



Monthly Financial Statements

FY 2025 - 2026

For the Period Ended and YTD - June 30, 2026

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

Reviewed & Approved: *Ree J.*
CRA Executive Director



CRA Delray Beach

Statement of Net Assets

June 30, 2026 (FY2025-2026)

ASSETS

Cash-in-Banks

1141 · SBA-Investment TIF	8,737
1150 · Truist	1,491,980
1170 · City National	130,832,030
1190 · Petty Cash	146
Total Cash in Banks	132,332,893

Total 1600 · CAPITAL ASSETS	50,931,221
1674 - Arts Warehouse	2,119,029
1682 - Furniture & Fixture-Arts Warehouse	36,271
1692 - Office Equipment-Arts Warehouse	16,797
1699 - Accumulated Depreciation	(4,105,311)

Other Assets

1250 · A/R	691
1257 · A/R- Loans CLT	175,249
1259 · A/R - Loans- Hatcher	1,340,123
1280 - A/R -Lease Receivables	1,545,597
1251 - Long Term A/R	76,789
1261 - Village Square Elderly AR	2,525,000
1258 - Second Mortgages	795,954
1923 · Delray Housing Group	3,000
1250B - Due from City	30,643
1924 - Deposits - Land Purchases	2,000
1925 · Utility Deposits	941
1930 · Prepaid Expenses	4,625
Total Other Assets	55,498,621

TOTAL ASSETS

187,831,514

LIABILITIES & NET ASSETS

Liabilities

Current Liabilities

2100 - Accounts Payable	40,398
2135 - Accrued Vacation & Comp Time	158,044
2137 - Accrued Payroll	10,919
2145 - Refundable Tenant Deposits	250
2147 - Accrued PXHSF Health Savings	-1,511
2148 - Accrued 457 Deferred	9,407
2149 - Accrued Section 125	6,501
2151 - Security Deposits	5,889
2152 - Security Deposits- Arts Warehouse	12,443
2153 - Proposal Deposits	20,000
2158 - Sales Tax Payable	232
Total Current Liabilities	262,572

Long Term Liabilities

2180-Deferred Inflows of Resources-Leases	1,545,597
Total Long Term Liabilities	1,545,597

Total Liabilities	1,808,169
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Equity	186,023,345
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TOTAL LIABILITIES & EQUITY

187,831,514



DELRAY BEACH CRA
COMMUNITY REDEVELOPMENT AGENCY

CRA Delray Beach

Statement of Activities (Unaudited)

For the Period and Y-T-D ended June 30, 2026 (FY 2025-2026)

