



Agenda: Thursday, July 20, 2017, 7:00 a.m.

City of Moscow Council Chambers • 206 E 3rd Street • Moscow, ID 83843

1. **Consent Agenda** - Any item will be removed from the consent agenda at the request of any member of the Board and that item will be considered separately later.
 - A. Minutes from June 15, 2017
 - B. June 2017 Payables
 - C. June 2017 Financials

ACTION: Approve the consent agenda or take such other action deemed appropriate.

2. **Public Comment for items *not on agenda*:** Three minute limit

3. **Announcements**

4. **Review of Draft FY 2018 Agency Budget – Bill Belknap**

During the Agency's recent strategic planning process a 5-year capital improvement plan (CIP) was developed that was intended to set a framework for long-term financial planning related to capital public investments within the Legacy Crossing District. This has necessitated the establishment of a capital fund in the Agency's annual budget to account for the accumulation of funding for future capital projects as shown within the CIP. Staff also restructured the budget document to more clearly delineate general fund and district specific funds to allow for the enhance ability to track all revenues and expenditures. Staff will present the draft budget document for the Board's review and direction. The public hearing on the Agency's FY2018 budget has been set for the Agency's upcoming August 3rd meeting.

ACTION: Review draft FY2018 Agency budget and provide staff with direction as deemed appropriate.

5. **Proposed Joint Meeting with Moscow City Council – Bill Belknap**

As the Board has discussed previously, Staff are recommending that the Board conduct a joint meeting with the Moscow City Council to discuss the proposed South Moscow District as well as the proposed amendment to the Legacy Crossing District boundary to ensure that the Board and Council are in general agreement upon the direction forward. Staff are suggesting that the Board invite the City Council to the Agency's scheduled August 17th meeting date for the purpose of the proposed joint meeting.

ACTION: Set the joint meeting date with the City Council for August 17th; or take other action as deemed appropriate.

6. **General Agency Updates – Bill Belknap**

- Legacy Crossing District
- Alturas District
- General Agency Business

NOTICE: Individuals attending the meeting who require special assistance to accommodate physical, hearing, or other impairments, please contact the City Clerk, at (208) 883-7015 or TDD 883-7019, as soon as possible so that arrangements may be made.



Minutes: Thursday, June 15, 2017, 7:00 a.m.

City of Moscow Council Chambers • 206 E 3rd Street • Moscow, ID 83843

Bettge called the meeting to order at 7:03 a.m. Sullivan arrived a moment later and chaired the remainder of the meeting.

Commissioners Present	Commissioners Absent	Also in Attendance
Brandy Sullivan, Vice Chair	Steve McGeehan, Chair	Bill Belknap, MURA Executive Director
Art Bettge		Anne Peterson, MURA Clerk
Steve Drown		Gary Riedner, Acting Treasurer
Dave McGraw		
Ron Smith		
John Weber		

- Consent Agenda** - Any item will be removed from the consent agenda at the request of any member of the Board and that item will be considered separately later.

A. *Minutes from June 1, 2017*

B. *May 2017 Payables*

C. *May 2017 Financials*

ACTION: *Approve the consent agenda or take such other action deemed appropriate.*

Bettge moved approval of the consent agenda, seconded by Smith. Motion carried.

- Public Comment for items *not on agenda***

No comments.

- Announcements**

Art Walk opens tomorrow afternoon.

- Review of 6th and Jackson Turn Lane Project Bid Results– Bill Belknap**

At the board's meeting on December 15, 2016, the Board approved the dedication of public right of way and a Memorandum of Understanding (MOU) related to the Sixth and Jackson turn lane improvement project. The project was advertised for bid with bid opening on May 2nd of this year. A single bid was received from M.L. Albright and Sons that exceeded the project estimated cost by approximately \$60,000. The City rejected the bid received from M.L. Albright and rebid the project which was opened on June 6th. Staff will provide an update on the process and potential considerations as it relates to the development of the 6th and Jackson property.

ACTION: *Receive report and provide staff with direction as deemed appropriate.*

Second round of bids opened on June 6 resulted in the same single bidder. The lighting and street tree costs came in better but other expenses went up. City staff presented the bid to Public Works Finance Committee and recommended acceptance of the City's portion. Agency's portion includes underground utility and Hello Walk brick plaza for \$146,702, plus an additional \$56,000 for Avista to reroute power underground once the turn lane work is complete. Staff has reviewed the Agency budget and -- assuming the sale of at least a portion of the property and the associated bond debt payoff -- this project and others already in the FY19 capital improvement plan can all be funded. McGraw asked if there would be any remainder for unanticipated costs and Belknap said about \$5,000 for

FY2017. He added if the Sangria project does not move forward, the \$200,000 earmarked for payment of the bond debt would become available. Reimbursements under Gritman's OPA will all come from tax revenues. Bettge thought the work should proceed because costs continue to rise and Drown thought it was critical to complete because the 6th and Jackson corner becomes more important as time goes on. Sullivan asked about the Art commitment and Belknap said it's built into the strategic budget but could be deferred to provide budget flexibility. Staff was directed to proceed with the project.

5. State Highway 8 Pullman Road Sidewalk Participation Request Amendment– Bill Belknap

The Idaho Department of Transportation (ITD) is currently planning a large paving project that will be completed during the upcoming summer season which will include the grinding and repaving of all State Highway asphalt roadways within the City. ITD staff had made an inquiry regarding a possible partnership to replace curbing and sidewalk along the frontage of the current Quad Cities Nissan auto dealership located on Third Street/Pullman Highway. The subject property frontage contains several abandoned driveway approaches that have been paved in and currently are substandard and non-ADA compliant. ITD proposed to fund new curbing installation if the City of Moscow and MURA would fund the sidewalk installation. The estimated cost of the sidewalk installation was \$12,000 which was proposed to be split equally between the City and MURA. On April 6th and Board approved a contribution to the project not to exceed \$6,500. ITD opened bids on the project on May 24th and the proposed sidewalk work cost was bid at \$19,702. The City has requested that the Board consider increasing the project contribution \$3,351 to a total of \$9,851 to allow the sidewalk work to proceed with ITD's project.

ACTION: Approve the additional \$3,351 in project assistance for a total not to exceed \$9,851.00; or take such other action deemed appropriate.

Bettge said it won't be less expensive to put it off. Riedner stated a labor shortage has driven construction costs up 7% and contractors are booked six months out. Drown moved approval of the additional \$3,351 in project assistance for a total not to exceed \$9,851. Bettge seconded the motion which carried with an abstention by Weber.

6. Salvation Army Driveway and ADA Parking Space Alteration Costs – Bill Belknap

On October 6th, 2016 the Board approved an Owner Participation Agreement with Larry Swanger to reimburse the cost of sidewalk and streetscape reconstruction along Jackson and Third Streets to extend the sidewalk improvements that were completed in front of the EMSI property north to Third Street. The design that was prepared for that project by Hodge and Associates did not adequately consider the impact of the elevation of the driveway approach and the transition into the Salvation Army parking lot. During construction this issue was identified, and without taking any corrective action it would have rendered Salvation Army's ADA parking space non-compliant with ADA requirements pertaining to surface grades. City Public Works staff identified a resolution which involved relocation of the ADA stall within Salvation Army's parking lot, installation of a pedestrian ramp at the building entrance and additional concrete work to make the transition from the driveway into the parking lot, and after consultation between City and Agency Staff, the contractor was directed to make those alterations to allow the work to continue at that time and get the driveway approach reopened and work completed. This work resulted an additional cost to Mr. Swanger's contractor in the amount of \$4,757 which has been invoiced to the City. The current proposal is that the City and MURA equally share this cost as an ancillary cost to the sidewalk reconstruction work.

