



## Monthly Financial Statements

**FY 2022 - 2023**  
**For the Period Ended and YTD - April 30, 2023**

**Prepared & Approved:** *Gina Clayton*  
CRA Finance & Operations Director

**Reviewed & Approved:** *Renee Jan*  
CRA Executive Director



## CRA Delray Beach

### Statement of Net Assets

April 30, 2023 (FY2022-2023)

#### ASSETS

<b>Cash-in-Banks</b>	
1141 · SBA-Investment TIF	7,490
1150 · SunTrust	1,491,116
1161 - TD Bank	1,045,524
1170 · City National	58,730,955
1190 · Petty Cash	146
<b>Total Cash in Banks</b>	<b>61,275,232</b>

<b>Total 1600 · CAPITAL ASSETS</b>	<b>35,882,057</b>
1674 - Arts Warehouse	2,065,699
1682 - Furniture & Fixture-Arts Warehouse	34,098
1692 - Office Equipment-Arts Warehouse	10,450
1698 - Construction in Progress	495,712
1699 - Accumulated Depreciation	-2,508,232

<b>Other Assets</b>	
1257 · A/R- Loans CLT	435,663
1250 - A/R	11,357
1251 - Long Term A/R	133,097
1261 Village Square Elderly AR	2,625,000
1258 - Second Mortgages	920,634
1923 · Delray Housing Group	3,000
1925 · Utility Deposits	1,041
1930 · Prepaid Expenses	59,761
<b>Total Other Assets</b>	<b>40,169,338</b>

**TOTAL ASSETS** **101,444,569**

#### LIABILITIES & NET ASSETS

##### Liabilities

<b>Current Liabilities</b>	
2100 - Accounts Payable	181,214
2121 - Credit Card Payable	20,482
2130A-Due to City	136,141
2135 - Accrued Vacation & Comp Time	75,343
2136 - Accrued Payroll Taxes	7,680
2137 - Accrued Payroll	28,041
2145 - Refundable Tenant Deposits	250
2147 - Accrued PXHSF Health Savings	-1,506
2148 - Accrued 457 Deferred	16,104
2149 - Accrued Section 125	4,843
2151 - Security Deposits	6,487
2152 - Security Deposits- Arts Warehouse	10,727
<b>Total Current Liabilities</b>	<b>485,806</b>

<b>Equity</b>	<b>100,958,763</b>
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**TOTAL LIABILITIES & EQUITY** **101,444,569**



**CRA Delray Beach**  
**Statement of Activities** (Unaudited)

For the Period and Y-T-D ended April 30, 2023 (FY 2022-2023)

