

City of Gainesville
Downtown Receptelment Tax Increment Trust Fund (610)
Balance Sheet
As of Septmber 30. 2020
Unaudited Financials

Assets

| | |
|-----------------------|------------------|
| Equity in Pooled Cash | 3,648,098 |
| Accounts Receivable | (303) |
| Total Assets | 3,647,795 |

Liabilities

Current Liabilities

| | |
|--------------------------|----------------|
| Accounts Payable | - |
| Due to Other Funds | - |
| Retainages Payable | - |
| Deposits | 102,461 |
| Total Liabilities | 102,461 |

Fund Balance

| | |
|---------------------------|------------------|
| Restricted | 3,545,334 |
| Unrestricted | - |
| Total Fund Balance | 3,545,334 |

| | |
|--|------------------|
| Total Liabilites and Fund Balance | 3,647,795 |
|--|------------------|

Fund Description: The Downtown Redevelopment Tax Increment Fund is used to Account for certain property tax increments, and interest earned on such funds, which are used for specific projects involving downtown redevelopment.

Funding Sources: Funding for this fund is received from Property tax increment dollars from the Downtown district and investment earning on these funds.

Legal Basis: The City Commission adopted Resolution R-81-32 on September 21,1981, for the Downtown Redevelopment area, and Resolution No. 001008 on February 26,2001 for the expansion area. Ordinance No. 181001, adopted September 5, 2019, outlines the CRA's transition from a Community Redevelopment Agency overseeing projects in four redevelopment areas (Downtown, CPUH, FAPS and Eastside) to a City Department and one consolidated area.

Fund Balance: Use of this fund are restricted to projects in the Downtown districct based on recommendations. Downtown district and investment earning on these funds.

City of Gainesville
Downtown Receptment Tax Increment Trust Fund (610)
Comparative Statement of Revenues, Expenditures and Change in Fund Balances
For Fiscal Year Ended September 30, 2020
Unaudited Financials

Revenues

| | |
|-----------------------|---------------|
| Property Taxes | - |
| Interest Income | 15,688 |
| Realized Gain/Loss | - |
| Unrealized Gain/Loss | - |
| Rental Income | |
| Other Income | |
| Total Revenues | 15,688 |

Expenditures

| | |
|-----------------------------------|----------------|
| Downtown CRA Project Expenditures | 480,855 |
| Total Expenditures | 480,855 |

Other Financing Sources

| | |
|--|----------------|
| Transfers - General Fund (City Prop Tax) | |
| Transfers to CRA 620 | 671,558 |
| Total Other Financing Sources | 671,558 |

| | |
|------------------------------------|------------------|
| Net Change in Fund Balance | (1,136,725) |
| Fund Balance, Fiscal Year 2019 End | 4,682,059 |
| Fund Balance Fiscal YE 2020 | 3,545,334 |

City of Gainesville
Downtown Reevaluation Tax Increment Trust Fund (610)
Statement of Expenditures and Encumbrances Compared with Appropriations
For Fiscal Year Ended September 30, 2020
Unaudited Financials