ACTION: Approve payment in the amount of \$2,378.50 to Quality Contractors LLC; or take such other action deemed appropriate.

Belknap explained the situation as outlined above. Bettge acknowledged the project has put Salvation Army into a noncompliant status so he felt the Agency was obligated to help correct the problem. McGraw moved to authorize payment of \$2,378.50 to Quality Contractors, seconded by Smith and carried unanimously.

7. Review of Draft FY 2018 Agency Budget – Bill Belknap

During the Agency's recent strategic planning process a 5 year capital improvement plan (CIP) was developed that was intended to set a framework for long-term financial planning related to capital public investments within the Legacy Crossing District. This has necessitated the establishment of a capital fund in the Agency's annual budget to account for the accumulation of funding for future capital projects as shown within the CIP. Staff also restructured the budget document to more clearly delineate general fund and district specific funds to allow for the enhance ability to track all revenues and expenditures. Staff will present the draft budget document for the Board's review and direction.

ACTION: Review draft FY2018 Agency Budget and provide staff with direction as deemed appropriate.

Belknap reviewed a draft of the new budget format including the Capital Fund and several new line items to track revenue and expenses more transparently. Print copies will be provided for more in-depth review and discussion on July 20th in preparation for the August 3rd budget hearing. Bettge asked if the budget includes moving forward with the South District. Belknap replied "No" because it doesn't exist yet, and stated the City has allocated funds to support its creation. Riedner said there shouldn't be many set-up expenses prior to the next fiscal year but if unanticipated increment occurs the budget could be opened for reallocation. Sullivan asked about projected revenues from Sangria and Belknap said it has not been budgeted yet but would be discussed as soon as the Sangria transaction proceeds. He added the Agency's land assets are not shown in the general budget.

8. General Agency Updates – Bill Belknap

- Legacy Crossing District
 - Anderson Group is moving forward on their frontage design.
 - Staff have had several meetings with outside developers in the past couple of weeks.
- Alturas District
 - Professional Services Agreement with Palouse Commercial has been executed.
 - Continuing discussions with PEP for marketing efforts.
- General Agency Business
 - New website has gone live.
 - The Agency received a letter from the Board of Latah County Commissioners stating that the Latah County Prosecuting Attorney's office believes that the transfer of power ordinance is prohibited under the Idaho Constitution so the County is encouraging the Agency and City to proceed with annexation of the area proposed for district formation. Conversations need to occur with adjacent land owners and Belknap said the primary concern he's heard to date pertains to the tax consequences so he plans to work closely with the County and landowners to help everyone understand that better. Drown complimented Belknap on his conscientious approach to all of this.

The meeting adjourned at 8:04 a.m.

Steve McGeehan, Agency Chair

Date



Balance Sheet
June 30, 2017

	<u>Total Funds</u>
ASSETS	
Cash	13,565
Investments-LGIP	515,000
Investments-Zions Debt Reserve	44,318
Accounts Receivable	-
Land Held For Resale	531,256
Land	<u>656,256</u>
Total Assets	<u><u>1,760,395</u></u>
LIABILITIES	
Accounts Payable	-
Deposits Payable	5,000
Series 2010 Bond - due within one year	27,000
Latah County payback agreement - due within one year	3,500
Series 2010 Bond - due after one year	347,000
Latah County payback agreement - due after one year	<u>105,037</u>
Total Liabilities	<u>487,537</u>
FUND BALANCES	
Net Assets Invest. Cap Assets	326,568
Restricted Fund Balance	44,312
Unrestricted Fund Balance	<u>937,137</u>
Total Fund Balance	<u>1,308,017</u>
Retained Earnings:	<u><u>-35,160</u></u>
Total Fund Balance and Retained Earnings:	<u><u>1,272,857.58</u></u>
Total Liabilities, Fund Balance and Retained Earnings:	<u><u>\$1,760,395</u></u>

Checks for Approval

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June 2017



Check	Check Date	Account Name	Vendor	Void	Amount
4479	06/16/2017	Heat, Lights & Utilities	Avista		34.92
4480	06/16/2017	Administrative Services	City of Moscow		3,862.50
4480	06/16/2017	Heat, Lights & Utilities	City of Moscow		188.95
4481	06/16/2017	Professional Services-Legacy	Elam & Burke		888.00
4481	06/16/2017	Professional Services-Legacy	Elam & Burke		92.50
4482	06/16/2017	Professional Services-Computer	Inland Cellular Digital Solutions		1,087.50
4483	06/16/2017	Marketing Expense-Alturas	News Review Publishing Co.		73.12
4484	06/16/2017	Printing and Binding	Anne Peterson		68.48
4485	06/16/2017	Misc. Expense-General	Rosauers		7.97
4485	06/16/2017	Misc. Expense-General	Rosauers		4.49
4486	06/16/2017	Improvements-Legacy	Terra Graphics Inc.		5,648.63
4487	06/22/2017	Improvements-Legacy	Idaho Transportation Dept.		4,309.05

Report Total: 16,266.11

Steve McGeehan, Chairperson

Accounts payable expenditures as contained herein were made in compliance with the duly adopted budget for the current fiscal year and according to Idaho law.

Bill Belknap, Executive Director

Gary J Riedner, Treasurer

Checks by Date - Detail By Check Date

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June 2017

				Check Amount
4479	UAVISTA	Avista	6/16/2017	
	May 2017	6th and Jackson Service		34.92
Total for Check Number 4479:				34.92
4480	UCITYMOS	City of Moscow	6/16/2017	
	June 2017	Administrative Services		3,862.50
	May 2017	Utilities May 2017		188.95
Total for Check Number 4480:				4,051.45
4481	UELAMBUR	Elam & Burke	6/16/2017	
	05/17/2017	Legal Services Legacy Bond Discussion		888.00
	05/17/2017	Legal Services Legacy Crossing amendment discussion		92.50
Total for Check Number 4481:				980.50
4482	UInlandC	Inland Cellular Digital Solutions	6/16/2017	
	2298	Final installment website redesign project		1,087.50
Total for Check Number 4482:				1,087.50
4483	UMOSPULD	News Review Publishing Co.	6/16/2017	
	430310	Alturas real estate and RFP		73.12
Total for Check Number 4483:				73.12
4484	XPETERSA	Anne Peterson	6/16/2017	
	Staples	Binding on Strategic Plan		68.48
Total for Check Number 4484:				68.48
4485	UROSAUER	Rosauers	6/16/2017	
	02-502381	Meeting Materials		7.97
	09-539216	Meeting Materials		4.49
Total for Check Number 4485:				12.46
4486	Uterragr	Terra Graphics Inc.	6/16/2017	
	06057	Final Environmental Remediation Payment		5,648.63
Total for Check Number 4486:				5,648.63
Total for 6/16/2017:				11,957.06
4487	UITD	Idaho Transportation Dept.	6/22/2017	
	Key #18848	Latah County Paving Proj. #A018848 Cooperative Agreement.		4,309.05
Total for Check Number 4487:				4,309.05
Total for 6/22/2017:				4,309.05
Total Bills for May 2017				16,266.11

