



# Monthly Financial Statements

**FY 2022 - 2023**

**For the Period Ended and YTD - November 30 , 2022**

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

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



## CRA Delray Beach

### Statement of Net Assets

November 30, 2022 (FY2022-2023)

#### ASSETS

<b>Cash-in-Banks</b>	
1141 · SBA-Investment TIF	7,347
1150 · SunTrust	1,491,001
1161 - TD Bank	1,036,264
1170 · City National	31,750,529
1190 · Petty Cash	250
<b>Total Cash in Banks</b>	<b>34,285,391</b>

<b>Total 1600 · CAPITAL ASSETS</b>	<b>36,216,785</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	161,893
1699 - Accumulated Depreciation	-1,910,295

<b>Other Assets</b>	
1257 · A/R- Loans CLT	320,918
1250 - A/R	46,138
1251 - Long Term A/R	150,365
1261 Village Square Elderly AR	2,625,000
1258 - Second Mortgages	643,884
1923 · Delray Housing Group	3,000
1925 · Utility Deposits	1,041
1930 · Prepaid Expenses	5,431
<b>Total Other Assets</b>	<b>40,374,407</b>

**TOTAL ASSETS** **74,659,798**

#### LIABILITIES & NET ASSETS

##### Liabilities

##### Current Liabilities

2100 - Accounts Payable	38,413
2120 - Chase Visa	-9,753
2121 - American Express	4,246
2130A-Due to City	38,934
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	-182
2148 - Accrued 457 Deferred	21,586
2149 - Accrued Section 125	3,617
2151 - Security Deposits	5,517
2152 - Security Deposits- Arts Warehouse	11,777
<b>Total Current Liabilities</b>	<b><u>225,470</u></b>

**Equity** **74,434,329**

**TOTAL LIABILITIES & EQUITY** **74,659,798**



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

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

	November 2022 M-T-D	Oct 1 -Nov 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			18,709,113	(18,709,113)
4010 · TIF - County			13,634,547	(13,634,547)
<b>Total 4000 · TAX INCREMENT FINANCING (TIF)</b>	-	-	32,343,660	(32,343,660)
4050 · CRA ADMINISTRATION SOURCES				
4060 - Land/Construction Sales-Other		-	-	0
4075 - Affordable Housing Sales				0
4210 · Grants			-	0
4213 - Crafted on the Ave	815	815	5,000	(4,185)
4216 · Green Market Booth & Other			60,000	(60,000)
4218 - Snap Program	906	1,228	10,000	(8,772)
4240 · Property Revenue (Rents)	10,894	21,105	60,000	(38,895)
4250 · Property Revenue- Land Lease (Prime Hotel, LLC)			100,000	(100,000)
4255 - Rent In Kind			-	0
4310 · Arts Warehouse	15,143	26,124	100,000	(73,876)
4500 · General Fund Carryforward from FY 19-20		30,001,648	30,001,648	0
4600 · Other Income			-	0
4750 · Other Reimbursements			-	0
4800 · Loan Receivable Interest	1,888	2,918	12,060	(9,142)
4900 · Interest Earned	5,171	10,464	60,000	(49,536)
<b>Total 4050 · CRA ADMINISTRATION SOURCES</b>	34,817	30,064,303	30,408,708	(344,405)
<b>Total Revenue from Activities</b>	<b>34,817</b>	<b>30,064,303</b>	<b>62,752,368</b>	<b>(32,688,065)</b>
<b>Expenditures for Activities</b>				
5001 · AREAWIDE & NEIGHBORHOOD PLANS				
Sub 5100 · West Atlantic Redevelopment				
5117 - Crafted on the Ave	1,605	2,705	30,548	27,843
5118 - Demolition of 700 Atlantic Avenue			100,000	100,000
5119 · In-Kind Buildout/Rent			-	-
5120 · Project Develop/Implementation			200,000	200,000
5123 · NW 600 Block Redevelopment	243,673	260,858	1,900,000	1,639,143
5124 · NW 800 Block Redevelopment			1,000,000	1,000,000
5135 · Hatcher Construction Loan			846,885	846,885
5140 · Legal Fees-W. Atlantic Redevelop	2,783	2,783	150,000	147,217
<b>Total 5100 · West Atlantic Redevelop</b>	248,061	266,345	4,227,433	3,961,088
5200 · DOWNTOWN- DB-MASTER PLAN				
5201 · Old School Square Campus Activation			350,000	350,000
5230 · Transportation Services	33,463	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>	33,463	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			5,000	5,000
5395 · Legal Fees-SW Neighborhood Plan/West Atlantic Master Plan			5,000	5,000
<b>Total 5300 · SW Neighborhood Plan</b>	-	-	1,630,000	1,630,000
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



