
TRANSMITTAL

TO: Mayor Bill McMurray and City Council Members

THROUGH: J. Bruce Woody, City Manager

FROM: Tom Mahoney, Director of Administrative Services

DATE: October 29, 2018

SUBJECT: FY2019 First Quarter Financial Report

Attached is the FY2019 First Quarter Financial Report.

Along with a narrative summarizing the City's budget position as of September 30, 2018, the following reports are included on activity in the first quarter:

1. Investment Report/Cash Balances
2. Accounts & Loan Receivables Status
3. Contracts Executed - \$5,000 to \$25,000
4. Routine Budget Transfers
5. Vendor Contract Expiration Dates
6. Economic Development Project Status

Attachment

cc: Department Directors
Administrative Services Managers
St. Joseph Web Site

FY2019 First Quarter Financial Report

For the Quarter Ending September 30, 2018

FY2019 FIRST QUARTER FINANCIAL REPORT

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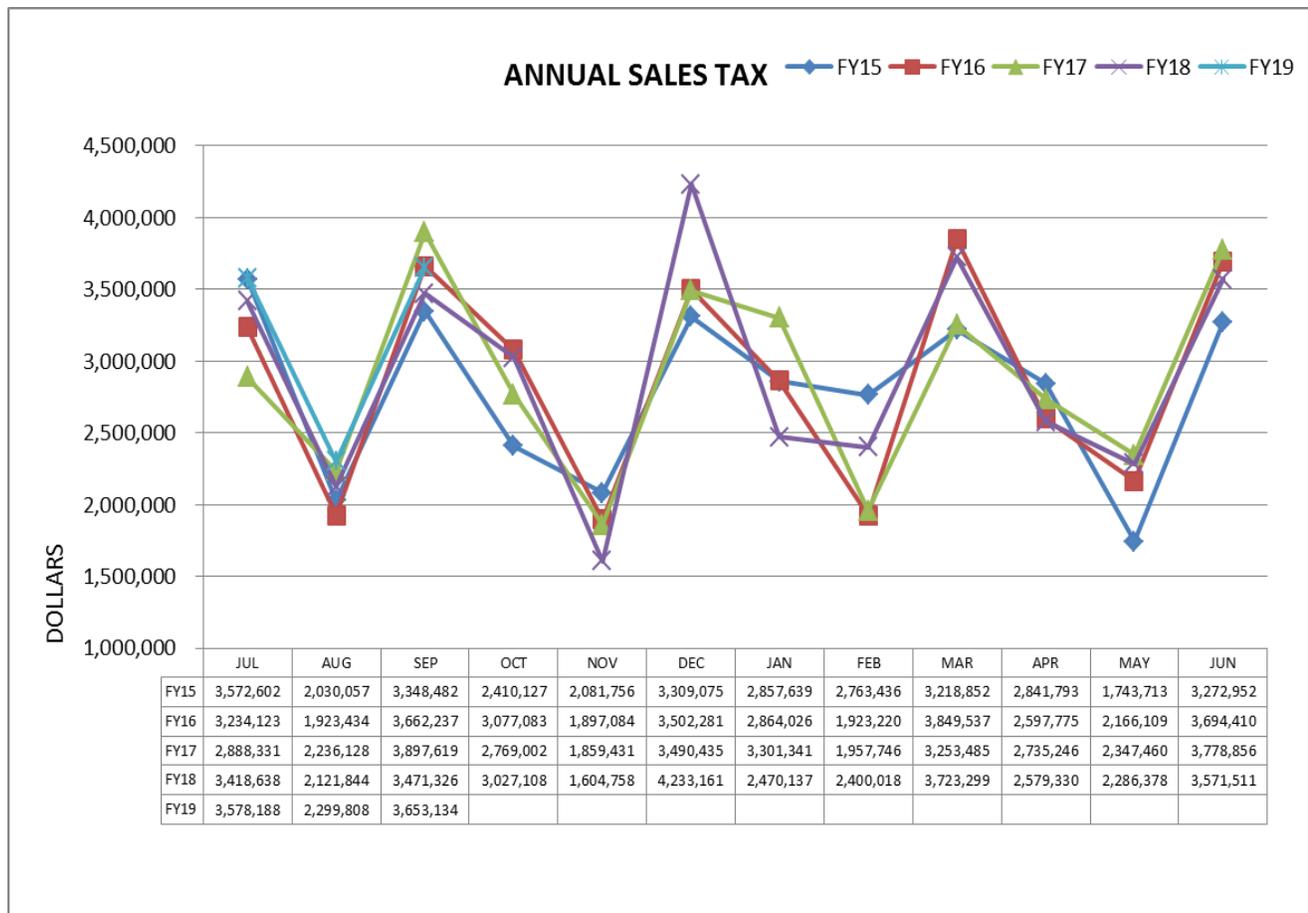
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The first quarter of the fiscal year contained six (6) payroll periods, which indicates that total expenditures for salaries and benefits should be at twenty-three percent (23%). Being three months into the year, revenue and other expenditure items should be at approximately twenty-five percent (25%) of the FY2019 budget.

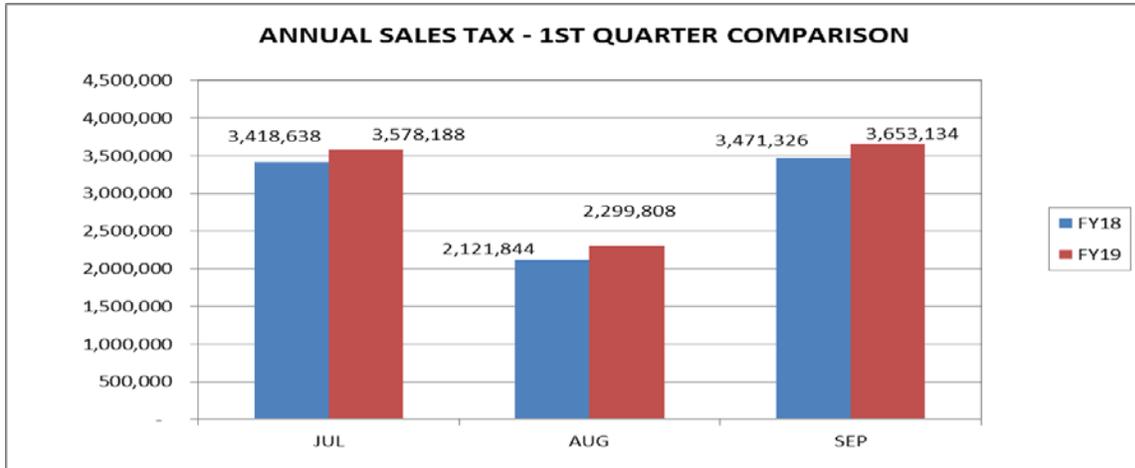
I. Multi-Fund Revenues

A. Sales Tax Revenues

Annual sales tax was ahead of budget by 2.4%, and showed an increase of \$519,300 when compared to the first quarter of FY18. This includes the Public Safety tax that went into effect during the City's third quarter of FY14. These receipts from the first quarter include the Kansas City Chiefs training camp, which had a huge draw this year. Also included should be the impact of the airshow that took place in August. It should be noted that this was an improvement over the first quarter of the previous year which included the solar eclipse event. According to the graph below, the three months averaged \$173,000 than the first three months of FY18. It was recently announced that the annual Trails West festival would suspend operations due to rising costs of performers and infrastructure. This could have a lasting impact to sales tax going forward. The amounts below also include the General, SIMR, CIP, and Transit sales taxes along with the City's portion of the EATS generated by the various TIF and STRA development projects.



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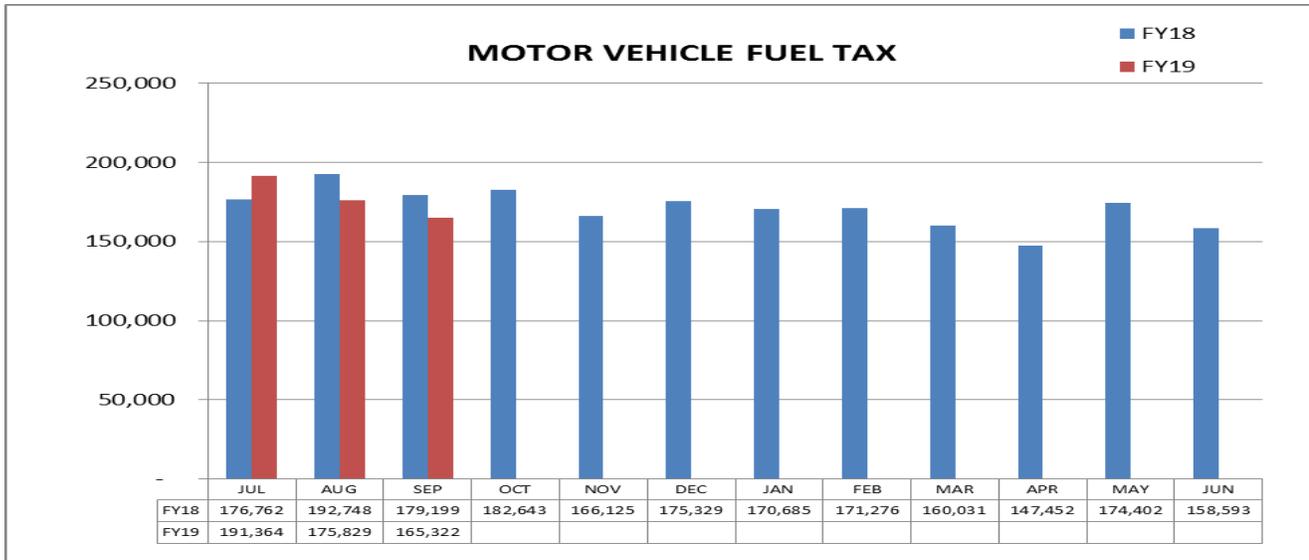
Cigarette tax revenue was just short of target at 24%, down \$5,500 from this time in FY18. This stream of revenue had been in decline for several years. **Motor vehicle sales tax** revenues sat above the mark by \$20,500 and brought in 1.3% more than the first quarter last year. Revenues were expected to dip based on changes to State Statutes for out of state vehicle tax a few years ago, but this has not been the case. One explanation could be that there does not appear to be a significant amount of individuals that purchase vehicles outside the state.

Hotel/Motel taxes were under the mark for the opening quarter at 23%, and down \$145,700 from a year ago. It would be a tall order to match revenues from a year ago that included the impact of the solar eclipse event.

The **Public Safety** tax is a half-cent tax that was implemented as of January 1, 2014. The total collected for the first quarter of FY19 was 3.0% above projections, a variance of \$182,500. This was an increase of 5.9% when compared to the first three months of the previous year. Revenues collected are used to provide salary increases to public safety departments, hire additional police officers, and purchase fire equipment. The tax operates under a 20-year sunset clause.

Motor vehicle fuel taxes met budget in the **Streets Maintenance Fund** at 26%. Fuel prices ranged from \$2.50 to \$2.65 per gallon for most of the quarter. Revenues were 3.0% lower than this time last year, a decrease of \$16,100. The rising costs at the pump may be encouraging motorists to seek other alternatives and cutback travel. According to the next graph, the climbing prices resulted in a declining quarter.

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CIP Sales Tax in the Capital Projects Fund was ahead of budget at 27.2%, an increase of \$88,800 from the same timeframe in FY18. In August, the voters elected to renew the sales tax for an additional five years. **Mass Transit Sales tax** showed similar results and met budget at the end of the quarter.

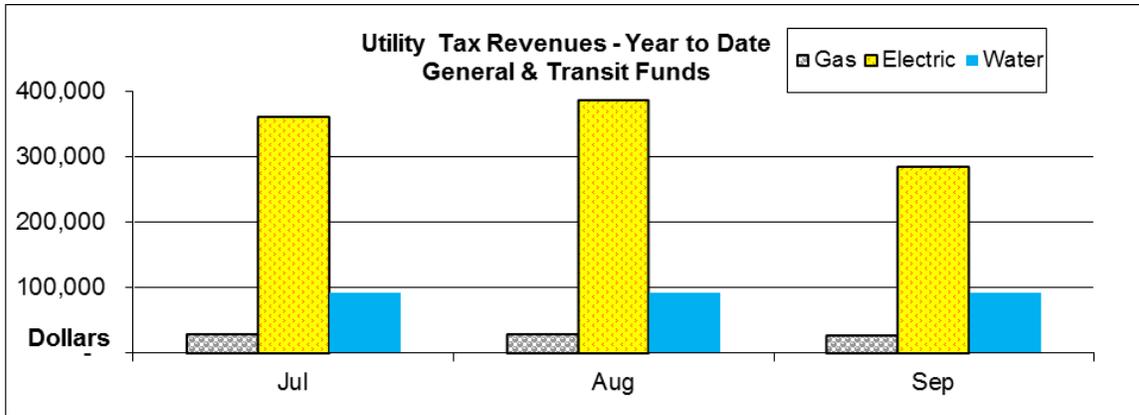
B. Real and Personal Tax Revenues

A majority of the current year tax revenues will not be received until after January. Prior real estate for General Fund - Non Departmental was 1.9% more than the first quarter of the prior year. Prior personal property for General Fund - Non Departmental was nearly unchanged with only a slight decrease of \$1,200 from this time last year.

C. Utility Franchise Fees for the General fund were in decent shape at 26%, and were on trend with the previous year. Gas revenues, which are consistently low at this time of year, were down 8% from the same time in FY18. Electric franchise revenues more than canceled out the shortage on gas at 30% of its budget. The combined total of gas and electric were above budget by \$75,100. As shown in the graph below, the relationship between gas and electric is cyclical. In the warmer months, electric is high and gas is low. In colder months, electric decreases/gas increases.

A drought-stricken summer led to **water** revenues at 37% of budget, up \$26,000 compared to the same timeframe in FY18. **Cable** utility taxes were just short of the mark at 24%, and decreased by \$4,400 from this time last year. Market shares have trended downward since Cablevision was bought out by Suddenlink during 2011. In addition, online streaming is gaining more popularity with the average consumer. **Telephone** revenues were on the wrong side of the target at 21% of budget, and showed a drop of \$8,300 compared to the first quarter of FY18. Cell phone revenues were on track, and were flat from one year ago. Numbers for cell phone have been on a steady decline for a few years now due to continued exemptions by federal and state laws. For the first time in two years, the budget was not reduced.

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II. Fund Specific Revenues

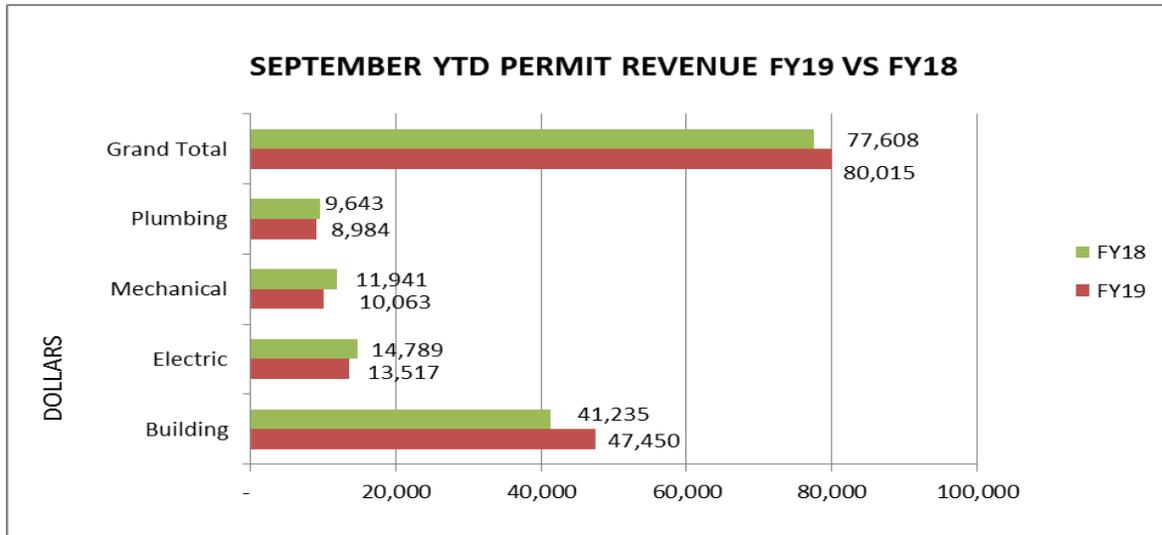
A. Other Major Revenue Sources

Municipal Court fine revenues were well off the pace at 18%, and showed a decrease of \$14,200 when compared to the first quarter of FY18. Revenues have been in a significant downward trend for a few years now. The main reason for the struggle had been lack of filed violations, but this quarter remained unchanged for the most part when compared to the first quarter of FY18. Total number of cases completed did show a significant decline of 13%, with the total of paid before judge dropping by a count of 453 cases. **DWI enforcement** in the Patrols Operations program was close to budget at 23%. Projections were significantly reduced (65%) due to State legislation creating a max fine of \$250.00 during FY16. **State DWI enforcement** was off to a slow start receiving only 11% of budget. This revenue stream was also reduced for the FY19 budget year (20%). **Police processing fees** were once a major source collecting \$110,000 on an annual basis. This was wiped out as of August, 2015 when State legislation abolished all warrant processing fees in response to the incident in Ferguson, Missouri.

