

PROSPER PORTLAND **PROPOSED BUDGET** **FY21-22**



PROSPER
PORTLAND

Building an Equitable Economy

Proposed Budget FY 2021-22



PROSPER
PORTLAND

Prosper Portland
220 NW Second Avenue, Suite 200
Portland, OR 97209
(503) 823-3200

**Prosper Portland
FY 2021-22 Proposed Budget**

TABLE OF CONTENTS

	Page
<u>EXECUTIVE DIRECTOR'S MESSAGE</u>	
Executive Director's Message	1
<u>ABOUT PROSPER PORTLAND</u>	
About Prosper Portland.....	5
<u>BUDGET PROCESS & INPUT</u>	
Budget Process	7
Community Budget Committee Requested Budget Letter	8
TIF District Budget Outreach & Feedback Summary	11
<u>FINANCIAL SUMMARY</u>	
Total Resources.....	14
Total Requirements.....	15
Total Resources by Account	16
Total Requirements by Account	18
Total Requirements by Fund	21
Account Summary by Expense Category.....	22
Description of Resources.....	23
Description of Requirements.....	27
Prosper Portland's Fund Structure.....	29
Description of Prosper Portland's Fund Structure	30
<u>STAFFING</u>	
Staffing Summary	31
<u>FUND SUMMARIES</u>	
General Fund	33
Total Resources and Requirements	34
FY 2021-22 General Fund & Cannabis Matrix	35
Account Summary by Appropriation.....	36
Tax Increment Financing Funds.....	41
Airport Way	42
Central Eastside	43
Convention Center	44
Downtown Waterfront.....	45
Gateway Regional Center	46
Interstate Corridor.....	47
Lents Town Center	48
Neighborhood Prosperity Initiative.....	49
North Macadam	50
River District.....	51
South Park Blocks.....	52
Willamette Industrial.....	53
Account Summary by Program	54
Enterprise Fund	79
Enterprise Loans Fund.....	80

**Prosper Portland
FY 2021-22 Proposed Budget**

Business Management Fund	81
Account Summary by Appropriation.....	82
Internal Service Fund.....	85
Account Summary by Program	87
Special Revenue Funds	89
Other Federal Grants	90
HCD Contract Fund	91
ACT Fund	92
ARPA Fund	93
CARES Act Fund	94
COEP Fund.....	95
Enterprise Zone.....	96
Ambassador Program	97
Account Summary by Program	98
Five-Year Budget Projections	107
Airport Way TIF Fund	108
Central Eastside TIF Fund.....	109
Convention Center TIF Fund	110
Downtown Waterfront TIF Fund.....	111
Gateway Regional Center TIF Fund.....	112
Interstate Corridor TIF Fund	113
Lents Town Center TIF Fund	114
Neighborhood Prosperity Initiative TIF Fund	115
North Macadam TIF Fund	116
River District TIF Fund.....	117
South Park Blocks TIF Fund	118
Willamette Industrial TIF Fund	119

Budget Message from Kimberly Branam Executive Director

To the Members of the Prosper Portland Board of Commissioners (Board) and Portland City Council:

The past year shook the foundation of Portland's economy in our collective effort to save lives. While the region's infection and death rates from COVID-19 have been among the lowest in the nation, thousands of Portlanders lost jobs at the recession's outset. BIPOC communities and women experienced higher levels of unemployment and greater financial insecurity. Business closures increased by 80 percent as retailers, restaurants, and tourism-related industries struggle to adapt. In the midst of unprecedented challenges, we've seen that business, community and government, working together, can make a meaningful impact not only in public health but also in providing tailored economic relief. Through partnerships more than 1,500 businesses received Small Business Relief Fund grants, nearly 700 small businesses received PPE, much of which was sourced from local providers, and a coordinated campaign and ShopSmallPDX website increased the profile of 1,400 local businesses.

Prosper Portland's fiscal year (FY) 2021-22 Proposed Budget implements programs and projects that are critical to ensuring an inclusive economic recovery for Portland. Ongoing racial, ethnic, gender, and geographic inequities demand focused attention as we work to stabilize households, businesses, community partners and Portland's neighborhoods. Through continued investments in the Inclusive Business Resource Network, the Neighborhood Prosperity Network, traded sector business development, and community-based action plans in Tax Increment Financing districts, the budget funds programs and partnerships aimed at economic stabilization, adaptation, and resilience.

