

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

ASSETS

Current Assets:		
Cash and cash equivalents	\$	3,056,666
Due from Health Corridor District		510,186
Atlas receivable		5,016,000
Taxes receivable		96,322
Total Current Assets		8,679,174
Other Assets:		
CIP-Atlas Project:		
Phase 1 Road Row	2,450,594	
Total CIP		2,450,594
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	3,710,117	
Total Amount to be Provided from Tax Increment		4,789,078
Total Other Assets		7,239,672
Total Assets		\$ 15,918,846

LIABILITIES & FUND BALANCE

Current Liabilities:		
Accrued payroll taxes	\$	2,882
Due to Arts		353
Total Current Liabilities		3,235
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	3,710,117	
Total Long-Term Liabilities		4,789,078
Total Liabilities		5,149,313
Fund Balance (Deficit)		10,769,533
Total Liabilities and Fund Balance		\$ 15,918,846

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

	<u>One Month Ended December 31, 2024</u>	<u>Three Months Ended December 31, 2024</u>
REVENUES:		
Property taxes	\$ 24,815	\$ 30,947
Rent income	-	-
Gift income	-	-
Developer cost reimbursements	-	-
Miscellaneous income	-	-
Interest income	1,935	5,845
Total Revenues	<u>26,750</u>	<u>36,792</u>
EXPENDITURES:		
Agency Funded Programs:		
Atlas Mill Site Project Phase 1-3	82,513	92,074
Professional fees	1,227	7,109
Payroll	7,210	24,829
Dues, subscriptions, books, and sponsorships	-	917
Retirement benefits	1,271	4,188
Arts (1%)	248	309
Office overhead and internet web	163	504
Managerial assistant-online coordinator	-	-
Meetings	131	420
Miscellaneous	-	-
Travel	-	-
Legal notices	-	-
Telephone	56	161
Payroll taxes	(2,961)	(7,145)
Postage	-	-
Parking	-	-
Printing	-	94
Insurance	678	2,034
Communications	-	-
Workers comp	-	-
Office supplies and equipment	-	-
Taxes and increment payments	5	5
Debt service:		
Principal payments	-	-
Interest expense	-	-
Total Expenditures	<u>90,541</u>	<u>125,499</u>
EXCESS OF REVENUES OVER (UNDER) EXPENDITURES	<u>(63,791)</u>	<u>(88,707)</u>
OTHER FINANCING SOURCES (USES)-ATLAS PROJECT:		
Gain (Loss) on sale of assets	-	-
Property divestures	-	-
	<u>-</u>	<u>-</u>
EXCESS OF REVENUES AND OTHER FINANCING SOURCES OVER (UNDER) EXPENDITURES AND OTHER FINANCING SOURCES (USES)	<u>(63,791)</u>	<u>(88,707)</u>
FUND BALANCE (DEFICIT), BEGINNING OF PERIOD	<u>10,833,324</u>	<u>10,858,240</u>
FUND BALANCE (DEFICIT), END OF MONTH	<u>\$ 10,769,533</u>	<u>\$ 10,769,533</u>

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

ASSETS

Current Assets:		
Cash and cash equivalents		\$ 6,151,394
Total Current Assets		<u>6,151,394</u>
Other Assets:		
CIP-Atlas Project:		
Phase 1 Road Row	\$ 1,422,003	
Phase 2 Road Row and Public lots	4,528,058	
Area 5A	867,487	
Area 7	921,919	
Area 11-Phase 3	<u>10,798,989</u>	
Total Other Assets		<u>18,538,456</u>
Total Assets		<u>\$ 24,689,850</u>

LIABILITIES & FUND BALANCE (DEFICIT)

Current Liabilities:		
Due to Arts		\$ 4,623
Due to River District		<u>5,016,000</u>
Total Current Liabilities		<u>5,020,623</u>
Fund Balance (Deficit)		<u>19,669,227</u>
Total Liabilities and Fund Balance (Deficit)		<u>\$ 24,689,850</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 Three Months Ended December 31, 2024