Server licenses, in the Support Services program, were just under the mark at 23%. This was a decrease of \$1,000 compared to September year to date of FY18. The server license is a three-year license which means fluctuations will occur from year to year.

Building Development permits were short of projections. As indicated by the next graph, total revenues for the quarter showed a small increase of 3% when compared to the prior year. **Building permits** were in good standing at 26% of the budget collected, and had increased by \$6,200 when compared to one year ago. **Electrical permits** were on track with budget, but did show a decrease of 9%. **Plumbing permits** were shy of projections at 22%, and experienced a slight decline compared to the first quarter of the prior year. **Mechanical permits** were significantly under budget at 16%, and received \$1,800 less compared to the first quarter of the previous year. Overall, permit revenues were behind budget by a combined total of \$4,200. This result was somewhat troubling given the dry weather conditions during the quarter.

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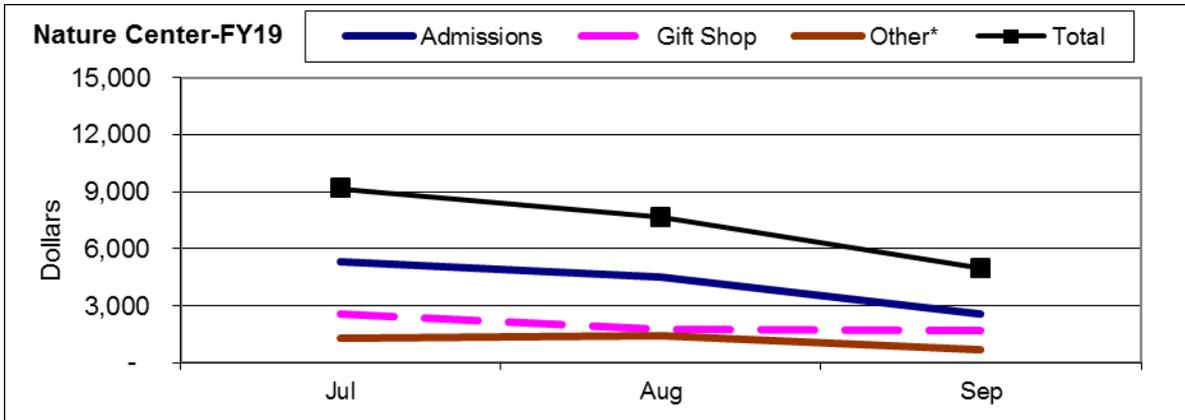
Garage sale permits were above budget at 32%, and consistent with the previous year. For several consecutive years now, Council has approved a four-day free garage sale weekend in August where the permit fee was waived. **Business Licenses** and **Liquor Licenses** were billed in May, 2018 and due June 30, 2018. Revenue from newly established businesses and those paying their FY2018 license fees late were up \$75,800 from the first quarter of the previous year. This was in large part to how the holiday fell in FY18. A majority of receipts were back dated to the previous year (FY17) as where this wasn't the case for FY19.

The **Parks, Recreation & Civic Facilities** department was well under budget in total at 16.6%. A few programs displayed a significant decline which resulted in a decrease of \$97,600 in comparison to the first quarter of FY18.

- Softball park rentals were close to totals from a year ago, but were low in relation to budget at 17%. Fall Softball leagues collected 38% of total projections, a decrease of \$5,800 compared to the first quarter of the prior year. Budget for the revenue stream was lowered by 14% from FY18. Complex revenue was off was slow at a 13% collection. Softball leagues have been in decline for a number of years. Team league fees were increased in July in attempt to help revenue.
- The swimming season officially ended in mid-August when the Aquatic Park closed. With half of the year in the books, **Swimming** revenues were less than ideal at 33%. The program showed an overall decrease of \$11,200 from this time in FY18. The daily fees for the Aquatic Park at 36% of budget showed a decline from the year before. Several days of inoperable activity had collections \$9,600 lower than the first quarter of FY18. On multiple occasions unfortunate events forced the park to close which included sanitation issues and vandalism. Pool rental fees collected 5% more than this time the previous year. The Krug pool was open to the public three days a week until the last week of July and collected 34% of projections. Punch cards were not popular with a collection of 10%. The program has approximately five weeks in May and June to make up the remaining revenue. MWSU aquatic fees, a new revenue stream added during FY17 received 14% of projections. The City and Missouri Western State University created a partnership to save the indoor pool located on the campus. The two parties entered into a five-year use agreement where the City will help manage the pool September thru March. Collections include swim lessons, lifeguard training, punch cards, and party packages.

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- The first quarter for the **Nature Center** which is historically strong most years was unexpectedly slow this year collecting 20% of its budget. This was a decrease of 32% compared to FY18 (which included hosting a prime spot for the solar eclipse event). Admissions were off 10% from one year ago. The gift shop was in a rut as well and only received 20% of budget. As indicated below, revenues were received at a high rate in July, but tailed off the remainder of the quarter. Rental of the meeting room came up short as well, below projections at 17%, down \$1,200 from the previous year. The Center should have a couple more solid months before the slow season begins. It should be noted that budgeted revenues for the program were increased by 45% for the new fiscal year.

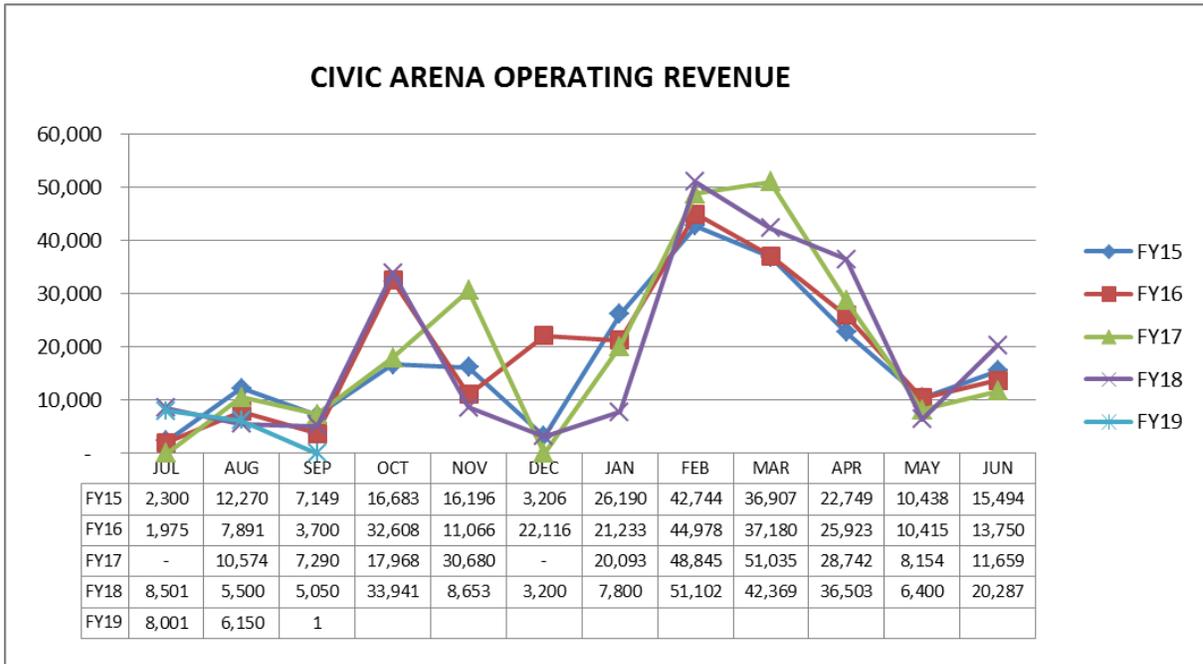


*Other includes Memberships, Program Income, Meeting Room Rent and Donations

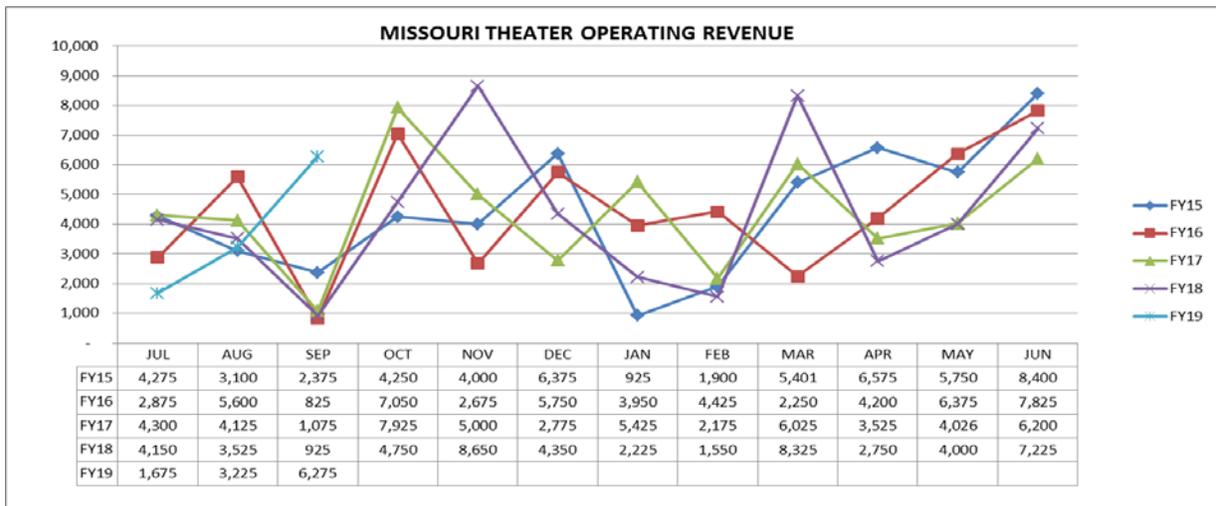
- Senior Center**, met budget despite recreation fees under budget at 22%. Cafeteria revenues were above target and showed an improvement of 7% in comparison to the same timeframe of FY18. Memberships and donations were low, but are typically collected later in the year.
- Revenues for the **REC Center** sat below target at 20%. Memberships were down by 11% (\$1,400) compared to the first quarter of the prior year. Individual day passes showed an uptick of 13%, but under quarterly projections by \$1,700. Fitness classes collected 21% of the budget by quarter's end. Concessions were in rough shape being under budget by \$7,700, a decrease of 48% from this time a year ago. Volleyball/youth basketball was close to projections at 24% of budget but declined \$3,900 from the opening quarter of the prior year. Adventure/Sports Camp collected 52% of budget for the quarter, and nearly equal to totals for the same timeframe of FY18. In total the program was down 12% from this time the previous year.
- Typically, the first quarter is a slow one for the **Bode Complex**, and this year was no different at 18% of budget. Ice rink admissions were down 20% from this time in FY18. Historically, collections pick up exponentially during the second quarter. General ice rental showed a nice increase of \$3,600 compared to the prior year. The complex is \$5,700 behind the first three months of the previous year.
- Revenues for **Parks Concessions** were significantly down during the first quarter. Lower attendance for softball and the Aquatic Park had a major impact. Concessions for pools were on track at 37%, but decreased by \$3,700 when compared to the same timeframe of the previous year. Ball fields only received 11% of its budget, and showed a sizeable decline of \$37,200. Cold and rainy weather may have been a factor towards the end of the quarter that hampered sales. The baseball season was extended a week in order to make up games. There may be some additional revenue in the second quarter to improve the outlook of the program.

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- The **Civic Arena** was down \$4,900 from this time in FY18. Only a total of two events were on the books as of the end of September, which resulted in a total of \$8,000 collected for arena rental. As noted by the next graph, the first quarter of the fiscal year is typically weak for the arena. Other arena revenues followed the same path. The arena in total was \$37,300 under budget. Concessions for the arena barely registered 7% of its budget. More events are slated for the second quarter and should show a significant increase to the revenue stream.



- The situation was very similar for the **Missouri Theatre**, at only 21% of the budget. A lack of shows and events placed the theatre behind pace by \$2,600. Much like the Civic Arena, revenues are usually stronger after the first quarter. Much of the second quarter is booked with various plays and concerts. The following graph shows a comparison between the five most recent fiscal years. Office rental was above budget at 30%.



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Health department revenues in all programs were on track. **Birth & Death certificates** were above projections by \$4,000, and showed little change from a year ago. The revenue stream can be highly unpredictable from year to year. **Animal Control** collections were on target with budget, and were up by a small margin of 3% when compared to the first quarter of FY18.

B. Special Revenue & Enterprise Funds

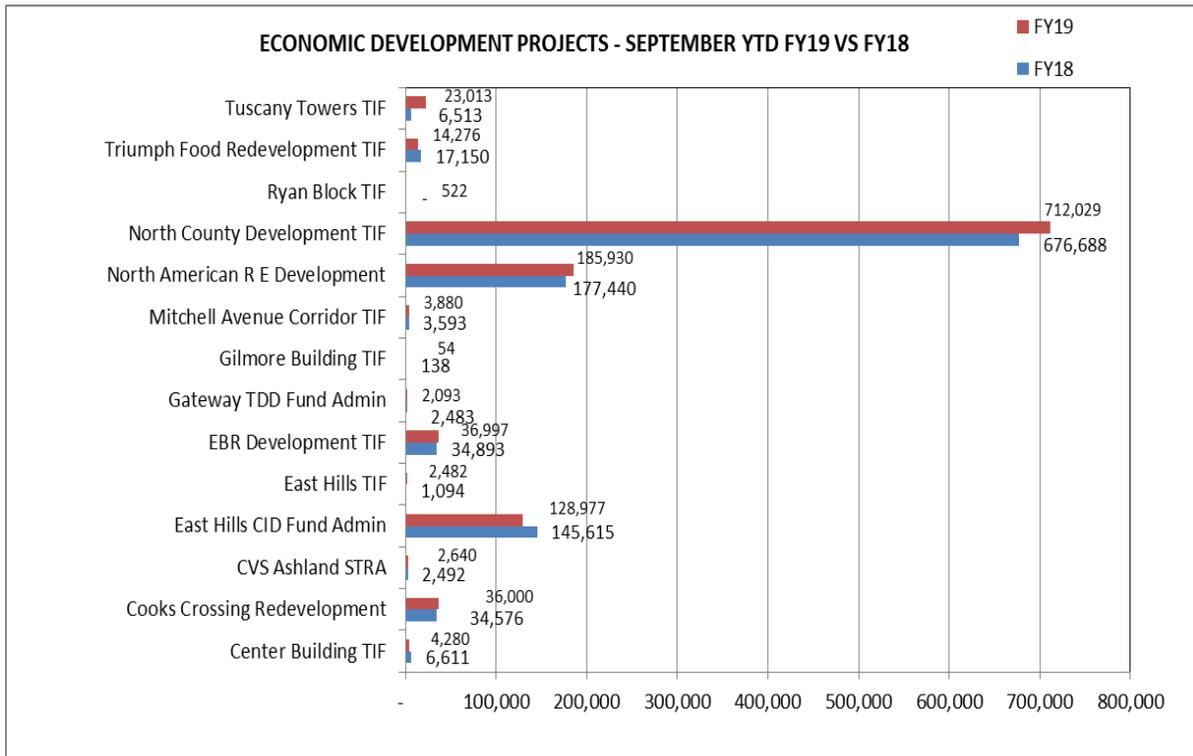
The **Gaming Initiatives** fund was just under projections by the end of the quarter at 23%. These totals equaled to an increase of \$18,200 when compared to the first quarter of FY18. Admissions had shown improvement, but under projections at 20%. The fund was \$19,000 under target in total.