FY 2021-22 BUDGET OVERVIEW

The Proposed Budget includes total expenditures of \$200 million, 79 full time positions, and 8 limited term positions. The Proposed Budget includes expenditure of Housing Set-Aside resources totaling \$52 million for FY 2021-22 and \$150 million over the next five years. The total Five-Year Forecast includes all remaining tax increment proceeds for existing Tax Increment (TIF) Districts and amounts to \$220 million. The Proposed Budget is balanced using a variety of revenue resources that have been impacted differently by the continuing economic effects of the COVID-19 crisis.

1. **Tax increment** debt proceeds are unchanged based on the financial capacity of each TIF District. The budget includes \$94 million in new tax increment debt resources to fund TIF District Action Plans and the affordable housing set-aside in each district. River District and all six Neighborhood Prosperity Initiative Districts will have reached maximum indebtedness in the next fiscal year.
2. The Mayor's Proposed **General Fund** allocations include a restoration of the 5 percent reductions for most programs and additional one-time General Fund and American Rescue Plan resources to support critical small business relief and recovery needs.
3. COVID-19 continues to have a significantly negative impact on Prosper Portland's **operating revenues**. While the FY 2021-22 Proposed Budget assumes growth in property income as activity returns, the portfolio overall is projected to experience a negative net operating income until FY 2022-23. Due to the impacts of COVID-19, for the next year what is normally a source of cash for the agency has been and will continue to be a use of cash.

4. **Enterprise Zone** resources were used to create an economic development programming reserve in the several years preceding the pandemic. Those limited funds will be used in the coming year to continue programming to maintain service levels into FY 2021-22.

The financial impacts of the COVID-19 pandemic on existing operating revenue and development projects resulted in an immediate and enduring effect on Prosper Portland's Ten-Year Financial Sustainability Plan. Our focus over the next year will be to complete an updated Financial Sustainability Plan and strategies that consider lessons learned over the first three years of the Plan. The challenge is to position the agency to sustain current levels of service for economic development and development services as TIF resources are depleted.

FY 2021-22 BUDGET HIGHLIGHTS

Prosper Portland's General Fund, Cannabis Fund, Community Development Block Grant, and Enterprise Zone Funds, along with new federal funds from the American Rescue Plan, provide the critical resources for **household, business, and community-partner** stabilization and recovery efforts to those impacted by the COVID-19 crisis.

Prosper Portland submitted five percent cut packages that proportionally reduced the five program areas and requested additional funds for the Film Office and small business repair grants. The Proposed Budget aligns to the Mayor's Proposed Budget by restoring cuts to four of the five programs and includes additional funding to support the Inclusive Business Resource Network, film and music programming, culturally-specific chambers of commerce, and Venture Portland. Priorities and impacts of budget adjustments are detailed below:

- **Inclusive Business Resource Network:** Technical assistance providers will help 900 diverse entrepreneurs navigate ongoing pandemic-related challenges, with increased focus on light-touch assistance and digital marketing. Mercatus will continue to celebrate local BIPOC-owned business and activate the central city with My People's Market this summer.
- **Neighborhood Prosperity Network (NPN):** Grants and technical assistance from Prosper Portland will enable seven district organizations to connect job-seekers and businesses to critical resources. The network will leverage approximately \$750,000 in private investment and 10,000 volunteer hours through engagement with their communities on district priorities and recovery.
- **Venture Portland:** Grants and 2700 hours of trainings and technical assistance from Venture Portland to business districts will enable shop local campaigns and key events while leveraging 8,000 volunteer hours. The Catalytic Investment Initiative will continue to enable high touch support to business districts in Foster, Lents, Gateway, Midway, St. Johns, and Williams.
- **Traded Sector Development:** Individual development, retention, and recruitment along with industry-level engagement will directly support 200 traded sector businesses, add 200 new middle-wage jobs, and support structured labor pathways from leisure and hospitality into growing industries. Portland Means Progress will help 100+ employers respond to COVID-19 with a strong equity framework. The five percent cut will reduce specific trade, capital access and DEI technical assistance and trainings.
- **Workforce Development:** Long-term and light-touch programs will serve approximately 2000 individuals. Community workforce navigators will connect 800 clients to workforce services, employment opportunities and emergency relief resources.
- **Portland Film Office (PFO):** Concierge permit services will support an estimated 70 feature length, commercial, and independent film productions. PFO will implement a Universal Film Permit and work directly with productions in Portland to support the local small business supply chain and encourage non-conventional locations, stabilizing hard hit industries and property owners.