General Ledger Exp to Bud

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Period 01 - 09

Fiscal Year 2017

June 2017



Account Number	Description	Budget	Period Amount	End Bal	Variance	Avail/Uncollect	% Collected
890	Moscow Urban Renewal Agency						
880	URA - General Agency						
890-880-10-642-00	Administrative Services	\$ 46,350.00	\$ 3,862.50	\$ 34,762.50	\$ 11,587.50	\$ 11,587.50	75.00%
890-880-10-642-10	Professional Services-Exec Dir	\$ -	\$ -	\$ -	\$ -	\$ -	0.00%
890-880-10-642-15	Professional Services-Other	\$ 6,000.00	\$ -	\$ 850.00	\$ 5,150.00	\$ 5,150.00	14.17%
890-880-10-642-20	Professional Services-Auditing	\$ 5,000.00	\$ -	\$ 4,700.00	\$ 300.00	\$ 300.00	94.00%
890-880-10-642-30	Professional Services-Computer	\$ 1,000.00	\$ 1,087.50	\$ 2,456.95	\$ (1,456.95)	\$ (1,456.95)	245.70%
890-880-10-644-10	Marketing Expense-General	\$ 1,000.00	\$ -	\$ 45.60	\$ 954.40	\$ 954.40	4.56%
890-880-10-668-10	Liability Insurance-General	\$ 1,650.00	\$ -	\$ 1,507.00	\$ 143.00	\$ 143.00	91.33%
E02	Contractual	\$ 61,000.00	\$ 4,950.00	\$ 44,322.05	\$ 16,677.95	\$ 16,677.95	72.66%
890-880-10-631-10	Postage Expense	\$ 100.00	\$ -	\$ -	\$ 100.00	\$ 100.00	0.00%
890-880-10-631-20	Printing and Binding	\$ 400.00	\$ 68.48	\$ 98.33	\$ 301.67	\$ 301.67	24.58%
890-880-10-647-10	Travel & Meetings-General	\$ 1,000.00	\$ -	\$ -	\$ 1,000.00	\$ 1,000.00	0.00%
890-880-10-649-10	Professional Development	\$ 1,000.00	\$ -	\$ -	\$ 1,000.00	\$ 1,000.00	0.00%
890-880-10-669-10	Misc. Expense-General	\$ 500.00	\$ 12.46	\$ 280.03	\$ 219.97	\$ 219.97	56.01%
E03	Commodities	\$ 3,000.00	\$ 80.94	\$ 378.36	\$ 2,621.64	\$ 2,621.64	12.61%
880	URA - General Agency	\$ 64,000.00	\$ 5,030.94	\$ 44,700.41	\$ 19,299.59	\$ 19,299.59	69.84%
890	Urban Renewal Agency						
890-890-10-642-10	Professional Services-Alturas	\$ -	\$ -	\$ -	\$ -	\$ -	0.00%
890-890-10-642-12	Land Sale Expense-Alturas	\$ -	\$ -	\$ -	\$ -	\$ -	0.00%
890-890-10-644-10	Marketing Expense-Alturas	\$ 4,000.00	\$ 73.12	\$ 73.12	\$ 3,926.88	\$ 3,926.88	1.83%
E02	Contractual	\$ 4,000.00	\$ 73.12	\$ 73.12	\$ 3,926.88	\$ 3,926.88	1.83%
890-890-10-647-10	Travel & Meetings-Alturas	\$ -	\$ -	\$ -	\$ -	\$ -	0.00%
890-890-10-658-10	Repairs & Maintenance	\$ 5,000.00	\$ -	\$ -	\$ 5,000.00	\$ 5,000.00	0.00%
890-890-10-669-10	Misc. Expense-Alturas	\$ -	\$ -	\$ -	\$ -	\$ -	0.00%
E03	Commodities	\$ 5,000.00	\$ -	\$ -	\$ 5,000.00	\$ 5,000.00	0.00%

General Ledger Exp to Bud

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Period 01 - 09

Fiscal Year 2017

June 2017



Account Number	Description	Budget	Period Amount	End Bal	Variance	Avail/Uncollect	% Collected
890-890-10-770-73 E04	Improvements-Alturas Capital Outlay	\$ - \$ -	\$ - \$ -	\$ - \$ -	\$ - \$ -	\$ - \$ -	0.00% 0.00%
890-890-10-800-00 E20	Termination Plan Other Financing Uses	\$ - \$ -	\$ - \$ -	\$ - \$ -	\$ - \$ -	\$ - \$ -	0.00% 0.00%
890-890-10-699-74 890-890-10-699-99 E81	Depreciation Expense Amortization Expense Depreciation & Amortization	\$ - \$ - \$ -	\$ - \$ - \$ -	\$ - \$ - \$ -	\$ - \$ - \$ -	\$ - \$ - \$ -	0.00% 0.00% 0.00%
890-890-10-900-01 E90	Contingency - Alturas Contingency	\$ - \$ -	\$ - \$ -	\$ - \$ -	\$ - \$ -	\$ - \$ -	0.00% 0.00%
890	Urban Renewal Agency	\$ 9,000.00	\$ 73.12	\$ 73.12	\$ 8,926.88	\$ 8,926.88	0.81%
895	URA - Legacy Crossing						
890-895-10-642-10 890-895-10-642-12 890-895-10-644-10 E02	Professional Services-Legacy Land Sale Expense-Legacy Marketing Expense-Legacy Contractual	\$ 10,000.00 \$ 10,000.00 \$ 2,000.00 \$ 22,000.00	\$ 980.50 \$ - \$ - \$ 980.50	\$ 4,463.00 \$ - \$ - \$ 4,463.00	\$ 5,537.00 \$ 10,000.00 \$ 2,000.00 \$ 17,537.00	\$ 5,537.00 \$ 10,000.00 \$ 2,000.00 \$ 17,537.00	44.63% 0.00% 0.00% 20.29%
890-895-10-647-10 890-895-10-652-10 890-895-10-658-10 890-895-10-669-10 890-895-10-675-00 890-895-10-676-15 890-895-10-676-17 890-895-10-676-20 E03	Travel & Meetings-Legacy Heat, Lights & Utilities Repairs & Maintenance Misc. Expense-Legacy Fiscal Agent Trustee fees Latah County Reimb. Agreement Jackson St Owner Part. Agr. Agreement Cost Commodities	\$ 1,000.00 \$ 2,000.00 \$ - \$ 1,000.00 \$ 1,750.00 \$ 2,000.00 \$ 8,300.00 \$ 40.00 \$ 16,090.00	\$ - \$ 223.87 \$ - \$ - \$ - \$ - \$ - \$ - \$ 223.87	\$ - \$ 1,591.02 \$ - \$ - \$ - \$ 3,500.00 \$ 8,019.11 \$ 8.51 \$ 13,118.64	\$ 1,000.00 \$ 408.98 \$ - \$ 1,000.00 \$ 1,750.00 \$ (1,500.00) \$ 280.89 \$ 31.49 \$ 2,971.36	\$ 1,000.00 \$ 408.98 \$ - \$ 1,000.00 \$ 1,750.00 \$ (1,500.00) \$ 280.89 \$ 31.49 \$ 2,971.36	0.00% 79.55% 0.00% 0.00% 0.00% 175.00% 96.62% 21.28% 81.53%