In the **Special Allocations** fund, PILOT tax revenue will not be received until after the first of the calendar year. EATS (sales tax) revenues for most of the developments were close to their respective targets.

- City EATS for the **North Shoppes** were ahead of budget by 2.4%, and showed a significant increase of \$30,200 when compared to last year at this time. It was recently announced that two vacancies in the district would soon be filled. A battery/bulb store and a healthy living business should be open by January. Aspen Dental has been making renovations to the former Bob Evan's building and was scheduled to be ready early in the second quarter.
- **EBR TIF** City EATS were on pace with projections, and showed an increase of 8% when compared to last year's first quarter. An 18-hole miniature golf course opened during the quarter at the west end of development.
- Revenues for the **North American R.E.** development (formerly known as the Commons) were up 5% compared to this time the prior year and sat above projections by \$26,000. The Human Bean, a drive thru coffee shop, has had such good success that they are opening a second location on the other end of the city.
- The **East Hills TIF** will not reach its base until later in the year. The CID sales tax received \$128,900 for the quarter, an 11% drop from the same time last year. Many business closed in the development last year including: Charming Charlie, Vanity, Charlotte Russe, and Lids. Management is aggressively seeking new tenants. Pepperjack's plans to relocate into the space previously occupied by Panchero's.
- City EATS for the **Center Building** were down from a year ago. Revenues were collected at 22% of budget for the opening quarter. This was a decrease of \$1,300 when compared to one year ago. There has been a high volume of construction in the area that could possibly impact business.
- The **Cook Crossing** development showed a small improvement to begin FY19. City EATs were looking good at 30%. This represented an increase of 4% when compared to the same timeframe of FY18.
- The **Tuscany Village** development began generating revenues early in calendar 2017. First quarter total were comfortably above the mark at 60%, and showed a rise of \$12,800. To date, the district consists of a gas station, restaurant, hotel, and urgent care center.

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The next graph illustrates the source of EATs for the first quarter in comparison with FY18.

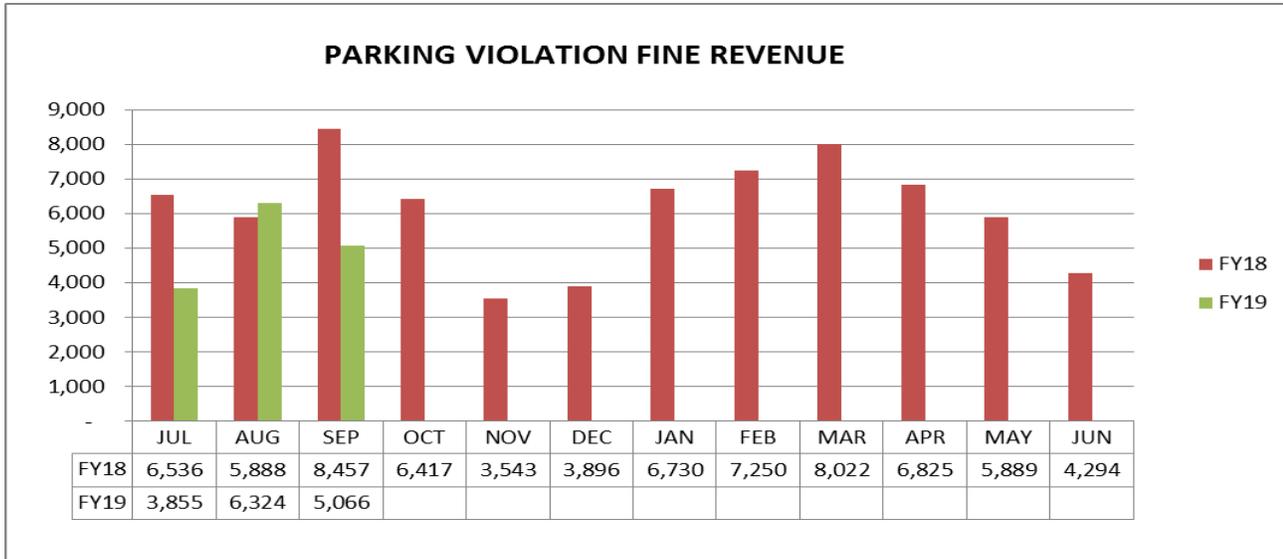


Aviation revenues were on track with projections. The fund had dipped by 55% but only because FY18 included rental revenue for the solar eclipse (\$100,000 in total). Hanger rent was in decent shape at 26%, and showed little change from the previous year. Sale of gas and oil was above expectations at 33%.

The **Public Parking** fund was flat compared to the first quarter of FY18, but well under target at 16%. The garage at 5th & Felix was performing well at 35%, up 3% compared to this time last year. Revenues for 6th & Jules were ideal at 27%. The garage at 8th & Felix was demolished during the fall of 2016. In its place, a multi-purpose garage was completed in January of FY18. The garage to date has collected 84% of budget. Projections most likely will need to be increased for the next budget year. An accounting firm was scheduled to move into the building in the fall. This project among others in the downtown area should provide a significant boost to the revitalization of downtown and ultimately bring in more revenue for all other lots and garages as well.

Parking violation fine revenues were under budget at 10%, a decrease of \$5,600 compared to last year's first quarter. As illustrated by the next graph, collections were well down in the months of July and September from the previous year. The Parking Staff was finally at full staff at the beginning of the year which makes the struggling totals even more worrisome. Tickets issued by the Parking Staff were nearly equal to the first quarter of FY18. Police-issued tickets showed a decrease of 10% from one year ago. In total, only 38 fewer tickets had been written during the quarter for all departments.

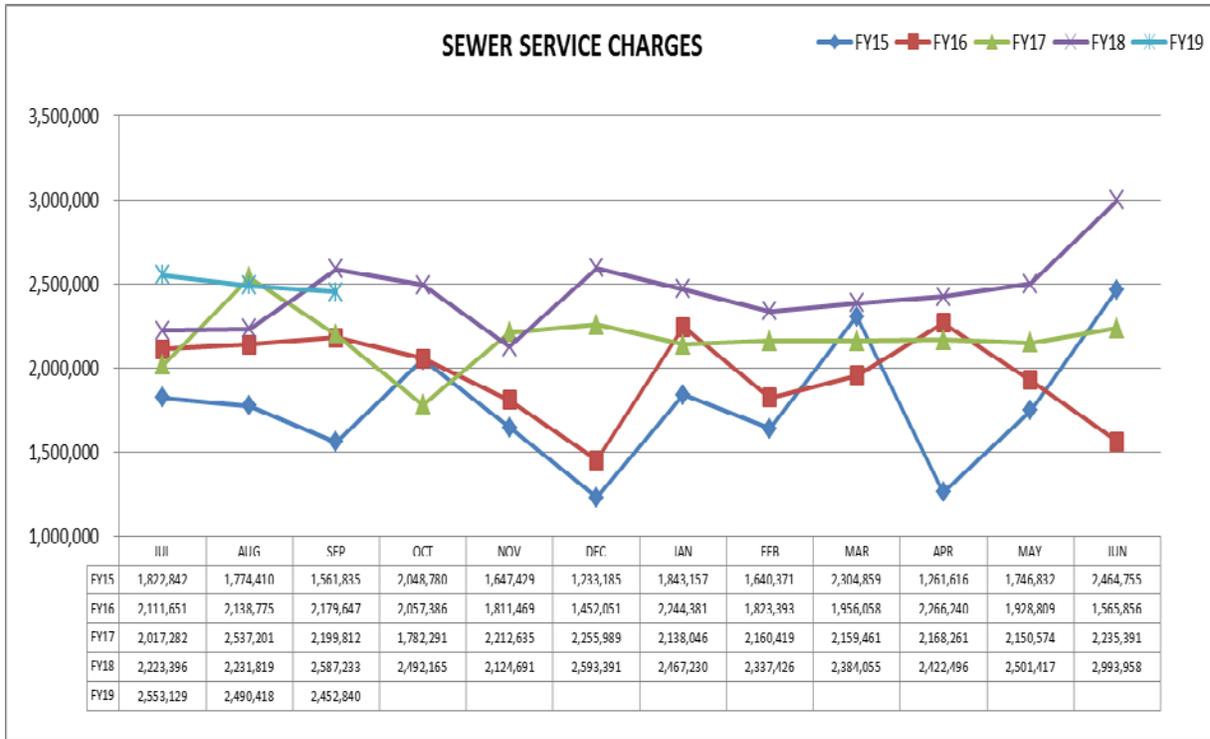
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The **Water Protection fund** was above projections by 1.5%. Favorable numbers and the lowering of bad debt allowed the city to not increase rates for FY19. Service charges were up 6% from this time the previous year. According to the next graph, monthly sewer use charges have averaged just under \$2,500,000 this fiscal year. In comparison, the first quarter of FY18 received a monthly average of \$2,340,000. A more aggressive collection policy was implemented at the beginning of FY16. The collection policy includes that all customers that are 60 days or greater past due will receive a termination notice. Those customers are given the option to pay the past due amount within 30 days or enter into a payment plan. Failing to do so, they risk termination of water services. Staff also increased the volume of termination notices sent out to past due customers. On average, 1,022 notices were sent out each month during the quarter. Staff has worked diligently to collect on overdue accounts reducing bad debt to 3.6%. During the first three months, 386 customers were disconnected. In most of these instances, the customer made the proper payment/arrangement to have services restored. As of the end of September, 261 customers were actively on some form of payment plan.

The South St. Joseph Sewer District was below budget by \$57,000, and generated 5% less when compared to this same time during the previous year. Sewer system development fees were above target at 30%, but down \$3,500 compared to the first quarter of FY18. Sewer service penalties were on pace with quarterly projections, but were down 10% from a year ago. The fund, in total, had generated over \$440,200 more than this time last year.

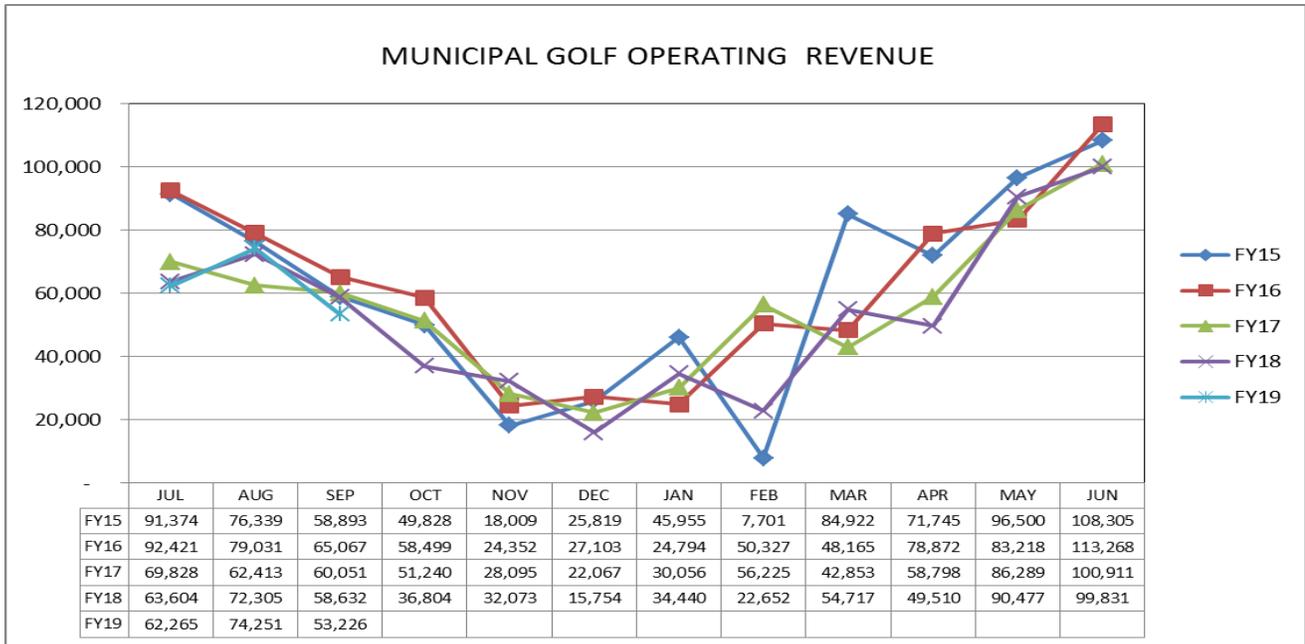
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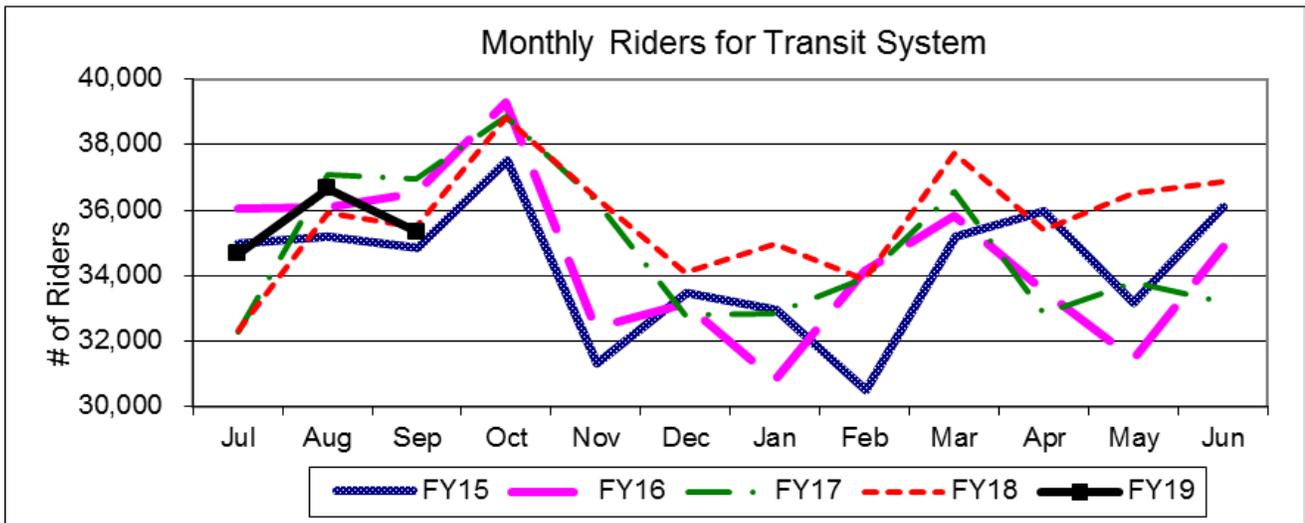
Revenues for the **Municipal Golf** fund were close to trend at 32% by the end of the first quarter. In comparison to the previous year, revenues received had dropped by 3%. This equaled to a decline of \$6,600 from a year ago. A majority of the decrease was daily green fees which were down \$8,700 and collected 33% of the projections. Tournament fees helped a little by collecting \$3,000 more compared to the first three months of FY18. The next graph indicates operating revenues were the lowest they have been in five years for the opening quarter. The golf course averaged \$1,600 less per month when compared to the first quarter of the previous year. While there wasn't much rainfall during the quarter, much of the summer was extremely hot and most likely kept many golfers away. Golf cart rentals were in good shape at 33% of budget. The meeting/banquet room continues to be a heavy utilized venue, meeting budget. The pro shop and concessions were a good contributor to the fund with \$5,800 more collected than this time last year. The course will need a much improved turnout for October and November to make up for the down quarter.

An underlying factor for the slumping revenues could be the game is fading in popularity. Certain sporting goods businesses have dramatically reduced their golf inventory or completely removed it altogether. Over 800 golf courses across the United States in the past decade have closed. In addition there are now more local options for golfers in St. Joseph. In the past year, change of management at two golf courses has resulted in conversions from private to public courses.