The FY 2021-22 Proposed Budget includes the implementation of strategies and plans to invest in **business and neighborhood stabilization** in TIF districts, as well as citywide with General Fund and American Rescue Plan grant funds. Projects and programs include:

- **Community and Business Activations.** In partnership with Parks, PBOT and Travel Portland, Prosper Portland will engage residents, businesses, and visitors with unique outdoor experiences in key commercial areas – including the Portland Green Loop and Ankeny food cart pod -- prioritizing BIPOC-owned businesses and community-based organizations.
- **Small Business Repair Grants:** Provide approximately 100 businesses throughout the city with grants to offset the cost of repairing physical damage – such as broken windows or doors, graffiti, or sign damage.
- **Commercial Property and Business Stabilization:** Identify at-risk property owners and make stabilizing investments in businesses and communities. Prioritize tenanting of affordable commercial space at Lents Commons, 106th & Halsey and 10th & Yamhill to support BIPOC- and women-owned businesses offering community goods and services.
- **Catalytic Commercial Mixed-Use Development:** Support community-centered development and infrastructure projects, including ODOT Blocks, 92nd & Harold, and Broadway Corridor, through investments and partnership. Ensure projects provide opportunities for certified businesses, increase employment, and create healthy, complete neighborhoods.
- **Small Business Support:** Provide ongoing loan and lease deferrals to impacted businesses. Support necessary physical changes to offset impact of COVID-19 on physical space needs in Prosperity Investment Program grant considerations.

BUDGET PROCESS

Following Mayor Wheeler’s declaration of emergency in March 2020, Prosper Portland staffed the City of Portland in convening the Economic Recovery Task Force, a group of more than 60 business, community, foundation, labor, public, and workforce leaders who advise on collaborative relief and recovery interventions. The Task Force endorsed Portland’s Economic Relief & Stabilization Framework, which is grounded in the fundamental priority of racial equity and serving the most vulnerable.

The Prosper Portland FY 2021-22 Proposed Budget was informed by the Prosper Portland Strategic Plan, Portland Relief & Stabilization Framework, and annual work plan. Prosper Portland reviewed the FY 2021-22 Draft Budget with its 18-member Community Budget Committee (CBC), which met four times over the course of the budget cycle and whose members represent a diverse array of geographic, industry-sector and community stakeholders. The Prosper Portland Board held a work session on January 27, 2021 to review General Fund programming and TIF district spending plans that were incorporated into the Requested Budget. Staff also reviewed specific TIF district Requested Budgets with community and neighborhood organizations to receive input. The CBC letter and a summary of TIF district budget outreach is included in the Budget Process section of the Proposed Budget.

These partnerships will continue to shape programmatic priorities in economic relief, recovery, and resilience in fiscal year 2021-22.



PROSPER
PORTLAND

Building an Equitable Economy

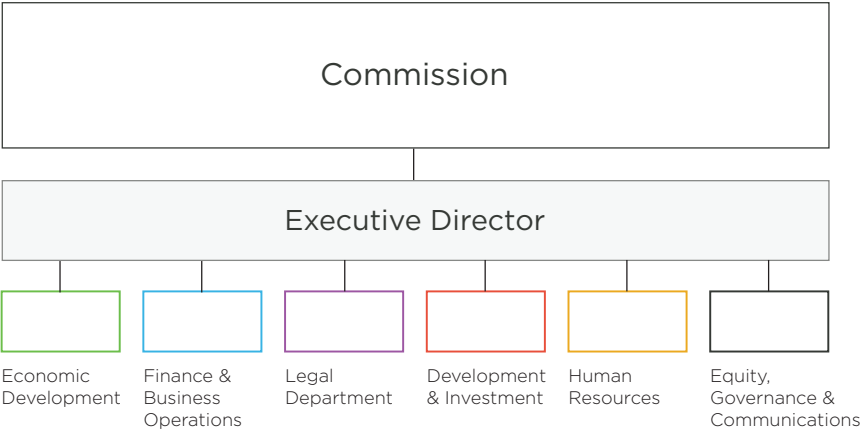
This page intentionally left blank.

About Prosper Portland

Prosper Portland creates economic growth and opportunity for Portland. Our vision is to make Portland one of the most globally competitive, healthy, and equitable cities in the world by investing in job creation, encouraging broad economic prosperity, and fostering great places throughout the city. We aspire to be a workplace of choice with passionate staff excelling in an open and empowering environment and sharing a commitment to our collective success.

Prosper Portland is committed to growing quality jobs, advancing opportunities for prosperity, creating vibrant neighborhoods and communities, and collaborating with partners to create an equitable city, with prosperity shared by Portlanders of all colors, incomes and neighborhoods.

