

**Coeur d' Alene Urban Renewal Agency
doing business as Ignite CDA-River District
Balance Sheet
October 31, 2024**

ASSETS

Current Assets:		
Cash and cash equivalents		\$ 3,179,570
Due from Health Corridor District		510,186
Atlas receivable		5,016,000
Taxes receivable		<u>96,322</u>
Total Current Assets		<u>8,802,078</u>
Other Assets:		
CIP-Atlas Project:		
Phase 1 Road Row	<u>2,333,895</u>	2,333,895
Total CIP		
Amount to be provided from tax increment:		
Amount due from tax increment financing-Circuit at Seltice IRA	105,660	
Amount due from tax increment financing-Mill River Seniors IRA	312,923	
Amount due from tax increment financing-Riverstone West Family Apt III IRA	271,219	
Amount due from tax increment financing-Riverstone West Family Apt IRA	389,159	
Amount due from tax increment financing-Riverstone West Phase 1 OPA	<u>3,710,117</u>	
Total Amount to be Provided from Tax Increment		<u>4,789,078</u>
Total Other Assets		<u>7,122,973</u>
Total Assets		<u><u>\$ 15,925,051</u></u>

LIABILITIES & FUND BALANCE

Current Liabilities:		
Accrued payroll taxes		\$ 4,671
Due to Arts		<u>43</u>
Total Current Liabilities		<u>4,714</u>
Long-Term Liabilities:		
Note-Revenue Allocation Note Series 2019		357,000
Tax increment payable:		
Tax increment financing-Circuit at Seltice IRA	\$ 105,660	
Tax increment financing-Mill River Seniors IRA	312,923	
Tax increment financing-Riverstone West Family Apt III IRA	271,219	
Tax increment financing-Riverstone West Family Apt IRA	389,159	
Tax increment financing-Riverstone West Phase 1 OPA	<u>3,710,117</u>	
Total Long-Term Liabilities		<u>4,789,078</u>
Total Liabilities		<u>5,150,792</u>
Fund Balance (Deficit)		<u>10,774,259</u>
Total Liabilities and Fund Balance		<u><u>\$ 15,925,051</u></u>

**Coeur d' Alene Urban Renewal Agency
doing business as Ignite CDA-River District
Statement of Revenues, Expenditures, and Changes in Fund Balance
For the One Month Ended October 31, 2024**

	<u>One Month Ended October 31, 2024</u>
REVENUES:	
Property taxes	\$ -
Rent income	-
Gift income	-
Developer cost reimbursements	-
Miscellaneous income	-
Interest income	1,994
Total Revenues	<u>1,994</u>
EXPENDITURES:	
Agency Funded Programs:	
Atlas Mill Site Project Phase 1-3	19,059
Professional fees	4,319
Payroll	7,210
Dues, subscriptions, books, and sponsorships	749
Retirement benefits	1,646
Arts (1%)	
Office overhead and internet web	163
Managerial assistant-online coordinator	
Meetings	100
Miscellaneous	
Travel	
Legal notices	
Telephone	53
Payroll taxes	(2,067)
Postage	-
Parking	-
Printing	94
Insurance	678
Communications	
Workers comp	-
Office supplies and equipment	
Taxes and increment payments	-
Debt service:	
Principal payments	-
Interest expense	-
Total Expenditures	<u>32,004</u>
EXCESS OF REVENUES OVER (UNDER) EXPENDITURES	<u>(30,010)</u>
OTHER FINANCING SOURCES (USES)-ATLAS PROJECT:	
Gain (Loss) on sale of assets	
Property divestures	-
	<u>-</u>
EXCESS OF REVENUES AND OTHER FINANCING SOURCES OVER (UNDER) EXPENDITURES AND OTHER FINANCING SOURCES (USES)	<u>(30,010)</u>
FUND BALANCE (DEFICIT), BEGINNING OF PERIOD	<u>10,804,269</u>
FUND BALANCE (DEFICIT), END OF MONTH	<u>\$ 10,774,259</u>

**Coeur d' Alene Urban Renewal Agency
doing business as Ignite CDA-Atlas District
Balance Sheet
October 31, 2024**

ASSETS

Current Assets:		
Cash and cash equivalents		\$ 6,416,274
Total Current Assets		<u>6,416,274</u>
Other Assets:		
CIP-Atlas Project:		
Phase 1 Road Row	\$ 1,253,942	
Phase 2 Road Row and Public lots	3,856,037	
Area 5A	738,741	
Area 7	785,095	
Area 11-Phase 3	<u>9,247,344</u>	
Total Other Assets		<u>15,881,159</u>
Total Assets		<u>\$ 22,297,433</u>

LIABILITIES & FUND BALANCE (DEFICIT)

Current Liabilities:		
Due to Arts		\$ 4,592
Due to River District		<u>5,016,000</u>
Total Current Liabilities		<u>5,020,592</u>
Fund Balance (Deficit)		<u>17,276,841</u>
Total Liabilities and Fund Balance (Deficit)		<u>\$ 22,297,433</u>

