



**DELRAY BEACH** CRA  
COMMUNITY REDEVELOPMENT AGENCY

**Monthly Financial Statements**  
**FY 2018- 2019**  
**For the Period Ended and YTD -April 30, 2019**



**CRA Delray Beach**

**Statement of Net Assets**

**April 30, 2019 (FY2018-2019)**

**ASSETS**

<b>Cash-in-Banks</b>	
1141 · SBA-Investment TIF	7,065
1150 · SunTrust	700,785
1161 - TD Bank	1,023,033
1170 · City National	27,760,588
1190 · Petty Cash	250
<b>Total Cash in Banks</b>	<b>29,491,720</b>

<b>Total 1600 · CAPITAL ASSETS</b>	<b>33,668,043</b>
1675 - CIP-Arts WH	2,059,204
1682 - Furniture & Fixture-Arts WH	34,098
1692 - Office Equipment-Arts WH	699
1698 - CIP	22,649
1699 - Accumulated Depreciation	(1,466,256)

<b>Other Assets</b>	<b>-</b>
1257 · A/R- Loans CLT	325,249
1250 - A/R	11,443
1251 - Long Term A/R	181,361
1255B - Notes Receivable City Of Delray	150,000
1261 Village Square Elderly AR	2,327,717
1258 - Second Mortgages	633,884
1923 · Delray Housing Group	3,000
1924 - Deposits: Land Purchase	30,845
1925 · Utility Deposits	1,041
<b>Total Other Assets</b>	<b>37,982,977</b>

**TOTAL ASSETS** **\$ 67,474,697**

**LIABILITIES & NET ASSETS**

**Liabilities**

<b>Current Liabilities</b>	
2100 - Accounts Payable	26,752
2120 - Chase Visa	726
2121 - American Express	796
2145 - Refundable Tenant Deposits	250
2148 - Accrued 457 Deferred	(1,618)
2151 - Deposits	7,523
2152 - Deposits- Arts Warehouse	3,300
<b>Total Current Liabilities</b>	<b>37,729</b>

**Equity** **67,436,967**

**TOTAL LIABILITIES & EQUITY** **\$ 67,474,697**



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

For the Period and Y-T-D ended April 30, 2019 (FY 2018-2019)

		April 19 M-T-D	Oct 18- April 19 FY 18-19 Y-T-D	Budget FY 18-19 Budget Amendment No. 1	Variance Favorable (Unfavorable)
<b>Revenue from Activities</b>					
<b>4000 · TAX INCREMENT FINANCING (TIF)</b>					
	4005 · TIF - City of Delray Beach		13,061,154	13,061,154	-
	4010 · TIF - County		9,236,945	9,236,945	-
	<b>Total 4000 · TAX INCREMENT FINANCING (TIF)</b>	-	22,298,099	22,298,099	-
<b>4050 · CRA ADMINISTRATION SOURCES</b>					
	4060 - Land/Construction-Sales		3,760		3,760
	4216 · Green Market Booth & Other	3,604	50,952	50,000	952
	4240 · Property Revenue	10,921	76,437	150,000	(73,563)
	4250 - Property Revenue-Land Lease (Prime Hotel, LLC)			80,000	(80,000)
	4255 - Rent-in-Kind	2,466	17,262	-	17,262
	4310 · Arts Warehouse	9,006	62,490	56,300	6,190
	4500 · General Fund Carry forward		6,977,412	6,977,412	-
	4400 · City National LOC		1,950,000	1,950,000	-
	2833 - Proposed Financing			2,750,771	(2,750,771)
	4600 - Other Income		3,860	-	3,860
	4700 - Reimbursement - City	-	135,163	105,000	30,163
	4750 - Reimbursements- Other	625	76,635	-	76,635
	4800 - Loan Receivable Interest	609	4,348	10,000	(5,652)
	4900 · Interest Earned	4,578	26,032	20,000	6,032
	<b>Total 4050 · CRA ADMINISTRATION SOURCES</b>	31,809	9,384,352	12,149,483	(2,765,131)
<b>Total Revenue from Activities</b>		<b>31,809</b>	<b>31,682,451</b>	<b>34,447,582</b>	<b>(2,765,131)</b>
<b>Expenditures for Activities</b>					
<b>5001 · AREAWIDE &amp; NEIGHBORHOOD PLANS</b>					
<b>Sub Areas</b>	<b>5100 · West Atlantic Redevelopment</b>				
3	5115 · Land Acquisition	3,350	436,317	1,500,000	1,063,683
3	5120 · Project Develop/ Implementation	2,466	48,209	50,000	1,791
3	5140 · Legal Fees-W. Atlantic Redevelop	-	25,793	50,000	24,207
3	<b>Total 5100 · West Atlantic Redevelop</b>	5,816	510,320	1,600,000	1,089,680
<b>5200 · DOWNTOWN- DB-MASTER PLAN</b>					
2	5201 - OSS Facility (CIP)	-	-	700,000	700,000
	5210. SE 1st Street 2 way conversion - Sinal (CIP)			250,000	250,000
1,2,3	5230 · Downtown Trolley	-	93,090	975,000	881,910
1	5236 · Wayfinding Signage (CIP)			400,000	400,000
	5239 - Project Develop / Implementation		1,765	20,000	18,235
	5251 - NE 3rd St/Avenue/Alley Improvements (CIP)			2,000,000	2,000,000
	5253 - Swinton/Atlantic Intersection (CIP)	180,499	180,499	500,000	319,501
	5295 · Legal Fees -DB Master Plan	-	1,052	25,000	23,948
	<b>Total 5200 · DOWNTOWN- DB-MASTER PLAN</b>	180,499	276,406	4,870,000	4,593,594
8	<b>5300 · SW Neighborhood Plan</b>				
	5306. Village Square Elderly		372,283	372,283	(0)
8	5351 - SW 3rd Ct, SW 4th St, 6th St, 7th Ave- Reconst. (	-	-	6,888,200	6,888,200
	5355 - Meritt Park Playgrnd & Poured-in-Place Surf (CIP)			200,000	200,000
8	5360 - Block 63 Alley (CIP)			265,000	265,000
8	5361 - SW Neighborhood Alleys (CIP)		5,539	930,000	924,461
8	5395 · Legal Fees-SW Neighborhood Plan		15,672	20,000	4,328
8	<b>Total 5300 · SW Neighborhood Plan</b>	-	393,494	8,675,483	8,281,989
7	<b>5500 · Osceola Neighborhood Plan</b>				
7	5510 - Osceola Park Neighborhood (CIP)	-		1,000,000	1,000,000
7	5595 - Legal Fee - Osceola Plan			3,000	3,000
7	<b>Total 5500 · Osceola Neighborhood Plan</b>	-	-	1,003,000	1,003,000
	<b>5600 · OTHER</b>				
	5622- NW Neighborhood (Design) (CIP)			1,000,000	1,000,000