General Ledger Exp to Bud

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Period 01 - 09

Fiscal Year 2017

June 2017



Account Number	Description	Budget	Period Amount	End Bal	Variance	Avail/Uncollect	% Collected
890-895-10-770-35	1% Public Art	\$ 1,825.00	\$ -	\$ -	\$ 1,825.00	\$ 1,825.00	0.00%
890-895-10-770-71	Land-Legacy	\$ -	\$ -	\$ -	\$ -	\$ -	0.00%
890-895-10-770-73	Improvements-Legacy	\$ 500,000.00	\$ 9,957.68	\$ 83,923.90	\$ 416,076.10	\$ 416,076.10	16.78%
890-895-10-770-97	Infrastructure Improvements	\$ -	\$ -	\$ -	\$ -	\$ -	0.00%
E04	Capital Outlay	\$ 501,825.00	\$ 9,957.68	\$ 83,923.90	\$ 417,901.10	\$ 417,901.10	16.72%
890-895-10-676-10	Bond Issuance Cost	\$ -	\$ -	\$ -	\$ -	\$ -	0.00%
E05	Debt Service	\$ -	\$ -	\$ -	\$ -	\$ -	0.00%
890-895-10-900-01	Contingency - Legacy	\$ 15,000.00	\$ -	\$ -	\$ 15,000.00	\$ 15,000.00	0.00%
E90	Contingency	\$ 15,000.00	\$ -	\$ -	\$ 15,000.00	\$ 15,000.00	0.00%
895	URA - Legacy Crossing	\$ 554,915.00	\$ 11,162.05	\$ 101,505.54	\$ 453,409.46	\$ 453,409.46	18.29%
899	Dept						
890-899-11-790-01	Bond Principal - Alturas	\$ -	\$ -	\$ -	\$ -	\$ -	0.00%
890-899-11-791-01	Bond Interest-Alturas	\$ -	\$ -	\$ -	\$ -	\$ -	0.00%
890-899-12-790-01	Bond Principal - Legacy	\$ 374,000.00	\$ -	\$ -	\$ 374,000.00	\$ 374,000.00	0.00%
890-899-12-791-01	Bond Interest - Legacy	\$ 17,286.00	\$ -	\$ 7,296.65	\$ 9,989.35	\$ 9,989.35	42.21%
E05	Debt Service	\$ 391,286.00	\$ -	\$ 7,296.65	\$ 383,989.35	\$ 383,989.35	1.86%
890-899-10-990-00	Ending Fund Bal Unassigned	\$ 56,461.00	\$ -	\$ -	\$ 56,461.00	\$ 56,461.00	0.00%
890-899-11-990-00	End Fund Bal Assigned-Alturas	\$ -	\$ -	\$ -	\$ -	\$ -	0.00%
890-899-11-990-01	End Fund Bal Res-Alturas	\$ 41,900.00	\$ -	\$ -	\$ 41,900.00	\$ 41,900.00	0.00%
890-899-12-990-00	End Fund Bal Assigned-Legacy	\$ 160,217.00	\$ -	\$ -	\$ 160,217.00	\$ 160,217.00	0.00%
890-899-12-990-01	End Fund Bal Res-Legacy	\$ -	\$ -	\$ -	\$ -	\$ -	0.00%
E95	Ending Fund Balance	\$ 258,578.00	\$ -	\$ -	\$ 258,578.00	\$ 258,578.00	0.00%
899	Dept	\$ 649,864.00	\$ -	\$ 7,296.65	\$ 642,567.35	\$ 642,567.35	1.12%
890	Moscow Urban Renewal Agency	\$ 1,277,779.00	\$ 16,266.11	\$ 153,575.72	\$ 1,124,203.28	\$ 1,124,203.28	12.02%

General Revenue

User: jspellman
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Period 01 - 09
Fiscal Year 2017

June 2017



Account Number	Description	Budgeted Revenue	Period Revenue	YTD Revenue	Variance	Uncollected Bal	% Avail/Uncollect	% Received
890	Moscow Urban Renewal Agency							
890-000-00-410-00	Property Taxes - Alturas	\$ -	\$ -	\$ -	\$ -	\$ -	0%	0%
890-000-00-410-01	Property Taxes - Legacy	\$ 182,500.00	\$ 115,724.51	\$ 115,724.51	\$ 66,775.49	\$ 66,775.49	37%	63%
890-000-00-431-11	EPA Clean-up Grant - Legacy	\$ -	\$ -	\$ -	\$ -	\$ -	0%	0%
890-000-00-471-00	Investment Earnings	\$ 1,000.00	\$ 2,686.90	\$ 2,686.90	\$ (1,686.90)	\$ (1,686.90)	-169%	269%
890-000-00-478-10	Sale of Land - Alturas	\$ -	\$ -	\$ -	\$ -	\$ -	0%	0%
890-000-00-478-11	Sale of Land - Legacy	\$ 500,000.00	\$ -	\$ -	\$ 500,000.00	\$ 500,000.00	100%	0%
890	Moscow Urban Renewal Agency	\$ 683,500.00	\$ 118,411.41	\$ 118,411.41	\$ 565,088.59	\$ 565,088.59	83%	17%
Revenue Total		\$ 683,500.00	\$ 118,411.41	\$ 118,411.41	\$ 565,088.59	\$ 565,088.59	83%	17%



Memorandum

To: MURA Board; MURA Finance Committee
From: Bill J. Belknap, Executive Director
cc: Gary J. Riedner, Acting Treasurer
Date: June 29th, 2017
Re: MURA FY2018 Draft Budget Overview Summary

Over the course of the last several months, Staff have been working to prepare the FY2018 Budget for the Board's consideration. Through that process we have identified some recommended improvements to the budget document that provide greater transparency in tracking Agency expenses, enhanced separation of district-specific accounting, and the ability to allocate and accumulate funding for future capital improvement projects. As a result, the proposed budget document for FY2018 will appear different than prior year's budgets and this memorandum is intended to provide a general overview of the changes that have been incorporated to aid in the review of the budget document.

Budget Structural Changes

Greater Fund Separation

The Legacy Crossing District was established in 2008 as the second urban renewal district within the City. Legacy Crossing District expenditures were first incorporated into the Agency budget in FY2009 and the first revenues were receipted in the FY2010 budget. Since that time, revenues have been receipted within the Agency's budget documents jointly, with individual expenses and resulting fund balances tracked separately. While this allowed for the tracking of district expenses to ensure they were funded from district revenues as required under State Statute, it did not provide as clear of separation of funds as may be desired. For FY2018 the Agency funds are more fully separated including revenues, expenses, transfers, debt service, and fund balances, so as a result you will see that each of the funds now have separate line items for each of these revenues and expenses.

Alturas District Fund Closure

In 2015 the Agency closed the Alturas District revenue allocation area in accordance with the adopted closure plan. Any excess tax revenues were distributed to Latah County for disbursement to the taxing districts. The closure of the Alturas District required the reallocation of the Alturas fund assets to the General Fund in accordance with governmental account requirements. The large component

of these assets include the six lots that the Agency continues to own within the Alturas Technology Park. These are valued at \$530,000 and do not appear within the budget document but are reflected within the Agency's financial statements. The closure plan set aside \$45,000 of the excess Alturas tax revenues intended to fund ongoing maintenance and market expenses related to the agency lots. Those funds have been transferred to the General Fund where maintenance and marketing expenses will be funded through a new line item 890-880-10-644-15 with the balance of the original \$45,000 held in a separate, assigned Alturas fund balance 890-000-00910-01. As noted in the budget backup, should all six lots be sold by the Agency, any remaining funds from the original \$45,000 would be distributed to Latah County to be disbursed to the taxing districts.

Inter-fund Transfers

In previous Agency budgets, the transfers between District Funds and the General Fund were not clearly identified within the budget document and transfers occurred through ending fund balances. This year staff are proposing to establish transfer revenue line items within the General and District Funds and well as transfer expense line items within the District Funds. These transfers are intended to more clearly show the source of funding for the General Fund operations and the allocation of those expenses to the individual district(s). Additionally, these transfer line items are also necessary to support the creation of the Capital Fund intended to allow the accumulation of funding for projects identified within the Agency's Capital Improvement Plan adopted in conjunction with the Agency's Strategic Plan.

Capital Fund Establishment

In February of 2017 the Agency adopted a Strategic Plan intended to focus and direct the actions and financial resources of the Agency toward achieving long-term Agency and District goals and objectives. Within the Strategic Plan the Agency identified target allocations of District funds to be utilized for a variety of public infrastructure investments. A five year capital improvement plan was developed which identifies anticipated public investment projects anticipated to occur within the upcoming five year period. The FY2018 budget includes a new Capital Fund which is intended to facilitate the accumulation of funding necessary to support the projects identified within the capital improvement plan.