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

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

	November 2022 M-T-D	Oct 1 -Nov 30, FY 22-23 Y-T-D	Resolution No. 2022-09 FY 2022-2023	Variance Favorable (Unfavorable)
<b>Total 5500 · Osceola Neighborhood Plan</b>	-	-	1,545,250	1,545,250
<b>5600 · OTHER</b>				
5610 - Land Acquisition-Other		1,000	4,000,000	3,999,000
5615 - Project Development/Implementation			15,000	15,000
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>	-	1,000	27,252,000	27,251,000
<b>Total 5001 · AREAWIDE &amp; NEIGHBORHOOD PLANS</b>	281,524	334,272	37,012,183	36,677,911
<b>6000 · REDEVELOPMENT PROJECTS</b>				
<b>6200 · NW/SW-5th Ave Beautification</b>				
6208A · 98 NW 5th Avenue Renovation- Design			250,000	250,000
6208B · 98 NW 5th Avenue Renovation- Construction		229	3,250,000	3,249,771
6208C · 98 NW 5th Avenue Renovation-(Capital Assets)			200,000	200,000
6214 · Project Development/Implementation			25,000	25,000
6215 · Legal Fee-NW/SW 5th Ave-Beautification			15,000	15,000
6216A · 95 SW 5th Avenue Construction-Design	4,500	4,500	150,000	145,500
6216B · 95 SW 5th Avenue Construction-Construction			4,500,000	4,500,000
6219 · Tenant Improvements 98 NW 5th Ave			1,000,000	1,000,000
<b>Total 6200 · NW/SW-5th Ave Beautification</b>	4,500	4,729	9,390,000	9,385,271
<b>6300 · Redevelopment Sites</b>				
6303 · Maintenance	12,419	12,949	500,000	487,051
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			150,000	118,545
6315 - Property Taxes	42,123	42,123	60,000	17,877
6320 - Utilities	472	716	40,000	39,284
6330 - Block 60 Parking Lots			12,000	12,000
6350 - West Settlers Condo Association			11,000	11,000
6395 - Legal Fees			2,500	2,500
<b>Total 6300 · Redevelopment Sites</b>	55,014	87,243	880,500	793,257
<b>6500 · Affordable/Workforce Housing Program</b>				
6511 - Project Development/Implementation	2,200	2,200	5,000	2,800
6512 - Support for Affordable Housing Initiatives			1,500,000	1,500,000
6535 - A-Guide Funding - DBCLT			161,000	161,000
6545 · Eagles Nest			150,000	150,000
6595 - Legal Fees			10,000	10,000
<b>Total 6500 · Affordable/Workforce Housing</b>	2,200	2,200	1,826,000	1,823,800
<b>Total 6000 · REDEVELOPMENT PROJECTS</b>	61,714	94,172	12,096,500	12,002,328
<b>7000 · COMMUNITY IMP &amp; ECONOMIC DEVELOP</b>				
<b>7300 · Grant Programs</b>				
7305 · Curb Appeal Assistance Program			300,000	300,000
7313 · CRA Grant Programs	347	4,772	850,000	845,229
<b>Total 7300 · Grant Programs</b>	347	4,772	1,150,000	1,145,229
<b>7330 · City Contractual Services</b>				
7331 - 2 Liter Prevention Officers (NW/SW)			137,886	137,886
7332 - 2 Code Officers (NW/SW)			127,929	127,929
7334 · Housing Rehab Inspector (NW/SW)			53,915	53,915
7335 · Clean & Safe			3,749,560	3,749,560
7336 · Streetscape Maintenance			100,000	100,000
7337 · Project Engineer			125,174	125,174
7338 · Fire Prevention & Life Safety Captain			207,735	207,735
7339 · Engineering Inspector			66,338	66,338
7340 · IT Services			110,000	110,000