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

For the Period and Y-T-D ended April 30, 2019 (FY 2018-2019)

		April 19 M-T-D	Oct 18- April 19 FY 18-19 Y-T-D	Budget FY 18-19 Budget Amendment No. 1	Variance Favorable (Unfavorable)
1-8	5610 - Land Acquisition-Other		1,850	500,000	498,150
	5630 - Swinton Ave Complete Street			200,000	200,000
4,8	5640 - NW/SW Neighborhood Identification Signs		-	170,000	170,000
4	5661 - Pompey Park Master Plan (CIP)		-	550,000	550,000
6	5662 - Hilltopper Stadium Restroom Conc. Bldg (CIP)	-	-	600,000	600,000
	5695 - Legal Fees-Other	-	-	3,000	3,000
	<b>Total 5600 · OTHER</b>	-	1,850	3,023,000	3,021,150
	<b>Total 5001 · AREAWIDE &amp; NEIGHBORHOOD PLANS</b>	186,315	1,182,070	19,171,483	17,989,413
	<b>6000 · REDEVELOPMENT PROJECTS</b>				
	6200 · NW/SW-5th Ave Beautification				
4	6206 - NW 5th Avenue Alleys (CIP)			740,000	740,000
	6208 - 98 NW 5th Avenue Renovation	-	15,957	150,000	134,043
3	6214 · Project Development	8,523	9,023	50,000	40,977
	6215 · Legal Fee-NW/SW 5th Ave-Beautification		41	5,000	4,959
	<b>Total 6200 · NW/SW-5th Ave Beautification</b>	8,523	25,020	945,000	919,980
	6300 · Redevelopment Sites				
	6303 · Maintenance	(18,329)	102,399	240,000	137,601
	6304 - Business Relocation			30,000	30,000
	6305 - Project Develop/Implementation	-		10,000	10,000
	6310 - Property Insurance	-	75,563	125,000	49,437
	6315 - Property Taxes		50,540	100,000	49,460
	6320 - Utilities	1,832	12,141	30,000	17,859
	6330 - Block 60 Parking Lots	1,870	5,610	8,000	2,390
	6350 - West Settlers Condo Association	2,412	7,236	14,000	6,764
	6395 - Legal Fees		289	5,000	4,711
	<b>Total 6300 · Redevelopment Sites</b>	(12,216)	253,778	562,000	308,222
	6500 · Affordable/Workforce Housing Program				
	6505 · Resident Relocations	-	-	15,000	15,000
	6506 · Subsidies			150,000	150,000
	6513 - Land Acquisitions - Affordable Housing	980	101,479	500,000	398,522
	6535 - A-Guide Funding - DBCLT	-	65,388	261,550	196,163
	6545 - Eagles Nest Loan- Afford Hse		-	50,000	50,000
	6595 · Legal Fees-Afford Housing		1,116	10,000	8,884
	<b>Total 6500 · Affordable/Workforce Housing</b>	980	167,982	986,550	818,568
	6600 · Carver Square Neighborhood				
8	6621 - Project Development/Imp	-	9,635	1,000,000	990,365
	6650 · Legal Fees-Carver Square		-	10,000	10,000
	<b>Total 6600 · Carver Square Neighborhood</b>	-	9,635	1,010,000	1,000,365
	<b>Total 6000 · REDEVELOPMENT PROJECTS</b>	(2,713)	456,415	3,503,550	3,047,135
	<b>7000 · COMMUNITY IMP &amp; ECONOMIC DEVELOP</b>				
	7300 · Grant Programs				
	7305 · Curb Appeal Assistance Grant			75,000	75,000
	7306 · Site Assistance Grant		2,083	170,000	167,918
	7307 · Business Assistance Startup	-	-	34,000	34,000
	7308 · Paint-Up Assistance Grants		6,279	15,000	8,721
	7310 · Community Activities	1,500	3,000	6,000	3,000
	7312 - Historical Façade Assistance			125,000	125,000
	<b>Total 7300 · Grant Programs</b>	1,500	11,362	425,000	413,638
	7330 · City Contractual Services				
	7330 · City Demolition			50,000	50,000
	7331 · Planning, IT, and Parking Manager	27,500	55,000	110,000	55,000
	7332 - Code Officer (NW/SW Neighborhoods)	16,415	32,830	65,660	32,830
	7334 · Housing Rehab Inspector		11,288	42,656	31,368
	7335 · Clean & Safe	592,323	1,184,646	2,513,291	1,328,646
	7336 · Streetscape Maintenance	280	2,244	100,000	97,756