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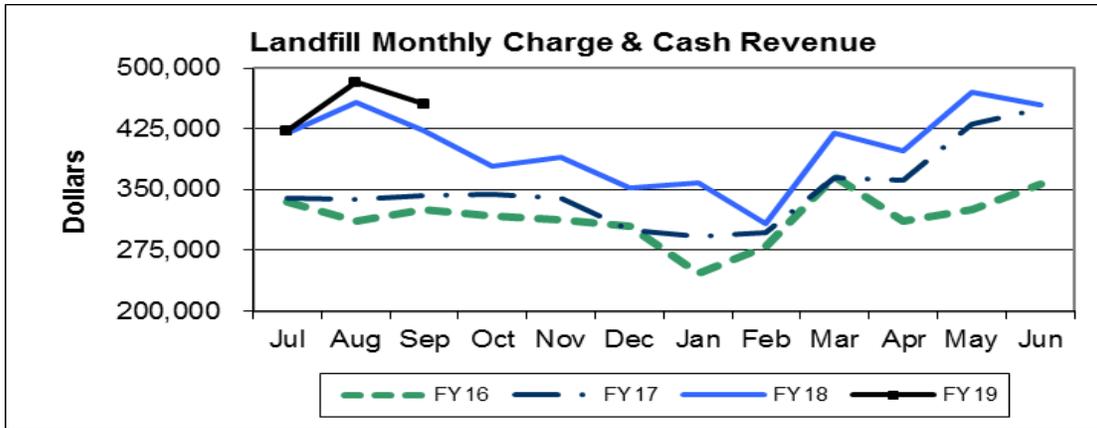


The **Transit** fund did well collecting 26% of projections. The totals, however, represented a decrease of \$6,800 when compared to the beginning of the previous year. According to the next graph, ridership is up 2.8% from the first quarter of FY18. The higher prices of fuel could be a contributing factor to the jump in number of riders. Daily fare box revenues were under target at 22%, and very close to collections from the same timeframe of the previous year. Adult ticket sales had no issues with a collection rate of 33%. Youth tickets sales were close to target at 24% of projections received. Senior/Handicap ticket sales sat above the mark at 36%, and increased \$3,300 from this time in FY18. Advertising and ticket sales commissions each needed work with both at 19% of budget.

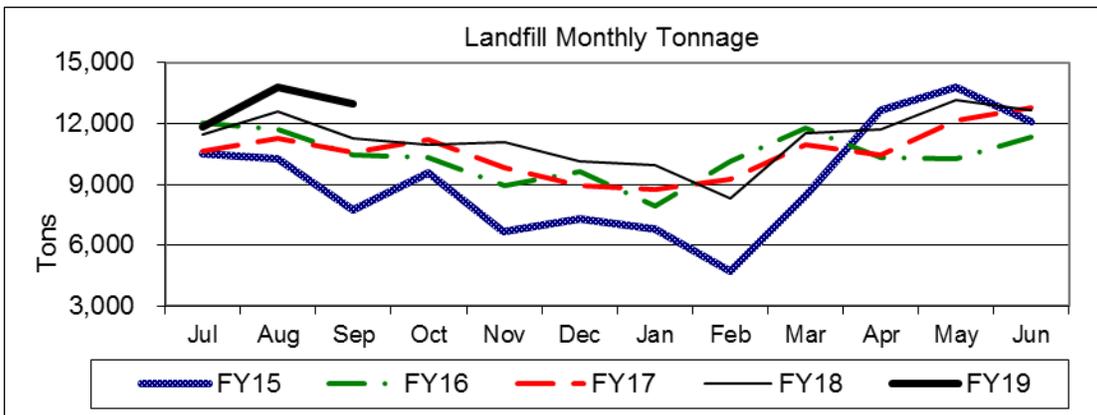


The **Landfill** fund continued to have positive numbers at 28% of budget. **Daily revenue** had increased by 12% when compared to this time the prior year, and \$129,000 above projections. This was very good news considering that tipping fees decreased in July. Indicated by the next graph, revenues collected on a monthly basis this fiscal year have averaged \$19,500 more compared to the first three months of the prior year. August and September, in particular, showed significantly more collected compared to the same months in FY18.

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Indicated by the next graph, tonnage was more than the pace of the previous year (up 9% from the first three months of FY18). Totals will continue to be closely monitored to see if the decrease does have a negative impact in the long run.



Recycling revenues were well above projections at 37%. Gas to energy sales were on track with budget at 26%.

II. Fund Expenditures

Unless there is anything of significance to note at this point in the fiscal year, the only information provided is the overall status of the operating funds as of the end of the first quarter. This should be roughly 25% expended.

General Fund

Election expenses for the **City Clerk** program had exceeded its total year budget of \$30,000 by \$6,800. At this time last year none of the budget had yet to be utilized. There is another significant election in November. The overage had the program sitting at 35% of its budget.

Patrol Operations was \$19,400 above overtime costs, but showed a decrease of 11% when compared to one year ago. While **Detective Division** was slightly ahead of overtime projections as well, the program had dropped by a significant margin of 25% in comparison to the same timeframe of the previous year. **Support Services** had used 30% of its temporary & part-time wage budget. The first quarter total was nearly equal to September year-to-date of the prior year. Despite the various deficits in salary and wages, the department was in good shape at 22% due to savings in other areas.

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Salaries for **Fire Training** experienced a jump of 19% when compared to the first quarter of FY18, and were over budget by \$13,500. The overage directly resulted in the program above its total budget at 32% (a negative variance of \$17,500). Retired consultant's pay for **Fire Administration** displayed an increase of 12% when compared to the previous year and was over projections by \$6,000. The department, as a whole, was under budget with savings in utilities and maintenance & repair categories.

The Public Works department only saw two minor issues, with both located in **Street Maintenance/Administration**. Professional services had been overextended by \$5,500 with services from MOPERM (Missouri Public Entity of Risk Management). The line item started the year with an original budget of \$1,000. Postage was inflated to an extreme amount with \$11,400 expensed on an \$800 budget. Thankfully, the issue was identified as a posting error and has been moved to the proper program.

Overages in the **Health department** were minimal as well. Maintenance & repair of building and facilities for **Health Administration** had exhausted 42% of its budget by quarter's end with repairs to the HVAC system in July. This was an increase of \$8,300 when compared to the same time last year. Maintenance & repair of motor vehicle was only 7% short of total year projections due to air conditioner repair.

Overtime for **Swimming** exceeded its total year budget by \$5,400, and showed an increase of 77% when compared to this time during FY18. Professional services were on the rise due to a need for increased security at the Aquatic Park. Budget for the expense had been surpassed by 37% and was up \$4,300 when compared to the first quarter of the prior year. Water utilities had more than doubled on total year projections and exerted \$30,000 more than the same time last year. This was in direct relation to the several occasions that cleanings were required for sanitation incidents. Krug pool closed at the end of July and the Aquatic Park closed by mid-August. Pool season will resume in late May. With exception to the utilities, expenses should level out by the time the two locations reopen. Materials & supplies for the **Nature Center** was at 40% for the opening quarter. This time last year these expenses were \$2,300 higher. Professional fees stood at 41% of budget were unchanged when compared to this time in FY18. The **Bode Complex** had its share of deficits. Temporary & part-time wages were above quarterly projections by \$2,800 and had increased by 43% when compared to the same timeframe of the previous year. The \$1,100 budget of recreation supplies had already reached its year limit, up 57% from the previous year. Over half of the materials for resale budget had been utilized, \$2,100 over projections. Repairs to the chiller and compressor led maintenance & repairs of building & facilities to 31% expensed of the budget. Despite the overage, this was a huge improvement from last year when costs were \$10,800 more. Maintenance & repair of motor vehicles landed at 37% due to van and Zamboni repairs. Minimal usage of minor equipment and fuel offset the deficits and the program was able to remain below budget at 23%. Salaries for the Missouri Theater were above the mark at 31% and increased by \$3,800 in comparison to the first quarter of FY19. Utilities for the theater were on the rise as well. Combined, electric service (45% of budget) and water service (44% of budget) went up \$4,600 compared to one year ago. Savings in other areas resulted in the **Parks department** comfortably under budget at 22%

Amount of GF operating budget expended at year-to-date: 25.1% (with \$2,500,000 encumbered)

Street Maintenance Fund

There are only a couple minor overages due to up-front annual contract fees. These costs should level out as the year moves forward. The fund is close to trend and only 2% off from where it was one year ago.

Amount of Streets Maintenance operating budget expended at year-to-date: 26.6% (with \$595,000 encumbered in outside services and supplies)

FY2019 FIRST QUARTER FINANCIAL REPORT

Parks Maintenance Fund

There was only one issue detected within the fund and it is correctable. Other services had exhausted 80% of its budget. Upon further review, \$29,000 in temporary employment services was being booked to the account and will be moved to employment services. The fund was well under budget at the end of September.

Amount of Parks Maintenance operating budget expended at year-to-date: 19.9%

CDBG Fund

There are no existing issues for the fund this quarter. Without the encumbrances, the total percent of expenses used is 10.1%

Amount of CDBG operating budget expended at year-to-date: 28.2% (with \$395,000 encumbered for special contributions and other services)

Aviation Fund

Other than a couple minor variances directly related to extra expenses for the Airshow in August, the fund is well below budget.

Amount of Aviation operating budget expended at year-to-date: 17.4%

Parking Fund

No expense issues present for the fund.

Amount of Public-Parking operating budget expended at year-to-date: 13.2%

Water Protection Fund

Other services for **Water Protection Utility Support Service** ended the quarter at 33% with a majority of the costs from Missouri American Water for shutoff services. This was a significant jump of \$37,600 from this time in FY18. Out of title pay for **Water Protection** was at 44% of budget for the year, and showed an increase of \$3,500 when compared to the first quarter of the previous year. Minor equipment was above projections at 40% with totals nearly equal to that of this same time in the prior year. Water services were over budget by \$7,600, and showed a slight increase of 4% compared to FY18. Dumping fees at the landfill had MO DNR fees well above the mark at 40%, but showed a significant decrease of \$64,700 when compared to the end of September in FY18. Materials and supplies for **Laboratory** increased by 48% compared to the prior year. Wastewater chemicals (31% of budget) and minor equipment (40% of budget) consisted of the majority of the increase. **Sewer Maintenance** appropriated over half of its overtime budget during the first quarter. It was an increase in usage by \$11,900 when compared to the previous fiscal year. Even with encumbrances factored in, the fund was meeting budget.

Amount of Sewer operating budget expended at year-to-date: 25.2% (with \$1,100,000 encumbered)

Golf Fund

Temporary/part-time wages were at 36% of budget, and \$6,500 more than this time in FY18. Materials and supplies for the pro shop and concession stand were \$7,800 above their combined budgets. The extreme dry conditions this summer led to high usage of water service at 84% of budget. There is probably one solid month remaining before the slow season arrives. Expenses should level off as long as spending is held in check during that downtime. Without the encumbrances, expenses are at 31%.

Amount of Golf operating budget expended at year-to-date: 42.9% (with \$90,000 encumbered)

FY2019 FIRST QUARTER FINANCIAL REPORT

Transit Fund

The fund was above quarterly projections due to two variances. Maintenance & repair of motor vehicle jumped significantly compared to last year with \$43,500 more expensed. The breaking down of the current fleet were widely publicized last spring and was approved by Council to purchase nine new buses. Those should be ready later this fiscal year. Other services, where Transit Management and benefits are booked, were at 32% of budget and had increased by \$149,200 when compared to the first quarter of FY18.

Without the encumbrances, the program sits at 27.0% of budget expended.

Amount of Transit operating budget expended at year-to-date: 37.8% (with \$651,200 encumbered for materials & supplies)

Landfill Fund

Landfill Operations was well over budget on maintenance & repair of machinery & equipment at 73%. The total spent inflated by \$35,100 when compared to the same timeframe of FY18. There have been multiple repairs required of the Caterpillar equipment.

Amount of Landfill operating budget expended at year-to-date: 26.1% (with \$155,800 encumbered)

FY2019 FIRST QUARTER FINANCIAL REPORT

INVESTMENT REPORT

COMMENTARY

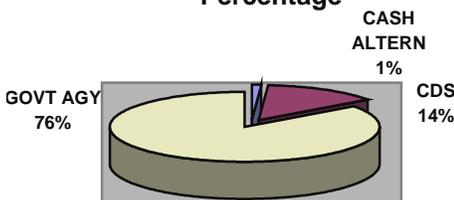
The Investment Report is for the twelve month period ended September 30, 2018. The purpose of the report is to keep the reader informed of the diversification and status of the City's investment portfolio within a rolling twelve month period. The City's Investment Policy, adopted by the City Council on July 19, 1994 and revised October 18, 2010 and January 17, 2017, guides investment activities and ensures that City funds are invested in a manner which provides the highest investment return with maximum security while meeting the daily cash flow demands in accordance with all state and local laws.

CASH INVESTMENTS

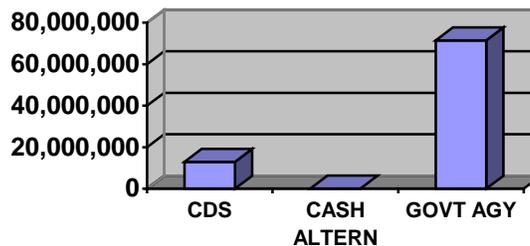
As of September 30, 2018, \$83,080,501 of the City's idle cash was invested in Cash Alternatives or Money Market Instruments and Fixed Income Securities including Certificates of Deposits, and Government Securities. As of the latest 2017 investment policy revision, the City may invest in Time Deposits, Linked Deposits, U.S. Treasury and Federal Agency Securities, Commercial Paper, Bankers' Acceptances, Repurchase Agreements, and Reverse Repurchase Agreements.

Legality and safety are the foremost objectives of the City's investment program. The City will invest the city's excess funds only within the legal guidelines set forth by the Constitution and Laws of the State of Missouri, and the City's Code of Ordinances, Chapter 2 – Administrative Code. Any investment alternative outside these guidelines is not permissible. Safety of principal is the primary objective of the investment program. Investments shall be undertaken in a manner that seeks to ensure the preservation of capital in the overall portfolio. The object will be to mitigate credit risk and interest rate risk. As of August, 2017, the Administrative Services Department began utilizing UBS Financial Services to enhance total portfolio return by means of active portfolio management.

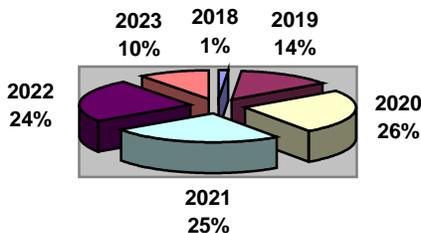
Investment Types by Percentage



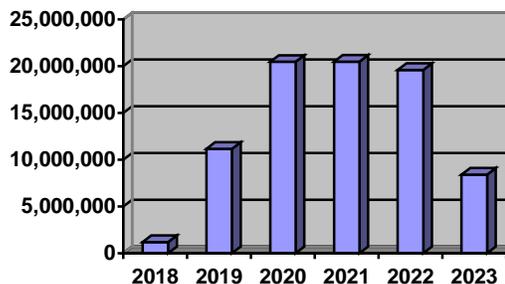
Investment Type by Amounts



Investment Maturities by Percentage



Investment Maturities by Amount



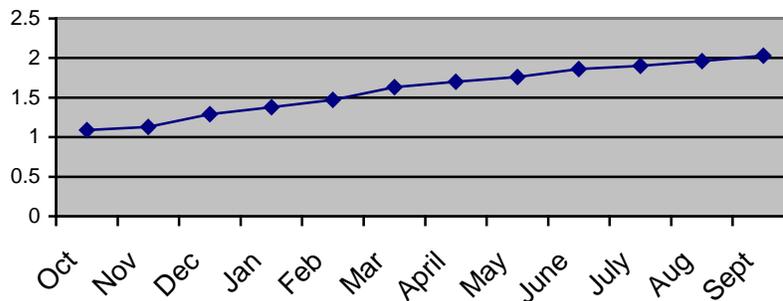
FY2019 FIRST QUARTER FINANCIAL REPORT

UBS Financial has managed the investment portfolio to produce the expected coupon cash flow of \$1,625,628 for October, 2018 to September, 2019 and \$1,498,991 for October, 2019 to September, 2020 with a yield to maturity of 2.982% and average maturity of 2.78 years.