Notable Budget Revenues and Expenditures

General Fund Revenues

Within the FY2018 budget, the Agency General Fund will be funded through transfers from the districts of the Agency. For FY2018, the Legacy Crossing District is the only active district and will transfer \$65,391 (890-000-00-498-95) to the general fund to fund the general agency activities.

General Fund Expenditures

General Fund expenditures are budgeted to remain generally consistent with the FY2017 levels. Two notable exceptions include the inclusion of the Alturas maintenance and marketing expenses within the General Fund as a result of the closure of the Alturas District at \$4,500 (890-880-10-644-15), and the annual 3% increase in the Administrative Services line item (890-880-10-642-00) to reflect the

annual escalation provision included within the services agreement with the City of Moscow for administrative, financial and executive director services.

Alturas District

As noted previously, with the closure of the Alturas tax revenue allocation area in 2015 the Alturas Fund has been terminated with the excess tax revenues refunded to the taxing districts, land assets transferred to the General Fund, and future maintenance and market reserves held in an assigned general fund reserve account. There will be no future revenues or expenditures within the prior Alturas Fund.

Legacy Crossing District Revenues

The FY2018 budget projects tax increment revenues for the Legacy Crossing District to increase by approximately 25% in FY2018 to account for several new development projects reaching completion including the new Gritman Medical Office Building, Dawson's Corner, and the Varsity Diner.

Legacy Crossing District Expenditures

Legacy Crossing expenditures are budgeted to remain consistent with FY2017 levels with the exception of the Owner Participation Agreements (OPA) (890-895-10-676-17) which is budgeted to increase from \$8,340.00 to \$21,385 to reflect new additional owner participation agreement payments on the Gritman Medical, Dawson's Corner and Varsity Diner projects.

Legacy Crossing District Transfers

A new feature of the FY2018 Budget is fund transfers to support general agency activities as well as capital accumulation for infrastructure projects identified within the Agency's Strategic Plan which are budgeted at \$65,391 (890-895-10-890-00) and \$232,310 (890-895-10-890-01) respectively for FY2018.

Legacy Crossing Debt Service

Over the course of FY2017 there has been significant progress made with the development of the Sixth and Jackson Property including the completion of the environmental remediation work, the turn lane improvement project and the undergrounding of the overhead utility lines. At this time the Agency is moving forward with the sale of a portion of the property to Sangria Downtown LLC which will require the Agency to retire the outstanding bond debt upon the property. The FY2018 Budget assumes this transaction has occurred and no further debt service payments will be required. Should something else occur, the Agency may need to amend the budget and make any necessary amendments.

Capital Fund Legacy Crossing Expenses

The FY2018 budget anticipates the expenditure of \$15,000 in general streetscape improvements (895-300-100-770-76), \$40,000 in entryway beautification work near the south couplet intersection (895-300-100-770-77) and \$175,000 for the completion of the Hello Walk across the Sixth and Jackson Property (895-300-100-770-78) after the completion of the Sangria Downtown LLC project.

MOSCOW URBAN RENEWAL AGENCY FY 2018 BUDGET

FISCAL YEAR October 1, 2017 to September 30, 2018

General Fund						
	General Agency Revenues	2015	2016	2017	2017	2018
Account Number	Account Description	Actual	Actual	Budget	12 Month Est.	Proposed
890-000-00-471-00	Investment Earnings	4,964	3,842	1,000	2,271	1,000
890-000-00-478-10	Sale of Land-Alturas	0	0	0	0	0
890-000-00-479-01	Refunds & Reimbursements	0	0	0	0	0
890-000-00-498-90	Transfer In: Alturas	0	58,024	0	0	0
890-000-00-498-95	Transfer In: Legacy	0	0	0	35,000	65,391
	Subtotal General Agency Revenues	4,964	61,866	1,000	37,271	66,391
	Total General Agency Revenues	4,964	61,866	1,000	37,271	66,391

Fiscal Year 2018
Moscow Urban Renewal Agency - General Agency Budget
890-000-00-

Line Item	Description	Adopted
471-00 Investment Earnings	Interest earned on investments will be determined by the amount of dollars receipted through land sales and balances in the Agency's accounts throughout the fiscal year.	1,000
478-10 Sale of Land - Alturas	Revenues from the sale of Alturas lots owned by the Agency.	0
479-01 Refunds & Reimbursements	Unforeseen refunds or reimbursements made to/from General Agency.	0
498-90 Transfer In: Alturas	Transfer to General Agency from Alturas to cover General Agency Expenses.	0
498-95 Transfer In: Legacy	Transfer to General Agency from Legacy to cover General Agency Expenses.	65,391

MOSCOW URBAN RENEWAL AGENCY FY 2018 BUDGET

FISCAL YEAR October 1, 2017 to September 30, 2018

General Agency Expenses		2015	2016	2017	2017	2018
Account Number	Account Description	Actual	Actual	Budget	12 Month Est.	Proposed
890-880-10-631-10	Postage Expense	0	24	100	50	100
890-880-10-631-20	Printing and Binding	102	70	400	50	400
890-880-10-642-00	Administrative Services	30,000	45,000	46,350	46,350	47,741
890-880-10-642-10	Professional Services - Executive Director	51,420	0	0	0	0
890-880-10-642-15	Professional Services - Other	2,808	4,925	6,000	4,500	6,000
890-880-10-642-20	Professional Services - Auditing	4,500	4,600	5,000	4,700	5,000
890-880-10-642-30	Professional Services - Computer	20	255	1,000	2,500	1,000
890-880-10-644-10	Advertising & Marketing Expense	557	462	1,000	60	1,000
890-880-10-644-15	Alturas Marketing/Maintenance	0	0	0	2,000	4,500
890-880-10-647-10	Travel & Meetings	282	839	1,000	0	1,000
890-880-10-649-10	Professional Development	0	0	1,000	0	1,000
890-880-10-668-10	Liability Insurance	1,492	1,507	1,650	1,507	1,650
890-880-10-669-10	Miscellaneous Expense	182	342	500	350	500
Subtotal General Agency Expenses		91,364	58,024	64,000	62,067	69,891
Total General Agency Expenses		91,364	58,024	64,000	62,067	69,891

Fiscal Year 2018
Moscow Urban Renewal Agency – General Agency Budget
890-880-10-

Line Item	Description	Adopted
631-10 Postage Expense	Postage expenses.	100
631-20 Printing and Binding	Printing and binding expenses.	400
642-00 Administrative Services	The administrative fee is reimbursement to the City of Moscow for executive, administration, finance, legal, engineering, information systems, and community development staff time related to services rendered to the URA.	47,741
642-10 Professional Services - Executive Director	Contract for services with the City of Moscow for the URA Executive Director.	0
642-15 Professional Services - Other	Professional services including legal services fees, dues, and memberships, including \$2,000 for the Redevelopment Association of Idaho.	6,000
642-20 Professional Services - Auditing	Expenses related to the annual financial audit.	5,000
642-30 Professional Services - Computer	An annual shared cost with the City of Moscow for an online software application –WebLOCI and ESRI Business Solutions.	1,000
644-10 Advertising & Marketing Expense	Costs related to general advertising & marketing.	1,000
644-15 Alturas Marketing/Maintenance	Costs related to Marketing and maintaining the Alturas lots held for resale.	4,500
647-10 Travel & Meetings	Commissioners and/or support staff's traveling and meetings expense related to the Agency's business.	1,000
649-10 Professional Development	Expenses related to potential training costs for Executive Director, commissioners and other support staff as appropriate.	1,000
668-10 Liability Insurance	This represents the annual insurance premium for liability, errors and omissions for public officials. 100% of the insurance will be paid by the General Agency.	1,650
669-10 Miscellaneous Expenses	These fees are for incidental expenses incurred by the Agency that are not captured in other categories.	500