	<u>One Month Ended</u> <u>December 31, 2024</u>	<u>Three Months Ended</u> <u>December 31, 2024</u>
REVENUES:		
Property taxes	\$ 3,095	\$ 3,890
Rent income	-	-
Gift income	-	-
Developer cost reimbursements	-	-
Miscellaneous income	-	-
Interest income	3,861	11,867
Total Revenues	<u>6,956</u>	<u>15,757</u>
EXPENDITURES:		
Agency Funded Programs:		
Atlas Mill Site Project: Phase 1-3	134,720	285,344
Atlas Mill Site Project Landscaping/Irrigation	-	16,768
CDA 2030 contract	-	-
Professional fees	2,544	6,315
Payroll	3,605	10,815
Dues, subscriptions, books, and sponsorships	-	458
Retirement benefits	635	1,906
Arts (1%)	31	39
Office overhead and internet web	81	252
Office supplies and equipment	-	-
Managerial assistant-online coordinator	-	-
Meetings	66	210
Miscellaneous	-	-
Travel	-	-
Legal notices	-	-
Telephone	28	80
Payroll taxes	1,585	4,756
Parking	-	-
Insurance	471	1,412
Communications	-	-
Office supplies and equipment	-	-
Bank charges	-	-
Taxes and increment payments	189	189
Miscellaneous	-	-
Printing	-	47
Debt service:		
Principal payments	-	-
Interest expense	-	-
Total Expenditures	<u>143,955</u>	<u>328,591</u>
EXCESS OF REVENUES OVER (UNDER) EXPENDITURES	<u>(136,999)</u>	<u>(312,834)</u>
OTHER FINANCING SOURCES (USES)-ATLAS PROJECT:		
Property divestures	-	-
Gain (loss) on sale of assets	-	-
Bond proceeds	-	-
Loan origination fees	-	-
	<u>-</u>	<u>-</u>
EXCESS OF REVENUES AND OTHER FINANCING SOURCES OVER (UNDER) EXPENDITURES AND OTHER FINANCING SOURCES (USES)	<u>(136,999)</u>	<u>(312,834)</u>
FUND BALANCE (DEFICIT), BEGINNING OF MONTH	<u>19,806,226</u>	<u>19,982,061</u>
FUND BALANCE (DEFICIT), END MONTH	<u>\$ 19,669,227</u>	<u>\$ 19,669,227</u>

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

ASSETS

Current Assets:	
Cash in Bank-Washington Trust	\$ 1,253,043
Property tax receivable	<u>2,844</u>
Total Current Assets	<u>1,255,887</u>
Total Assets	<u><u>\$ 1,255,887</u></u>

LIABILITIES & FUND BALANCE (DEFICIT)

Current Liabilities:	
Due to Arts	\$ 14,086
Due to River District	<u>510,186</u>
Total Current Liabilities	<u>524,272</u>
Fund Balance (Deficit)	<u>731,615</u>
Total Liabilities and Fund Balance (Deficit)	<u><u>\$ 1,255,887</u></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 Three Months Ended December 31, 2024

	<u>One Month Ended December 31, 2024</u>	<u>Three Months Ended December 31, 2024</u>
REVENUES:		
Property taxes	\$ 10,181	\$ 10,894
Rent income	-	-
Gift income	-	-
KH Traffic study cost reimbursement	-	-
Developer cost reimbursements	-	-
Miscellaneous income	-	-
Interest income	747	2,247
Total Revenues	<u>10,928</u>	<u>13,141</u>
EXPENDITURES:		
Professional fees	613	3,039
Payroll	3,605	10,815
Dues, subscriptions, books, and sponsorships	-	84
Retirement benefits	635	1,907
Arts (1%)	102	109
Office overhead and internet web	81	252
Office supplies and equipment	-	-
Managerial assistant-online coordinator	-	-
Meetings	66	210
Miscellaneous	-	-
Travel	-	-
Legal notices	-	-
Telephone	28	80
Payroll taxes	1,585	4,756
Parking	-	-
Printing	-	47
Insurance	471	1,787
Communications	-	-
Bank charges	-	-
Taxes and increment payments	-	-
Miscellaneous	-	-
Printing	-	-
Debt service:		
Principal payments	-	-
Interest expense	-	-
Total Expenditures	<u>7,186</u>	<u>23,086</u>
EXCESS OF REVENUES OVER (UNDER) EXPENDITURES	<u>3,742</u>	<u>(9,945)</u>
OTHER FINANCING SOURCES (USES)-MILL RIVER PROJECT:		
Transfers in (out)	-	-
Special Project Reserve	-	-
Loan origination fees	-	-
	<u>-</u>	<u>-</u>
EXCESS OF REVENUES AND OTHER FINANCING SOURCES OVER (UNDER) EXPENDITURES AND OTHER FINANCING SOURCES (USES)	3,742	(9,945)
FUND BALANCE (DEFICIT), BEGINNING OF FISCAL MONTH	<u>727,873</u>	<u>741,560</u>
FUND BALANCE (DEFICIT), END OF MONTH	<u>\$ 731,615</u>	<u>\$ 731,615</u>