INTEREST INCOME

The City also receives interest income on cash balances in its checking account. Interest is distributed to each fund at the end of each month. The interest rate is equal to the average 91 day Treasury Bills on the City's average collected balance. The rate the City received for the month of September, 2018 was 2.03% compared to 1.07% in September, 2017. The fiscal year averaged around 1.60% a month. Because of collateral agreements with the banking institution insuring cash balances, this is as safe as investments in U.S. Treasury Bills.

**October 1, 2017 - September 30, 2018
Interest Rates**



Fiscal Year 2018/2019

Unrestricted cash deposits and investments of the City are pooled and include cash held in commercial bank checking accounts and investments held in United States Government Treasury and Agency securities. All funds with a cash balance carry an "Equity in Pooled Cash" balance on the financial statements equal to their respective cash deposit and investment portion of the pool. The individual funds "Equity in Pooled Cash" equals the \$91,923.844 the City records as unrestricted.

Restricted cash deposits and investments are restricted for legal purposes or purposes designated by City Administration. In accordance with bond transcripts, the Trustees of the bonds are legally required to hold reserves at their financial institution. Currently, the City has \$42,248,833 held at various locations as instructed by the bond transcripts.

The charts beginning on the next page show the September 30, 2018 status of city cash by type of investment, type of restriction and unrestricted cash balances.

FY2019 FIRST QUARTER FINANCIAL REPORT

CASH By Type of Investment September 30, 2018

Checking Account Balance:		\$7,408,188
UBS Investment Account:		
Cash Alternatives	\$72,317	
Certificate of Deposits	\$13,020,000	
Government Agencies	\$71,423,340	
Unrealized Gain/Loss	(\$1,762,569)	
Accrued Interest	\$327,413	
	83,080,501	
Cash and Investments		90,488,689
Bond Reserves (held at various institutions)		42,248,833
		132,737,522

CASH By Type of Investment September 30, 2018

Unrestricted Cash Balance:		
Cash	\$7,408,188	
Investments	\$83,080,501	
	\$90,488,689	
Restricted Cash Balance:		
Bond Reserves (various institutions)		\$42,248,833
		\$132,737,522

The label “unrestricted cash” is deceiving. The cash is unrestricted only in the accounting sense of not being legally restricted to a certain use, like bond reserves. The cash is restricted in the sense of what fund it belongs to and what that fund can use it for.

The chart on the following page breaks down the \$92 million “unrestricted” cash figure above by fund and designated uses (if any).

FY2019 FIRST QUARTER FINANCIAL REPORT

CASH

UNRESTRICTED CASH BY FUND

September 30, 2018

General - Cash	\$3,492,523	
Emergency	\$1,125,000	
Escrows/Grants	\$418,161	
Public Nursing/Richardson Trust/CHIP/Med Res	\$89,115	
Senior Center Foundation/W Morgan Trust	\$15,259	
Cell Phone/Downtown Economic Development	\$4,505,750	
Computer Reserve/Street Enhancement	\$4,590,233	\$14,236,041
Street Maintenance - Cash		\$1,325,297
Parks, Recreation & Civic Facilities-Cash		\$159,448
Public Safety - Cash		\$1,361,342
CDBG - Cash		(\$478,579)
Special Allocation - Cash		\$4,068,538
Riverboat - Cash		\$378,270
Museum		\$385,905
Capital Projects - Cash		\$5,246,033
Aviation - Cash	\$401,011	
Escrows/Grants	\$9,362	\$410,373
Parking - Cash	\$118,317	
Escrows	\$8,984	\$127,301
Water Protection - Cash	\$8,376,653	
In House Bond Reserve / Escrow / Project	\$17,927,975	\$26,304,628
Golf - Cash		(\$12,836)
Mass Transit - Cash		\$22,778,707
Landfill - Cash	\$5,303,624	
PostClosure	\$6,048,515	\$11,352,139
Worker Compensation - Cash		\$1,815,347
Payroll - Cash		\$546,493
Fund 713 Tuscany - Cash		(\$3,608)
Fund 714 2317 Belt CID - Cash		\$91
Fund 715 St Joseph Gateway TDD - Cash		\$53,235
Fund 716 Cooks Crossing CID - Cash		\$3,342
Fund 717 East Hills CID - Cash		(\$3,670)
Fund 719 Beck Road CID - Cash		\$2,423
Fund 780 Library - Cash		\$0
CDBG Loan Funds - Cash		\$1,867,583
		\$91,923,844
		\$91,923,844

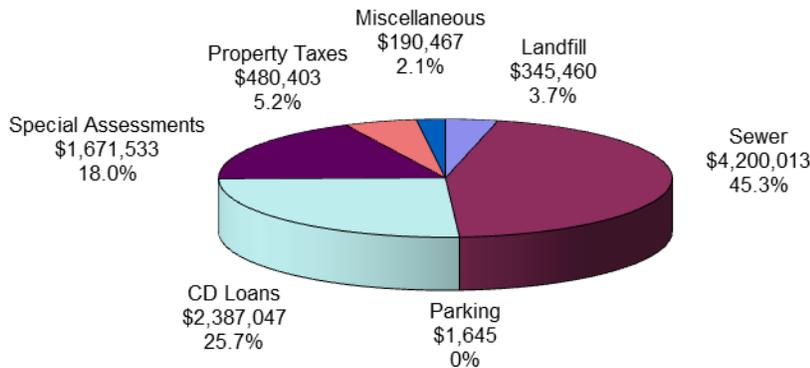
FY2019 FIRST QUARTER FINANCIAL REPORT

Accounts and Loans Receivable Report For Quarter Ended September 30, 2018

COMMENTARY

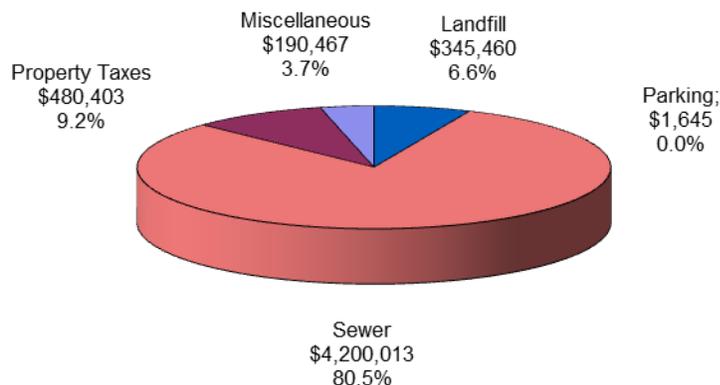
This Accounts and Loan Receivable Report covers the first quarter ended September 30, 2018. The purpose of this report is to identify the various types and amounts of receivables, discuss the City's various collection efforts and provide an estimate of receivable collectability. Total Accounts and Loans Receivable at September 30, 2018 are \$9,276,567, broken out as follows:

Accounts Receivable and Loan Receivable Report For Quarter Ended September 30, 2018



Accounts Receivables are generated from routine services provided to City residents and from taxes, licenses and fees. Loans and Lien Receivables are special payment arrangements created for specific individuals within the community. Details of each type will now be discussed in detail by type.

Accounts Receivable For Quarter Ended September 30, 2018 (Excludes Loans and Special Assessments)



The Accounts Receivable graph above excludes CDBG loans and Special Assessments receivables due to the varying factors. CDBG loans are spread out over 30-40 years, leaving most of the receivable due into the future and not past due. Special Assessments are liens upon property which are assumed uncollectible at the point of issuance due to the nature of the lien.

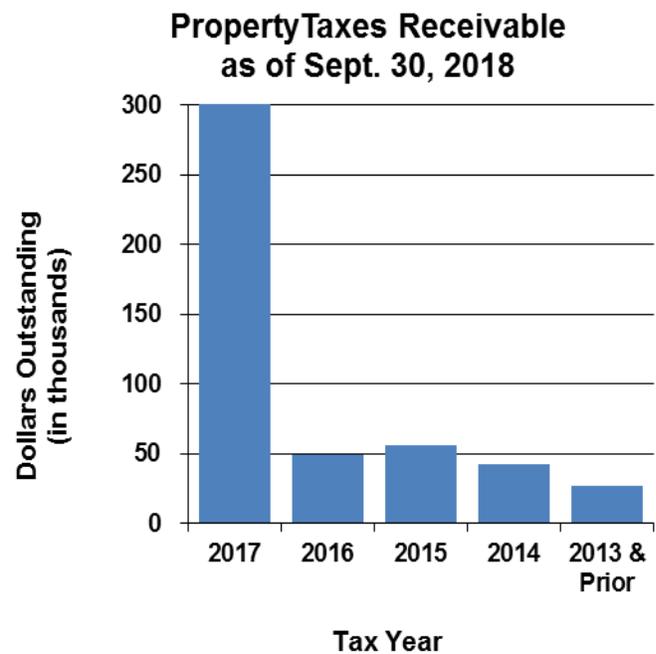
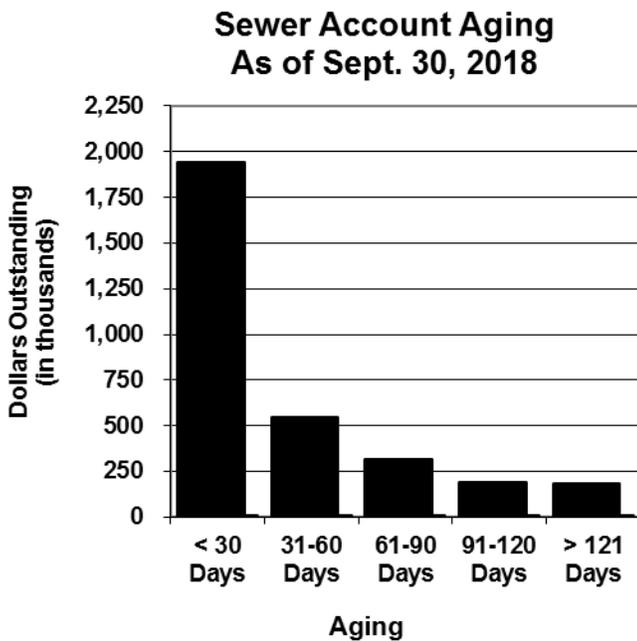
FY2019 FIRST QUARTER FINANCIAL REPORT

City Sewer Fund receivables (80.5%), shown below include only City sewer billings. The total sewer receivable includes monthly sewer billings (\$3,174,715), South St. Joseph Industrial District (\$303,746), sewer industrial surcharge customers (\$705,915), and septic load processing charges (\$15,637). Total sewer amounts due are \$4,200,013 as of September 30, 2018.

Country Club Village (CCV) contracted with the City to bill and collect user fees beginning April, 2013. The CCV receivable balance of \$379,264 is also included in the total receivable balance on general ledger, but not in the graph below.

There were 2,108 termination notices sent out during the first quarter of FY2019 with 386 service addresses being disconnected and 318 accounts were reinstated. Collections focused on consistency within the notice processes - termination notices and collection agency turnover with the purpose of obtaining prompt payment of monthly user fees. As a result of these efforts, cumulative bad debt percentage of revenue as of September 30, 2018 is three and six-tenths (3.6%) for all sewer billings. City collections group, which includes Legal, City Manager, Administrative Services Director and Utility Billing staff review reports regularly to discuss activity and possible changes to procedures.

Two types of payment plans are utilized: 1) six-month payment plan; and 2) twelve-month payment plan for those who meet income guidelines approved by City social services agencies. There are currently 263 six-month and 45 twelve-month active payment plans. Both have proven popular, but many not successful. Those active accounts failing the payment plan are placed back within the delinquent accounts and mailed another termination letter. Those with special circumstances are reviewed by managers before another payment plan is granted.



Property Tax receivables (9.2%), include the current receivables for tax year 2017 & prior (aging shown above). County collections for prior year taxes from July through September, 2018 total \$293,635, compared to \$289,139 for fiscal year 2018 a one and six-tenths (1.6%) increase over fiscal year 2018 collections.

FY2019 FIRST QUARTER FINANCIAL REPORT

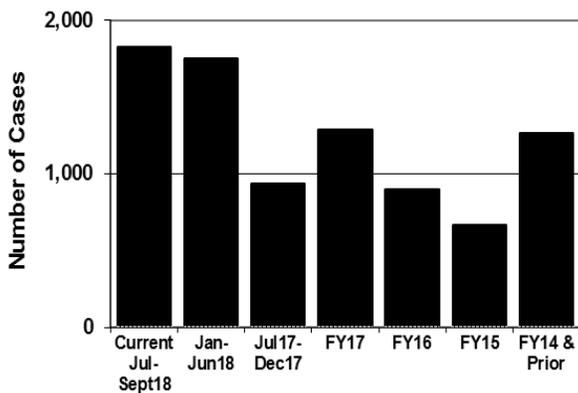
The City 2018 tax levies (FY19) were set by Special Ordinance No. 9469 on August 27, 2018 at \$1.1398 per \$100 valuation, the same rate as tax year 2017. A Hancock allowance (2.1%) increase was allowed, but valuations increased more than Hancock allowance - forcing the levy for each purpose General, Health, Park and Museum to remain the same. The second quarter report will include current (2018) and prior year collections.

Landfill Fund receivables (6.6%) include hauler accounts set up for monthly billing and land leases approved by contract. These are billed by the Administrative Services Department based upon reports and invoices generated out of WasteWorks software. Total billings to date are \$927,208, an **increase** of \$10,758 or one and two-tenths (1.2%) percent over the same period in fiscal year 2018. Total FY2019 tipping fee revenues of \$1,360,726 represents an **increase** of four and three-tenths (4.3%) percent from fiscal year 2018 (\$58,596). Outstanding receivables, as of September 30, 2018, total \$345,460. This is good news as the tipping fees were reduced on July 16, 2018 from \$34.00 per ton to \$32.00 per ton and revenues continue to trend positively.

Municipal Court receivables are recorded in the INCODE Court software. Open citations as of September 30, 2018 total 8,624 citations. Although State legislation forced a decline in revenue beginning in FY2016, another major reason why revenues had declined was the number of citations filed. Fiscal year 2019 shows - Police with 2,658 cases, compared to 2,646 cases in FY18 (an **increase** of .5% percent), and Property Maintenance 311 cases, compared to 368 cases in FY18 (or **decrease** of 15.5% percent). Animal Control citations filed 106 cases, a slight decrease from 108 cases (-1.9%) in FY18.

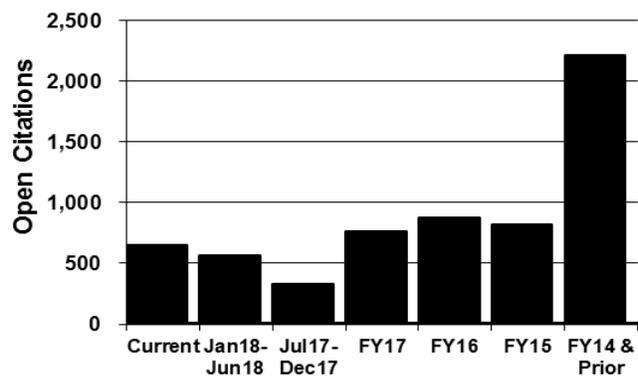
The table below shows the aging of open cases. As of September 30, 2018, court fines and fees collected total \$179,071, compared to \$184,895 for the same period in fiscal year 2018, a **decrease** of \$5,824 or three and two-tenths (-3.2%) percent. City retained Court revenues are \$128,935 compared to \$144,099 in fiscal year 2018, a ten and five-tenths (-10.5%) percent **decrease**. The citations filed for FY2019 total 3,131, compared to 3,136 for FY2018, a **decrease** of five (5) citations (-.2%) from all Departments.

**Municipal Court Open Cases
As of Sept. 30, 2018**



Aging

**Aging Open Parking Citations
as of Sept 30, 2018**



Aging

Public Parking receivables (<1%) include parking permits billed to businesses for parking at City garages. Other receivables include parking citations outstanding as recorded in the Parking database, but amounts due remain uncertain due to requests for dismissal and cases filed and/or protested in Municipal Court, etc. A total of 1,186 parking citations have been written this fiscal year – 943 by public parking staff and 243 by police officers and firemen.