**DELRAY BEACH CRA**  
COMMUNITY REDEVELOPMENT AGENCY

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

For the Period and Y-T-D ended April 30, 2019 (FY 2018-2019)

	April 19 M-T-D	Oct 18- April 19 FY 18-19 Y-T-D	Budget FY 18-19 Budget Amendment No. 1	Variance Favorable (Unfavorable)
7337 · Project Engineer	50,000	50,000	100,000	50,000
7338 · Fire Prevention & Life Safety Captain	31,067	67,857	184,061	116,204
7339 · Engineering Inspector	13,915	31,181	75,000	43,819
7343 · Purchasing Agent			67,728	67,728
<b>Total 7330 · City Contractual Services</b>	<b>731,500</b>	<b>1,435,046</b>	<b>3,308,396</b>	<b>1,873,350</b>
<b>7375 · Community Resource Enhancement</b>				
7375 · Community Resource Enhancement	-		175,000	175,000
7376 · A-GUIDE Funding	27,750	485,250	1,744,000	1,258,750
7375 · Community Resource Enhancement	27,750	485,250	1,919,000	1,433,750
<b>7380 · Green Market</b>				
7381 · Green Market Program	10,675	79,677	123,000	43,323
<b>Total 7380 · Green Market</b>	<b>10,675</b>	<b>79,677</b>	<b>123,000</b>	<b>43,323</b>
<b>7385 - Arts Warehouse Program</b>				
7386 · Arts Warehouse Program	64,159	174,255	395,000	220,745
<b>Total 7385 - Arts Warehouse Program</b>	<b>64,159</b>	<b>174,255</b>	<b>395,000</b>	<b>220,745</b>
<b>7400 · ECONOMIC DEVELOPMENT INITIATIVE</b>				
7415 · Economic Development Incentives	1,238	129,467	210,000	80,533
7425 · Economic Development Marketing	2,375	19,136	75,000	55,864
7470 · International Tennis Tournament	-	905,000	905,000	-
7490 · Legal Fees	-	-	40,000	40,000
<b>Total 7400 · Economic Development Initiative</b>	<b>3,613</b>	<b>1,053,602</b>	<b>1,230,000</b>	<b>176,398</b>
<b>Total 7000 · COMMUNITY IMP &amp; ECONOMIC DEV</b>	<b>839,198</b>	<b>3,239,192</b>	<b>7,400,396</b>	<b>4,161,204</b>
<b>8000 · ADMINISTRATION</b>				
<b>8010 · PERSONNEL ITEMS</b>				
8011 · Salaries & Wages	77,430	524,562	1,200,000	675,438
8013 · Payroll Taxes	5,860	42,212	90,000	47,788
8014 · Travel Allowance	585	4,284	6,500	2,216
8015 · Ins-Health/Dental/Life	7,849	51,248	90,000	38,752
8016 · Cell Allowance	480	3,240	8,000	4,760
8018 · Retirement Contributions	9,739	44,013	102,000	57,987
<b>Total 8010 · PERSONNEL ITEMS</b>	<b>101,943</b>	<b>669,559</b>	<b>1,496,500</b>	<b>826,941</b>
<b>8100 · SUPPLIES &amp; MATERIALS</b>				
8105 · Office Supplies	540	4,245	15,000	10,755
8109 · Postage/Express	165	930	3,500	2,570
<b>Total 8100 · SUPPLIES &amp; MATERIALS</b>	<b>705</b>	<b>5,175</b>	<b>18,500</b>	<b>13,325</b>