	June 2026 M-T-D	Oct 1 -June 30, FY 25-26 Y-T-D	Resolution No. 2026-01 FY 2025-2026	Variance Favorable (Unfavorable)
Revenue from Activities				
4000 · TAX INCREMENT FINANCING (TIF)				
4005 · TIF - City of Delray Beach	-	25,299,584	25,299,584	0
4010 · TIF - County	-	18,483,617	18,483,617	0
Total 4000 · TAX INCREMENT FINANCING (TIF)	-	43,783,201	43,783,201	0
4050 · CRA ADMINISTRATION SOURCES				
4060 - Land/Construction Sales-Other		20	20	0
4210 · Grants		40,000	100,000	(60,000)
4216 · Green Market Booth & Other	605	32,770	51,000	(18,230)
4218 · Snap Program	604	8,505	11,000	(2,495)
4420 · Property Revenue (Lease Interest)			20,000	(20,000)
4251 · 98 NW 5th Avenue Property Revenue (Rents)	3,732	30,210	25,000	5,210
4250 · Property Revenue- Land Lease (Prime Hotel, LLC)			125,000	(125,000)
4310 · Arts Warehouse	7,510	125,530	160,000	(34,470)
4400 · Lease Income	7,575	82,251	166,000	(83,749)
4500 · General Fund Carryforward from FY 24-25		63,381,393	63,381,393	-
4700 · Reimbursement - City of Delray Beach			253,915	(253,915)
4800 · Loan Receivable Interest	19,016	63,821	41,106	22,715
4801 · Principal Loan Repayments		106,738	201,894	(95,156)
4900 · Interest Earned	42,147	332,693	320,000	12,693
Total 4050 · CRA ADMINISTRATION SOURCES	81,189	64,203,929	64,856,328	(652,399)
Total Revenue from Activities	81,189	107,987,130	108,639,529	(652,399)
Expenditures for Activities				
5001 · AREAWIDE & NEIGHBORHOOD PLANS				
5100 · West Atlantic Redevelopment				
5120 · Project Develop/Implementation		52,068	5,000,000	4,947,932
5123 · NW 600 Block Redevelopment	3,379	51,575	3,000,000	2,948,425
5124 · NW 800 Block Redevelopment	1,667	5,467	7,000,000	6,994,533
5125 · NW 900 Block Redevelopment			25,000	25,000
5126 · NW 1000 Block Redevelopment			25,000	25,000
5131 · SW 600 Block Redevelopment	2,200	2,200	25,000	22,800
5132 · SW 700 Block Redevelopment	1,667	1,667	25,000	23,333
5133 · SW 800 Block Redevelopment	1,667	1,667	25,000	23,333
5134 · SW 900 Block Redevelopment			25,000	25,000
5135 · SW 1000, 1100,1200 Blocks Redevelopment			25,000	25,000
.98 5140 · Legal Fees-W. Atlantic Redevelop	5,414	20,991	100,000	79,009
Total 5100 · West Atlantic Redevelop	15,993	135,634	15,275,000	15,139,366
5200 · DOWNTOWN- DB-MASTER PLAN				
5201 · Old School Square Campus Activation	-		500,000	500,000
5203 · Crest Theatre Historic Preservation	-		500,000	500,000
5239 · Project Develop / Implementation	-		5,000	5,000
5295 · Legal Fees -DB Master Plan	-		2,500	2,500
Total 5200 · DOWNTOWN- DB-MASTER PLAN	-	-	1,007,500	1,007,500
5300 · SW Neighborhood Plan				
5364 · Carver Square Park		-	347,672	347,672
5365 · Project Develop / Implementation	-		2,500	2,500
5367 · SW 8th and SW 2nd Improvement (CIP)			318,000	318,000
5368 · SW 8th Avenue Streetscape Improvement (CIP)			1,200,000	1,200,000
5395 · Legal Fees-SW Neighborhood Plan/West Atlantic Master Plan	-		5,000	5,000
Total 5300 · SW Neighborhood Plan		-	1,873,172	1,873,172
5600 · OTHER				
5610 · Land Acquisition-Other		165,810	12,000,000	11,834,190
5611 · Parking Enhancements			100,000	100,000
5613 · Demolitions- Land Use/Development Preparation			200,000	200,000
5615 · Project Development/Implementation	6,550	51,484	100,000	48,516



DELRAY BEACH CRA
COMMUNITY REDEVELOPMENT AGENCY

CRA Delray Beach
Statement of Activities (Unaudited)

For the Period and Y-T-D ended June 30, 2026 (FY 2025-2026)

