



Community Redevelopment Authority (CRA)

**Wednesday, September 10, 2014
Regular Meeting**

Item C1

Financial Reports

Staff Contact: Chad Nabity

**COMMUNITY REDEVELOPMENT AUTHORITY
FOR THE MONTH OF AUGUST 2014**

CONSOLIDATED	MONTH ENDED AUGUST 2014	2013-2014 YEAR TO DATE	2014 BUDGET	REMAINING BALANCE	% OF BUDGET USED
Beginning Cash	593,068				
REVENUE:					
Property Taxes - CRA	21,551	373,119	474,384	101,265	78.65%
Property Taxes - Lincoln Pool	1,800	115,155	195,000	79,845	59.05%
Property Taxes - TIF's	3,858	317,986	575,124	257,138	55.29%
Loan Income (Poplar Street Water Line)	-	-	5,000	5,000	0.00%
Interest Income - CRA	13	103	1,000	897	10.33%
Interest Income - TIF'S	0	24	-	-	
Land Sales	-	-	100,000	100,000	0.00%
Other Revenue - CRA	-	15,644	22,000	6,356	71.11%
Other Revenue - TIF's	-	7,328	-	-	
TOTAL REVENUE	27,222	829,360	1,372,508	550,501	60.43%
TOTAL RESOURCES	620,289	829,360	1,372,508	550,501	
EXPENSES					
Auditing & Accounting	-	1,055	5,000	3,945	21.10%
Legal Services	150	900	3,000	2,100	30.00%
Consulting Services	-	-	10,000	10,000	0.00%
Contract Services	4,546	55,263	65,000	9,737	85.02%
Printing & Binding	-	-	1,000	1,000	0.00%
Other Professional Services	-	8,072	16,000	7,928	50.45%
General Liability Insurance	-	-	250	250	0.00%
Postage	27	222	200	-	111.15%
Legal Notices	16	219	2,500	2,281	8.77%
Travel & Training	-	-	1,000	1,000	0.00%
Office Supplies	-	-	300	300	0.00%
Supplies	-	-	300	300	0.00%
Land	-	-	80,000	80,000	0.00%
Bond Principal - Lincoln Pool	-	170,000	170,000	-	100.00%
Bond Interest	-	23,828	23,828	1	
Façade Improvement	-	-	200,000	200,000	0.00%
Building Improvement	30,000	30,000	170,000	140,000	17.65%
Blank Project	-	-	-	-	
Other Projects	-	-	265,000	265,000	0.00%
Bond Principal-TIF's	17,305	304,928	541,944	237,016	56.27%
Bond Interest-TIF's	-	33,215	33,179	-	100.11%
Other Expenditures	-	47,373	-	-	
Interest Expense	-	-	-	-	
TOTAL EXPENSES	52,045	675,600	1,588,501	960,857	42.53%
INCREASE(DECREASE) IN CASH	(24,823)	153,760	(215,993)		
ENDING CASH	568,244	153,760	(215,993)	-	
CRA CASH	371,379				
Lincoln Pool Tax Income Balance	196,866				
TIF CASH	-				
Total Cash	568,244				

COMMUNITY REDEVELOPMENT AUTHORITY
FOR THE MONTH OF AUGUST 2014

	<u>MONTH ENDED</u> <u>AUGUST 2014</u>	<u>2013-2014</u> <u>YEAR TO DATE</u>	<u>2014</u> <u>BUDGET</u>	<u>REMAINING</u> <u>BALANCE</u>	<u>% OF BUDGET</u> <u>USED</u>
CRA					
GENERAL OPERATIONS:					
Property Taxes - CRA	21,551	373,119	474,384	101,265	78.65%
Property Taxes - Lincoln Pool	1,800	115,155	195,000	79,845	59.05%
Interest Income	13	103	1,000	897	10.33%
Loan Income (Poplar Street Water Line)	-	-	5,000	5,000	0.00%
Land Sales	-	-	100,000	100,000	0.00%
Other Revenue & Motor Vehicle Tax	-	15,644	22,000	6,356	71.11%
TOTAL	23,363	504,022	797,384	293,362	63.21%
CHERRY PARK LTD II					
Property Taxes	-	28,803	29,588	785	97.35%
Interest Income	-	22	-	-	
TOTAL	-	28,825	29,588	785	97.42%
GENTLE DENTAL					
Property Taxes	-	4,701	4,202	-	111.88%
Interest Income	0	1	-	-	
TOTAL	0	4,702	4,202	-	111.90%
PROCON TIF					
Property Taxes	-	21,114	19,162	-	110.19%
Interest Income	-	0	-	-	
TOTAL	-	21,114	19,162	-	110.19%
WALNUT HOUSING PROJECT					
Property Taxes	-	67,143	74,472	7,329	90.16%
Interest Income	-	1	-	-	
Other Revenue	-	7,328	-	-	
TOTAL	-	74,472	74,472	7,329	100.00%
BRUNS PET GROOMING					
Property Taxes	-	13,573	13,500	-	100.54%
TOTAL	-	13,573	13,500	-	100.54%
GIRARD VET CLINIC					
Property Taxes	-	5,032	14,500	9,468	34.70%
TOTAL	-	5,032	14,500	9,468	34.70%
GEDDES ST APTS-PROCON					
Property Taxes	-	14,278	30,000	15,722	47.59%
TOTAL	-	14,278	30,000	15,722	47.59%
SOUTHEAST CROSSING					
Property Taxes	-	8,714	12,000	3,286	72.62%
TOTAL	-	8,714	12,000	3,286	72.62%
Poplar Street Water					
Property Taxes	-	3,394	2,500	-	135.78%