FY2019 FIRST QUARTER FINANCIAL REPORT

Total parking fine revenues to date are \$15,290, of which \$13,884 (90.8%) are fines remitted directly to the City and from collection letters generated by Administrative Services. Municipal Court summons have resulted in the remaining \$1,406 (9.2%). A total of 1,511 collection letters have been sent this fiscal year and 6,222 citations remain open as of September 30, 2018. The aging of citations is shown in the table above. Revenues continue to decline along with the number of citations written from year to year. Most of the reason for this is staff shortages.

The Parking Fund continues to receive one half of the motor vehicle fees collected by the Buchanan County Collector and the \$1 fee added to Ticketmaster events at the Civic Arena to assist in parking lot maintenance fees.

Miscellaneous Receivables (3.7%) of the Receivables above are billed by Administrative Services. Miscellaneous billings include:

- General - LEC charges, fire district contracts, and Administrative fees for Chapter 100 bonds, Heartland Health and Buchanan County shared expenses for maintenance of the communication system; franchise taxes and PILOT taxes due per Chapter 100 agreements;
- SIM & R – Street/utility cuts, culvert pipe purchased for installation;
- PRCF – Horace Mann monthly leases, Hockey Club and Figure Skating Club ice rentals;
- Public Health – Birth/Death certificate monthly billings, monthly pound fees for area cities, and Buchanan County Health Contract;
- Special Allocation Fund – Invoices sent to Buchanan County for County portion of EATS sales tax;
- Aviation Fund – Monthly hangar leases, annual land leases, monthly Airport Café lease;
- Mass Transit Fund – Various monthly pass invoices;
- Payroll Fund – Retiree and Cobra insurance billings.

Business Licenses/Permits are also miscellaneous receivables, but not included in the total. Most of these billings are unknown at the time of billing as many are based upon gross receipts unknown at the time of renewal.

Annual licenses, permits and inspections for business activity are billed and collected by the Licensing and Building Development Division with assistance from Customer Assistance Division annually. These receivables are recorded in the Accela software database when received. A total of 6,923 business license and permit renewals were sent out on May 7, 2018 and due on June 30, 2018. To date, collection efforts made include the original renewal application, a delinquent letter, and courtesy phone calls. Remaining list of expired businesses will be reviewed for possible summons to Municipal Court in the third quarter. The year to date revenues are broken down by type as follows:

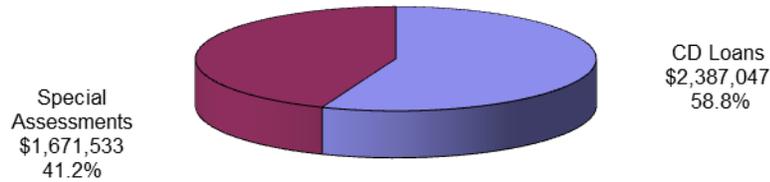
Business Licenses and Permits By Type For Month Ended September, 2018

Type	YTD Revenue	
	FY19	FY18
Business licenses	\$135,345	\$59,530
Liquor licenses	\$5,760	\$2,755
Health permits/inspections	\$10,360	\$9,678
Alcohol server licenses	\$6,595	\$7,600
Fire inspection permits	\$4,150	\$3,800
Alarm permits (police/fire)	\$5,619	\$4,807
Trade licenses	\$1,961	\$4,163
Totals	\$169,789	\$92,333

FY2019 FIRST QUARTER FINANCIAL REPORT

Loan and Special Assessment Receivables account for \$4,058,580 or 43.7% of all receivables and broken out individually below.

**Loan & Special Assessment Accounts Receivable
As of Sept. 30, 2018**



Special Assessment Liens receivable (41.2%) total \$1,671,533, include demolition liens (\$720,658), general code violations for weed and trash liens (\$850,055), and street and sewer improvement/use liens (\$100,820). Demolition and weed and trash liens are billed and collected by the Customer Assistance Division, with payment arrangements available on demolition liens up to a ten (10) year period in which to pay back the City. Sewer Improvements and Street Special Assessments are billed and collected by the Administrative Services Department.

Accounts deemed to be collectable may be pursued through additional collection letters and, if necessary, lawsuits filed in Buchanan County Circuit Court as a personal debt of property owners. Inspectors continue to be issue summons to Municipal Court for violations. The City requests restitution for any costs incurred in cleanup of the property. Amounts paid by the defendant include fines for non-compliance and any City restitution for that particular City cleanup.

Fiscal Year 2019 year-to-date collections for all liens total \$26,248, compared to \$19,664 or an **increase** of \$6,584 (33.5%) for the same period in fiscal year 2018.

Aging of Special Assessments - Amount Due			
Period	Dollars	Dollars (%)	#
Current (Jul18-Sept18)	61,333	3.7%	352
Jan18-Jun18	88,663	5.3%	730
Jul17-Dec17	29,788	1.8%	820
FY17	39,891	2.4%	610
FY16	95,061	5.7%	227
FY15	79,107	4.7%	130
FY14 & Prior	1,277,691	76.4%	861
Total Outstanding	1,671,533	100.0%	3,730

Community Development (C.D.) Loan receivables (58.8%) are low-interest loans made to low and moderate income residents under regulations promulgated by the Federal Department of Housing and Urban Development (HUD). These loans vary in length from 15 to 40 years. Although total loans outstanding are \$2,387,047, less than one percent or \$8,933 are principal and interest past due.

The Accounting Division, in the Administrative Services Department, monitors these accounts, with initial payments being mailed out by Community Development staff. The C.D. Loan Committee, comprised of Administrative Services, Community Development and Legal staff, meet regularly to discuss accounts with balance portions greater than 30 days delinquent and decide upon the

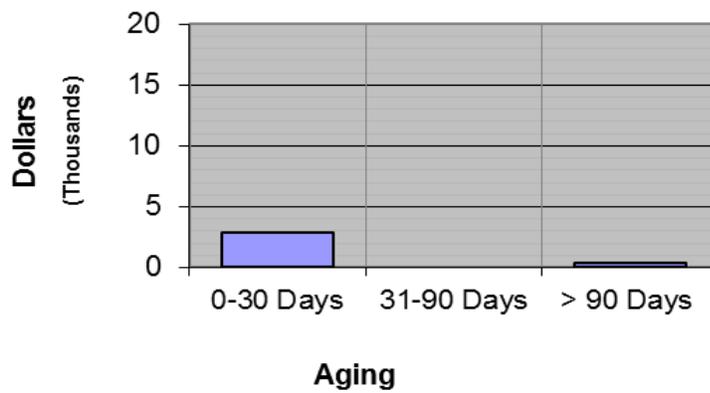
FY2019 FIRST QUARTER FINANCIAL REPORT

collection measures to be used, from general collection letters to foreclosure if necessary. The number outstanding accounts and loan amounts due vary by type and are listed below.

CDBG Loan Aging

Aging	Dollars
0-30 Days	4,566
31-90 Days	3,409
> 90 Days	958
Future	2,381,523
Total Due	\$2,387,047

CDBG Loan Aging As of Sept 30, 2018



CONTRACTS EXECUTED - \$5,000 TO \$25,000

<u>Date</u>	<u>PO #</u>	<u>Vendor</u>	<u>Description</u>	<u>Program</u>	<u>Title</u>	<u>Object</u>	<u>Name</u>	<u>Amount</u>
2018-07-12	R42131E	MAILFINANCE INC	Mail Machine Lease Services	8600	Purchasing	1470	Vehicle & Equipment	
2018-08-10	P19022	STARCHASE LLC	Complete Launcher System,	2280	Restricted Police Funds	1630	Rental	5,700.00
2018-09-10	M19045	IHP INDUSTRIAL INC	Emergency repairs to water lin	3040	Nature Center	1475	Machinery & Equipment	11,390.00
		BECAUSE WATER BENEFIT					M&R of Bldg & Facilities	8,471.00
2018-09-27	P19058	CORP	Elkay EZWRSK EZH20 Water Bottl	6710	Clinic Services	1390	Other Materials & Supplies	6,191.70
		CARRIAGE OAKS			Street Enhancement Use			
2018-08-10	P19023	HOMEOWNERS ASSOC	Reimbursement Agreement for	2185	Tax	1740	Streets, Curbs & Sidewalks	22,200.00
		J D BISHOP CONSTRUCTION			Street Enhancement Use			
2018-09-20	P19053	LLC	South 3rd at Felix (South Boun	2185	Tax	1740	Streets, Curbs & Sidewalks	5,880.00
		J D BISHOP CONSTRUCTION			Street Enhancement Use			
2018-09-20	P19053	LLC	South 3rd at Edmond (North &	2185	Tax	1740	Streets, Curbs & Sidewalks	15,237.60
		J D BISHOP CONSTRUCTION			Street Enhancement Use			
2018-09-20	P19053	LLC	4th & Edmond	2185	Tax	1740	Streets, Curbs & Sidewalks	16,576.00
2018-08-14	P19025	DREXEL TECHNOLOGIES	HP PageWide XL 4000 MFP Series	8500	Engineering	1630	Machinery & Equipment	23,300.00
		MIDWEST OFFICE SUPPLY						
2018-08-14	P19026	INC	Purchase New Desks/Furniture f	8500	Engineering	1365	Minor Equipment	12,879.14
		MIDWEST MOBILE RADIO			Public Works		Major Repairs &	
2018-08-07	P19018	SERVICE I	Misc. Radio Equipment per	8520	Communications	1484	Replacement	6,199.56
					Public Works		Major Repairs &	
2018-08-07	P19019	MOTOROLA	Control Station, APX4500 with	8520	Communications	1484	Replacement	16,648.50
		INDUSTRIAL POWERSOURCE			Non Departmental Cell		Major Repairs &	
2018-07-13	P19004	LTD	New Crown Zamboni Batteries	0011	Phone	1484	Replacement	9,771.00
		CROWD CONTROL			Non Departmental Cell			
2018-07-25	P19006	WAREHOUSE	10.5 Ft. SportPanel PVC Outfie	0011	Phone	1335	Recreation Supplies	11,875.05
2018-09-10	P19045	WEATHER OR NOT INC	Weather Forecasting Service	2150	Snow/Ice Removal	1410	Professional Services	8,869.00
2018-08-10	P19020	HEIMAN FIRE EQUIPMENT	Thermal Imager Camera	2595	Public Safety Fire	1630	Machinery & Equipment	20,925.00
		SUPERIOR EXTERIOR OF NW						
2018-09-10	P19040	MO LLC	Rehab project for Bradley Weye	5210	Housing & Revitalization	1498	Other Services	23,248.50
		SUPERIOR EXTERIOR OF NW						
2018-09-10	P19040	MO LLC	Rehab project for Bradley Weye	5210	Housing & Revitalization	1498	Other Services	21,135.00
		SUPERIOR EXTERIOR OF NW						
2018-09-10	P19041	MO LLC	Rehab Project for David Osgood	5210	Housing & Revitalization	1498	Other Services	21,750.00
2018-09-24	P19055	DAVIS CUSTOM HOMES LLC	Rehab Project for Tina Bully	5210	Housing & Revitalization	1498	Other Services	21,270.00
2018-09-17	P19047	MADGET DEMOLITION INC	Demolition, removal, and clean	5360	Demolitions	1498	Other Services	8,200.00
2018-08-28	MS18-02	MIDLAND SURVEYING INC	WO MS2018-02 2021 Urban Trail	1150	Capital Projects Program	1410	Professional Services	12,800.00
		RESTORATION AND						
2018-09-24	SO9315-2	WATERPROOFING	CO # 2 Missouri Theater Exteri	1150	Capital Projects Program	1720	Buildings	20,000.00
2018-08-07	SO9411-1	TNR CONSTRUCTION LLC	CO# 1 Atchison Street	1150	Capital Projects Program	1740	Streets, Curbs & Sidewalks	23,841.59
2018-09-20	SO9411-2	TNR CONSTRUCTION LLC	CO # 2 - Atchison Street	1150	Capital Projects Program	1740	Streets, Curbs & Sidewalks	22,634.07
					Airport Improvement		Improv Other Than	
2018-08-16	P19029	IDEKER INC	Emergency Service/Repairs	1290	Programs	1730	Buildings	21,350.00
		PROFESSIONAL RECOVERY			Water Prot Utility Support			
2018-07-13	SO9435	CONSULTA	Sewer - Collection Agency Fees	8560	Ser	1410	Professional Services	20,000.00
2018-07-24	40051-22	BLACK AND VEATCH CORP	WO 40051-22 Plant Wide Process	6330	Water Protection	1410	Professional Services	24,866.00
2018-08-28	40051-23	BLACK AND VEATCH CORP	Wholesale Customer & Industria	6330	Water Protection	1410	Professional Services	24,811.00
2018-09-19	M19050	WINSUPPLY	6" Duplex Basket Strainer	6330	Water Protection	1484	Major Repairs &	14,638.89
		MCCLURE ENGINEERING					Replacement	
2018-08-02	MCC18-1	COMPANY	WO MCC2018-01 City's Water She	6330	Water Protection	1410	Professional Services	20,000.00
2018-07-24	P19005	IOWA SFK LEASING INC	HP28B02 - Power Unit 27 HP	6330	Water Protection	1484	Major Repairs &	6,829.55
							Replacement	
2018-07-27	P19009	USA BLUEBOOK	AS950 All Weather Refrigerated	6330	Water Protection	1484	Major Repairs &	10,630.00
		CUMMINS CENTRAL POWER					Replacement	
2018-08-02	P19014	LLC	Inspection & Repair for	6330	Water Protection	1478	M&R of Machinery &	15,104.59
2018-08-24	P19031	DURKIN EQUIPMENT	ABB Magnetic Flow Meter with	6330	Water Protection	1475	Equipment	6,840.00
							M&R of Bldg & Facilities	

CONTRACTS EXECUTED - \$5,000 TO \$25,000

<u>Date</u>	<u>PO #</u>	<u>Vendor</u>	<u>Description</u>	<u>Program</u>	<u>Title</u>	<u>Object</u>	<u>Name</u>	<u>Amount</u>
2018-09-05	P19034	R S ELECTRIC	Replacement electrical service	6330	Water Protection	1484	Major Repairs & Replacement	11,225.00
2018-09-05	P19035	KCP&L	Install 3 Phase Transformer Ba	6330	Water Protection	1484	Major Repairs & Replacement	8,209.14
2018-08-07	M19013	SPRAGUE EXCAVATING INC	Furnish all labor, equipment a	1240	Sewer Improvement Programs	1740	Streets, Curbs & Sidewalks	14,070.40
2018-08-14	M19022	SPRAGUE EXCAVATING INC	Furnish all labor, equipment a	1240	Sewer Improvement Programs	1730	Improv Other Than Buildings	19,678.00
2018-07-31	P19008	SUPPLY CO	Envirosight Rovver X Remote Li	1240	Sewer Improvement Programs	1630	Machinery & Equipment	12,500.00
2018-07-31	P19008	KEY EQUIPMENT AND SUPPLY CO	Crawler Extension / Carriage	1240	Sewer Improvement Programs	1630	Machinery & Equipment	10,000.00
2018-08-07	P19015	SPRAGUE EXCAVATING INC	Furnish all labor, equipment a	1240	Sewer Improvement Programs	1730	Improv Other Than Buildings	10,232.80
2018-08-07	P19016	VL PHILLIPS CO	Belshe Trailer DT255-2AP	1240	Sewer Improvement Programs	1630	Machinery & Equipment	15,800.00
2018-08-21	P19030	SPRAGUE EXCAVATING INC	Furnish all labor, equipment a	1240	Sewer Improvement Programs	1730	Improv Other Than Buildings	23,079.60
2018-09-10	P19044	SPRAGUE EXCAVATING INC	Furnish all labor, equipment a	1240	Sewer Improvement Programs	1730	Improv Other Than Buildings	20,194.00
2018-09-27	P19059	SPRAGUE EXCAVATING INC	Furnish all labor, equipment a	1240	Sewer Improvement Programs	1730	Improv Other Than Buildings	21,514.00
2018-09-27	P19060	SPRAGUE EXCAVATING INC	Furnish all labor, equipment a	1240	Sewer Improvement Programs	1730	Improv Other Than Buildings	20,674.00
2018-09-27	P19061	SPRAGUE EXCAVATING INC	Furnish all labor, equipment a	1240	Sewer Improvement Programs	1730	Improv Other Than Buildings	21,214.00
2018-07-13	R43241A	WELLS FARGO FINANCIAL	Smithco Spray Star 1750 Spraye	1300	Golf Course Improvement Prog	1470	Rental	9,051.96
2018-08-16	M19018	LEASING	Engine Repairs of Unit 0537	1710	Transit Operations	1480	M&R of Motor Vehicles	18,949.00
2018-07-12	39306-48	MHC KENWORTH	WO 39306-48 Prepare Stage 7A	6110	Landfill Operations	1410	Professional Services	21,007.00
2018-08-24	39306-49	S C S ENGINEERS	WO# 39306-49 Prepare NDPES	6110	Landfill Operations	1410	Professional Services	5,000.00
2018-07-26	40128-29	BLACKSTONE ENVIRONMENTAL	Test Pad Construction 2018	6110	Landfill Operations	1410	Professional Services	24,755.00
								\$ 829,216.64