| Unit Number | Unit Name | ITD | | | Encumbrance | Unencumbered Balance | Restricted or Assigned |
|--------------|--|-------------------|-------------------|------------------|-------------|----------------------|------------------------|
| | | Appropriations | Prior Years | Current Year | | | |
| D679 | GNV Cares | 13,750 | - | 13,750 | - | - | |
| W200 | University Avenue Interim Impr. | 79,305 | 79,305 | - | - | - | |
| W201 | Downtown Plaza Improvements | 1,356,198 | 1,356,198 | 26 | - | - | |
| W202 | Banner Activity/Street Scapes | 149,120 | 149,120 | - | - | - | |
| W203 | Transfer to Operating | 5,141,505 | 5,141,505 | - | - | - | |
| W204 | Parking Management Agreement | 48,019 | 48,019 | - | - | - | |
| W207 | Downtown Maintenance | 833,691 | 833,691 | - | - | - | |
| W209 | Arlington Square Note | 80,014 | 80,014 | - | - | - | |
| W210 | Commerce Building Note | 1,052,947 | 1,052,947 | - | - | - | |
| W211 | Coordinated Signage | 42,139 | 42,139 | - | - | - | |
| W212 | Downtown Parking Garage Note | 1,555,183 | 1,555,183 | - | - | - | |
| W213 | Hampton Inn Hotel Project | 766,640 | 766,640 | - | - | - | |
| W215 | Union Street Project | 2,806,429 | 2,626,781 | 179,648 | - | - | |
| W219 | Acquisitions/Options | 247,314 | 247,314 | - | - | - | |
| W220 | Downtown Marketing | 129,512 | 129,512 | - | - | - | |
| W221 | Downtown Façade Grant | 293,758 | 293,758 | - | - | - | |
| W229 | Professional Activity | 213,413 | 174,693 | 38,720 | - | - | |
| W231 | Porters Neighborhood Improvements | 915,821 | 265,365 | - | - | 650,456 | R |
| W232 | DT Design & Tech. Standards | 2,000 | 2,000 | - | - | - | |
| W233 | 6th St. Rails to Trails-DT | 6,441 | 6,441 | - | - | - | |
| W235 | Bethel Station | 380 | 380 | - | - | - | |
| W236 | Depot Building Rehab | 1,716,940 | 1,711,074 | 5,079 | - | 787 | R |
| W237 | Lynch Park | 191,496 | 191,496 | - | - | - | |
| W238 | The Palms | 833,912 | 674,006 | 31,981 | - | 127,925 | R |
| W239 | Jefferson on 2nd | 2,817,502 | 1,794,178 | 204,665 | - | 818,659 | R |
| W243 | Porters SW 3rd St Improvements | 793,491 | 793,491 | - | - | - | |
| W244 | Depot Ave. Lighting & Pavement (Seg 3) | 72,868 | 72,868 | - | - | - | |
| W246 | 5th Ave Commercial Bldg-Downtown | 181,372 | 181,372 | - | - | - | |
| W247 | Demolitions-Downtown | 5,714 | 5,714 | - | - | - | |
| W251 | SE 1st Street Landscaping | 43,740 | 43,740 | - | - | - | |
| W256 | ED Finance Programs | 965,062 | 708,855 | 53 | - | 256,154 | R |
| W260 | Community Partnerships-DRAB | 176,629 | 176,629 | - | - | - | |
| W270 | Downtown Property Management | 24,726 | 24,726 | - | - | - | |
| W271 | Porters Block Model Housing | 200,659 | - | - | - | 200,659 | |
| W736 | Depot Park/Power District Rdv | 1,200,638 | 1,200,638 | - | - | - | |
| W821 | Power District Redevelopment | 2,181,558 | - | 678,490 | - | 1,503,068 | R |
| W822 | DRAB University Ave Police Sub Station | - | - | - | - | - | |
| Total | | 27,139,887 | 22,429,792 | 1,152,413 | - | 3,557,708 | |

City of Gainesville
5th Avenue Tax Increment Trust Fund (613)
Balance Sheet
As of September 30, 2020
Unaudited Financials

Assets

| | |
|-----------------------|----------------|
| Equity in Pooled Cash | 805,347 |
| Accounts Receivable | - |
| Notes Receivable | 1,390 |
| Total Assets | 806,737 |

Liabilities

Current Liabilities

| | |
|--------------------------|---------------|
| Accounts Payable | 378 |
| Deposits Payable | 13,000 |
| Deferred Revenues | 1,390 |
| Total Liabilities | 14,767 |

Fund Balance

| | |
|---------------------------|----------------|
| Restricted | 791,970 |
| Unrestricted | - |
| Total Fund Balance | 791,970 |

| | |
|---|----------------|
| Total Liabilities and Fund Balance | 806,737 |
|---|----------------|

Fund Description: The Fifth Avenue Tax Increment Fund is used to account for certain property tax increments, and interest earned on such funds, which are to be used for specific projects involving redevelopment of Fifth Avenue and Pleasant Street neighborhoods.

Funding Sources: Funding for this fund is received from Property tax increment dollars from the Fifth Avenue district and investment earnings on these funds.

Legal Basis: The City Commission adopted Resolution R-80-53 on May 19, 1980 for the Fifth Avenue Redevelopment Area and Resolution R-88-19 on June 13, 1988 for the expansion area. Ordinance No. 191001, adopted September 5, 2019, outlines the CRA's transition from a Community Redevelopment Agency overseeing projects in four redevelopment areas (Downtown, CPUH, FAPS and Eastside) to a City Department and one consolidated area.