**OPA=Owner Participation Agreement
IRA=Improvement Reimbursement Agreement
DDA=Disposition & Development Agreement**

** Capitalization policy for fixed assets of >\$5,000 authorized by the Board

**Coeur d' Alene Urban Renewal Agency
doing business as Ignite CDA-Atlas District
Statement of Revenues, Expenditures, and Changes in Fund Balance
For the One Month Ended October 31, 2024**

	One Month Ended October 31, 2024
REVENUES:	
Property taxes	\$ 795
Rent income	-
Gift income	-
Developer cost reimbursements	-
Miscellaneous income	-
Interest income	4,101
Total Revenues	4,896
EXPENDITURES:	
Agency Funded Programs:	
Atlas Mill Site Project: Phase 1-3	55,343
Atlas Mill Site Project Landscaping/Irrigation	44,590
CDA 2030 contract	-
Professional fees	2,266
Payroll	3,605
Dues, subscriptions, books, and sponsorships	375
Retirement benefits	635
Arts (1%)	8
Office overhead and internet web	82
Office supplies and equipment	-
Managerial assistant-online coordinator	-
Meetings	50
Miscellaneous	-
Travel	-
Legal notices	-
Telephone	26
Payroll taxes	1,585
Parking	-
Insurance	471
Communications	-
Office supplies and equipment	-
Bank charges	-
Taxes and increment payments	-
Miscellaneous	-
Printing	47
Debt service:	
Principal payments	-
Interest expense	-
Total Expenditures	109,083
EXCESS OF REVENUES OVER (UNDER) EXPENDITURES	(104,187)
OTHER FINANCING SOURCES (USES)-ATLAS PROJECT:	
Property divestures	-
Gain (loss) on sale of assets	-
Bond proceeds	-
Loan origination fees	-
	-
EXCESS OF REVENUES AND OTHER FINANCING SOURCES OVER (UNDER) EXPENDITURES AND OTHER FINANCING SOURCES (USES)	(104,187)
FUND BALANCE (DEFICIT), BEGINNING OF MONTH	17,381,028
FUND BALANCE (DEFICIT), END MONTH	\$ 17,276,841

Coeur d' Alene Urban Renewal Agency
doing business as Ignite CDA-Health Corridor District
Balance Sheet
October 31, 2024

ASSETS

Current Assets:	
Cash in Bank-Washington Trust	\$ 1,255,065
Property tax receivable	<u>2,844</u>
Total Current Assets	<u>1,257,909</u>
Total Assets	<u>\$ 1,257,909</u>

LIABILITIES & FUND BALANCE (DEFICIT)

Current Liabilities:	
Due to Arts	\$ 13,978
Due to River District	<u>510,186</u>
Total Current Liabilities	<u>524,164</u>
Fund Balance (Deficit)	<u>733,745</u>
Total Liabilities and Fund Balance (Deficit)	<u>\$ 1,257,909</u>

OPA=Owner Participation Agreement
IRA=Improvement Reimbursement Agreement
DDA=Disposition & Development Agreement

** Capitalization policy for fixed assets of >\$5,000 authorized by the Board

Coeur d' Alene Urban Renewal Agency
doing business as Ignite CDA-Health Corridor District
Statement of Revenues, Expenditures, and Changes in Fund Balance
For the One Month Ended October 31, 2024

	One Month Ended October 31, 2024
REVENUES:	
Property taxes	\$ -
Rent income	-
Gift income	-
KH Traffic study cost reimbursement	-
Developer cost reimbursements	-
Miscellaneous income	-
Interest income	764
Total Revenues	764
EXPENDITURES:	
Professional fees	1,703
Payroll	3,605
Dues, subscriptions, books, and sponsorships	
Retirement benefits	636
Arts (1%)	
Office overhead and internet web	82
Office supplies and equipment	
Managerial assistant-online coordinator	
Meetings	50
Miscellaneous	
Travel	-
Legal notices	
Telephone	26
Payroll taxes	1,585
Parking	
Printing	47
Insurance	845
Communications	-
Bank charges	-
Taxes and increment payments	-
Miscellaneous	-
Printing	
Debt service:	
Principal payments	-
Interest expense	-
Total Expenditures	8,579
EXCESS OF REVENUES OVER (UNDER) EXPENDITURES	(7,815)
OTHER FINANCING SOURCES (USES)-MILL RIVER PROJECT:	
Transfers in (out)	-
Special Project Reserve	-
Loan origination fees	-
	-
EXCESS OF REVENUES AND OTHER FINANCING SOURCES OVER (UNDER) EXPENDITURES AND OTHER FINANCING SOURCES (USES)	(7,815)
FUND BALANCE (DEFICIT), BEGINNING OF FISCAL MONTH	741,560
FUND BALANCE (DEFICIT), END OF MONTH	\$ 733,745