



Monthly Financial Statements

FY 2022 - 2023
For the Period Ended and YTD - May 31 , 2023

Prepared & Approved: Gina Clayton
CRA Finance & Operations Director

Reviewed & Approved: Renee Jon
CRA Executive Director



CRA Delray Beach

Statement of Net Assets

May 31, 2023 (FY2022-2023)

ASSETS

Cash-in-Banks	
1141 · SBA-Investment TIF	7,524
1150 · SunTrust	1,491,139
1161 · TD Bank	1,047,478
1170 · City National	57,155,493
1190 · Petty Cash	146
Total Cash in Banks	59,701,779

Total 1600 · CAPITAL ASSETS	35,882,057
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

Other Assets	
1257 · A/R- Loans CLT	435,663
1250 - A/R	11,357
1251 - Long Term A/R	130,351
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
Total Other Assets	40,166,592

TOTAL ASSETS **99,868,371**

LIABILITIES & NET ASSETS

Liabilities

Current Liabilities	
2100 - Accounts Payable	12,095
2130A-Due to City	1,158,550
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	4,197
2151 - Security Deposits	6,487
2152 - Security Deposits- Arts Warehouse	10,712
Total Current Liabilities	1,317,954

Equity **98,550,417**

TOTAL LIABILITIES & EQUITY **99,868,371**



DELRAY BEACH CRA
COMMUNITY REDEVELOPMENT AGENCY

CRA Delray Beach

Statement of Activities

(Unaudited)

For the Period and Y-T-D ended May 31, 2023 (FY 2022-2023)

	May 2023 M-T-D	Oct 1 - May 31, FY 22-23 Y-T-D	Resolution No. 2022-09 FY 2022-2023	Variance Favorable (Unfavorable)
Revenue from Activities				
4000 · TAX INCREMENT FINANCING (TIF)				
4005 · TIF - City of Delray Beach		18,555,761	18,709,113	(153,352)
4010 · TIF - County	(15,420)	13,427,840	13,634,547	(206,707)
Total 4000 · TAX INCREMENT FINANCING (TIF)	(15,420)	31,983,601	32,343,660	(360,059)
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	100	1,879	5,000	(3,121)
4216 · Green Market Booth & Other	9,172	41,483	60,000	(18,517)
4218 - Snap Program	503	4,308	10,000	(5,692)
4240 · Property Revenue (Rents)	8,699	59,660	60,000	(340)
4250 · Property Revenue- Land Lease (Prime Hotel, LLC)			100,000	(100,000)
4310 · Arts Warehouse	13,045	117,715	100,000	17,715
4500 · General Fund Carryforward from FY 19-20		30,001,648	30,001,648	0
4600 · Other Income	67,631	219,503	-	219,503
4750 · Other Reimbursements		12,950	-	12,950
4800 · Loan Receivable Interest	3,552	19,380	12,060	7,320
4900 · Interest Earned	9,367	61,567	60,000	1,567
Total 4050 · CRA ADMINISTRATION SOURCES	112,068	30,660,818	30,408,708	252,110
Total Revenue from Activities	96,648	62,644,419	62,752,368	(107,949)
Expenditures for Activities				
5001 · AREAWIDE & NEIGHBORHOOD PLANS				
Sub / 5100 · West Atlantic Redevelopment				
5117 - Crafted on the Ave	12,901	44,750	30,548	(14,202)
5118 - Demolition of 700 Atlantic Avenue	672	4,872	100,000	95,128
5120 · Project Develop/Implementation		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	53,466	68,146	150,000	81,854
Total 5100 · West Atlantic Redevelop	67,039	702,757	4,227,433	3,524,676
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
Total 5200 · DOWNTOWN- DB-MASTER PLAN	-	66,927	2,357,500	2,290,573
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	425	6,975	5,000	(1,975)
5395 · Legal Fees-SW Neighborhood Plan/West Atlantic Master Plan		173	5,000	4,828
Total 5300 · SW Neighborhood Plan	425	7,148	1,630,000	1,622,853
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
Total 5500 · Osceola Neighborhood Plan	-	-	1,545,250	1,545,250
5600 · OTHER				
5610 - Land Acquisition-Other		648,797	4,000,000	3,351,203
5615 - Project Development/Implementation		2,395	15,000	12,605



DELRAY BEACH CRA
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CRA Delray Beach

Statement of Activities

(Unaudited)