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TOTAL	-	3,394	2,500	-	135.78%
CASEY'S @ FIVE POINTS					
Property Taxes	-	4,581	10,000	5,419	45.81%
TOTAL	-	4,581	10,000	5,419	45.81%
SOUTH POINTE HOTEL PROJECT					
Property Taxes	-	44,346	90,000	45,654	49.27%
TOTAL	-	44,346	90,000	45,654	49.27%
TODD ENCK PROJECT					
Property Taxes	-	3,141	3,200	59	98.14%
TOTAL	-	3,141	3,200	59	98.14%
SKAGWAY					
Property Taxes	-	19,022	55,000	35,978	34.58%
TOTAL	-	19,022	55,000	35,978	34.58%
JOHN SCHULTE CONSTRUCTION					
Property Taxes	-	5,030	6,000	970	83.83%
TOTAL	-	5,030	6,000	970	83.83%
PHARMACY PROPERTIES INC					
Property Taxes	-	5,372	11,000	5,628	48.83%
TOTAL	-	5,372	11,000	5,628	48.83%
KEN-RAY LLC					
Property Taxes	-	36,336	34,000	-	106.87%
TOTAL	-	36,336	34,000	-	106.87%
COUNTY FUND 8598					
Property Taxes	-	1,458	-	-	0.00%
TOTAL	-	1,458	-	-	0.00%
GORDMAN GRAND ISLAND					
Property Taxes	3,858	7,954	-	-	0.00%
TOTAL	3,858	7,954	-	-	0.00%
BAKER DEVELOPMENT INC					
Property Taxes	-	193	-	-	0.00%
TOTAL	-	193	-	-	0.00%
STRATFORD PLAZA INC					
Property Taxes	-	23,800	-	-	0.00%
TOTAL	-	23,800	-	-	0.00%

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FOR THE MONTH OF AUGUST 2014

	<u>MONTH ENDED</u> <u>AUGUST 2014</u>	<u>2013-2014</u> <u>YEAR TO DATE</u>	<u>2014</u> <u>BUDGET</u>	<u>REMAINING</u> <u>BALANCE</u>	<u>% OF BUDGET</u> <u>USED</u>
FUTURE TIF'S					
Property Taxes	-	-	-	-	
Interest Income	-	-	-	-	
Other Revenue	-	-	-	-	
TOTAL	-	-	-	-	
TOTAL REVENUE	27,222	829,360	1,372,508	589,661	60.43%
EXPENSES					
CRA					
GENERAL OPERATIONS:					
Auditing & Accounting	-	1,055	5,000	3,945	21.10%
Legal Services	150	900	3,000	2,100	30.00%
Contract Services	4,546	55,263	65,000	9,737	85.02%
Printing & Binding	-	-	1,000	1,000	0.00%
Other Professional Services	-	8,072	16,000	7,928	50.45%
Postage	27	222	200	-	111.15%
Matching Grant	-	-	-	-	
Legal Notices	16	219	2,500	2,281	8.77%
Licenses & Fees	-	525	-	-	
Travel & Training	-	-	1,000	1,000	0.00%
Other Expenditures	-	-	-	-	
Office Supplies	-	-	300	300	
Supplies	-	-	300	300	0.00%
Land	-	-	80,000	80,000	0.00%
Bond Principal - Lincoln Pool	-	170,000	170,000	-	100.00%
Bond Interest - Lincoln Pool	-	23,828	23,828	1	
PROJECTS					
Façade Improvement	-	-	200,000	200,000	0.00%
Building Improvement	30,000	30,000	170,000	140,000	0.00%
Alleyway Improvement	-	-	-	-	
Other Projects	-	-	265,000	265,000	0.00%
TOTAL CRA EXPENSES	34,739	290,084	1,013,378	723,841	28.63%
CHERRY PARK LTD II					
Bond Principal	-	29,496	28,486	-	103.55%
Other Expenditures	-	47,373	-	-	
TOTAL CHERRY PARK EXPENSES	-	78,007	29,588	-	263.65%
GENTLE DENTAL					
Legal Services	-	-	-	-	
Bond Principal	-	3,195	3,195	-	100.01%
Bond Interest	-	1,007	1,007	0	99.96%
TOTAL GENTLE DENTAL	-	4,202	4,202	0	100.00%
PROCON TIF					
Legal Services	-	-	-	-	
Interest Expense	-	-	-	-	
Licenses & Fees	-	-	-	-	
Other Expenditures	-	-	-	-	
Bond Principal	-	13,355	13,355	0	100.00%
Bond Interest	-	5,807	5,807	-	100.01%