Non-Ordinance Budget Amendments Report

<u>Transfer #</u>	<u>DESCRIPTION of</u>	<u>FY</u>	<u>Date</u>	<u>Vers.</u>	<u>PROGram</u>	<u>OBject</u>	<u>Reason</u>	<u>Type</u>	<u>Amount</u>	<u>Job #</u> <u>Reference</u>
001 General Fund										
30 Police										
BT020	UNIFORM/HOLSTER	2019	09/14/2018	07	2210	1340	CA	A	597.00	1076861
					1340 Safety Equipment/Clothing				597.00	
BT020	UNIFORM/HOLSTER	2019	09/14/2018	07	2210	1365	CA	A	195.00	1076861
					1365 Minor Equipment				195.00	
					2210 Patrol Operations				792.00	
BT020	UNIFORM/HOLSTER	2019	09/14/2018	07	8340	5070	CA	A	597.00	1076861
BT020	UNIFORM/HOLSTER	2019	09/14/2018	07	8340	5070	CA	A	195.00	1076861
					5070 Recovery/Reimbursements				792.00	
					8340 Police Administration				792.00	
					30 Police				1,584.00	
					001 General Fund				1,584.00	

**CITY OF ST. JOSEPH
VENDOR SERVICE CONTRACTS
JULY-SEPTEMBER, 2018**

Service	Service Provider	Orig Contract Periods	Orig Ext Periods	# of Ext. Left	CY Contract Ext Expires	Final Ext Expires	Advertise Date Approx.	Date RFP Due Approx.	Dept
OPEB GASB 45 Actuarial Services	Jefferson Solutions	1	4	4	Jun-2022	Jun-2022	Mar-2022	Apr-2022	AD SVS
Financial Advisor	Piper Jaffray & Co	1	4	4	Jun-2022	Jun-2022	Mar-2022	Apr-2022	AD SVS
Collection of Past Due Obligations for Municipal Court	Professional Recovery Consultants	2	3	3	Jun-2020	Jun-2023	Apr-2023	May-2023	AD SVS
Collection of Past Due Obligations for Sewer and Other Billings	Professional Recovery Consultants	2	3	3	Jun-2020	Jun-2023	Apr-2023	May-2023	AD SVS
City-wide Trash Service	Waste Management	1	2	0	Jan-2019	Jan-2021	Dec-2020	Dec-2020	AD SVS
Uniforms, Mat, Mop Rental & Laundry Svcs	Walker Unifroms	2	1	0	Mar-2021	Mar-2021	Jan-2021	Feb-2021	AD SVS
Banking	Citizen's Bank and Trust	1	4	0	Jun-2019	Jun-2023	Feb-2023	Mar-2023	AD SVS
Procurement Cards	U. S. Bank	1	4	0	Jun-2019	Jun-2023	Feb-2023	Mar-2023	AD SVS
Merchant Card Services	U. S. Bank	1	4	0	Jun-2019	Jun-2023	Feb-2023	Mar-2023	AD SVS
Lockbox Processing Services	Citizens Bank & Trust	1	4	0	Jun-2019	Jun-2023	Feb-2023	Mar-2023	AD SVS
Copier Rental	All Copy Products	3	2	2	Jul-2019	Jul-2020	Apr-2020	May-2020	AD SVS
Towing Services	R&W Tow and Recovery, Inc.	1	2	2	Mar-2019	Mar-2020	Jan-2020	Feb-2020	AD SVS
Auditing	CliftonLarsonAllen LLP	5	0	0	Jun-2019	Jun-2020	Feb-2020	Mar-2020	AD SVS
Postage Machine & Folder/inserter Lease	Lineage, Inc.	1	3	2	Oct-2019	Oct-2020	Sep-2020	Sep-2020	AD SVS
Bond Counsel	Gilmore and Bell Kansas City, MO	1	4	3	Sep-2019	Sep-2021	Jul-2021	Aug-2021	AD SVS
Aviation Planning and On-Call Design Services	Jviation, Inc. Jefferson City, MO	5	0	0	Jan-2022	Jan-2022	Sep-2021	Oct-2021	AV
Land Lease Agreement Rosecrans Airport	Life Net Air Medical Service	1	4	1	Jul-2019	Jul-2019	Feb-2019	Mar-2019	AV
Farmland Lease	Bryan Paden Wathena, KS	5	0	0	Jan-2020	Jan-2020	Dec-2019	Dec-2019	AV
Lease for Restaurant Space at Rosecrans Memorial Airport	Cheryl Green dba the Diner at Rosecrans	1	9	5	Oct-2018	Oct-2023	Jul-2023	Jul-2023	AV
Herzog Contracting Company Land Lease	Flight Department	50	0	0	Jul-2043	Jul-2043	None	None	AV
BMS Land Lease	Dan Bayer 100 N. Airport Rd	99	0	0	Oct-2067	Oct-2067	None	None	AV
C-1 Aircraft Hangar	Bill Brown	Month to Month	0	0	Month to Month Lease	Month to Month	None	None	AV
Realty Services	Reese & Nichols Ide Capital	1	4	4	Apr-2019	Apr-2023	Dec-2022	Jan-2023	CW
Property Insurance Policy	MOPERM; CBIZ BCKW	1	Subject to Annual	Subject to Annual	Subject to Annual	Subject to Annual	None	None	HR
Liability Insurance	MOPERM; CBIZ BCKW	1	Subject to Annual Renewal	None	None	HR			

**CITY OF ST. JOSEPH
VENDOR SERVICE CONTRACTS
JULY-SEPTEMBER, 2018**

Service	Service Provider	Orig Contract Periods	Orig Ext Periods	# of Ext. Left	CY Contract Ext Expires	Final Ext Expires	Advertise Date Approx.	Date RFP Due Approx.	Dept
Workers' Compensation Third Party Administrator	Thomas McGee, L.C. Kansas City, MO	1	Subject to Annual Renewal	Subject to Annual Renewal	Jun-2019	Jun-2019	None	None	HR
Workers' Compensation Bond	Safety National Casualty Co. Brokered by Thomas McGee	1	Subject to Annual Renewal	Subject to Annual Renewal	Jun-2019	Jun-2019	None	None	HR
Workers' Compensation Excess Insurance	Safety National Casualty Co.	1	Subject to Annual	Subject to Annual	Jun-2019	Jun-2019	None	None	HR
Employee Health	Blue Cross Blue Shield of KC	1	2	0	Jun-2019	Jun-2019	Jan-2019	Feb-2019	HR
Legal Services Planning and Zoning	Williams & Campo, P.C.	5	0	0	Out for bid				L
Legal Services Planning and Zoning	Cunningham, Vogel I& Rost,	5	0	0	Out for bid				L
Legal Services Environmental Issues	Aqualaw, PLC	5	0	0	Jun-2019		Feb-2019	Mar-2019	L
Construction and Design Related Issued	Seigfreid, Bingham, P.C.	5	0	0	Out for bid	Jun-2020	Feb-2020	Mar-2020	L
Legal Services Regulatory Issues	William D. Steinmeier, P.C.	6	0	0	Jun-2020	Jul-2020	Feb-2020	Mar-2020	L
Lease of Landfill Property for Farming	Bill Bywaters	5	0	0	Apr-2022	Apr-2022	Feb-2022	Mar-2022	LF
Automated Vending Services - St. Joseph	Acme Music & Vending	3	0	0	Apr-2020	Apr-2020	Feb-2020	Mar-2020	MT
Transit vehicle and General Liability Ins.	Crane Agency, Broker for	1	0	0	Sep-2019	Sep-2019	Jul-2019	Jul-2019	MT
Transit Life & AD&D Insurance	OCHS, Inc. Broker for	3	0	0	Sep-2019	Sep-2019	Jul-2019	Jul-2019	MT
Lawn and Lot Care Services for Transit	K&D Lawncare	3	0	0	Oct-2020	Oct-2020	Aug-2020	Sep-2020	MT
Transit Dental Insurance	CBIZ/BCK&W Agent	2	0	0	Dec-2018	Dec-2018	Oct-2018	Nov-2018	MT
Transit Management Services	First Transit Cincinnati, OH	5	0	0	Jun-2019	Jun-2023	Jan-2023	Mar-2023	MT
Transit Drug Screen	OHS - COMPCARE	3	0	0	Dec-2018	Dec-2018	Oct-2018	Oct-2018	MT
Transit Pension Actuarial Services	CBIZ Benefits & Insurance	3	0	0	Dec-2019	Dec-2019	Oct-2019	Nov-2019	MT
Transit Advertising Signs	Houck Transit Advertising St. Paul, MN	5	0	0	Sep-2021	Sep-2021	Jul-2021	Aug-2021	MT
City Cemetery Mowing	Young's Lawn Service	1	3	0	May-2019	May-2022	Feb-2022	Feb-2022	PH
Interpreting/Translation Services	Sandra Dibella	1	2	2	Jan-2019	Jan-2020	Nov-2019	Nov-2019	PH
Lease of Approx 25 Acres to Plant & Harvest- former Mi-Ho Property	Lau Farming, LLC	1	3	3	Feb-2019	Feb-2020	Dec, 2019	Jan, 2020	PL
Provide Service on the Infrastructure of the Public Safety Radio System at All Sites	Motorola, Inc.	6	0	0	Dec-2019	Dec-2019	None	None	Police

**CITY OF ST. JOSEPH
VENDOR SERVICE CONTRACTS
JULY-SEPTEMBER, 2018**

Service	Service Provider	Orig Contract Periods	Orig Ext Periods	# of Ext. Left	CY Contract Ext Expires	Final Ext Expires	Advertise Date Approx.	Date RFP Due Approx.	Dept
Softball Officiating Services	St. Joseph Umpires and Scorekeepers Association	1	4	4	Feb-2019	Feb-2022	Nov-2022	Dec-2022	PR
Lease Space at Horace Mann Community Center	Community Action Partnership	6	0	0	Jun-2023	Jun-2023	None	None	PR
Exclusive Beverage Sponsorship - Bode Ice Arena/Sports Complex	7UP/Snapple Group	5	0	5	Mar-2020	Mar-2020	Jan-2020	Jan-2020	PR
Exclusive, Non-Alcoholic Beverage Sponsorship for Fairview Golf Course	Pepsi Beverages Co	5	0	0	Jul-2019	Jul-2020	Feb-2020	Feb-2020	PR
Summer Jam Basketball	Interfaith Comm Service	5	0	4	Jan-2019	Jan-2021	None	None	PR
Ticketing Services	Ticketmaster	6	3	3	Jan-2023	Jan-2026	None	None	PR
Sanitary Sewer Rehabilitaiton Services using Cured-In-Place Pipe	SAK Construction, LLC O'Fallon, MO	1	Subject to Annual Renewal	Subject to Annual Renewal	Dec-2018	Dec-2022	Oct-2022	Nov-2022	PW
Transportation Planning Services	AECOM	1	4	0	Feb-2019	Feb-2022	Oct-2021	Nov-2021	PW
Geographic Information Services (GIS)	Midland GIS Solutions	1	4	0	Out for bid				PW
Surveying Services	Midland Surveying, Inc.	1	4	0	Out for bid				PW
Emergency Sewer Repairs	Lewis Backhoe	1	5	0	Jul-2018	Jul-2018	Apr-2018	May-2018	PW
Emergency Sewer Repairs	Sprague Excavating Co	1	5	0	Jul-2018	Jul-2018	Apr-2018	May-2018	PW
On Call Design Services for Wastewater Facility	Burns & McDonnell Engineering Co Kansas City, MO	1	4	1	Jan-2019	Jan-2019	Oct-2018	Oct-2018	PW
On Call Design Services for Wastewater Facility	HDR Engineering	1	4	1	Jan-2019	Jan-2019	Oct-2018	Oct-2018	PW
On Call Design Services for Wastewater Facility	Snyder & Associates, Inc.	1	4	1	Jan-2019	Jan-2019	Oct-2018	Oct-2018	PW
On Call Design Services for Wastewater Facility	Black and Veatch Corp	1	4	1	Jan-2019	Jan-2019	Oct-2018	Oct-2018	PW
On Call Design Services for Wastewater Facility	George Butler & Associates	1	4	1	Jan-2019	Jan-2019	Oct-2018	Oct-2018	PW
Design, Testing and Planning for the Landfill	Burns & McDonnell Engineering	1	4	1	Mar-2019	Mar-2019	Oct-2018	Nov-2018	PW
Major Concrete Pavement Repairs	Auxier Construction	1	5	2	Aug-2019	Aug-2019	Mar-2019	Mar-2019	PW
Major Concrete Pavement Repairs	JD Bishop Construction	1	5	2	Aug-2019	Aug-2019	Mar-2019	Mar-2019	PW
Sewer Line Chemical Root Control	Elite Root Control LLC	1	5	2	Sep-2019	Sep-2019	May-2019	May-2019	PW

**CITY OF ST. JOSEPH
VENDOR SERVICE CONTRACTS
JULY-SEPTEMBER, 2018**

Service	Service Provider	Orig Contract Periods	Orig Ext Periods	# of Ext. Left	CY Contract Ext Expires	Final Ext Expires	Advertise Date Approx.	Date RFP Due Approx.	Dept
Backfill and Repair of Street Cuts	JD Bishop Construction	1	3	1	Oct-2019	Oct-2019	Sep-2019	Sep-2019	PW
Recycling Services	RSP, Inc.	2	3	2	Jun-2018	Jun-2020	Mar-2020	Mar-2020	PW
Landfill Engineering Services	SCS Engineers /Aquaterra Overland Park, KS	1	4	4	Sep-2019	Sep-2020	Jun-2020	Jul-2020	PW
On Call- Architectural	Ellison Auxier Architects	1	4	3	Dec-2018	Dec-2021	Oct-2021	Nov-2021	PW
On Call- Architectural	Goldberg Architects	1	4	3	Dec-2018	Dec-2021	Oct-2021	Nov-2021	PW
Design, Testing and Planning for the Landfill	Blackstone Environmental	1	4	4	Feb-2018	Feb-2019	Oct-2018	Nov-2018	PW
Professional Title Services	First American Title	0	0	0	None	None	None	None	PW
Exclusive Non-Alcoholic Beverage Sponsorship for Products sold at the St Joseph Civic Arena	Pepsi Beverages, Inc.	5	0	0	Nov-2018	Nov-2018	Sep-2018	Sep-2018	PR

