					
Bond Principal		-	-	-	#DIV/0!
TOTAL	-	-	-	-	#DIV/0!

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SOUTHEAST CROSSINGS					
Bond Principal	-	-	-	-	#DIV/0!
TOTAL	-	-	-	-	#DIV/0!
POPLAR STREET WATER					
Bond Principal	-	-	-	-	#DIV/0!
TOTAL	-	-	-	-	#DIV/0!
CASEY'S @ FIVE POINTS					
Bond Principal	-	-	-	-	#DIV/0!
TOTAL	-	-	-	-	#DIV/0!
SOUTH POINTE HOTEL PROJECT					
Bond Principal	-	-	-	-	#DIV/0!
TOTAL	-	-	-	-	#DIV/0!
TODD ENCK PROJECT					
Bond Principal	-	-	-	-	#DIV/0!
TOTAL	-	-	-	-	#DIV/0!
JOHN SCHULTE CONSTRUCTION					
Bond Principal	-	3,385	-	-	#DIV/0!
TOTAL	-	3,385	-	-	#DIV/0!
PHARMACY PROPERTIES INC					
Bond Principal	-	-	-	-	#DIV/0!
TOTAL	-	-	-	-	#DIV/0!
KEN-RAY LLC					
Bond Principal	-	-	-	-	#DIV/0!
TOTAL	-	-	-	-	#DIV/0!
TOKEN PROPERTIES RUBY					
Bond Principal	-	-	-	-	#DIV/0!
TOTAL	-	-	-	-	#DIV/0!
GORDMAN GRAND ISLAND					
Bond Principal	-	-	-	-	#DIV/0!
TOTAL	-	-	-	-	#DIV/0!
BAKER DEVELOPMENT INC					
Bond Principal	-	-	-	-	#DIV/0!
TOTAL	-	-	-	-	#DIV/0!
STRATFORD PLAZA LLC					
Bond Principal	-	-	-	-	#DIV/0!
TOTAL	-	-	-	-	#DIV/0!
COPPER CREEK 2013 HOUSES					
Bond Principal	-	-	-	-	#DIV/0!
TOTAL	-	-	-	-	#DIV/0!

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FOR THE MONTH OF MARCH 2018

	<u>MONTH ENDED</u> <u>March-18</u>	<u>2017-2018</u> <u>YEAR TO DATE</u>	<u>2018</u> <u>BUDGET</u>	<u>REMAINING</u> <u>BALANCE</u>	<u>% OF BUDGET</u> <u>USED</u>
CHIEF INDUSTRIES AURORA COOP					
Bond Principal		-	-	-	#DIV/0!
TOTAL	-	-	-	-	#DIV/0!
TOKEN PROPERTIES KIMBALL STREET					
Bond Principal		1,250	-	(1,250)	#DIV/0!
TOTAL	-	1,250	-	(1,250)	#DIV/0!
GI HABITAT FOR HUMANITY					
Bond Principal		-	-	-	#DIV/0!
TOTAL	-	-	-	-	#DIV/0!
AUTO ONE INC					
Bond Principal		5,689	-	(5,689)	#DIV/0!
TOTAL	-	5,689	-	(5,689)	#DIV/0!
EIG GRAND ISLAND					
Bond Principal		-	-	-	#DIV/0!
TOTAL	-	-	-	-	#DIV/0!
TOKEN PROPERTIES CARY STREET					
Bond Principal		3,995	-	(3,995)	#DIV/0!
TOTAL	-	3,995	-	(3,995)	#DIV/0!
WENN HOUSING PROJECT					
Bond Principal		-	-	-	#DIV/0!
TOTAL	-	-	-	-	#DIV/0!
COPPER CREEK 2014 HOUSES					
Bond Principal		5,337	-	(5,337)	#DIV/0!
TOTAL	-	5,337	-	(5,337)	#DIV/0!
TC ENCK BUILDERS					
Bond Principal		-	-	-	#DIV/0!
TOTAL	-	-	-	-	#DIV/0!
SUPER MARKET DEVELOPERS					
Bond Principal		-	-	-	#DIV/0!
TOTAL	-	-	-	-	#DIV/0!
MAINSTAY SUITES					
Bond Principal		30,624	-	(30,624)	#DIV/0!
TOTAL	-	30,624	-	(30,624)	#DIV/0!
TOWER 217					
Bond Principal		-	-	-	#DIV/0!
TOTAL	-	-	-	-	#DIV/0!
COPPER CREEK 2015 HOUSES					
Bond Principal		-	-	-	#DIV/0!
TOTAL	-	-	-	-	#DIV/0!

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FOR THE MONTH OF MARCH 2018

	<u>MONTH ENDED</u> <u>March-18</u>	<u>2017-2018</u> <u>YEAR TO DATE</u>	<u>2018</u> <u>BUDGET</u>	<u>REMAINING</u> <u>BALANCE</u>	<u>% OF BUDGET</u> <u>USED</u>
NORTHWEST COMMONS					
Bond Principal	-	-	-	-	#DIV/0!
TOTAL	-	-	-	-	#DIV/0!
HABITAT - 8TH & SUPERIOR					
Bond Principal	-	-	-	-	#DIV/0!
TOTAL	-	-	-	-	#DIV/0!
KAUFMAN BUILDING					
Bond Principal	-	-	-	-	#DIV/0!
TOTAL	-	-	-	-	#DIV/0!
FUTURE TIF'S					
Bond Principal	-	-	1,882,874	1,882,874	0.00%
TOTAL	-	-	1,882,874	1,882,874	0.00%
TOTAL EXPENSES	114,192	910,118	3,641,719	2,796,238	24.99%