MOSCOW URBAN RENEWAL AGENCY FY 2018 BUDGET

FISCAL YEAR October 1, 2017 to September 30, 2018

Account Number	General Agency Fund Balances Account Description	2015 Actual	2016 Actual	2017 Budget	2017 12 Month Est.	2018 Proposed
890-000-00-910-00	Beginning Fund Balance Unassigned-General	46,705	50,961	55,461	40,477	17,681
890-899-10-990-00	Ending Fund Balance Unassigned-General	50,961	77,875	56,461	17,681	18,681
890-000-00-910-01	Beginning Fund Balance Assigned - Alturas Portion	0	0	0	32,900	30,900
890-899-10-990-01	Ending Fund Balance Assigned - Alturas Portion	0	0	0	30,900	26,400
	Total General Ending Fund Balances	50,961	77,875	56,461	48,581	45,081

Fiscal Year 2018
Moscow Urban Renewal Agency - General Agency Budget
890-

Line Item	Description	Adopted
000-00-910-00 Beginning Fund Balance Unassigned	Beginning Fund Balance is a resource available from income derived from sources other than tax increment generated by the Legacy District revenue allocation area. This resource is eligible for FY2018 for General Agency expenses.	17,681
899-10-990-00 Ending Fund Balance Unassigned	Ending Fund Balance is funds remaining after all projected expenditures are made against all resources available during the FY2018. The ending fund balance is monies derived from sources other than tax increment generated by the Legacy District revenue allocation area.	18,681
000-00-910-01 Beginning Fund Balance Assigned-Alturas Portion	Beginning Fund Balance is funds for maintenance and marketing of the Alturas lots derived from Alturas Technology Park Urban Renewal Agency Termination Plan.	30,900
899-10-990-01 Ending Fund Balance Assigned-Alturas Portion	Ending Fund Balance is funds remaining after marketing Alturas lots for the budgeted fiscal year. The portion of the Alturas Marketing/Maintenance line (\$4,500) that is not used during this fiscal year will remain in this Fund Balance at fiscal year-end.	26,400

MOSCOW URBAN RENEWAL AGENCY FY 2018 BUDGET

FISCAL YEAR October 1, 2017 to September 30, 2018

Alturas Fund

Alturas Revenues		2015	2016	2017	2017	2018
Account Number	Account Description	Actual	Actual	Budget	12 Month Est.	Proposed
890-000-00-410-00	Property Taxes-Alturas	407,516	0	0	0	0
890-000-00-478-10	Sale of Land-Alturas	0	50	0	0	0
890-000-00-479-01	Refunds & Reimbursements	0	0	0	0	0
Subtotal Alturas Revenues		407,516	50	0	0	0
Total Alturas Revenues		407,516	50	0	0	0

Alturas Expenses						
Account Number	Account Description					
Operational Expenses						
890-890-10-642-10	Professional Services	5,038	154	0	0	0
890-890-10-642-12	Land Sale Expense	0	0	0	0	0
890-890-10-644-10	Advertising & Marketing Expense	711	108	4,000	0	0
890-890-10-647-10	Travel & Meetings	0	0	0	0	0
890-890-10-658-10	Repairs & Maintenance & CC&Rs	14,969	4,017	5,000	0	0
890-890-10-669-10	Miscellaneous Expense	0	0	0	0	0
890-890-10-800-00	Termination Plan		849,956	0	0	0
Subtotal Operational Expenses		20,718	854,235	9,000	0	0

Capital Outlay						
Account Number	Account Description					
890-890-10-770-73	Improvements	0	0	0	0	0
Subtotal Capital Outlay		0	0	0	0	0

Alturas Transfers						
Account Number	Account Description					
890-890-10-890-00	Transfer to: General Fund	0	58,024	0	0	0
Subtotal Transfers		0	58,024	0	0	0

Fiscal Year 2018
Moscow Urban Renewal Agency - Alturas Budget
890

Line Item	Description	Adopted
000-00-410-00 Property Taxes-Alturas	The Alturas Technology Park Urban Renewal District Revenue Allocation Area will be closed in 2015 and no additional tax revenues will be received by the Agency from the District.	0
000-00-478-10 Sales of Land-Alturas	Sale of lots in Alturas park.	0
890-10-642-10 Professional Services	Professional services including legal, engineering support, appraisal & valuation and expenses associated with the development of the Alturas Technology Park Close-Out Plan.	0
890-10-642-12 Land Sale Expense	This cost represents expenses relating to land sales.	0
890-10-644-10 Advertising & Marketing Expense	Advertising & marketing expenses the Agency may incur in relation to lot sales, publications, and hearing notices.	0
890-10-647-10 Travel & Meetings	Executive Director, commissioners and/or support staff's traveling and meetings expense directly related to Alturas Technology Park.	0
890-10-658-10 Repairs & Maintenance & CC&Rs	Costs associated with necessary repairs and maintenance for Alturas Technology Park. This item has been moved to the General Agency Expenses after the termination of the Alturas District.	0
890-10-669-10 Miscellaneous Expense	Expenses directly related to Alturas Technology Park not specifically covered in other line items.	0
800-00 RAA Termination Plan	This cost represents the anticipated tax increment funds to be disbursed to the taxing entities at the closure of the Alturas Revenue Allocation Area.	0
890-10-890-00 Transfer to: General Agency Fund	Transfers to cover General Agency Expenses.	0

MOSCOW URBAN RENEWAL AGENCY FY 2018 BUDGET

FISCAL YEAR October 1, 2017 to September 30, 2018

Alturas Debt Service		2015	2016	2017	2017	2018
Account Number	Account Description	Actual	Actual	Budget	12 Month Est.	Proposed
890-899-11-790-01	Bond Principal-Alturas	109,948	0	0	0	0
890-899-11-791-01	Bond Interest-Alturas	4,890	0	0	0	0
	Subtotal Debt Service	114,838	0	0	0	0
<hr/>						
	Total Alturas Expenses	135,556	912,259	9,000	0	0
<hr/>						
Alturas Fund Balances						
Account Number	Account Description					
890-000-00-911-00	Beginning Fund Balance Assigned-Alturas	639,513	935,281	0	0	0
890-000-00-911-01	Beginning Fund Balance Restricted-Alturas	115,171	0	50,900	0	0
890-899-11-990-00	Ending Fund Balance Assigned-Alturas	935,281	0	0	0	0
890-899-11-990-01	Ending Fund Balance Restricted-Alturas	0	0	41,900	0	0
	Total Alturas Ending Fund Balances	935,281	0	0	0	0

Fiscal Year 2018
Moscow Urban Renewal Agency Debt Service – Alturas Budget
890

Line Item	Description	Adopted
11-790-01 Bond Principal - Alturas	This Bond was paid in full FY 2015.	0
11-791-01 Bond Interest - Alturas	This Bond was paid in full FY 2015.	0
911-00 Assigned - Alturas	Following the termination of the Alturas District Revenue allocation area all remaining fund has been distributed back to the taxing districts in accordance with the termination plan.	0
11-990-00 Assigned - Alturas	Following the termination of the Alturas District Revenue allocation area all remaining fund has been distributed back to the taxing districts in accordance with the termination plan.	0
911-01 Restricted - Alturas	Following the termination of the Alturas District Revenue allocation area all remaining fund has been distributed back to the taxing districts in accordance with the termination plan.	0
11-990-01 Restricted - Alturas	Following the termination of the Alturas District Revenue allocation area all remaining fund has been distributed back to the taxing districts in accordance with the termination plan.	0