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

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

	November 2022 M-T-D	Oct 1 -Nov 30, FY 22-23 Y-T-D	Resolution No. 2022-09 FY 2022-2023	Variance Favorable (Unfavorable)
<b>Total 7330 · City Contractual Services</b>	-	-	4,678,537	4,678,537
<b>7375 · Community Resource Enhancement</b>				
7375 · Community Resource Enhancement	2,471	4,766	100,000	95,234
7376 · A-GUIDE Funding			942,000	942,000
7376A · A-GUIDE Funding Reimbursement			-	-
7375 · Community Resource Enhancement	2,471	4,766	1,042,000	1,037,234
<b>7380 · Green Market</b>				
7381 · Green Market Program	11,659	20,364	200,000	179,636
<b>Total 7380 · Green Market</b>	11,659	20,364	200,000	179,636
<b>7386 - Snap Program</b>				
7386 - Snap Program	895	1,336	10,000	8,664
<b>Total 7386 - Snap Program</b>	895	1,336	10,000	8,664
<b>7440 · ARTS WAREHOUSE PROGRAM</b>				
7440 - Arts Warehouse	16,028	31,407	350,000	318,593
<b>Total 7400 · Arts Warehouse Program</b>	16,028	31,407	350,000	318,593
<b>7400 · ECONOMIC DEVELOPMENT INITIATIVE</b>				
7415 - Economic Development Incentives			150,000	150,000
7425 - Economic Development Marketing	1,185	17,286	50,000	32,714
7426 - Project Development/Implementation			5,000	5,000
7470 - International Tennis Tournament			905,000	905,000
7490 · Legal Fees	273	273	5,000	4,727
<b>Total 7400 · Economic Development Initiative</b>	1,458	17,559	1,115,000	1,097,441
<b>Total 7000 · COMMUNITY IMP &amp; ECONOMIC DEV</b>	32,857	80,204	8,545,537	8,465,334
<b>8000 · ADMINISTRATION</b>				
<b>8010 · PERSONNEL ITEMS</b>				
8011 · Salaries & Wages	91,928	194,532	1,700,000	1,505,469
8013 · Payroll Taxes	5,859	13,451	130,000	116,549
8014 · Travel Allowance	460	460	6,000	5,540
8015 · Ins-Health/Dental/Life	11,195	9,825	150,000	140,175
8016 · Cell Allowance	480	960	7,000	6,040
8018 · Retirement Contributions	3,758	11,200	150,000	138,800
<b>Total 8010 · PERSONNEL ITEMS</b>	113,680	230,428	2,143,000	1,912,572
<b>8100 · SUPPLIES &amp; MATERIALS</b>				
8105 · Office Supplies	585	1,071	20,000	18,929
8109 · Postage/Express			5,000	5,000
<b>Total 8100 · SUPPLIES &amp; MATERIALS</b>	585	1,071	25,000	23,929
<b>8200 · EQUIPMENT/PROP/MAINTENANCE</b>				
8210 · Computer Equipment & Supplies	309	309	25,000	24,691
8211 · Equipment Rentals	630	1,045	15,000	13,955
8213 · Repairs/Maintenance		28	2,000	1,972
8214 · Furniture & Fixtures			75,000	75,000
8215 · Office Equipment (Assets)		4,897	100,000	95,103
<b>Total 8200 · EQUIPMENT/PROP/MAINTENANCE</b>	939	6,279	217,000	210,722
<b>8300 · OFFICE SPACE</b>				
8305 · Storage	858	858	10,000	9,142
8307 · Maintenance	891	4,857	50,000	45,143
8309 · Telephones			25,000	25,000
8311 · Utilities	2,650	2,959	25,000	22,041
8315 · Security	1,522	1,522	10,000	8,478
<b>Total 8300 · OFFICE SPACE</b>	5,921	10,196	120,000	109,804
<b>8400 · ADMINISTRATION/OPERATIONS</b>				
8400 · Administration/Operations-Other		-		-
8401 · Accounting			45,000	45,000
8402 · Board Administration	9,113	9,113	40,000	30,888



**DELRAY BEACH CRA**  
COMMUNITY REDEVELOPMENT AGENCY

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

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

	November 2022 M-T-D	Oct 1 -Nov 30, FY 22-23 Y-T-D	Resolution No. 2022-09 FY 2022-2023	Variance Favorable (Unfavorable)
8403 · Legal - Administration	3	178	40,000	39,822
8405 - Capital Outlay		-	250,000	250,000
8409 · Contractual Services	2,642	3,886	100,000	96,114
8411 · Printing		-	5,000	5,000
8413 · Publications/Subscriptions	216	432	5,000	4,568
8415 · Advertising			15,000	15,000
8419 · Bank Services	5	40	5,000	4,960
8423 · Organization/Member Dues	2,495	2,495	6,000	3,505
8425 · Public Relations/Communications	7,965	8,030	75,000	66,970
8430 · Insurance (D&O,Veh,Workers Comp, Bldg.)		7,426	50,000	42,574
8434 · Meetings			5,000	5,000
8436 · Seminars & Workshops	200	200	25,000	24,800
8445 · Travel	1,214	1,984	7,000	5,016
<b>Total 8400 · ADMINISTRATION/OPERATIONS</b>	<b>23,851</b>	<b>33,783</b>	<b>673,000</b>	<b>639,217</b>
<b>Total 8000 · ADMINISTRATION</b>	<b>144,976</b>	<b>281,756</b>	<b>3,178,000</b>	<b>2,896,244</b>
<b>8600 · DEBT SERVICE</b>				
8606 · City - US1 Corridor Improvements			420,149	420,149
8608 - City National Line of Credit		633,036	1,500,000	866,964
<b>Total 8600 · DEBT SERVICE</b>	<b>-</b>	<b>633,036</b>	<b>1,920,149</b>	<b>1,287,113</b>
<b>Total Expenditures for Activities</b>	<b>521,072</b>	<b>1,423,440</b>	<b>62,752,368</b>	<b>61,328,928</b>
<b>Revenue Over/(Under) Expenditures</b>	<b>(486,255)</b>	<b>28,640,862</b>	<b>(0)</b>	<b>28,640,862</b>