	April 2023 M-T-D	Oct 1 - April 30, FY 22-23 Y-T-D	Resolution No. 2022-09 FY 2022-2023	Variance Favorable (Unfavorable)
<b>Revenue from Activities</b>				
4000 · TAX INCREMENT FINANCING (TIF)				
4005 · TIF - City of Delray Beach		18,571,181	18,709,113	(137,932)
4010 · TIF - County	(11,166)	13,427,840	13,634,547	(206,707)
<b>Total 4000 · TAX INCREMENT FINANCING (TIF)</b>	<b>(11,166)</b>	<b>31,999,021</b>	<b>32,343,660</b>	<b>(344,639)</b>
4050 · CRA ADMINISTRATION SOURCES				
4060 - Land/Construction Sales-Other		-	-	0
4075 - Affordable Housing Sales				0
4210 · Grants		120,726	-	120,726
4213 - Crafted on the Ave	25	1,779	5,000	(3,221)
4216 · Green Market Booth & Other	2,050	32,311	60,000	(27,689)
4218 - Snap Program	664	3,805	10,000	(6,195)
4240 · Property Revenue (Rents)	8,112	50,960	60,000	(9,040)
4250 · Property Revenue- Land Lease (Prime Hotel, LLC)			100,000	(100,000)
4310 · Arts Warehouse	14,984	104,670	100,000	4,670
4500 · General Fund Carryforward from FY 19-20			30,001,648	(30,001,648)
4600 · Other Income	32,036	151,872	-	151,872
4750 · Other Reimbursements		12,950	-	12,950
4800 · Loan Receivable Interest	2,356	15,828	12,060	3,768
4900 · Interest Earned	8,188	52,200	60,000	(7,800)
<b>Total 4050 · CRA ADMINISTRATION SOURCES</b>	<b>68,415</b>	<b>547,103</b>	<b>30,408,708</b>	<b>(29,861,605)</b>
<b>Total Revenue from Activities</b>	<b>57,249</b>	<b>32,546,124</b>	<b>62,752,368</b>	<b>(30,206,244)</b>
<b>Expenditures for Activities</b>				
5001 · AREAWIDE & NEIGHBORHOOD PLANS				
Sub / 5100 · West Atlantic Redevelopment				
5117 - Crafted on the Ave	3,114	31,850	30,548	(1,302)
5118 - Demolition of 700 Atlantic Avenue		4,200	100,000	95,800
5120 · Project Develop/Implementation	10,475	10,479	200,000	189,521
5123 · NW 600 Block Redevelopment		85,879	1,900,000	1,814,121
5124 · NW 800 Block Redevelopment		2,000	1,000,000	998,000
5135 · Hatcher Construction Loan		486,631	846,885	360,254
5140 · Legal Fees-W. Atlantic Redevelop		14,680	150,000	135,320
<b>Total 5100 · West Atlantic Redevelop</b>	<b>13,589</b>	<b>635,718</b>	<b>4,227,433</b>	<b>3,591,715</b>
5200 · DOWNTOWN- DB-MASTER PLAN				
5201 · Old School Square Campus Activation			350,000	350,000
5230 · Transportation Services		66,927	150,000	83,073
5236B · Wayfinding Signage-Construction			1,850,000	1,850,000
5239 - Project Develop / Implementation			5,000	5,000
5295 · Legal Fees -DB Master Plan			2,500	2,500
<b>Total 5200 · DOWNTOWN- DB-MASTER PLAN</b>	<b>-</b>	<b>66,927</b>	<b>2,357,500</b>	<b>2,290,573</b>
5300 · SW Neighborhood Plan				
5301 · -SW Neigh2 Code Officers (NW/SW Neighborhood)				-
5302 · 2 Litter Prevention Officers (NW/SW Neighborhoods)				-
5361 - SW Neighborhood Alleys			1,620,000	1,620,000
5365 · Project Develop / Implementation		6,550	5,000	(1,550)
5395 · Legal Fees-SW Neighborhood Plan/West Atlantic	50	173	5,000	4,828
<b>Total 5300 · SW Neighborhood Plan</b>	<b>50</b>	<b>6,723</b>	<b>1,630,000</b>	<b>1,623,278</b>
5500 · Osceola Neighborhood Plan				
5510 - Osceola Park Neighborhood (CIP)			1,150,000	1,150,000
5525 · Currie Commons Restrooms (CIP)			390,250	390,250
5530 · Project Develop / Implementation			5,000	5,000
<b>Total 5500 · Osceola Neighborhood Plan</b>	<b>-</b>	<b>-</b>	<b>1,545,250</b>	<b>1,545,250</b>
5600 · OTHER				
5610 - Land Acquisition-Other	1,000	648,797	4,000,000	3,351,203
5615 - Project Development/Implementation	2,395	2,395	15,000	12,605



**CRA Delray Beach**  
**Statement of Activities** (Unaudited)

For the Period and Y-T-D ended April 30, 2023 (FY 2022-2023)