Fund Balance: These funds are used for specific redevelopment projects within the taxing district

City of Gainesville
5th Avenue Tax Increment Trust Fund (613)
Comparative Statement of Revenues, Expenditures and Change in Fund Balances
For Fiscal Year Ended September 30, 2020
Unaudited Financials

Revenues

| | |
|-----------------------|----------------|
| Interest Income | 3,474 |
| Other Building Sales | 316,419 |
| Total Revenues | 319,892 |

Expenditures

| | |
|---------------------------|----------------|
| FAPS CRA Project Expenses | 248,085 |
| Total Expenditures | 248,085 |

Other Financing Sources

| | |
|--------------------------------------|----------------|
| Transfers to WSPP (358) | 85,038 |
| Transfers to CRA 620 | 392,903 |
| Total Other Financing Sources | 477,941 |

| | |
|------------------------------------|----------------|
| Net Change in Fund Balance | (406,134) |
| Fund Balance, Fiscal Year 2019 End | 1,198,103 |
| Fund Balance Fiscal YE 2020 | 791,970 |

City of Gainesville
5th Avenue Tax Increment Trust Fund (613)
Statement of Expenditures and Encumbrances Compared with Appropriations
For Fiscal Year Ended September 30, 2020
Unaudited Financials

| Unit Number | Unit Name | ITD | | | Encumbrance | Unencumbered Balance | Restricted or Assigned |
|--------------|--|------------------|------------------|----------------|-------------|----------------------|------------------------|
| | | Appropriations | Prior Years | Current Year | | | |
| D679 | GNV Cares | 13,750 | - | 10,183 | - | 3,567 | R |
| W500 | Revolving Loan Program | 14,943 | 14,943 | - | - | - | |
| W501 | FAPS Neighborhood Spruce-Up | 18,523 | 18,523 | - | - | - | |
| W502 | Seward Johnson Sculptures | 15,473 | 15,473 | - | - | - | |
| W503 | Residential Acquisition | 105,913 | 105,913 | - | - | - | |
| W504 | FAPS Sidewalks | 106,429 | 106,429 | - | - | - | |
| W506 | Transfer to CRA Fund | 1,726,433 | 1,726,433 | - | - | - | |
| W507 | NW 5th Avenue Coordinated Signage | 2,224 | 2,224 | - | - | - | |
| W508 | Signage/Streetscape | 577,767 | 577,767 | - | - | - | |
| W509 | Model Block Program | 936,844 | 936,844 | - | - | - | |
| W510 | FFGFC 2002 Debt Service Fund | 827,826 | 827,826 | - | - | - | |
| W513 | FAPS Maintenance | 158,119 | 158,119 | - | - | - | |
| W514 | 429 NW 3rd St | 9,465 | 9,465 | - | - | - | |
| W516 | FAPS Marketing | 21,327 | 21,207 | 120 | - | - | |
| W519 | NW 5th Avenue Projects | 60,905 | 60,905 | - | - | - | |
| W520 | A.Quinn Jones Project | 285,922 | 285,922 | - | - | - | |
| W521 | FAPS Project - Prof. Activity | 86,840 | 76,831 | 10,008 | - | - | |
| W522 | Public Art | 9,930 | 9,930 | - | - | - | |
| W523 | 5th Avenue Arts Festival | 13,000 | 13,000 | - | - | - | |
| W526 | Public Space & Streetscape Investments | - | - | - | - | - | |
| W529 | Union Academy | 95,979 | 95,979 | - | - | - | |
| W530 | Model Block Program-C | 188,657 | 188,657 | - | - | - | |
| W531 | Model Block Program-E | 154,936 | 154,936 | - | - | - | |
| W532 | Model Block Program-F | 162,360 | 162,360 | - | - | - | |
| W533 | Model Block Program-G | 158,641 | 158,641 | - | - | - | |
| W534 | Model Block Program-H | 151,582 | 151,582 | - | - | - | |
| W535 | Model Block Program-I | 156,843 | 156,843 | - | - | - | |
| W536 | University House on NW 13th St | 2,087,789 | 1,364,538 | 180,813 | - | 542,438 | R |
| W537 | FAPS Primary Corridors-NW 5th Ave | 432,438 | 432,438 | - | - | - | |
| W538 | University House | 120,000 | 120,000 | - | - | - | |
| W539 | Façade/Paint Program | 56,530 | 56,530 | - | - | - | |
| W540 | Model Block Program-J | 16,935 | 16,935 | - | - | - | |
| W541 | Historic Heritage Trail | 16,419 | 16,419 | - | - | - | |
| W542 | Demolitions-FAPS | 6,328 | 6,328 | - | - | - | |
| W543 | 5th Ave. Commercial Bldg Note | 244,124 | 244,124 | - | - | - | |
| W544 | FAPS Maintenance-Lawn | 8,815 | 8,815 | - | - | - | |
| W545 | FAPS ED Finance Programs | 488,184 | 94,655 | 393,529 | - | - | |
| W546 | CRA Office Comm Space Maint | - | - | - | - | - | |
| W547 | Seminary Lane | - | - | - | - | - | |
| W548 | Community Partnerships-FAPS | 14,391 | 14,391 | - | - | - | |
| W550 | UDAG Loan Repayment | 96,725 | 96,725 | - | - | - | |
| W551 | Other Contractual Services | 23 | 23 | - | - | - | |
| W552 | FAPS WSPP Strategic Partnership | - | - | 85,038 | - | - | |
| W554 | Non-Capital Equipment | 55 | 55 | - | - | - | |
| W570 | 5th Ave/Pleasant St Prop Mgmt | 3,060 | 3,060 | - | - | - | |
| W823 | Historic Heritage Trail | 332,577 | - | 46,335 | - | 286,242 | R |
| Total | | 9,985,024 | 8,511,788 | 726,026 | - | 832,247 | |