	June 2026 M-T-D	Oct 1 -June 30, FY 25-26 Y-T-D	Resolution No. 2026-01 FY 2025-2026	Variance Favorable (Unfavorable)
5621 · Merritt Park - Shade Enhancement			118,910	118,910
5622 · Northwest Neighborhood Improvements (CIP)			11,893,275	11,893,275
5526 · ADU LDR Setter			32,000	32,000
5661 · Pompey Park Master Plan (CIP)			45,000,000	45,000,000
5661a · Pompey Park PreCon and Project Owners Rep (CIP)			3,000,000	3,000,000
5695 · Other - Legal	3,727	26,991	75,000	48,009
Total 5600 · OTHER	10,277	244,285	72,519,185	72,274,900
Total 5001 · AREAWIDE & NEIGHBORHOOD PLANS	26,269	379,919	90,674,857	90,294,938
6000 · REDEVELOPMENT PROJECTS				
6200 · NW/SW-5th Ave Beautification				
6208B · 98 NW 5th Avenue Renovation- Construction/Signage		5,764	75,000	69,236
6208D · 95 SW & 98 NW 5th Avenue Tenant Improvements -(Capital Assets)		3,571	500,000	496,429
6210 · 95 SW 5th Avenue- Building Maintenance			40,000	40,000
6211 · 95 SW 5th Avenue- Building Security	506	1,519	4,000	2,481
6216 · 95 SW 5th Avenue- Utilities	701	1,853	9,000	7,147
6216B · 95 SW 5th Avenue- Construction		(4,009)	225,000	229,009
6218 · 98 NW 5th Avenue- Building Maintenance	1,258	46,198	50,000	3,802
6219 · 98 NW 5th Avenue- Building Security	420	2,446	4,000	1,554
6221 · 98 NW 5th Avenue- Utilities	2,606	20,825	26,000	5,175
6222 · 102 NW 5th Avenue- Renovation/Expansion		185,680	850,000	664,320
6223 · 182 NW 5th Avenue- Renovation			250,000	250,000
6214 · Project Development/Implementation		2,796	75,000	72,204
6215 · Legal Fee-NW/SW 5th Ave-Beautification		570	15,000	14,430
Total 6200 · NW/SW-5th Ave Beautification	5,491	267,213	2,123,000	1,855,787
6300 · Redevelopment Sites				
6303 · Maintenance	22,471	156,725	617,000	460,275
6305 · Project Develop/Implementation		2,700	25,000	22,300
6306 · IPIC Parking Facility Maintenance			50,000	50,000
6307 · Parking Lot Maintenance			75,000	75,000
6308 · Security	164	1,512	50,000	48,488
6309 · Security Camera		2,205	150,000	147,795
6310 · Property Insurance	136,943	503,703	515,000	11,297
6315 · Property Taxes		82,905	82,905	(0)
6320 · Utilities	2,265	42,331	55,000	12,669
6330 · Block 60 Parking Lots		8,160	12,000	3,840
6350 · West Settlers Condo Association		10,471	11,000	529
6395 · Legal Fees		148	15,000	14,853
Total 6300 · Redevelopment Sites	161,843	810,860	1,657,905	847,045
6500 · Affordable/Workforce Housing Program				
6511 · Project Development/Implementation		67	5,000	4,933
6512 · Support for Affordable Housing Initiatives	1,193	11,195	1,000,000	988,805
6535 · A-Guide Funding - DBCLT		95,454	250,000	154,546
6545 · Eagles Nest			150,000	150,000
6595 · Legal Fees		3,035	10,000	6,965
Total 6500 · Affordable/Workforce Housing	1,193	109,752	1,415,000	1,305,248
Total 6000 · REDEVELOPMENT PROJECTS	168,528	1,187,825	5,195,905	4,008,080
7300 · Grant Programs				
7305 · Curb Appeal Assistance Program		48,985	600,000	551,015
7313 · CRA Grant Programs		61,499	500,000	438,501
Total 7300 · Grant Programs	-	110,484	1,100,000	989,516
7330 · City Contractual Services				
7332 · 2 Code Officers (NW/SW)			172,416	172,416
7334 · Housing Rehab Inspector (NW/SW)		14,413	60,066	45,653
7335 · Clean & Safe		131,554	5,324,727	5,193,173
7337 · Project Engineers		119,014	295,018	176,004
7339 · Engineering Inspector		48,852	97,703	48,852



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CRA Delray Beach

Statement of Activities (Unaudited)

For the Period and Y-T-D ended June 30, 2026 (FY 2025-2026)