For the Period and Y-T-D ended May 31, 2023 (FY 2022-2023)

	May 2023 M-T-D	Oct 1 - May 31, 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
Total 5600 · OTHER	-	651,192	27,252,000	26,600,808
Total 5001 · AREAWIDE & NEIGHBORHOOD PLANS	67,464	1,428,024	37,012,183	35,584,159
6000 · REDEVELOPMENT PROJECTS				
6200 · NW/SW-5th Ave Beautification				
6208A · 98 NW 5th Avenue Renovation- Design			250,000	250,000
6208B · 98 NW 5th Avenue Renovation- Construction		563,494	3,250,000	2,686,506
6208C · 98 NW 5th Avenue Renovation-(Capital Assets)		2,349	200,000	197,651
6214 · Project Development/Implementation	1,175	6,126	25,000	18,874
6215 · Legal Fee-NW/SW 5th Ave-Beautification		812	15,000	14,188
6216A · 95 SW 5th Avenue Construction-Design		23,302	150,000	126,698
6216B · 95 SW 5th Avenue Construction-Construction		171,275	4,500,000	4,328,725
6219 · Tenant Improvements 98 NW 5th Ave			1,000,000	1,000,000
Total 6200 · NW/SW-5th Ave Beautification	1,175	767,358	9,390,000	8,622,642
6300 · Redevelopment Sites				
6303 · Maintenance	14,051	93,299	500,000	406,701
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		42,881	60,000	17,119
6320 · Utilities	22	9,052	40,000	30,948
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
Total 6300 · Redevelopment Sites	14,073	302,372	880,500	578,128
6500 · Affordable/Workforce Housing Program				
6511 · Project Development/Implementation		3,345	5,000	1,655
6512 · Support for Affordable Housing Initiatives	282,709	629,010	1,500,000	870,990
6535 · A-Guide Funding - DBCLT		27,800	161,000	133,200
6545 · Eagles Nest			150,000	150,000
6595 · Legal Fees	175	3,420	10,000	6,581
Total 6500 · Affordable/Workforce Housing	282,884	663,574	1,826,000	1,162,426
Total 6000 · REDEVELOPMENT PROJECTS	298,132	1,733,304	12,096,500	10,363,196
7300 · Grant Programs				
7305 · Curb Appeal Assistance Program			300,000	300,000
7313 · CRA Grant Programs	7,979	79,441	850,000	770,559
Total 7300 · Grant Programs	7,979	79,441	1,150,000	1,070,559
7330 · City Contractual Services				
7331 - 2 Liter Prevention Officers (NW/SW)			137,886	137,886
7332 - 2 Code Officers (NW/SW)		63,682	127,929	64,247
7334 · Housing Rehab Inspector (NW/SW)	14,160	26,351	53,915	27,564
7335 · Clean & Safe	1,618,137	1,634,083	3,749,560	2,115,477
7336 · Streetscape Maintenance		25,459	100,000	74,541
7337 · Project Engineer		28,792	125,174	96,382
7338 · Fire Prevention & Life Safety Captain		103,868	207,735	103,868
7339 · Engineering Inspector	16,585	33,169	66,338	33,169
7340 · IT Services		55,000	110,000	55,000
Total 7330 · City Contractual Services	1,648,882	1,970,405	4,678,537	2,708,132
7375 · Community Resource Enhancement				
7375 · Community Resource Enhancement	21,611	40,803	100,000	59,197
7376 · A-GUIDE Funding	119,750	320,821	942,000	621,179
7376A · A-GUIDE Funding Reimbursement			-	-
7375 · Community Resource Enhancement	141,361	361,624	1,042,000	680,376
7380 · Green Market				
7381 · Green Market Program	15,532	122,981	200,000	77,019



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Statement of Activities

(Unaudited)

For the Period and Y-T-D ended May 31, 2023 (FY 2022-2023)