City of Gainesville
College Park Redevelopment Tax Increment Trust Fund (618)
Balance Sheet
As of September 30, 2020
Unaudited Financials

Assets

| | |
|-----------------------|------------------|
| Equity in Pooled Cash | 4,273,272 |
| Accounts Receivable | - |
| Notes Receivable | - |
| Total Assets | 4,273,272 |

Liabilities

Current Liabilities

| | |
|--------------------------|---------------|
| Accounts Payable | 13,750 |
| Deposits Payable | 1,000 |
| Deferred Revenues | - |
| Total Liabilities | 14,750 |

Fund Balance

| | |
|---------------------------|------------------|
| Restricted | 4,258,522 |
| Unrestricted | - |
| Total Fund Balance | 4,258,522 |

Total Liabilities and Fund Balance **4,273,272**

Fund Description: The College Park Tax Increment Fund is used to account for certain property tax increments, and interest earned on such funds, which are to be used for specific projects involving redevelopment of College Park and University Heights neighborhoods.

Funding Sources: Funding for this fund is received from Property tax increment dollars from the College Park district and investment earnings on these funds.

Legal Basis: The City Commission adopted Resolution R-94-63 on September 26, 1994 for the College Park University Heights redevelopment area, and Resolution No. 050067 on June 13, 2005 for the expansion area. Ordinance No. 181001, adopted September 5, 2019, outlines the CRA's transition from a Community Redevelopment Agency overseeing projects in four redevelopment areas (Downtown, CPUH, FAPS and Eastside) to a City Department and one consolidated area.

Fund Balance: The decrease in Fund Balance during Fiscal Year 2018, was due to project expenditures. The fund balance within this fund is restricted to projects in the College Park District.

City of Gainesville
College Park Redevelopment Tax Increment Trust Fund (618)
Comparative Statement of Revenues, Expenditures and Change in Fund Balances
For Fiscal Year Ended September 30, 2020
Unaudited Financials

Revenues

| | |
|-----------------------|---------------|
| Interest Income | 18,379 |
| Total Revenues | 18,379 |

Expenditures

| | |
|--|----------------|
| College Park/Unity Heights CRA Project | 712,656 |
| Total Expenditures | 712,656 |

Other Financing Sources

| | |
|--------------------------------------|----------------|
| Transfers to WSPP (358) | - |
| Transfers to CRA 620 | 482,043 |
| Total Other Financing Sources | 482,043 |

| | |
|------------------------------------|------------------|
| Net Change in Fund Balance | (1,176,320) |
| Fund Balance, Fiscal Year 2019 End | 5,434,842 |
| Fund Balance Fiscal YE 2020 | 4,258,522 |