The agency uses its resources to focus public attention in specific areas of the city, which helps Portland realize capital projects, commercial growth, and small business expansion within eleven traditional urban renewal areas. It also carries out a comprehensive range of economic development programs that support small business, improve access to workforce training, and create jobs for all Portland residents across the city with particular focus on six neighborhood prosperity initiative districts. The agency is headed by an executive director who reports to a five member, volunteer Board of Commissioners appointed by the mayor and approved by City Council. The Board is authorized by City Charter to administer the business activities of the agency.



Comissioners



Gustavo J. Cruz, Jr.
Commission Chair



Francesca Gambetti
Commissioner



William Myers
Commissioner



Peter Platt
Commissioner



Serena Stoudamire Wesley
Commissioner

Leadership



Kimberly Branam
Executive Director



Lisa Abuaf
Director - Development and Investment



Tory Campbell
Director - Economic Development



Alison Kean
General Counsel



Adam Lane
Chief Financial Officer



Sean Murray
Director - Human Resources

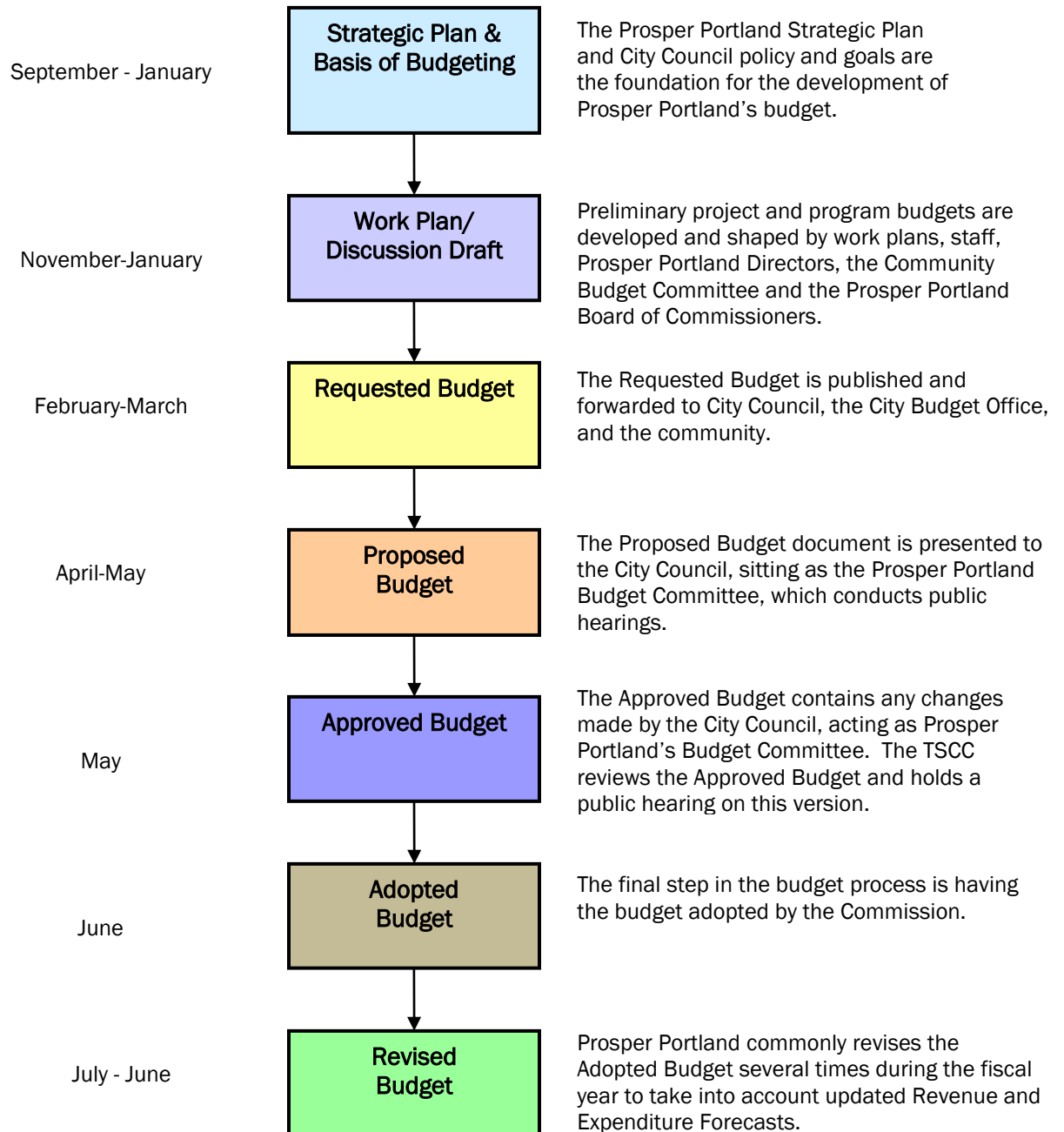


PROSPER
PORTLAND

Building an Equitable Economy

This page intentionally left blank.