<b>8200 · EQUIPMENT/PROP/MAINTENANCE</b>				
8210 · Computer Equipment & Supplies	-	2,517	3,000	483
8211 · Equipment Rentals	968	5,186	15,000	9,814
8213 · Repairs/Maintenance	-	-	2,000	2,000
8214 · Furniture & Fixtures	-	2,501	2,000	(501)
8215 · Office Equipment (Assets)	1,762	13,390	25,000	11,610
<b>Total 8200 · EQUIPMENT/PROP/MAINTENANCE</b>	<b>2,731</b>	<b>23,594</b>	<b>47,000</b>	<b>23,406</b>
<b>8300 · OFFICE SPACE</b>				
8305 · Storage	283	1,981	3,500	1,519
8307 · Maintenance	23,875	27,426	250,000	222,574
8309 · Telephones	569	2,831	7,000	4,169
8311 · Utilities	313	2,959	7,000	4,041
8315 · Security	(719)	2,099	3,000	901
<b>Total 8300 · OFFICE SPACE</b>	<b>24,321</b>	<b>37,296</b>	<b>270,500</b>	<b>233,203</b>
<b>8400 · ADMINISTRATION/OPERATIONS</b>				
8401 · Accounting	9,050	26,300	26,300	-
8402 · Board Administration	4,325	9,164	30,000	20,836
8403 · Legal - Administration	-	27,005	80,000	52,995
8409 · Contractual Services	14,590	23,390	300,000	276,610



**DELRAY BEACH CRA**  
COMMUNITY REDEVELOPMENT AGENCY

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

For the Period and Y-T-D ended April 30, 2019 (FY 2018-2019)

	April 19 M-T-D	Oct 18- April 19 FY 18-19 Y-T-D	Budget FY 18-19 Budget Amendment No. 1	Variance Favorable (Unfavorable)
8411 · Printing	1,445	2,677	6,000	3,323
8413 · Publications/Subscriptions	-	1,484	1,500	16
8415 · Advertising	402	2,779	7,000	4,221
8419 · Bank Services	19	350	5,000	4,650
8423 · Organization/Member Dues		4,537	8,500	3,963
8425 · Public Relations/Communications	-	6,785	15,000	8,215
8430 · Insurance (D&O,Veh,Workers Comp, Bldg.)	-	14,455	25,000	10,545
8434 · Meetings	10	498	2,500	2,002
8436 · Seminars & Workshops	169	7,460	15,000	7,540
8445 · Travel	318	2,588	5,000	2,412
<b>Total 8400 · ADMINISTRATION/OPERATIONS</b>	<b>30,327</b>	<b>129,472</b>	<b>526,800</b>	<b>397,328</b>
<b>Total 8000 · ADMINISTRATION</b>	<b>160,028</b>	<b>865,097</b>	<b>2,359,300</b>	<b>1,494,202</b>
<b>8600 · DEBT SERVICE</b>				
8606 · City - US1 Corridor Improvements		210,075	420,149	210,074
8608 - City National Line of Credit	-	29,373	350,000	320,627
8610 · Debt Bond Interest-Taxable Int	633,036	659,388	1,242,704	583,316
<b>Total 8600 · DEBT SERVICE</b>	<b>633,036</b>	<b>898,836</b>	<b>2,012,853</b>	<b>1,114,018</b>
<b>Total Expenditures for Activities</b>	<b>1,815,864</b>	<b>6,641,610</b>	<b>34,447,582</b>	<b>27,805,972</b>
<b>Revenue Over/(Under) Expenditures</b>	<b>(1,784,055)</b>	<b>25,040,841</b>	<b>-</b>	<b>25,040,841</b>