TIF PROJECT UPDATES
for Quarter Ended
September 30, 2018

TIF PROJECT NAME	TYPE	PROJECT STATUS	TOTAL APPROVED REIMBURSABLE COSTS				AMOUNT REIMBURSED TO DATE	PROPERTY TAX PILOTS		SALES TAX EATS		MORE THAN/ (LESS THAN) TREND
			ORIGINAL	1ST AMENDED	2ND AMENDED	3RD AMENDED		BUDGET	ACTUAL	BUDGET	ACTUAL	
North Shoppes - Phases 1 & 2 of North County TIF district. Approved August 2003. Developers-Bob Johnson, RED Development, Buchanan County	IDA Issued Bonds - Paid off in 2028	646,000 square foot shopping center. Except for one pad site, center is complete and fully operational. Buchanan County still has several projects to complete - sidewalks, Green Acres cul-de-sac, etc. Reimbursable costs included Northridge Sewer extension, four lane parkway through the development, sidewalks and landscaping throughout the project, façade enhancements, extraordinary grading to prepare the site, stormwater lagoon, Green Acres repaving and cul-de-sac, pedestrian sidewalks on and off-site.	\$24,285,415	\$25,522,391	\$35,884,772	\$38,217,335	\$34,086,629	\$1,048,000	\$0	\$3,374,000	\$712,029	(\$3,709,972)
				Added a portion of Phase 2 into Phase 1 for Theater		Cover additional County costs in Phases 1 & 2.	RED reimbursed \$28,194,202 County reimbursed \$6,380,207 and has \$65,424 to be disbursed on a Pay as You Go when all bond payments have been made. City reimbursed \$996,008 for our share of Northridge sewer.		Includes Penalty/Interest assessed for late payment of taxes	Includes City and County local sales tax, County Use tax and Franchise Tax incremental EATS	County Use tax included.	FY16 - new tenant - Five Below. FY18 - Dental office to move into Bob Evans vacant
Stockyards Redevelopment (Triumph Foods,LLC). Approved October 2003.	MDFB Issued Bonds - Paid off in 2025	550,000 square foot pork processing facility. Total investment approximately \$130 million. Fully operational. Current employment - 2,722.	\$7,000,000				\$6,766,097	\$631,500	\$0	\$125,800	\$14,276	(\$743,024)
							Developer completely reimbursed the approved \$5,600,000 for property acquisition, demolition, and site improvements. City reimbursed \$1,166,097 for improvements to Stockyards Expressway.			Includes City, County and Franchise Tax incremental EATS.	Also includes cafeteria tenant sales taxes, not previously budgeted.	Triumph donated \$100,000 to SJSJ for first five years; \$25,000 to SJPD for three years; \$50,000 annually to United Way. Keep their headquarters in SJ or pay City \$1 million.
3rd Street Hotel Development (Holiday Inn) Approved January 2004. Developer: HISJ Holdings LLC	105145	Renovation of 170-room hotel to regain Holiday Inn franchise; restaurant conversion for nationally franchised restaurant; landscaping improvements; parking & exterior lighting improvements. Completed except for exterior façade improvements.	\$2,700,000				\$2,500,000	\$0	\$0	\$0	\$0	\$0
			\$2,500,000 certified. \$200,000 withheld for façade.				Paid in Full		Includes Penalty/Interest assessed for late payment of taxes		TIF formally closed FY16. Includes add'l Hotel/Motel taxes, 1% TDD tax, and 1/2 of (.5%) Downtown CID Sales Tax. Also contributing to the increase is increased H/M tax rate.	
Tuscany Towers - Phases 1, 2, & 3 TIF/CID Plan Approved August, 2015. Developer: St. Joe 47	Pay-as-you-go 23 years after revenue generation begins	Phase 1 - development of 175,000 sq feet of restaurant, hotel, bank/office, and lifestyle retail use. Reimbursement for new lift station and extension of force mains along east side of I-29 to Cook, extended to Corinth subdivision; extending water service and other utilities; stormwater system; and US169 road/intersection improvements. Much of the infrastructure work complete. No buildings constructed or tenants announced as yet.	\$5,549,042	Amended Plan Approved August 2015 (SO8971) Phase 1 - \$13,755,015 Phase 2 - \$10,077,380 Phase 3 - \$5,939,971			\$0	\$124,000	\$0	\$30,000	\$23,013	Speedy's; Subway and Fairfield Inn - 2017
				\$14,217,837 eligible for CID			Certified Costs to Date: TIF - \$3,128,854.43 CID - \$2,208,259.38			CID Revenue \$5,022.64	EATS began FY2017; TIF to receive 50% of CID per Agreement	Activated FY16 - Revenue began late FY17

TIF PROJECT UPDATES
for Quarter Ended
September 30, 2018

TIF PROJECT NAME	TYPE	PROJECT STATUS	TOTAL APPROVED REIMBURSABLE COSTS				AMOUNT REIMBURSED TO DATE	PROPERTY TAX PILOTS		SALES TAX EATS		MORE THAN/ (LESS THAN) TREND
			ORIGINAL	1ST AMENDED	2ND AMENDED	3RD AMENDED		BUDGET	ACTUAL	BUDGET	ACTUAL	
EBR/HHS Development Approved October 2005 Developers: EBR Enterprises & HHS Properties	Pay-as-you-go	13.2 acres at intersection of Blackwell Rd & Belt Highway. A mixture of retail and office space. Reimbursable expenses for retaining walls, storm water detention, street lighting, sidewalks, Cronkite Road improvements, landscaping, etc. Three restaurants and office/medical bldg now open. HHS Properties now leasing.	\$3,297,232	\$5,529,620			\$1,957,511	\$143,360	\$0	\$161,130	\$22,928	(\$281,562)
				Add'l phases plus overages on site work. Approved SO 7045-3/26/07			Costs certified to date - \$4,484,898.42 EBR - \$2,757,896.24 HHS - \$ 1,727,002.18				Total EATS (70%) per Agreement, 30% to City Public Infrastructure	
Uptown Redevelopment District - Project A Approved March 2005 Developer: St. Joseph Redevelopment Corp.	Pay-as-you-go 23 years	Demolition of old Heartland Hospital west in order to provide a developable area. Discussions with developer - demolition costs as well as costs related to developing the plan would be reimbursed, however no formal written agreement exists as yet to this effect. Amount would be approx. \$3,072,071 minus any federal grants received for this	See cell under project status description				\$0	\$0	\$5,317	\$0	\$0	\$5,317
							Tif Costs Certified to Date: \$241,500 in demolition costs		PILOTS began FY2018			
Mitchell Avenue Corridor Approved June 2006 Developer: American Family Insurance Company	Pay-as-you-go 23 years	In order to serve an expanded AFI building and to improve access to the entire TIF district, a new gravity flow sewer was installed and improvements to Mitchell Avenue are being completed. Improvements benefit AFI, Mo Western University, and any future development along Mitchell Avenue Corridor	\$3,974,270	\$5,272,673			Pay As You Go Completed - \$162,673.	\$378,000	\$0	\$17,510	\$3,880	(\$391,630)
				Approved by SO 7224 on 12/3/07/bond issuance per SO7361 on 5/19/08.			See Bond Schedule				Franchise Tax and EATS Sales tax from cafeteria within American Family facility.	
Uptown Redevelopment - Ryan Block Project Approved December 2006 Developer: Olin Cox	Pay-as-you-go 23 years	The first project within the Frederick Avenue TIF District established under the Uptown Redevelopment umbrella. The developer intends to rehab two buildings, 1137-1141 Frederick into 3300 sq ft of commercial space below and 6,600 sq ft of apartments on top two floors. The bldg at 1125 Frederick will be demolished to provide a parking lot. Reimbursable costs include lot paving, upgrades to renovations, & facade improv.	\$317,767				\$0	\$1,558	\$0	\$0	\$522	(\$1,036)
							In addition to the \$1m grant reimbursed during the demolition of the hospital, a request was submitted and approved in FY14 totalling \$241,500		No activity.		Commercial tenants sales tax EATS began FY2018.	Freiderick's Market opened FY2018

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TIF PROJECT NAME	TYPE	PROJECT STATUS	TOTAL APPROVED REIMBURSABLE COSTS				AMOUNT REIMBURSED TO DATE	PROPERTY TAX PILOTS		SALES TAX EATS		MORE THAN/ (LESS THAN) TREND	
			ORIGINAL	1ST AMENDED	2ND AMENDED	3RD AMENDED		BUDGET	ACTUAL	BUDGET	ACTUAL		
East Hills Redevelopment Project TIF Approved Dec, 2007 - Redevelopment Agreement Approved 1/3/08 CID sold bonds in April, 2015. CID Proceeds now remain with CID to pay bonds and not going back to TIF.	Currently Pay As You Go Proposed Bond Issuance. BONDS ISSUED - NO SHARE OF CID REVENUES.	Project to include remodel exterior of JC Penney's, Sears and Dillards. Also includes remodel of three mall entrances, lifestyle center, a new big box store, renovation of existing tenant spaces. Public infrastructure improvements includes traffic signals at Belt & Frederick, Frederick & Sherman. crosswalk signals, upgrade existing right-of-bus stop. The project also will address underground storm water concerns.	Total Reimbursable Costs - \$45,113,678 Per SO7242 passed 1/3/08.	Total Reimbursable Costs - \$46,539,416 TIF - \$30,897,042 CID - \$15,642,374 Per SO7279 passed 2/11/08.			Total CID Revenue - \$3,768,164.42 CID Disbursed to date: \$ 1,856,950.63 TIF Costs Certified to Date: \$30,897,042 CID Costs Certified to Date: \$15,642,374 Interest Certified: TIF - \$687,173.29 CID - \$4,941,227.72	\$548,616	\$0	\$386,550	\$2,482	(\$932,684) Notable new tenants - Pepperjacks moving in soon. FY2012 first fiscal year in which base surpassed.	
Cook Road Corridor Redevelopment Project Approved March 24, 2008 Developer: Greystone Partners Land Development, LLC	Sewer Revenue Bonds/ Sewer Connection Fees	Project to include: (1) residential subdivision on approximately 185 acres of land into over 350 single family and townhouse housing units; (2) construction improvements to Cook Road resulting in three-lane section, concrete curb and gutter, stormwater drainage and raised grass medians; (3) construction of sanitary sewer system improvements sewer lines, a new pump station and gravity sewer main and (4) construction of 12 inch water line from Cook Road to Woodbine Road.	\$4,781,786				Sewer Improvements - \$2,378,839.65 Pay As You Go - \$80,500 \$2,463,930.29- Certified to Date	\$380,000	\$0	\$0	\$0	(\$380,000) Real property taxes being received/distributed to Developer. Few homes completed and franchise taxes being received.	Other revenue source - \$500 sewer connection fee assessed per property.
Center Building Redevelopment Project Approved January 25, 2010 Developer: Mid-City Partnership, Inc.	Pay As You Go	Project includes development listed at 613 Edmond St. and 119-123 S. 6th St. Renovation includes removal of the 1961 sheet metal façade and the restoration of the remaining exterior building elements. Building encompasses 19,060 sq. ft and will be divided into one 15,250 sq. ft unit for restaurant/banquet facilities with three planned retail/office units at 609, 611 and 613 Edmond St. for a total of 3,810 sq. ft, office/retail space. The Brazilian Steakhouse is currently under construction. To date - Aqua Vital Salon and 2 Trendy LLC have opened.	\$1,355,097				\$251,369 \$1,197,597.00- Certified to Date	\$12,044	\$0	\$30,740	\$4,280	(\$38,504) Includes 50% Downtown CID Sales .	Ground Round opened June, 2012.
Gilmore Building Redevelopment Project Approved November 25, 2013 Developer: R & M Machines, LLC		Project includes rehabilitate and restore the Gilmore Building located at 107 S. 6th St for apartments and retail space.	\$236,245				\$8,635 \$236,245.00 - Certified to Date	\$4,500	\$0	\$2,940	\$54	Paradox Coffee began in fall, 2015.	
American Electric TIF Developer Agreement Approved March 26, 2018 Developer: 302 North 3rd Street, LLC		Project includes four (4) project areas: redevelopment of a former office building into a 141-unit apartment complex, mixed use that could include public/institutional, hotel, retail, entertainment or office space development.	\$2,980,654				\$0	\$0	\$0	\$0	\$0	Approved only. No reimbursement requests to date.	

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Developer Agreement - The Commons North American RE Development new developer	CID Bonds	Project to include development of 612,780 square feet of retail and office space upon 73 acres of land at intersection of Interstate 29 and South 169 Highway. Under construction.	\$6,503,977	\$4,500,000			\$1,486,861	\$4,775	\$0	\$640,000	\$185,930	(\$458,845)
***Prior Agreement approved July, 2007 Developer: Earthworks		Commons Community Improvement District (CID) Cooperation Agreement approved per SO7256 (1/14/08). Yet to establish CID tax rate. Approval of bond issuance approved per SO 7257 (1/14/08). Special Ordinance No. 8124 (12/13/10) amended Developer Agreement to forego calculated base	City reimburseable \$5,754,977.36 CID tax to pay \$749,000.00 per SO7255 (1/14/08).	Per SO8918, passed 3/16/15, going forward payoff to NA Re Holdings - No Interest			All approved reimbursable costs have been submitted and approved. As of this date, CID Bonds have not been issued. CID remains inactive. Interest reimbursed up to 8 1/2%.		Land assessed as Commercial again in 2016.		City Sales Tax EATS Only.	
Developer Agreement - Fountain Creek Approved July, 2008 Developer: SDG Developments, LLC & Partners	Pay As You Go	Mixed Use Project including approximately 68 acres of both commercial and residential development with a projected market value of \$45,000,000 upon development at the intersection of Mason Road and South 22nd Street.	City reimburseable \$1,815,454 per Special Ordinance No. 7420, passed 7/28/08.				\$0	\$2,021	\$0	\$0	\$0	To date residential homes only constructed. No sales tax anticipated yet. No reimbursement requests have been submitted.
Developer Agreement - Cook Crossings Approved April, 2011 Developer: St. Joseph Partners, LLC	Pay As You Go	Approximately 12.15 acres of commercial use development with a capital investment of \$13.65 million at the intersection of Cook Road and North Belt Highway. Phase I completion date tentatively set as September 30, 2012. Phase 2 completion date tentatively set as October 31, 2012. CID sales tax also to be initiated - 1% sales tax and .a special assessment of \$.40 per square foot upon the tenants annually. Distribution 50% of City General Sales taxes only.	City reimburseable \$900,000, plus interest - SO8195, passed 4/18/11. SO8196, passed 4/18/11				Certified to Date: - \$6,054,791.57 CID STRA - \$644,964.22	\$0	\$0	\$120,000	\$36,000	Dick's Sporting Goods, Aldi's, Pet Smart, Verizon, Starbucks, and Dental Clinic included. Must meet Aldi's prior base.
CID Fund 716 -								Not budgeted line item.	\$155,000 Special Assessment	Not budgeted line item.	\$62,318	CID own entity, with none of the proceeds going to development itself.
Developer Agreement - CVS Pharmacy Developer: Orange Development, Inc.	Pay As You Go	Constructing 13,225 sq ft of new retail space at N Belt & Karnes Road for CVC Pharmacy. Improvements to be reimbursed are public improvements for right hand turn lands from Belt to Karnes. Not to exceed six (6) years. Reimbursement portion of General 1% and CIP taxes. **Note - Percentage changes calendar 2018 and 2020.	City reimburseable \$77,543, plus interest - SO8935, passed 5/11/15. SO8196, passed 4/18/11				\$0 \$62,318.01 - Certified to Date	\$0	\$0	\$7,000	\$1,347	Disbursements began FY2017

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Developer Agreement - The Commons North American RE Development new developer ***Prior Agreement approved July, 2007 Developer: Earthworks	CID Bonds	Project to include development of 612,780 square feet of retail and office space upon 73 acres of land at intersection of Interstate 29 and South 169 Highway. Under construction.	\$6,503,977	\$4,500,000			\$1,486,861	\$4,775	\$0	\$640,000	\$185,930	(\$458,845)
		Commons Community Improvement District (CID) Cooperation Agreement approved per SO7256 (1/14/08). Yet to establish CID tax rate. Approval of bond issuance approved per SO 7257 (1/14/08). Special Ordinance No. 8124 (12/13/10) amended Developer Agreement to forego calculated base	City reimbursable \$5,754,977.36 CID tax to pay \$749,000.00 per SO7255 (1/14/08).	Per SO8918, passed 3/16/15, going forward payoff to NA Re Holdings - No Interest			All approved reimbursable costs have been submitted and approved. As of this date, CID Bonds have not been issued. CID remains inactive. Interest reimbursed up to 8 1/2%.		Land assessed as Commercial again in 2016.		City Sales Tax EATS Only.	
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