MOSCOW URBAN RENEWAL AGENCY FY 2018 BUDGET

FISCAL YEAR October 1, 2017 to September 30, 2018

Legacy Crossing Fund						
	Legacy Crossing Revenues	2015	2016	2017	2017	2018
Account Number	Account Description	Actual	Actual	Budget	12 Month Est.	Proposed
890-000-00-410-01	Property Taxes-Legacy	179,241	179,552	182,500	199,264	228,980
890-000-00-431-11	EPA Clean-up Grant - Legacy	4,513	145,940	0	39,985	0
890-000-00-478-11	Sale of Land-Legacy	0	0	500,000	218,500	0
	Total Legacy Crossing Revenues	183,754	325,492	682,500	457,749	228,980
	Legacy Crossing Transfer In					
Account Number	Account Description					
890-000-00-498-01	Transfer In: Capital Fund - Legacy	0	0	0	0	0
	Transfer In: Capital Fund	0	0	0	0	0
	Legacy Crossing Expenses					
Account Number	Account Description					
890-895-10-642-10	Professional Services	7,867	4,447	10,000	6,500	10,000
890-895-10-642-12	Land Sale Expense	0	3,850	10,000	5,000	0
890-895-10-644-10	Advertising & Marketing Expense	198	0	2,000	0	2,000
890-895-10-647-10	Travel & Meetings	0	0	1,000	0	1,000
890-895-10-652-10	Heat, Lights & Utilities	2,022	2,151	2,000	2,000	2,000
890-895-10-669-10	Miscellaneous Expense	0	171	1,000	0	1,000
890-895-10-675-00	Fiscal Agent Trustee Fees	1,500	1,500	1,750	1,750	1,750
890-895-10-676-17	Owner Participation Agreements	5,423	10,966	8,340	8,029	21,385
	Subtotal Operational Expenses	17,010	23,085	36,090	23,279	39,135
	Legacy Crossing Contingency					
Account Number	Account Description					
890-895-10-900-01	Contingency	0	0	15,000	0	15,000
	Subtotal Contingency	0	0	15,000	0	15,000

Fiscal Year 2018
Moscow Urban Renewal Legacy - Legacy Crossing Budget
890

Line Item	Description	Adopted
000-00-410-01 Property Taxes - Legacy	The estimate of tax increment from the Legacy Crossing District has stabilized since 2013 after a dramatic decrease due to a Latah County tax increment calculation error discovered in FY 2012. We are estimating an increase of 25% over the FY 2017 tax increment due to new development within the Legacy tax allocation area including the Gritman Medical Office project, Varsity Diner and Dawson's Corner building.	228,980
000-00431-11 EPA Clean-up Grant	Environmental Protection Agency (EPA) Grant for Brownfield Clean-up at 6 th and Jackson lot owned by Legacy Crossing District. This grant was closed out in 2017 and no additional revenues will be received.	0
000-00-478-11 Sale of Land - Legacy	Sale of Legacy Crossing property at 6th and Jackson.	0
000-00-498-01 Transfer In: Capital Fund Legacy	Transfers from the Legacy Capital Fund to the Legacy Fund	0
895-10-642-10 Professional Services	Legal fees relating to the preparation of the disposition and development agreement for the property located at 6th & Jackson. Predevelopment soft costs for design, engineering and permits relating to items like "Hello Walk project or other participation costs.	10,000
895-10-642-12 Land Sale Expense	Costs associated with the sale of 6th and Jackson property.	0
895-10-644-10 Advertising & Marketing Expense	Advertising & marketing expenses the Agency may incur in relation to Legacy Crossing District.	2,000
895-10-647-10 Travel & Meetings	Executive Director, commissioners and/or support staff's traveling and meetings expense directly related to Legacy Crossing.	1,000
895-10-652-10 Heat, Lights & Utilities	Utilities directly related to the property located at 6 th & Jackson.	2,000
895-10-669-10 Miscellaneous Expense	Expenses directly related to Legacy Crossing District not specifically covered in other line items.	1,000
895-10-675-00 Fiscal Agent Trustee Fees	This expense is the annual fees associated with the Bond held by Legacy Crossing.	1,750
895-10-676-17 Owner Participation Agreements	Owner Participation Agreements between the Agency and the owners/developers are based on 50% of increment generated from the remodeled/re-purposed property (50% of the increment will be retained by the Agency). Participants include: Fields Holding Company, Gritman Medical, Dawson's Corner, Larry Swanger, and Anderson Group, LLC.	21,385
895-10-900-01 Contingency	Contingency for Legacy Crossing District to address unanticipated shortfalls in either revenue or unanticipated expenses.	15,000

MOSCOW URBAN RENEWAL AGENCY FY 2018 BUDGET

FISCAL YEAR October 1, 2017 to September 30, 2018

Account Number	Legacy Crossing Capital Outlay Account Description	2015 Actual	2016 Actual	2017 Budget	2017 12 Month Est.	2018 Proposed
890-895-10-770-73	Improvements	0	145,940	500,000	369,384	0
	Subtotal Capital Outlay	4,513	145,940	500,000	369,384	0

Account Number	Legacy Crossing Transfers Account Description					
890-895-10-890-00	Transfer To: General Agency Fund	0	0	0	35,000	65,391
890-895-10-890-01	Transfer To: Capital Fund	0	0	1,825	10,721	232,310
	Subtotal Transfers	0	0	1,825	45,721	297,700

Account Number	Legacy Crossing Debt Service Account Description					
890-899-12-790-01	Bond Principal-Legacy	24,000	25,000	374,000	374,000	0
890-899-12-791-01	Bond Interest-Legacy	19,486	15,632	17,286	17,287	0
890-895-10-676-15	Latah County Reimbursement Agreement	4,000	2,000	2,000	3,500	3,500
	Subtotal Debt Service	47,486	42,632	393,286	394,787	3,500

	Total Legacy Crossing Expenses	69,009	211,657	946,201	833,170	355,336
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Account Number	Legacy Crossing Fund Balances Account Description					
890-000-00-912-00	Beginning Fund Balance Assigned-Legacy	226,568	367,021	418,603	480,855	149,746
890-000-00-912-01	Beginning Fund Balance Restricted-Legacy	69,312	44,312	69,315	44,312	0
890-899-12-990-00	Ending Fund Balance Assigned-Legacy	367,021	480,855	160,217	149,746	23,390
890-899-12-990-01	Ending Fund Balance Restricted-Legacy	44,312	44,312	0	0	0
	Total Legacy Crossing Ending Fund Balances	411,333	525,167	160,217	149,746	23,390