Budget Process



Committee Co-Chairs

Duncan Hwang Asian Pacific
American Network of Oregon

Johanna Brickman VertueLab

Committee Members

Arlene Kimura Hazelwood
Neighborhood Association

Ashley Henry Business for a
Better Portland

Bryson Davis Williams &
Russell Project Working Group

Cara Turano Technology
Association of Oregon

Corky Collier Columbia
Corridor Association

Gwen Thompson N/NE
Community Development
Initiative

Helen Ying Old Town
Community Association

James Paulson Worksystems,
Inc.

Kari Naone TiE Oregon

Kate Merrill Central Eastside
Industrial Council

Michael Harrison Oregon
Health & Science University

Oscar Arana Native American
Youth and Family Center

Owen Ronchelli Go Lloyd

Rana Uzzaman Council for
Economic & Racial Equity

Sabina Urdes Lents
Neighborhood Association

January 29, 2021

Kimberly Branam
Executive Director
Prosper Portland

We, the members of the Prosper Portland Community Budget Committee (Committee), are pleased to submit this letter to accompany submission of the Prosper Portland Requested Budget for fiscal year (FY) 2021/22. The Committee met four times to discuss the Mayor's budget guidance and scrutinize economic development program draft budgets that rely on City of Portland (City) General Fund allocations.

Budget Values

Before sharing our recommendation on the Requested Budget, we would like to articulate the themes and values that guided our conversations and deliberations. Most importantly, the budget for Prosper Portland must **prioritize economic recovery** and continue to provide relief to businesses and communities most adversely impacted by the pandemic and recession.

We acknowledge Prosper Portland's commitment to becoming an anti-racist institution and applaud the **explicit racial equity lens** that was applied to the Small Business Relief Fund grant and loan processes. It is clear that prior investments in capacity building (i.e., Inclusive Business Resource Network and Neighborhood Prosperity Network) were instrumental in how community partners were able to rapidly deliver critical funding to businesses during the pandemic response.

The City and Prosper Portland's budget must also address public safety concerns and **activate commercial business districts** in a crucial effort to **inspire consumer confidence** and restore Portland's image as a friendly place for small business, while also supporting the houseless community.

Should Prosper Portland be awarded new stimulus resources, the Committee recommends that in addition to applying the equity lens already noted, the City should align its recovery approaches with the State and County to alleviate some of the burden and confusion that applicants have expressed to date with multiple and differing application processes.

Reductions – General Fund

To meet the Mayor's budget guidance dated December 3, 2020, the CBC unanimously recommends a **five percent cut to all economic development programs** (Inclusive Business Resource Network, Neighborhood Prosperity Network, workforce development, traded sector, Venture Portland). This recommendation was the result of considerable discussion as well as input from partner organizations. While some Committee members noted that a standard cut is not inherently equitable, they also noted that this is a unique year and that a deeper cut to some programs could be devastating to partner organizations.

Add Requests – General Fund and Cannabis

We also would like to propose the following add requests in conformance with the Mayor's budget guidance dated January 13, 2021, **ranked by priority**:

1. Provide **ongoing General Fund** resources to **restore the economic development programs** that are subject to the five percent cut. All five of these programs provide critical support to local businesses and job seekers, applying an equity lens to ensure that demographic and geographic priorities are front and center.
2. Provide **ongoing General Fund** resources for the **Portland Film Office**. Staff noted that even during the pandemic, over the past year, the film and video industry has invested in approximately \$150 M into Portland services and accommodation and hired 1,300 local crew in ten productions. In addition, and in accordance with the Mayor's add request budget guidance, the Portland Film Office allows the City to be efficient and effective in seamlessly processing permit requests.
3. Provide **one-time Cannabis Fund** resources for small business stabilization and relief activities. This request restores one-time funding for existing development and relief funding for BIPOC Cannabis-business entrepreneurs, expand upon digital marketing adaptation efforts for businesses seeking pursue E-commerce or improve online presence, and expand Inclusive Business Resource Network services to address issues faced by commercial tenants and landlords through legal and mediation supports. We believe this allocation will address the Mayor's add request budget guidance by providing stabilization and support to small businesses and historically disadvantaged Portlanders.
4. Provide **one-time** resources for the **Local Small Business Repair Grant** program. Over the course of the past three months, Prosper Portland has received 240 requests for funding to from seeking suffering from the pandemic. Of this, 144 eligible businesses requesting \$667 K moved forward through the review process. In accordance with the Mayor's add request budget guidance, the Local Small Business Repair Grant funds provide an urgent intervention to revitalize our neighborhoods and commercial corridors, particularly outside of existing tax increment finance districts.

