



Monthly Financial Statements



FY 2020 - 2021

For the Period Ended and YTD - September 30, 2021

Prepared & Approved: *Lori Hayward*
CRA Finance & Operations Director

Reviewed & Approved: *Renee Jan*
CRA Executive Director



CRA Delray Beach
Statement of Activities (Unaudited)

For the Period and Y-T-D ended September 30, 2021 (FY 2020-2021)

| | September 2021 M-T-D | Oct 20 - Sept 21 FY 20-21 Y-T-D | FY 2020-2021 Budget Amendment 3 | Variance Favorable (Unfavorable) |
|--|-------------------------|---------------------------------------|------------------------------------|--|
| Revenue from Activities | | | | |
| 4000 · TAX INCREMENT FINANCING (TIF) | | | | |
| 4005 · TIF - City of Delray Beach | - | 15,432,083 | 15,432,083 | 0 |
| 4010 · TIF - County | - | 11,068,769 | 11,068,769 | 0 |
| Total 4000 · TAX INCREMENT FINANCING (TIF) | - | 26,500,852 | 26,500,852 | - |
| 4050 · CRA ADMINISTRATION SOURCES | | | | |
| 4060 - Land Sales | - | 10,868 | 10,868 | (0) |
| 4210 · SWA Grants | - | 26,400 | 26,400 | 0 |
| 4216 · Green Market Booth & Other | - | 52,310 | 52,310 | 0 |
| 4075 · Single Family Home Sales | 233,696 | 1,734,994 | 1,734,994 | 0 |
| 4240 · Property Revenue (Rents) | 26,534 | 104,202 | 104,202 | 0 |
| 4250 · Property Revenue- Land Lease (Prime Hotel, LLC) | 28,237 | 28,237 | 28,237 | 0 |
| 4255 - Rent In Kind | 15,290 | 16,680 | 16,680 | 0 |
| 4310 · Arts Warehouse | 7,595 | 87,469 | 87,469 | 0 |
| 4500 · General Fund Carryforward from FY 19-20 | - | - | - | 0 |
| 4600 · Other Income | 1,360 | 1,360 | 1,360 | 0 |
| 4750 · Other Reimbursements | 5,458 | 37,271 | 37,271 | 0 |
| 4800 · Loans Receivable Interest | - | 47 | 47 | 0 |
| 4900 · Interest Earned | 3,881 | 44,191 | 44,191 | 0 |
| Total 4050 · CRA ADMINISTRATION SOURCES | 322,051 | 2,144,028 | 2,144,028 | (0) |
| Total Revenue from Activities | 322,051 | 28,644,880 | 28,644,880 | (0) |
| Expenditures for Activities | | | | |
| 5001 · AREAWIDE & NEIGHBORHOOD PLANS | | | | |