Fiscal Year 2018
Moscow Urban Renewal Agency - Legacy Crossing Budget
890-

Line Item	Description	Adopted
895-10-770-73 Improvements	This item is for various infrastructure improvement projects within the Legacy Crossing District. These expenditures have been moved to the Legacy Capital Fund beginning in FY2018.	0
895-10-890-00 Transfer To: General Agency	Transfer to General Agency to cover administrative and general expenses.	65,391
958-10-890-01 Transfer To: Capital Fund	Transfer to Legacy Capital Fund to cover capital projects.	232,310
899-12-790-01 Bond Principal - Legacy	The Series 2010A Bonds were issued in the aggregate principal amount of \$510,000, payable on September 1 annually with final maturity on September 1, 2027 or until called on a prior redemption. For fiscal year beginning October 1, 2018 the balance is \$0.00.	0
899-12-791-01 Bond Interest - Legacy	The average coupon rate for the 2010A bond series is 4.527%.	0
895-10-676-15 Latah County Reimbursement Agreement	In 2012 Latah County Assessor's office discovered a miscalculation in assessments resulting in reduced tax increment revenue. An agreement with Latah County was negotiated to repay the mistaken overage of \$115,000. The proposed repayment schedule is attached as Exhibit D.	3,500
000-00-912-00 Beginning Fund Balance Assigned-Legacy	Beginning Fund Balance for FY2018 is a resource made available from income derived from tax increment generated by the Legacy tax allocation area. This resource is eligible for FY2017 as Legacy Crossing District expenses.	149,746
000-00-912-01 Beginning Fund Balance Restricted-Legacy	This resource is restricted for FY2017 for the Legacy Crossing Districts annual debt service payment and is segregated by the bond covenants. It is assumed the bond debt will be retired in FY2017 and this restricted fund will be no longer necessary.	0
899-12-990-00 Ending Fund Balance Assigned-Legacy	Ending Fund Balance for FY2018 and is a resource available from income derived from tax increment generated by the Legacy tax allocation.	23,390
899-12-990-01 Ending Fund Balance Restricted-Legacy	Ending Fund Balance for FY2018 is funds remaining after all projected debt service expenditures are made against Legacy tax resources made available during the FY2018.	0

MOSCOW URBAN RENEWAL AGENCY FY 2018 BUDGET

FISCAL YEAR October 1, 2017 to September 30, 2018

Capital Fund						
Account Number	Legacy Capital Revenues Account Description	2015 Actual	2016 Actual	2017 Budget	2017 12 Month Est.	2018 Proposed
895-000-00-498-95	Transfers In: Legacy	0	0	0	10,721	232,310
	Transfers In	0	0	0	10,721	232,310
Capital Fund Earnings						
Account Number	Account Description					
895-000-00-471-00	Investment Earnings	0	0	0	0	0
	Investment Earnings	0	0	0	0	0
Capital Fund Refunds & Reimbursements						
Account Number	Account Description					
895-000-00-479-01	Refunds & Reimbursements	0	0	0	0	0
	Refunds & Reimbursements	0	0	0	0	0
Capital Fund Balance						
Account Number	Account Description					
895-000-00-900-00	Beginning Fund Balance - Assigned	0	0	0	0	10,721
	Beginning Fund Balance - Assigned	0	0	0	0	10,721
	Total Capital Fund Revenue	0	0	0	10,721	243,031

Fiscal Year 2018
Moscow Urban Renewal Agency – Capital Fund Budget
895-000-00

Line Item

Description

Adopted

498-95 Transfers In: Legacy	Transfers in from Legacy.	232,310
471-00 Investment Earnings	Interest earning from investments.	0
479-01 Refunds & Reimbursements	Refunds and reimbursements from outside source.	0
900-00 Beginning Fund Balance - Assigned	Beginning Capital Fund balance.	10,721

MOSCOW URBAN RENEWAL AGENCY FY 2018 BUDGET

FISCAL YEAR October 1, 2017 to September 30, 2018

Capital Fund Legacy Expenses		2015	2016	2017	2017	2018
Account Number	Account Description	Actual	Actual	Budget	12 Month Est.	Proposed
895-300-10-770-74	Legacy Public Art Fund	0	0	0	0	0
895-300-10-770-75	Legacy Public Infrastructure	0	0	0	0	0
895-300-10-770-76	Legacy Streetscape	0	0	0	0	15,000
895-300-10-770-77	Legacy Placemaking	0	0	0	0	40,000
895-300-10-770-78	Legacy Special Projects	0	0	0	0	175,000
	Total Capital Fund Expenditures	0	0	0	0	230,000
Capital Fund - Transfers						
Account Number	Account Description					
895-300-10-890-95	Transfers To: Legacy	0	0	0	0	0
	Transfers To: Legacy	0	0	0	0	0
Capital Fund Balances						
Account Number	Account Description					
895-300-10-990-00	Ending Fund Balance - Assigned	0	0	0	10,721	13,031
	Ending Fund Balance - Assigned	0	0	0	10,721	13,031
	Total Capital Fund Expenditures and Balance	0	0	0	10,721	243,031

Fiscal Year 2018
Moscow Urban Renewal Legacy – Capital Fund Budget
895-300-10

Line Item	Description	Adopted
770-74 Legacy Public Art Fund	Expenditures related to public art installations within the Legacy Crossing District	0
770-75 Legacy Public Infrastructure	Expenditures related to public infrastructure improvements within the Legacy Crossing District	0
770-76 Legacy Streetscape	Anticipated general streetscape improvements within the Legacy Crossing District in accordance with the Agency's adopted Capital Improvement Plan	15,000
770-77 Legacy Placemaking	Funding for the South Couplet Beautification Improvements in accordance with the (\$20,000) and public art installation at the 6 th and Jackson Property (\$20,000)	40,000
770-78 Legacy Special Projects	Funding for the completion of the Hello Walk Improvement across the Agency's Sixth and Jackson Property (\$175,000)	175,000
890-95 Transfers To: Legacy	Transfers to Legacy operational fund	0
990-00 Ending Fund Balance - Assigned	Assigned for Capital Projects	13,031

MOSCOW URBAN RENEWAL AGENCY FY 2018 BUDGET

FISCAL YEAR October 1, 2017 to September 30, 2018

Sources and Uses Budget Statement	2015	2016	2017	2017	2018
	Actual	Actual	Budget	12 Month Est.	Proposed
Sources					
Revenue	596,234	387,408	683,500	495,020	295,370
Beginning Fund Balance	1,097,269	1,397,575	594,279	598,544	198,327
Total Sources	1,693,503	1,784,983	1,277,779	1,093,564	493,697
Uses					
Expenses	295,929	1,181,941	1,019,201	895,237	425,226
Ending Fund Balance	1,397,575	603,042	258,578	198,327	68,471
Total Uses	1,693,504	1,784,983	1,277,779	1,093,564	493,697
	(\$0)	\$0	\$0	\$0	\$0

MOSCOW URBAN RENEWAL AGENCY FY 2018 BUDGET

FISCAL YEAR October 1, 2017 to September 30, 2018

Account Description	PROPOSED REVENUES:			
	2016 Actual	2017 Adopted Budget	2017 12 Month Est.	2018 Proposed Budget
Total Tax Increment	\$ 179,552	\$ 182,500	\$ 199,264	\$ 228,980
Total Intergovernmental Revenue	\$ 145,940	\$ -	\$ 39,985	\$ -
Total Miscellaneous Income	\$ 61,916	\$ 501,000	\$ 255,771	\$ 66,391
Total Revenue	\$ 387,408	\$ 683,500	\$ 495,020	\$ 295,370
Beginning Fund Balance	\$ 1,397,575	\$ 594,279	\$ 598,544	\$ 198,327
Total Resources Available	\$ 1,784,983	\$ 1,277,779	\$ 1,093,564	\$ 493,697

Account Description	PROPOSED EXPENDITURES:			
	2016 Actual	2017 Adopted Budget	2017 12 Month Est.	2018 Proposed Budget
Total Expenses	\$ 143,412	\$ 125,915	\$ 500,450	\$ 191,726
Total Debt Service	\$ 42,632	\$ 393,286	\$ 394,787	\$ 3,500
Total Other Financing Uses	\$ 849,956	\$ -	\$ -	\$ -
Total Capital Outlay	\$ 145,940	\$ 500,000	\$ -	\$ 230,000
Total Expenditures	\$ 1,181,941	\$ 1,019,201	\$ 895,237	\$ 425,226
Ending Fund Balance	\$ 603,042	\$ 258,578	\$ 198,327	\$ 68,471
Total Expenditures	\$ 1,784,983	\$ 1,277,779	\$ 1,093,564	\$ 493,697