	April 2023 M-T-D	Oct 1 - April 30, FY 22-23 Y-T-D	Resolution No. 2022-09 FY 2022-2023	Variance Favorable (Unfavorable)
5622 - Northwest Neighborhood Improvements (CIP)			172,000	172,000
5623 - City Disparity Study (20%)			60,000	60,000
5661 - Pompey Park Master Plan (CIP)		-	23,000,000	23,000,000
5695 - Other - Legal			5,000	5,000
<b>Total 5600 · OTHER</b>	3,395	651,192	27,252,000	26,600,808
<b>Total 5001 · AREAWIDE &amp; NEIGHBORHOOD PLANS</b>	17,034	1,360,560	37,012,183	35,651,623
<b>6000 · REDEVELOPMENT PROJECTS</b>				
6200 · NW/SW-5th Ave Beautification				
6208A · 98 NW 5th Avenue Renovation- Design			250,000	250,000
6208B · 98 NW 5th Avenue Renovation- Construction	22,154	563,494	3,250,000	2,686,506
6208C · 98 NW 5th Avenue Renovation-(Capital Assets)	2,349	2,349	200,000	197,651
6214 · Project Development/Implementation	1,720	4,951	25,000	20,049
6215 · Legal Fee-NW/SW 5th Ave-Beautification		812	15,000	14,188
6216A · 95 SW 5th Avenue Construction-Design	27	23,302	150,000	126,698
6216B · 95 SW 5th Avenue Construction-Construction	171,275	171,275	4,500,000	4,328,725
6219 · Tenant Improvements 98 NW 5th Ave			1,000,000	1,000,000
<b>Total 6200 · NW/SW-5th Ave Beautification</b>	197,526	766,183	9,390,000	8,623,817
6300 · Redevelopment Sites				
6303 · Maintenance	11,730	79,248	500,000	420,752
6305 - Project Develop/Implementation			5,000	5,000
6306 · IPIC Parking Facility Maintenance		50,000	50,000	-
6307 · Parking Lot Maintenance			50,000	50,000
6310 - Property Insurance		94,294	150,000	55,706
6315 - Property Taxes	(18)	42,881	60,000	17,119
6320 - Utilities	792	9,030	40,000	30,970
6330 - Block 60 Parking Lots		5,610	12,000	6,390
6350 - West Settlers Condo Association		7,236	11,000	3,764
6395 - Legal Fees		-	2,500	2,500
<b>Total 6300 · Redevelopment Sites</b>	12,504	288,299	880,500	592,201
6500 · Affordable/Workforce Housing Program				
6511 - Project Development/Implementation	1,145	3,345	5,000	1,655
6512 - Support for Affordable Housing Initiatives		346,301	1,500,000	1,153,699
6535 - A-Guide Funding - DBCLT	27,800	27,800	161,000	133,200
6545 · Eagles Nest			150,000	150,000
6595 - Legal Fees	1,588	3,245	10,000	6,756
<b>Total 6500 · Affordable/Workforce Housing</b>	30,532	380,690	1,826,000	1,445,310
<b>Total 6000 · REDEVELOPMENT PROJECTS</b>	240,562	1,435,172	12,096,500	10,661,328
7300 · Grant Programs				
7305 · Curb Appeal Assistance Program			300,000	300,000
7313 · CRA Grant Programs	41,263	71,462	850,000	778,538
<b>Total 7300 · Grant Programs</b>	41,263	71,462	1,150,000	1,078,538
7330 · City Contractual Services				
7331 - 2 Liter Prevention Officers (NW/SW)			137,886	137,886
7332 - 2 Code Officers (NW/SW)	27	63,682	127,929	64,247
7334 · Housing Rehab Inspector (NW/SW)		12,191	53,915	41,724
7335 · Clean & Safe		15,947	3,749,560	3,733,613
7336 · Streetscape Maintenance	16,587	25,459	100,000	74,541
7337 · Project Engineer		28,792	125,174	96,382
7338 · Fire Prevention & Life Safety Captain	51,934	103,868	207,735	103,868
7339 · Engineering Inspector		16,585	66,338	49,754
7340 · IT Services	27,500	55,000	110,000	55,000
<b>Total 7330 · City Contractual Services</b>	96,047	321,523	4,678,537	4,357,014
7375 · Community Resource Enhancement				
7375 · Community Resource Enhancement	713	19,192	100,000	80,808
7376 · A-GUIDE Funding	132,321	201,071	942,000	740,929
7376A · A-GUIDE Funding Reimbursement			-	-
7375 · Community Resource Enhancement	133,034	220,263	1,042,000	821,737
7380 · Green Market				
7381 · Green Market Program	25,898	107,449	200,000	92,551



**CRA Delray Beach**  
**Statement of Activities** (Unaudited)

For the Period and Y-T-D ended April 30, 2023 (FY 2022-2023)