| Sub . 5100 · West Atlantic Redevelopment | | | | |
| 3 5119 · In-Kind Buildout/Rent | 15,290 | 16,680 | 16,680 | - |
| 5120 · Project Develop/Implementation | | 6,269 | 6,269 | - |
| 3 5123 · NW 600 Block Redevelopment | - | 4,940 | 4,940 | - |
| 5124 · NW 800 Block Redevelopment | 2,228 | 17,455 | 17,455 | - |
| 3 5140 · Legal Fees-W. Atlantic Redevelop | 75,404 | 105,560 | 105,560 | - |
| 3 Total 5100 · West Atlantic Redevelop | 92,922 | 150,904 | 150,904 | - |
| 5200 · DOWNTOWN- DB-MASTER PLAN | | | | |
| 1,2,3 5230 · Transportation Services | 33,463 | 484,141 | 484,141 | - |
| 1 5236A · Wayfinding Signage- Design | (1,539) | 60,455 | 60,455 | - |
| 5236B · Wayfinding Signage-Construction | - | - | - | - |
| 5239 - Project Develop / Implementation | 0 | - | - | - |
| 5251 · NE 3rd St/Avenue Improvements | 1,842,843 | 1,842,843 | 1,842,843 | - |
| 5251 A · NE 3rd St/Avenue Infrastructure Grant | - | 8,942 | 8,942 | - |
| 5295 · Legal Fees -DB Master Plan | - | 566 | 566 | - |
| Total 5200 · DOWNTOWN- DB-MASTER PLAN | 1,874,767 | 2,396,946 | 2,396,946 | - |
| 8 5300 · SW Neighborhood Plan | | | | |
| 8 5361 - SW Neighborhood Alleys | - | | - | - |
| 8 5395 · Legal Fees-SW Neighborhood Plan | - | 2,617 | 2,617 | - |
| 8 Total 5300 · SW Neighborhood Plan | - | 2,617 | 2,617 | - |
| 7 5500 · Osceola Neighborhood Plan | | | | |
| 7 5510 - Osceola Park Neighborhood (CIP) | 4,602,790 | 4,602,790 | 4,602,790 | - |
| 7 Total 5500 · Osceola Neighborhood Plan | 4,602,790 | 4,602,790 | 4,602,790 | - |
| 5600 · OTHER | | | | |
| 1-8 5610 - Land Acquisition-Other | - | 252,956 | 252,956 | (0) |
| 5623 - City Disparity Study (20%) | | | - | - |
| 4,8 5640 · NW/SW Neighborhood Identification Signs | | | - | - |
| 4 5661 - Pompey Park Master Plan (CIP) | 2,453,617 | 2,453,617 | 2,453,617 | - |
| Total 5600 · OTHER | 2,453,617 | 2,706,573 | 2,706,573 | (0) |
| Total 5001 · AREAWIDE & NEIGHBORHOOD PLANS | 9,024,096 | 9,859,830 | 9,859,830 | (0) |