City of Gainesville
College Park Redevelopment Tax Increment Trust Fund (618)
Statement of Expenditures and Encumbrances Compared with Appropriations
For Fiscal Year Ended September 30, 2020
Unaudited Financials

| Unit Number | Unit Name | ITD | | | Encumbrance | Unencumbered Balance | Restricted or Assigned |
|--------------|---|-------------------|-------------------|------------------|-------------|----------------------|------------------------|
| | | Appropriations | Prior Years | Current Year | | | |
| D679 | GNV Cares | 213,750 | - | 53,750 | - | 160,000 | R |
| W702 | Oaks on the Avenue | 17,838 | 17,838 | - | - | - | |
| W703 | University Ave/13th Street | 93,800 | 93,800 | - | - | - | |
| W704 | CPUH Sidewalks | 282,077 | 282,077 | - | - | - | |
| W708 | Transfer to CRA Fund | 8,129,002 | 8,129,002 | - | - | - | |
| W710 | CPUH Coordinated Signage | 12,212 | 12,212 | - | - | - | |
| W711 | Streetscape/Park Matching | 339,258 | 339,258 | - | - | - | |
| W714 | Stormwater Management | 169,994 | 169,994 | - | - | - | |
| W715 | NW 1st Avenue | 4,300,265 | 4,225,265 | 10,465 | - | 64,535 | R |
| W717 | West University Avenue Loft | 944,953 | 665,384 | - | - | 279,569 | R |
| W719 | CPUH Maintenance | 712,697 | 712,697 | - | - | - | |
| W721 | Façade Grant Program | 780,863 | 780,863 | - | - | - | |
| W723 | CPUH Marketing | 158,949 | 158,949 | - | - | - | |
| W724 | University Ave. Interim Improvements | 237,442 | 237,442 | - | - | - | |
| W725 | Tax Increment - College Pk./Uh | - | - | - | - | - | |
| W727 | SW 5th Avenue Improvements | 303,633 | 303,633 | - | - | - | |
| W731 | Tax Increment - College Park Uh | 85,823 | 85,823 | - | - | - | |
| W732 | Woodbury Row Project | 83,497 | 83,497 | - | - | - | |
| W734 | SW 7th Ave. Improvements | 648,824 | 648,824 | - | - | - | |
| W735 | Depot Rail Trail | 2,208,498 | 2,208,498 | - | - | - | |
| W736 | Depot Park Area Master Plan | 8,667 | 8,667 | - | - | - | |
| W737 | CPUH Project | 267,521 | 214,086 | 53,435 | - | - | |
| W738 | FFGFC of 2005 Loan - CPUH | 691,988 | 691,988 | - | - | - | |
| W739 | Campus View I | 368,180 | 368,180 | - | - | - | |
| W740 | Stratford Court | 83,435 | 83,435 | - | - | - | |
| W741 | Parking Management | 24,139 | 24,139 | - | - | - | |
| W743 | Options/Acquisitions (Residential/Commercial) | 821,782 | 821,782 | - | - | - | |
| W746 | 6th Street Rail to Trail | 10,286 | 10,286 | - | - | - | |
| W749 | Primary Corridors-SW 13th St | 1,473,130 | 1,473,130 | - | - | - | |
| W750 | CPUH Primary Corridors-NW 13th Street | 55,024 | 55,024 | - | - | - | |
| W751 | Primary Corridors-SW 6th St | 23,713 | 23,713 | - | - | - | |
| W752 | Primary Corridors-S Main St | 9,886,786 | 9,886,786 | - | - | - | |
| W754 | SW 8th Ave Improvements | 1,393,312 | 1,393,312 | - | - | - | |
| W756 | Banner Activities | 7,447 | 7,447 | - | - | - | |
| W758 | Linear Stormwater Study | 1,324 | 1,324 | - | - | - | |
| W760 | CRA Office Building | 382,364 | 382,364 | - | - | - | |
| W761 | Camden Court | 62,309 | 62,309 | - | - | - | |
| W763 | Innovation Square | 3,750,890 | 3,750,890 | - | - | - | |
| W766 | SW 12th Street Lighting | 306,282 | 306,282 | - | - | - | |
| W767 | CPUH-ED Finance Programs | 4,430,741 | 749,855 | 50,213 | - | 3,630,673 | R |
| W768 | Community Partnerships-CPUH | 43,417 | 43,417 | - | - | - | |
| W769 | University Corners | 2,037,606 | 2,037,606 | - | - | - | |
| W770 | CPUH Property Management | 11,367 | 11,367 | - | - | - | |
| W771 | NW 1st Ave Prj (UF Foundation) | 16,188 | 16,188 | - | - | - | |
| W772 | College Park Neighborhood Imp. | 11,400 | 11,400 | - | - | - | |
| W825 | CPUH Primary Corridors-S Main Street | 298,445 | - | 193,079 | - | 105,366 | R |
| W826 | Innovation District | 833,758 | - | 833,758 | - | - | |
| Total | | 47,024,876 | 41,590,033 | 1,194,699 | - | 4,240,144 | |