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WALNUT HOUSING PROJECT					
Legal Services		-	-	-	
Bond Principal	-	49,209	49,209	0	100.00%
Bond Interest	-	25,263	25,263	-	100.00%
Other Expenditures		-	-	-	
TOTAL WALNUT HOUSING	-	74,472	74,472	0	100.00%
BRUNS PET GROOMING					
Bond Principal	-	13,573	13,500	-	100.54%
Bond Interest	-	-	-	-	
TOTAL BRUNS PET GROOMING	-	13,573	13,500	-	100.54%
GIRARD VET CLINIC					
Bond Principal	-	5,032	14,500	9,468	34.70%
Bond Interest	-	-	-	-	
TOTAL GIRARD VET CLINIC	-	5,032	14,500	9,468	34.70%
GEDDES ST APTS - PROCON					
Bond Principal	13,447	27,726	30,000	2,274	92.42%
Bond Interest	-	-	-	-	
TOTAL GEDDES ST APTS - PROCON	13,447	27,726	30,000	2,274	92.42%
SOUTHEAST CROSSINGS					
Bond Principal	-	8,714	12,000	3,286	72.62%
Bond Interest	-	-	-	-	
POPLAR STREET WATER					
Bond Principal	-	3,394	2,500	-	135.78%
Bond Interest	-	-	-	-	
Auditing & Accounting	-	-	-	-	
Contract Services	-	-	-	-	
TOTAL POPLAR STREET WATER	-	3,394	2,500	-	135.78%
CASEY'S @ FIVE POINTS					
Bond Principal	-	4,581	10,000	5,419	45.81%
Bond Interest	-	-	-	-	
TOTAL CASEY'S @ FIVE POINTS	-	4,581	10,000	5,419	45.81%
SOUTH POINTE HOTEL PROJECT					
Bond Principal	-	44,346	90,000	45,654	49.27%
Bond Interest	-	-	-	-	
TOTAL SOUTH POINTE HOTEL PROJECT	-	44,346	90,000	45,654	49.27%
TODD ENCK PROJECT					
Bond Principal	-	3,141	3,200	59	98.14%
Bond Interest	-	-	-	-	
TOTAL TODD ENCK PROJECT	-	3,141	3,200	59	98.14%
SKAGWAY					
Bond Principal	-	19,022	55,000	35,978	34.58%
Bond Interest	-	-	-	-	

COMMUNITY REDEVELOPMENT AUTHORITY
FOR THE MONTH OF AUGUST 2014

	MONTH ENDED AUGUST 2014	2013-2014 YEAR TO DATE	2014 BUDGET	REMAINING BALANCE	% OF BUDGET USED
Auditing & Accounting	-	-	-	-	
TOTAL SKAGWAY	-	19,022	55,000	35,978	34.58%
JOHN SCHULTE CONSTRUCTION					
Bond Principal	-	5,030	6,000	970	83.83%
Bond Interest	-	-	-	-	
Auditing & Accounting	-	-	-	-	
TOTAL JOHN SCHULTE CONSTRUCTION	-	5,030	6,000	970	83.83%
PHARMACY PROPERTIES INC					
Bond Principal	-	5,372	11,000	5,628	48.83%
Bond Interest	-	-	-	-	
Auditing & Accounting	-	-	-	-	
TOTAL PHARMACH PROPERTIES INC	-	5,372	11,000	5,628	48.83%
KEN-RAY LLC					
Bond Principal	-	36,336	34,000	-	106.87%
Bond Interest	-	-	-	-	
Auditing & Accounting	-	-	-	-	
TOTAL KEN-RAY LLC	-	36,336	34,000	-	106.87%
COUNTY FUND #8598					
Bond Principal	-	1,458	-	(1,458)	
Bond Interest	-	-	-	-	
Auditing & Accounting	-	-	-	-	
TOTAL COUNTY FUND #8598	-	1,458	-	(1,458)	
GORDMAN GRAND ISLAND					
Bond Principal	3,858	7,954	-	(7,954)	
Bond Interest	-	-	-	-	
Auditing & Accounting	-	-	-	-	
TOTAL GORDMAN GRAND ISLAND	3,858	7,954	-	(7,954)	
BAKER DEVELOPMENT INC					
Bond Principal	-	193	-	(193)	
Bond Interest	-	-	-	-	
Auditing & Accounting	-	-	-	-	
TOTAL BAKER DEVELOPMENT INC	-	193	-	(193)	
STRATFORD PLAZA LLC					
Bond Principal	-	713	-	(713)	
Bond Interest	-	-	-	-	
Auditing & Accounting	-	-	-	-	
TOTAL STRATFORD PLAZA LLC	-	713	-	(713)	
FUTURE TIF'S					
Bond Principal	-	23,087	-	(23,087)	
Bond Interest	-	-	-	-	
Auditing & Accounting	-	-	-	-	
TOTAL BLANK	-	23,087	-	(23,087)	
TOTAL EXPENSES	52,045	675,600	1,588,501	974,034	