CRA Delray Beach
Statement of Activities (Unaudited)

For the Period and Y-T-D ended September 30, 2021 (FY 2020-2021)

| | September 2021 M-T-D | Oct 20 - Sept 21 FY 20-21 Y-T-D | FY 2020-2021 Budget Amendment 3 | Variance Favorable (Unfavorable) |
|--|-------------------------|---------------------------------------|------------------------------------|--|
| 6000 · REDEVELOPMENT PROJECTS | | | | |
| 6200 · NW/SW-5th Ave Beautification | | | | |
| 4 6208A · 98 NW 5th Avenue Renovation- Design | 17,548 | 56,607 | 56,607 | - |
| 6208B · 98 NW 5th Avenue Renovation- Construction | 81,091 | 82,391 | 82,391 | - |
| 6210 · Muse & Harvel | - | - | - | - |
| 6214 · Project Development/Implementation | 1,305 | 3,538 | 3,538 | - |
| 3 6215 · Legal Fee-NW/SW 5th Ave-Beautification | 2,751 | 2,888 | 2,888 | - |
| 6216A · 95 SW 5th Avenue Construction-Design | 30,738 | 34,136 | 34,136 | - |
| 6216B · 95 SW 5th Avenue Construction-Construction | - | - | - | - |
| Total 6200 · NW/SW-5th Ave Beautification | 133,433 | 179,560 | 179,560 | - |
| 6300 · Redevelopment Sites | | | | |
| 6303 · Maintenance | 58,687 | 250,772 | 250,772 | - |
| 6305 - Project Develop/Implementation | 45 | 6,360 | 6,360 | - |
| 6306 · IPIC Parking Facility Maintenance | - | - | - | - |
| 6307 · Parking Lot Maintenance | - | 7,985 | 7,985 | - |
| 6310 - Property Insurance | - | 103,523 | 103,523 | - |
| 6315 - Property Taxes | - | 51,855 | 51,855 | - |
| 6320 - Utilities | 3,885 | 31,143 | 31,143 | - |
| 6330 - Block 60 Parking Lots | (4,207) | 7,453 | 7,453 | - |
| 6350 - West Settlers Condo Association | - | 9,648 | 9,648 | - |
| 6395 - Legal Fees | - | - | - | - |
| Total 6300 · Redevelopment Sites | 58,410 | 468,739 | 468,739 | - |
| 6500 · Affordable/Workforce Housing Program | | | | |
| 6506 · Subsidies Corey Isles | (750) | 276,750 | 276,750 | - |
| 6512 - Support for Affordable Housing Initiatives | - | - | - | - |
| 6535 - A-Guide Funding - DBCLT | 57,404 | 229,615 | 229,615 | - |
| 6545 · Eagles Nest | - | - | - | - |
| 6595 · Legal Fees-Affordable Housing | 2,555 | 31,638 | 31,638 | - |
| Total 6500 · Affordable/Workforce Housing | 59,209 | 538,003 | 538,003 | - |
| 6600 · Carver Square Neighborhood | | | | |
| 8 6621A - Carver Square Workforce Housing Development-De | - | 11,757 | 11,757 | (0) |
| 6621B - Carver Square Workforce Housing Development-Construction | - | - | - | - |
| 6622 - Corey Jones Isle Workforce Housing | (4,331) | 2,412,957 | 2,412,957 | - |
| 6650 · Legal Fees-Carver Square | - | 6,458 | 6,458 | - |
| Total 6600 · Carver Square Neighborhood | (4,331) | 2,431,172 | 2,431,172 | (0) |
| Total 6000 · REDEVELOPMENT PROJECTS | 246,721 | 3,617,474 | 3,617,474 | (0) |
| 7000 · COMMUNITY IMP & ECONOMIC DEVELOP | | | | |
| 7300 · Grant Programs | | | | |
| 7305 · Curb Appeal Assistance Program | 150,000 | 150,000 | 150,000 | - |
| 7306 · Site Dev & Grants | 26,209 | 211,910 | 211,910 | - |
| 7307 · Bus Assistance Startup | 3,000 | 3,550 | 3,550 | - |
| 7308 · Paint-Up Assistance Grants | - | 7,521 | 7,521 | - |
| 7313 · CRA Grant Programs | - | - | - | - |
| Total 7300 · Grant Programs | 179,209 | 372,981 | 372,981 | - |
| 7330 · City Contractual Services | | | | |
| 7330 · Alleyway Clearing | 63,659 | 63,659 | 63,659 | - |
| 7332 - Code Officer (NW/SW Neighborhoods) | 32,830 | 65,660 | 65,660 | - |
| 7334 · Housing Rehab Inspector | 24,183 | 47,719 | 47,719 | - |
| 7335 · Clean & Safe | 687,982 | 2,765,416 | 2,765,416 | - |
| 7336 · Streetscape Maintenance | 32,799 | 35,642 | 35,642 | - |
| 7337 · Project Engineer | 29,586 | 119,934 | 119,934 | - |
| 7338 · Fire Prevention & Life Safety Captain | 35,415 | 181,956 | 181,956 | - |
| 7339 · Engineering Inspector | 37,893 | 75,786 | 75,786 | - |
| 7340 · IT Services | 27,500 | 110,000 | 110,000 | - |
| Total 7330 · City Contractual Services | 971,847 | 3,465,773 | 3,465,773 | - |



CRA Delray Beach
Statement of Activities (Unaudited)

For the Period and Y-T-D ended September 30, 2021 (FY 2020-2021)