	April 2023 M-T-D	Oct 1 - April 30, FY 22-23 Y-T-D	Resolution No. 2022-09 FY 2022-2023	Variance Favorable (Unfavorable)
<b>Total 7380 · Green Market</b>	25,898	107,449	200,000	92,551
<b>7386 - Snap Program</b>				
7386 - Snap Program	532	3,584	10,000	6,416
<b>Total 7386 - Snap Program</b>	532	3,584	10,000	6,416
<b>7440 · ARTS WAREHOUSE PROGRAM</b>				
7440 - Arts Warehouse	17,081	135,199	350,000	214,801
<b>Total 7400 · Arts Warehouse Program</b>	17,081	135,199	350,000	214,801
<b>7400 · ECONOMIC DEVELOPMENT INITIATIVE</b>				
7415 - Economic Development Incentives		43,162	150,000	106,838
7425 - Economic Development Marketing	1,021	39,229	50,000	10,771
7426 - Project Development/Implementation			5,000	5,000
7470 - International Tennis Tournament	-	905,000	905,000	0
7490 · Legal Fees		323	5,000	4,677
<b>Total 7400 · Economic Development Initiative</b>	1,021	987,714	1,115,000	127,287
<b>Total 7000 · COMMUNITY IMP &amp; ECONOMIC DEV</b>	314,876	1,847,193	8,545,537	6,698,344
<b>8000 · ADMINISTRATION</b>				
<b>8010 · PERSONNEL ITEMS</b>				
8011 · Salaries & Wages	86,033	700,396	1,700,000	999,604
8013 · Payroll Taxes	7,745	52,811	130,000	77,189
8014 · Travel Allowance	460	3,220	6,000	2,780
8015 · Ins-Health/Dental/Life	9,998	76,939	150,000	73,061
8016 · Cell Allowance	450	3,750	7,000	3,250
8018 · Retirement Contributions	6,709	66,656	150,000	83,345
<b>Total 8010 · PERSONNEL ITEMS</b>	111,395	903,771	2,143,000	1,239,229
<b>8100 · SUPPLIES &amp; MATERIALS</b>				
8105 · Office Supplies	1,103	8,447	20,000	11,553
8109 · Postage/Express	126	951	5,000	4,049
<b>Total 8100 · SUPPLIES &amp; MATERIALS</b>	1,229	9,398	25,000	15,602
<b>8200 · EQUIPMENT/PROP/MAINTENANCE</b>				
8210 · Computer Equipment & Supplies	273	1,221	25,000	23,779
8211 · Equipment Rentals	435	3,294	15,000	11,706
8213 · Repairs/Maintenance		136	2,000	1,864
8214 · Furniture & Fixtures	1,410	1,410	75,000	73,590
8215 · Office Equipment (Assets)	7,524	30,646	100,000	69,354
<b>Total 8200 · EQUIPMENT/PROP/MAINTENANCE</b>	9,643	36,708	217,000	180,292
<b>8300 · OFFICE SPACE</b>				
8305 · Storage	824	5,115	10,000	4,885
8307 · Maintenance	6,281	27,969	50,000	22,031
8309 · Telephones	1,088	2,279	25,000	22,721
8311 · Utilities	979	10,174	25,000	14,826
8315 · Security	2,398	8,821	10,000	1,179
<b>Total 8300 · OFFICE SPACE</b>	11,570	54,359	120,000	65,641
<b>8400 · ADMINISTRATION/OPERATIONS</b>				
8400 · Administration/Operations-Other		-		-
8401 · Accounting	5,120	6,170	45,000	38,830
8402 · Board Administration	240	18,882	40,000	21,118
8403 · Legal - Administration	865	2,262	40,000	37,738
8405 - Capital Outlay	11,780	11,780	250,000	238,220
8409 · Contractual Services	9,877	25,145	100,000	74,855
8411 · Printing	662	1,493	5,000	3,507
8413 · Publications/Subscriptions	360	4,392	5,000	608
8415 · Advertising			15,000	15,000
8419 · Bank Services	96	263	5,000	4,737
8423 · Organization/Member Dues	867	3,797	6,000	2,203
8425 · Public Relations/Communications	3,950	28,319	75,000	46,681
8430 · Insurance (D&O,Veh,Workers Comp, Bldg.)	(403)	21,876	50,000	28,124
8434 · Meetings		188	5,000	4,813
8436 · Seminars & Workshops	2,980	5,278	25,000	19,722



**DELRAY BEACH CRA**  
COMMUNITY REDEVELOPMENT AGENCY

**CRA Delray Beach**

**Statement of Activities**

(Unaudited)

**For the Period and Y-T-D ended April 30, 2023 (FY 2022-2023)**

	April 2023 M-T-D	Oct 1 - April 30, FY 22-23 Y-T-D	Resolution No. 2022-09 FY 2022-2023	Variance Favorable (Unfavorable)
8445 · Travel	1,443	7,680	7,000	(680)
<b>Total 8400 · ADMINISTRATION/OPERATIONS</b>	<b>37,837</b>	<b>137,523</b>	<b>673,000</b>	<b>535,477</b>
<b>Total 8000 · ADMINISTRATION</b>	<b>171,673</b>	<b>1,141,760</b>	<b>3,178,000</b>	<b>2,036,240</b>
<b>8600 · DEBT SERVICE</b>				
8606 · City - US1 Corridor Improvements		210,075	420,149	210,074
8608 · City National Line of Credit	633,036	1,266,072	1,500,000	233,928
<b>Total 8600 · DEBT SERVICE</b>	<b>633,036</b>	<b>1,476,147</b>	<b>1,920,149</b>	<b>444,002</b>
<b>Total Expenditures for Activities</b>	<b>1,377,181</b>	<b>7,260,832</b>	<b>62,752,368</b>	<b>55,491,537</b>
<b>Revenue Over/(Under) Expenditures</b>	<b>(1,319,933)</b>	<b>25,285,292</b>	<b>(0)</b>	<b>25,285,292</b>