Tax Increment Finance Budgets

The Committee recognizes that most of the tax increment finance (TIF) budgets are guided by community action plans that have set budget allocations in accordance with local priorities, including the Old Town/Chinatown Action Plan, Gateway Action Plan, and North/Northeast Community Development Initiative. Over the course of February and early March, Prosper Portland relationship managers will partner with Community members who represent geographic constituencies to discuss TIF district budget priorities and will report out on community feedback at the City Council work session in March.

Budget Process

While the Committee appreciates that staff provided outcomes in the discussion of meeting the five percent reduction, Prosper Portland must continue to articulate how budget decisions quantifiably impact our community. Although a direct "apples-to-apples" comparison across program budgets may not be possible given the nature of distinct and different business lines, we urge staff to continue to develop **measurable, human-focused outcomes** that both convey the impact of the work and provide greater ease in comparing different activities and programs.

The Committee would like to end our comments with a note of appreciation to the staff of Prosper Portland, who stepped up to provide excellent service to our community above and beyond their typical duties, all while under intense pressure. In a time when Prosper Portland's support is needed more than ever, we are grateful for their commitment.

We thank you for the opportunity to comment,

Prosper Portland Community Budget Committee

TIF District Budget Outreach & Feedback Summary

Tax Increment District Budget Outreach

As part of Prosper Portland's outreach on the fiscal year 2021-22 draft Tax Increment Finance (TIF) district budgets, staff met with these neighborhood associations, business associations, and other community partners:

- Old Town Community Association
- Go Lloyd
- South Portland Neighborhood Association
- East Portland Action Plan
- Central Eastside Industrial Council
- N/NE Community Development Initiative Committee

Following is a summary of feedback organized by TIF district or neighborhood:

Oregon Convention Center

- Support the requested budget
- Support selling 100 Multnomah air rights, renovating the Inn at Convention Center at the mid-level, and continuing to own/operate the Convention Center Hotel parking garage
- Should additional resources become available, would prioritize improvement/activation at the 910/Action Sports Building to complement the Inn at Convention Center project
- Support partnering with property owners on retail tenant opportunities with a focus on growing BIPOC-owner presence in the district

Old Town/Chinatown (River District and Downtown Waterfront)

- Old Town Community Association's goal for 2021 is to "promote safe, livable, and equitable neighborhood street environment for the benefit of residents, businesses, visitors and others in our district" which they hope to accomplish through both TIF and other City investments:
 - Implement quiet zone at NW Naito and NW Glisan railroad crossing
 - Funding for Community Development Director position to organize and advocate for Old Town (*note: not TIF eligible, OTCA is seeking a special appropriation from City Council*)
 - Address homeless situation to find alternative to on-street camping
 - Keep businesses in Old Town
- Support maintaining existing River District/Downtown Waterfront budget split

North Macadam

- Support completion of SW Bond Avenue
- Request remaining portions of the Greenway built to master plan specifications (primarily located on ZRZ-owned and Alamo=Manhattan owned lands)
- Support South Portland transportation improvements (including the signal, Lowell realignment, and turn lane on North Macadam)
- *Also see letter from South Portland Neighborhood Association*

Gateway Regional Center

- Support leasing out affordable commercial space in The Nick Fish (106 & Halsey)
- Interest in redeveloping large, long-standing privately-owned vacant properties

TIF District Budget Outreach & Feedback Summary

Lents Town Center

- Interest in activating remaining vacant Prosper Portland properties in Lents Town Center
- Supportive of build out of Bakery Blocks and public plaza
- Continued support of small and BIPOC-owned businesses throughout the district

Central Eastside

- Support current investment priorities including development of the ODOT Blocks and OMSI campus.
- Continue to partner in activation including through both TIF and other City investment:
 - Relocate C3PO from Central Eastside to alternative location within the City by June 30, 2021
 - Activate Blocks B and C of ODOT Blocks by working with Michelle Comer and BEAM development
 - Organize discussions with Portland Police Bureau, District Attorney's Office, City Attorney's office, Sheriff to address blight throughout district and prevent recidivism
- Continue to fund Small Business Repair Grant for immediate repairs for businesses and nonprofits
- *Also see letter from Central Eastside Industrial Council*