| | September 2021 M-T-D | Oct 20 - Sept 21 FY 20-21 Y-T-D | FY 2020-2021 Budget Amendment 3 | Variance Favorable (Unfavorable) |
|--|-------------------------|---------------------------------------|------------------------------------|--|
| 7375 · Community Resource Enhancement | | | | |
| 7375 · Community Resource Enhancement | 1,400 | 39,253 | 39,253 | - |
| 7376 · A-GUIDE Funding | 770,750 | 1,689,000 | 1,689,000 | - |
| 7375 · Community Resource Enhancement | 772,150 | 1,728,253 | 1,728,253 | - |
| 7380 · Green Market | | | | |
| 7381 · Green Market Program | 21,799 | 151,420 | 151,420 | - |
| Total 7380 · Green Market | 21,799 | 151,420 | 151,420 | - |
| 7440 · ARTS WAREHOUSE PROGRAM | | | | |
| 7440 - Arts Warehouse | 21,704 | 212,696 | 212,696 | - |
| Total 7400 · Arts Warehouse Program | 21,704 | 212,696 | 212,696 | - |
| 7400 · ECONOMIC DEVELOPMENT INITIATIVE | | | | |
| 7415 - Economic Development Incentives | 254 | 187,385 | 187,385 | - |
| 7425 - Economic Development Marketing | 177 | 55,223 | 55,223 | - |
| 7470 - International Tennis Tournament | - | 905,000 | 905,000 | - |
| 7490 · Legal Fees | 20 | 2,984 | 2,984 | - |
| Total 7400 · Economic Development Initiative | 451 | 1,150,592 | 1,150,592 | - |
| Total 7000 · COMMUNITY IMP & ECONOMIC DEV | 1,967,160 | 7,081,715 | 7,081,714 | - |
| 8000 · ADMINISTRATION | | | | |
| 8010 · PERSONNEL ITEMS | | | | |
| 8011 · Salaries & Wages | 211,667 | 1,070,845 | 1,070,845 | - |
| 8013 · Payroll Taxes | 10,750 | 75,767 | 75,767 | - |
| 8014 · Travel Allowance | 460 | 5,520 | 5,520 | - |
| 8015 · Ins-Health/Dental/Life | 6,742 | 63,630 | 63,630 | - |
| 8016 · Cell Allowance | 450 | 5,340 | 5,340 | - |
| 8018 · Retirement Contributions | 24,078 | 91,975 | 91,975 | - |
| Total 8010 · PERSONNEL ITEMS | 254,147 | 1,313,077 | 1,313,077 | - |
| 8100 · SUPPLIES & MATERIALS | | | | |
| 8105 · Office Supplies | 1,465 | 12,067 | 12,067 | - |
| 8109 · Postage/Express | 543 | 3,004 | 3,004 | - |
| Total 8100 · SUPPLIES & MATERIALS | 2,008 | 15,071 | 15,071 | - |
| 8200 · EQUIPMENT/PROP/MAINTENANCE | | | | |
| 8210 · Computer Equipment & Supplies | - | 2,917 | 2,917 | - |
| 8211 · Equipment Rentals | (868) | 7,334 | 7,334 | - |
| 8213 · Repairs/Maintenance | | | - | - |
| 8214 · Furniture & Fixtures | - | 10,145 | 10,145 | - |
| 8215 · Office Equipment (Assets) | 1,805 | 8,542 | 8,542 | - |
| Total 8200 · EQUIPMENT/PROP/MAINTENANCE | 937 | 28,938 | 28,938 | - |
| 8300 · OFFICE SPACE | | | | |
| 8305 · Storage | (361) | 4,176 | 4,176 | - |
| 8307 · Maintenance | 2,930 | 32,607 | 32,607 | - |
| 8309 · Telephones | - | 4,323 | 4,323 | - |
| 8311 · Utilities | (2,120) | 14,399 | 14,399 | - |
| 8315 · Security | 437 | 2,418 | 2,418 | - |
| Total 8300 · OFFICE SPACE | 886 | 57,923 | 57,923 | - |
| 8400 · ADMINISTRATION/OPERATIONS | | | | |
| 8401 · Accounting | - | 35,120 | 35,120 | - |
| 8402 · Board Administration | 10,067 | 38,677 | 38,677 | - |
| 8403 · Legal - Administration | 487 | 16,227 | 16,227 | - |
| 8405 - Capital Outlay | 7,652 | 23,287 | 23,287 | - |
| 8409 · Contractual Services | 5,616 | 25,518 | 25,518 | - |
| 8411 · Printing | - | 2,425 | 2,425 | - |
| 8413 · Publications/Subscriptions | 263 | 4,744 | 4,744 | - |
| 8415 · Advertising | 1,396 | 2,896 | 2,896 | - |
| 8419 · Bank Services | 44 | 653 | 653 | - |



DELRAY BEACH CRA
COMMUNITY REDEVELOPMENT AGENCY

CRA Delray Beach
Statement of Activities (Unaudited)