	May 2023 M-T-D	Oct 1 - May 31, FY 22-23 Y-T-D	Resolution No. 2022-09 FY 2022-2023	Variance Favorable (Unfavorable)
Total 7380 · Green Market	15,532	122,981	200,000	77,019
7386 - Snap Program				
7386 - Snap Program	662	4,246	10,000	5,754
Total 7386 - Snap Program	662	4,246	10,000	5,754
7440 · ARTS WAREHOUSE PROGRAM				
7440 - Arts Warehouse	18,151	153,349	350,000	196,651
Total 7400 · Arts Warehouse Program	18,151	153,349	350,000	196,651
7400 · ECONOMIC DEVELOPMENT INITIATIVE				
7415 - Economic Development Incentives		43,162	150,000	106,838
7425 - Economic Development Marketing	(35,059)	4,170	50,000	45,830
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
Total 7400 · Economic Development Initiative	(35,059)	952,655	1,115,000	162,346
Total 7000 · COMMUNITY IMP & ECONOMIC DEV	1,797,508	3,644,701	8,545,537	4,900,837
8000 · ADMINISTRATION				
8010 · PERSONNEL ITEMS				
8011 · Salaries & Wages	82,418	782,814	1,700,000	917,186
8013 · Payroll Taxes	6,028	58,839	130,000	71,161
8014 · Travel Allowance	460	3,680	6,000	2,320
8015 · Ins-Health/Dental/Life	(2,646)	74,293	150,000	75,707
8016 · Cell Allowance	420	4,170	7,000	2,830
8018 · Retirement Contributions	7,880	74,536	150,000	75,464
Total 8010 · PERSONNEL ITEMS	94,560	998,332	2,143,000	1,144,668
8100 · SUPPLIES & MATERIALS				
8105 · Office Supplies		8,447	20,000	11,553
8109 · Postage/Express		951	5,000	4,049
Total 8100 · SUPPLIES & MATERIALS	-	9,398	25,000	15,602
8200 · EQUIPMENT/PROP/MAINTENANCE				
8210 · Computer Equipment & Supplies		1,221	25,000	23,779
8211 · Equipment Rentals	573	3,868	15,000	11,132
8213 · Repairs/Maintenance		136	2,000	1,864
8214 · Furniture & Fixtures		1,410	75,000	73,590
8215 · Office Equipment (Assets)		30,646	100,000	69,354
Total 8200 · EQUIPMENT/PROP/MAINTENANCE	573	37,281	217,000	179,719
8300 · OFFICE SPACE				
8305 · Storage		5,115	10,000	4,885
8307 · Maintenance	3,620	31,589	50,000	18,411
8309 · Telephones		2,279	25,000	22,721
8311 · Utilities	135	10,309	25,000	14,691
8315 · Security	179	9,000	10,000	1,000
Total 8300 · OFFICE SPACE	3,934	58,293	120,000	61,707
8400 · ADMINISTRATION/OPERATIONS				
8400 · Administration/Operations-Other		-		-
8401 · Accounting	15,725	21,895	45,000	23,105
8402 · Board Administration	3,325	22,207	40,000	17,793
8403 · Legal - Administration		2,262	40,000	37,738
8405 · Capital Outlay		11,780	250,000	238,220
8409 · Contractual Services	9,474	34,619	100,000	65,381
8411 · Printing		1,493	5,000	3,507
8413 · Publications/Subscriptions		4,392	5,000	608
8415 · Advertising			15,000	15,000
8419 · Bank Services		263	5,000	4,737
8423 · Organization/Member Dues	265	4,062	6,000	1,938
8425 · Public Relations/Communications	3,950	32,269	75,000	42,731
8430 · Insurance (D&O,Veh,Workers Comp, Bldg.)		21,876	50,000	28,124
8434 · Meetings		188	5,000	4,813
8436 · Seminars & Workshops		5,278	25,000	19,722



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Statement of Activities

(Unaudited)

For the Period and Y-T-D ended May 31, 2023 (FY 2022-2023)

	May 2023 M-T-D	Oct 1 - May 31, FY 22-23 Y-T-D	Resolution No. 2022-09 FY 2022-2023	Variance Favorable (Unfavorable)
8445 · Travel	10	7,690	7,000	(690)
Total 8400 · ADMINISTRATION/OPERATIONS	32,749	170,272	673,000	502,728
Total 8000 · ADMINISTRATION	131,816	1,273,576	3,178,000	1,904,424
8600 · DEBT SERVICE				
8606 · City - US1 Corridor Improvements	210,075	420,149	420,149	(0)
8608 · City National Line of Credit	-	1,266,072	1,500,000	233,928
Total 8600 · DEBT SERVICE	210,075	1,686,222	1,920,149	233,927
Total Expenditures for Activities	2,504,994	9,765,826	62,752,368	52,986,543
Revenue Over/(Under) Expenditures	(2,408,347)	52,878,594	(0)	52,878,594