City of Gainesville
Gainesville Community Reinvestment Area Fund (620)
Balance Sheet
As of September 30, 2020
Unaudited Financials

Assets

| | | |
|-----------------------|--|------------------|
| Equity in Pooled Cash | | 7,557,827 |
| Accounts Receivable | | 3,775 |
| Notes Receivable | | - |
| Total Assets | | 7,561,603 |

Liabilities

Current Liabilities

| | | |
|----------------------------|--|---------------|
| Salaries and Wages Payable | | 21,316 |
| Accounts Payable | | 8,802 |
| Deposits Payable | | - |
| Deferred Revenues | | - |
| Total Liabilities | | 30,118 |

Fund Balance

| | | |
|---------------------------|--|------------------|
| Restricted | | 7,531,485 |
| Unrestricted | | - |
| Total Fund Balance | | 7,531,485 |

| | | |
|---|--|------------------|
| Total Liabilities and Fund Balance | | 7,561,603 |
|---|--|------------------|

Fund Description: The City and County agreed to eliminate the boundaries that currently separate the redevelopment areas, cap the annual funding provided by the City and County, and set an end date for the redevelopment work. Funding from the County will end January 1, 2029

Funding Sources: Sources for this fund are funded through property tax revenue and are based on the interlocal agreement with the County.

Legal Basis: Ordinance No. 181001, adopted September 5, 2019, outlines the CRA's transition from a Community Redevelopment Agency overseeing projects in four redevelopment areas (Downtown, CPUH, FAPS and Eastside) to a City Department and one consolidated area.

Fund Balance: There are no significant changes in fund balance. The fund balance within this fund is restricted.

City of Gainesville
Gainesville Community Reinvestment Area Fund (620)
Comparative Statement of Revenues, Expenditures and Change in Fund Balances
For Fiscal Year Ended September 30, 2020
Unaudited Financials

Revenues

| | |
|-----------------------|------------------|
| Property Taxes | 4,191,460 |
| Rentals City Property | 5,934 |
| Interest Income | 32,365 |
| Total Revenues | 4,229,760 |

Expenditures

| | |
|------------------------------------|------------------|
| Principal | 3,573 |
| Interest | 40,267 |
| CRA Operating Expenditures | 1,274,772 |
| CRA Attorney-Downtown Expenditures | 66,512 |
| GNV Cares Expenditures | 120,000 |
| GCRA Heartwood | 3,445 |
| GCRA Cornerstone | 11,361 |
| Total Expenditures | 1,519,929 |

Other Financing Sources

| | |
|--------------------------------------|------------------|
| Transfers from General Fund | 3,325,658 |
| Transfers from Fund 610 | 671,558 |
| Transfers from Fund 613 | 392,903 |
| Transfers From CP/UH | 482,043 |
| Tranfers from Fund 621 | 85,697 |
| Transfers to UDAG Fund 103 | (301,394) |
| Transfers to General Fund | (46,431) |
| Transfers to Debt Service Fund 226 | (25,149) |
| Total Other Financing Sources | 4,584,884 |
| Net Change in Fund Balance | 7,294,715 |
| Fund Balance, Fiscal Year 2019 End | 236,770 |
| Fund Balance Fiscal YE 2020 | 7,531,485 |