For the Period and Y-T-D ended September 30, 2021 (FY 2020-2021)

| | September 2021 M-T-D | Oct 20 - Sept 21 FY 20-21 Y-T-D | FY 2020-2021 Budget Amendment 3 | Variance Favorable (Unfavorable) |
|--|-------------------------|---------------------------------------|------------------------------------|--|
| 8423 · Organization/Member Dues | - | 4,297 | 4,297 | - |
| 8425 · Public Relations/Communications | 3,909 | 34,625 | 34,625 | - |
| 8430 · Insurance (D&O,Veh,Workers Comp, Bldg.) | - | 23,443 | 23,443 | - |
| 8434 · Meetings | - | 23 | 23 | - |
| 8436 · Seminars & Workshops | 660 | 16,776 | 16,776 | - |
| 8445 · Travel | 376 | 701 | 701 | - |
| Total 8400 · ADMINISTRATION/OPERATIONS | 30,470 | 229,411 | 229,411 | - |
| Total 8000 · ADMINISTRATION | 288,448 | 1,644,420 | 1,644,420 | - |
| 8600 · DEBT SERVICE | | | | |
| 8606 · City - US1 Corridor Improvements | - | 420,149 | 420,149 | 0 |
| 8608 - City National Line of Credit | - | 1,266,072 | 1,266,072 | 0 |
| Total 8600 · DEBT SERVICE | - | 1,686,222 | 1,686,222 | 0 |
| Total Expenditures for Activities | 11,526,425 | 23,889,660 | 23,889,660 | (0) |
| Revenue Over/(Under) Expenditures | (11,204,374) | 4,755,220 | 4,755,220 | (0) |



CRA Delray Beach

Statement of Net Assets

September 30, 2021 (FY2020-2021)

ASSETS

Cash-in-Banks

| | |
|----------------------------|-------------------|
| 1141 · SBA-Investment TIF | 7,233 |
| 1150 · SunTrust | 1,490,679 |
| 1161 - TD Bank | 1,032,089 |
| 1170 · City National | 27,422,874 |
| 1190 · Petty Cash | 250 |
| Total Cash in Banks | 29,953,125 |

Total 1600 · CAPITAL ASSETS

| | |
|---|-------------|
| 1674 - Arts Warehouse | 36,216,785 |
| 1682 - Furniture & Fixture-Arts Warehouse | 2,065,699 |
| 1692 - Office Equipment-Arts Warehouse | 34,098 |
| 1698 - CIP | 10,450 |
| 1699 - Accumulated Depreciation | 161,893 |
| | (1,910,295) |

Other Assets

| | |
|--------------------------------|-------------------|
| 1257 · A/R- Loans CLT | 325,249 |
| 1250 - A/R | 66,761 |
| 1251 - Long Term A/R | 164,854 |
| 1261 Village Square Elderly AR | 2,650,000 |
| 1258 - Second Mortgages | 658,884 |
| 1923 · Delray Housing Group | 3,000 |
| 1925 · Utility Deposits | 1,041 |
| 1930 · Prepaid Expense | 5,089 |
| Total Other Assets | 40,453,509 |

TOTAL ASSETS

\$ 70,406,634

LIABILITIES & NET ASSETS

Liabilities

Current Liabilities

| | |
|--|------------------|
| 2100 - Accounts Payable | 3,890,167 |
| 2120 - Chase Visa | (5,401) |
| 2121 - American Express | - |
| 2130A-Due to City | 227,985 |
| 2135 - Accrued Vac/Comp Time | 76,796 |
| 2136 - Accrued 457 Payroll Taxes | 11,141 |
| 2176 - Accrued Payroll | 30,461 |
| 2145 - Refundable Tenant Deposits | 250 |
| 2147 - Accrued Health Savings | (75) |
| 2148 - Accrued 457 Deferred | 31,457 |
| 2147 - Accrued Section 125 | 5,921 |
| 2151 - Security Deposits | 7,487 |
| 2152 - Security Deposits- Arts Warehouse | 6,772 |
| Total Current Liabilities | 4,282,961 |

Equity

66,123,673

TOTAL LIABILITIES & EQUITY

\$ 70,406,634