Interstate Corridor

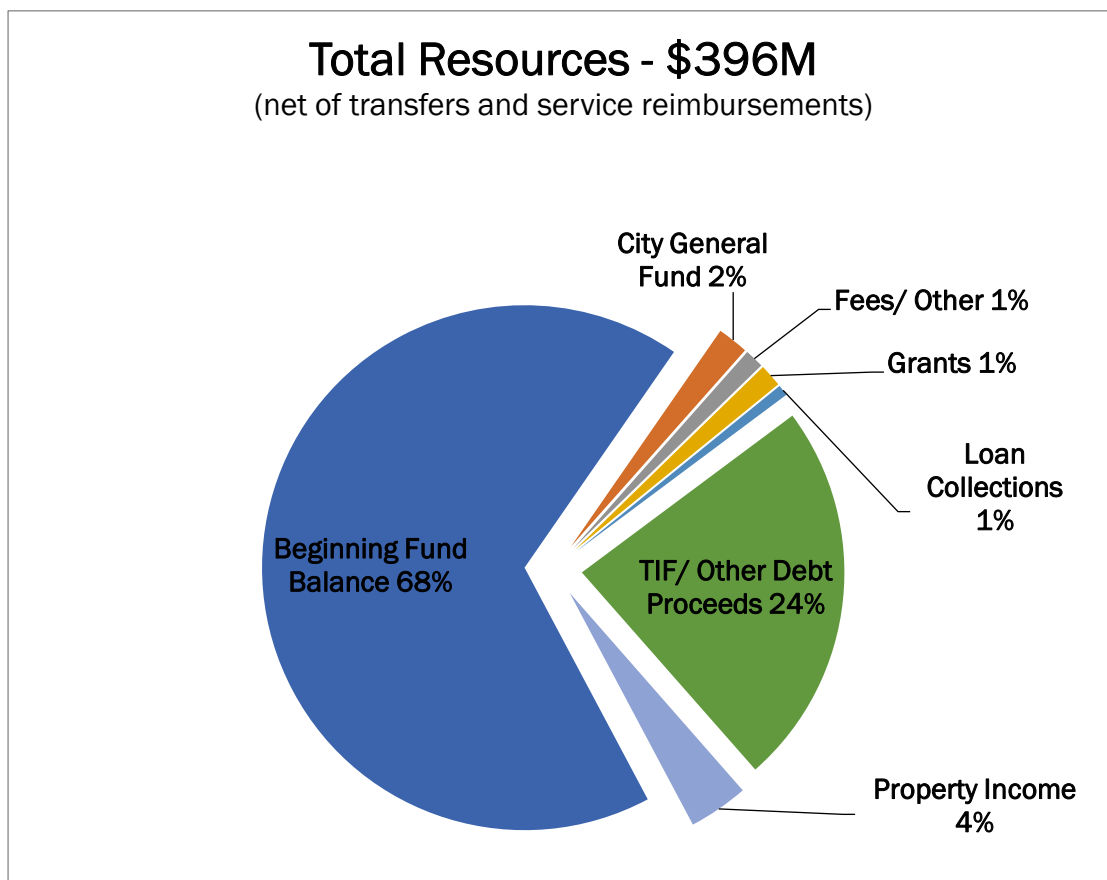
- Create a more efficient process to make grants/loans easier to access via Prosper Portland's website
- Provide updated information on new products, services and programs that can help BIPOC businesses through new grants/loans with much better coordination and communication
- Increase funding opportunities through TIF grants and loans to BIPOC businesses
- Partner with Portland Housing Bureau to increase homeownership opportunities for Black households in the community
- Provide more transparent, faster and less difficult process for the access to capital for businesses and for Black developers/would-be developers
- Determine how much funding will be allocated to the Williams & Russell project
- Support generational wealth creation using TIF funds

Financial Summary

Financial Summary

Total Resources

	Actuals FY 2018-19	Actuals FY 2019-20	Revised FY 2020-21	Proposed FY 2021-22	Approved FY 2021-22	Adopted FY 2021-22
Resources						
Beginning Fund Balance	294,237,281	293,639,161	285,268,160	266,615,845	0	0
Revenue						
City General Fund	6,501,485	8,105,120	6,958,120	7,522,735	0	0
Fees and Charges	1,792,317	1,622,747	2,579,900	1,860,986	0	0
Grants - Federal except HCD	155,487	9,367	16,917,274	1,982,235	0	0
Grants - HCD Contract	2,258,651	2,247,675	3,633,887	3,433,208	0	0
Grants - State & Local	695,711	853,710	982,007	132,025	0	0
Interest on Investments	6,357,579	6,047,027	3,755,325	2,432,242	0	0
Loan Collections	4,371,725	2,914,261	1,743,703	2,735,946	0	0
TIF Debt Proceeds	93,748,968	80,975,700	82,466,492	93,793,427	0	0
Other Debt Proceeds	9,499,409	0	0	0	0	0
Miscellaneous	229,273	133,703	90,000	40,000	0	0
Property Income	13,298,498	8,156,496	3,110,014	14,603,747	0	0
Reimbursements	553,618	218,081	3,157,484	299,104	0	0
Service Reimburesments	12,909,810	13,695,840	13,790,218	14,479,484	0	0
Transfers In	1,800,387	1,080,070	140,801,247	0	0	0
Total Revenue	154,172,918	126,059,797	279,985,671	143,315,139	0	0
Total Resources	448,410,199	419,698,958	565,253,831	409,930,984	0	0