City of Gainesville
Gainesville Community Reinvestment Area Fund (620)
Comparative Statement of Revenues, Expenditures and Change in Fund Balances
For Fiscal Year Ended September 30, 2020
Unaudited Financials

| | <u>APPROPRIATIONS</u> | <u>EXPENDITURES</u> | <u>ENCUMBRANCES</u> | <u>UNOBLIGATED</u> | Restricted or Assigned |
|---|----------------------------|----------------------------|---------------------|----------------------------|---------------------------|
| CRA OPERATING (UNIT-6510) | | | | | |
| Personnel Services | \$ 948,214 | \$ 746,335 | \$ - | \$ 201,879 | R |
| Operating Expenditures | 543,994 | 528,437 | - | 15,557 | R |
| Legal Expenditures | - | - | - | - | |
| CRA Building Note Princ & Interest | 1,495,459 | 43,840 | - | 1,451,619 | R |
| Transfers | 372,974 | 372,974 | - | - | |
| TOTAL CRA OPERATING | <u>3,360,641</u> | <u>1,691,586</u> | <u>-</u> | <u>1,669,055</u> | |
| CITY ATTORNEY-CRA DOWNTOWN (UNIT-7510) | | | | | |
| Personnel Services | 65,589 | 66,512 | - | (922) | R |
| TOTAL CITY ATTORNEY | <u>65,589</u> | <u>66,512</u> | <u>-</u> | <u>(922)</u> | |
| GNV CARES (UNIT D679) | | | | | |
| Professional Services | 630,000 | 120,000 | - | 510,000 | R |
| TOTAL GNV CARES | <u>630,000</u> | <u>120,000</u> | <u>-</u> | <u>510,000</u> | |
| GCRA HEARTWOOD (UNIT-W012) | | | | | |
| Operating Expenditures | 85,000 | 3,445 | - | 81,555 | R |
| TOTAL GCRA HEARTWOOD | <u>85,000</u> | <u>3,445</u> | <u>-</u> | <u>81,555</u> | |
| GCRA CORNERSTONE (UNIT-W013) | | | | | |
| Operating Expenditures | 20,000 | 11,361 | - | 8,639 | R |
| TOTAL GCRA CONERSTONE | <u>20,000</u> | <u>11,361</u> | <u>-</u> | <u>8,639</u> | |
| TOTAL EXPENDITURES | <u><u>\$ 4,161,230</u></u> | <u><u>\$ 1,892,904</u></u> | <u><u>\$ -</u></u> | <u><u>\$ 2,268,327</u></u> | |

City of Gainesville
EastSide Tax Increment Fund (621)
Balance Sheet
As of Septmber 30. 2020
Unaudited Financials

Assets

| | |
|-----------------------|----------------|
| Equity in Pooled Cash | 227,555 |
| Accounts Receivable | 4,751 |
| Notes Receivable | - |
| Total Assets | 232,306 |

Liabilities

| | |
|----------------------------|---------------|
| <i>Current Liabilities</i> | |
| Salaries and Wages Payable | - |
| Accounts Payable | 14,629 |
| Deposits Payable | 1,000 |
| Contract Paid Retainagee | 18 |
| Total Liabilities | 15,647 |

Fund Balance

| | |
|---------------------------|----------------|
| Restricted | 216,659 |
| Unrestricted | - |
| Total Fund Balance | 216,659 |

Total Liabilites and Fund Balance **232,306**

Fund Description: The Eastside Tax Increment Fund is used to account for certain property tax increments, and interst earned on such funds, which are to be used for specify projects involving redevelopment of the Eastside Redevelopment District.

Funding Sources: Funding for this fund is received from Property tax increment dollars from the Eastside dist4rict and investment earnings on these funds.

Legal Basis: The City Commission adopted Resolution No. 000728 on November 27, 2000 for the Eastside redevelopment area. Resolution No. 090966 on July 15, 2010 for the expansion areas. Ordinance No. 181001, adopted September 5. 2019, outlines the CRA's transiton from a Community Redevelopment Agency overseeing projects in four redevelopment areas (Downtwon, CPUH, FAPS and Eastside) to a City Department and one consolidated area.

Fund Balance: The decrease in FY18 fund balance is due to project expenditures. Uses of this fund are restricted to projects in the Eastside district.