	June 2026 M-T-D	Oct 1 -June 30, FY 25-26 Y-T-D	Resolution No. 2026-01 FY 2025-2026	Variance Favorable (Unfavorable)
7340 · IT Services		55,000	110,000	55,000
7342 · Community Improvement Specialist			67,986	67,986
7344 · 2 Litter Prevention Officers (NW/SW)	-	34,338	137,351	103,013
Total 7330 · City Contractual Services	-	403,170	6,265,267	5,862,097
7380 · Green Market				
7381 · Green Market Program	11,150	133,029	210,000	76,971
Total 7380 · Green Market	11,150	133,029	210,000	76,971
7386 · Snap Program				
7386 · Snap Program	1,010	9,339	10,000	661
Total 7386 · Snap Program	1,010	9,339	10,000	661
7440 · ARTS WAREHOUSE PROGRAM				
7440 · Arts Warehouse - Program	32,704	298,961	350,000	51,039
7444 · Arts Warehouse-Capital Assets	55,009	231,699	950,000	718,301
Total 7400 · Arts Warehouse Program	87,713	530,659	1,300,000	769,341
7400 · DISSEMINATING REDEVELOPMENT INFORMATION				
7425 · Disseminating Redevelopment Information	4,960	89,864	100,000	10,136
7426 · Project Development/Implementation			10,000	10,000
7490 · Legal Fees		930	2,500	1,570
Total 7400 · Disseminating Redevelopment Information	4,960	90,794	112,500	21,706
Total 7000 · COMMUNITY IMP & ECONOMIC DEV	104,834	1,277,475	8,997,767	7,720,292
8000 · ADMINISTRATION				
8010 · PERSONNEL ITEMS				
8011 · Salaries & Wages	85,580	801,252	1,600,000	798,748
8013 · Payroll Taxes	5,846	52,980	130,000	77,020
8014 · Travel Allowance	460	4,140	9,000	4,860
8015 · Ins-Health/Dental/Life	9,294	86,128	150,000	63,872
8016 · Cell Allowance	600	6,250	10,000	3,750
8018 · Retirement Contributions	7,556	71,582	150,000	78,418
Total 8010 · PERSONNEL ITEMS	109,336	1,022,332	2,049,000	1,026,668
8100 · SUPPLIES & MATERIALS				
8105 · Office Supplies	618	3,143	25,000	21,858
8109 · Postage/Express	103	961	2,000	1,039
Total 8100 · SUPPLIES & MATERIALS	721	4,103	27,000	22,897
8200 · EQUIPMENT/PROP/MAINTENANCE				
8210 · Computer Equipment & Supplies	1,190	4,395	7,500	3,105
8211 · Equipment Rentals	135	4,913	15,000	10,087
8213 · Repairs/Maintenance		4,717	8,000	3,283
8214 · Furniture & Fixtures			10,000	10,000
8215 · Office Equipment (Assets)			75,000	75,000
Total 8200 · EQUIPMENT/PROP/MAINTENANCE	1,325	14,024	115,500	101,476
8300 · OFFICE SPACE				
8305 · Storage	1,474	14,235	15,000	765
8307 · Maintenance	2,132	37,844	500,000	462,156
8309 · Telephones	1,141	13,958	25,000	11,042
8311 · Utilities	52	6,566	25,000	18,434
8315 · Security	66	5,493	20,000	14,507
Total 8300 · OFFICE SPACE	4,865	78,096	585,000	506,904
8400 · ADMINISTRATION/OPERATIONS				
8401 · Accounting	8,800	29,400	45,000	15,600
8402 · Board Administration	442	1,923	25,000	23,077
8403 · Legal - Administration	3,778	20,013	40,000	19,987
8405A · CRA Office Capital Outlay		14,696	500,000	485,304
8409 · Contractual Services	6,488	65,973	100,000	34,027
8411 · Printing		650	5,000	4,350
8413 · Publications/Subscriptions	686	9,174	10,000	827



DELRAY BEACH CRA
COMMUNITY REDEVELOPMENT AGENCY

CRA Delray Beach
Statement of Activities (Unaudited)

For the Period and Y-T-D ended June 30, 2026 (FY 2025-2026)

	June 2026 M-T-D	Oct 1 -June 30, FY 25-26 Y-T-D	Resolution No. 2026-01 FY 2025-2026	Variance Favorable (Unfavorable)
8415 · Advertising	194	3,018	6,500	3,482
8419 · Bank Services		528	8,000	7,472
8423 · Organization/Member Dues	315	4,777	20,000	15,223
8425 · Public Relations/Communications			75,000	75,000
8430 · Insurance (D&O,Veh,Workers Comp, Bldg.)	14,409	62,533	90,000	27,467
8434 · Meetings		280	5,000	4,720
8436 · Seminars & Workshops		9,199	25,000	15,801
8445 · Travel	323	4,304	40,000	35,696
Total 8400 · ADMINISTRATION/OPERATIONS	35,434	226,467	994,500	768,034
Total 8000 · ADMINISTRATION	151,681	1,345,023	3,771,000	2,425,977
Total Expenditures for Activities	451,312	4,190,241	108,639,529	104,449,288
	(370,123)	103,796,889	(0)	103,796,889