City of Gainesville
EastSide Tax Increment Fund (621)
Comparative Statement of Revenues, Expenditures and Change in Fund Balances
For Fiscal Year Ended September 30, 2020
Unaudited Financials

Revenues

| | |
|-----------------------|--------------|
| Property Taxes | |
| Rentals City Property | 7,440 |
| Interest Income | 983 |
| Total Revenues | 8,423 |

Expenditures

| | |
|-----------------------------------|----------------|
| EastSide CRA Project Expenditures | 272,918 |
| Total Expenditures | 272,918 |

Other Financing Sources

| | |
|---------------------------------------|---------------|
| Transfer to CRA Consolidated Fund 620 | 85,697 |
| Total Other Financing Sources | 85,697 |

| | |
|------------------------------------|----------------|
| Net Change in Fund Balance | (350,191) |
| Fund Balance, Fiscal Year 2019 End | 566,850 |
| Fund Balance Fiscal YE 2020 | 216,659 |

City of Gainesville
EastSide Tax Increment Fund (621)
Statement of Expenditures and Encumbrances Compared with Appropriations
For Fiscal Year Ended September 30, 2020
Unaudited Financials

| Unit Number | Unit Name | ITD Appropriations | Prior Years | Current Year | Encumbrance | Unencumbered Balance | Restricted or Assigned |
|--------------|---|--------------------|------------------|----------------|-------------|----------------------|------------------------|
| D679 | GNV Cares | 13,750 | | 13,750 | | - | |
| W736 | Depot Park Area Master Plan | 4,661 | 4,661 | - | - | - | |
| W801 | Transfer to CRA | 59,816 | 59,816 | - | - | - | |
| W829 | Heartwood | 419,762 | - | 189,452 | - | 230,309 | R |
| W830 | Cornnerstone | 97,374 | - | 97,374 | - | - | |
| W900 | Transfer to CRA Operating Fund | 1,960,339 | 1,960,339 | - | - | - | |
| W901 | Façade Grant Program | 169,002 | 169,002 | - | - | - | |
| W902 | Coordinated Public Signage | 1,986 | 1,986 | - | - | - | |
| W906 | Eastside Marketing | 166,234 | 166,234 | - | - | - | |
| W907 | Eastside Maintenance | 150,520 | 150,520 | - | - | - | |
| W909 | Eastside CRA Note Principal & Interest | 306,753 | 306,753 | - | - | - | |
| W914 | East Univ. Ave. Medians | 78,916 | 78,916 | - | - | - | |
| W916 | Eastside Project - Prof. Activity | 115,654 | 71,289 | 44,295 | - | 70 | R |
| W917 | Cotton Club | 334,893 | 334,893 | - | - | - | |
| W918 | Gateway Project | 370,585 | 370,585 | - | - | - | |
| W919 | Residential/Commercial Option & Acq. | 36,980 | 36,980 | - | - | - | |
| W920 | 1717 SE 8th Ave | 1,496,996 | 1,496,996 | - | - | - | |
| W923 | Hawthorne Road Redevelopment | 444,398 | 430,655 | 13,743 | - | - | |
| W924 | Eastside Primary Corridors-Hawthorne Rd | 31,300 | 31,300 | - | - | - | |
| W925 | Eastside Primary Corridors-Waldo Rd | - | - | - | - | - | |
| W926 | Eastside Primary Corridors-15th St | 65,000 | 65,000 | - | - | - | |
| W927 | CRA Office Building | 76,735 | 76,735 | - | - | - | |
| W928 | SE 2nd Ave Parking (1700 Block) | 23,640 | 23,640 | - | - | - | |
| W929 | Demolitions-Eastside | 7,827 | 7,827 | - | - | - | |
| W930 | Sponsorship of Triathlon | 28,533 | 28,533 | - | - | - | |
| W931 | GTEC | 1,491,726 | 1,491,726 | - | - | - | |
| W933 | Duval Improvements | 500 | 500 | - | - | - | |
| W934 | ED Finance Programs | 81,059 | 81,059 | - | - | - | |
| W935 | Perryman's | 144,442 | 144,442 | - | - | - | |
| W936 | Community Partnerships-Eastside | 28,767 | 28,767 | - | - | - | |
| W937 | ERAB Residential Paint Program | 14,978 | 14,978 | - | - | - | |
| W938 | ERAB/NRI Partnership for Paint | 9,000 | 9,000 | - | - | - | |
| W970 | Eastside Property Management | 8,553 | 8,553 | - | - | - | |
| Total | | 8,240,678 | 7,651,685 | 358,614 | - | 230,379 | |