Financial Summary

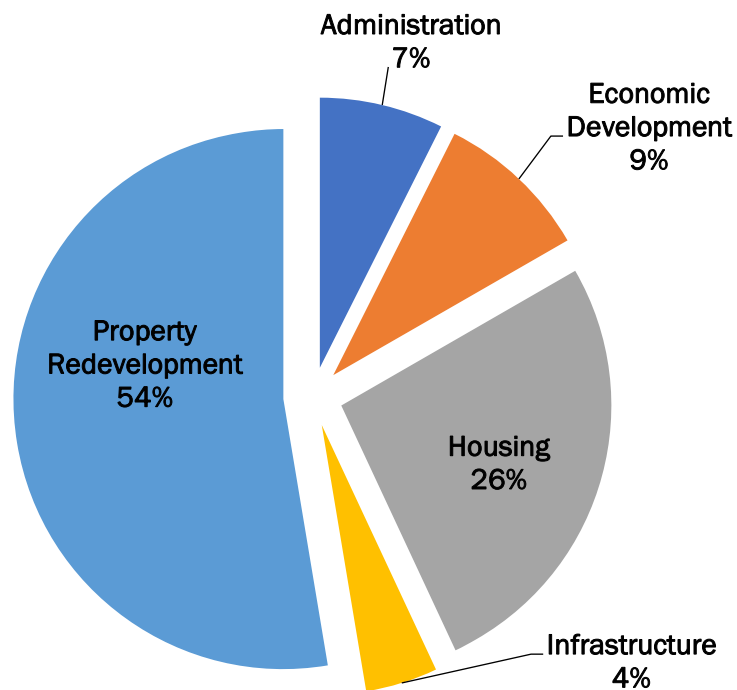
Total Requirements

Actuals	Actuals	Revised	Proposed	Approved	Adopted
FY 2018-19	FY 2019-20	FY 2020-21	FY 2021-22	FY 2021-22	FY 2021-22

Requirements

Expenditures					
Administration	13,179,594	13,994,411	14,362,388	14,831,557	0
Economic Development	12,148,380	15,793,072	34,876,292	18,555,231	0
Housing	46,693,487	42,533,499	47,871,038	52,754,280	0
Infrastructure	4,597,659	6,776,301	15,955,292	8,661,490	0
Property Redevelopment	63,427,061	40,557,605	87,584,338	105,303,626	0
Total Expenditures	140,046,181	119,654,888	200,649,348	200,106,184	0
Transfers	14,710,197	14,775,910	154,591,465	14,479,484	0
Contingency	0	0	210,013,018	195,345,317	0
Ending Balance	293,653,821	285,268,160	0	0	0
Total Requirements	448,410,199	419,698,958	565,253,831	409,930,984	0

Total Expenditures - \$200M



Financial Summary

Total Resources by Account

Total All Funds	Actuals FY 2018-19	Actuals FY 2019-20	Revised FY 2020-21	Proposed FY 2021-22	Approved FY 2021-22	Adopted FY 2021-22
Resources						
Beginning Fund Balance	294,237,281	293,639,161	285,268,160	266,615,845	0	0
Revenue						
City General Fund						
City General Fund	6,501,485	8,105,120	6,958,120	7,522,735	0	0
City General Fund Total	6,501,485	8,105,120	6,958,120	7,522,735	0	0
Federal & Other Grants						
Grants - Federal except HDC	155,487	9,367	16,917,274	1,982,235	0	0
Grants - HCD Contract	2,258,651	2,247,675	3,633,887	3,433,208	0	0
Grants - State & Local	695,711	853,710	982,007	132,025	0	0
Federal & Other Grants Total	3,109,849	3,110,752	21,533,168	5,547,468	0	0
Fees and Charges						
Application Fees and Dues	41,862	26,550	15,000	15,000	0	0
Loan Fees	33,920	166,447	4,190	4,310	0	0
Loan Late Charges	7,324	10,510	7,118	7,255	0	0
Loan NSF Charges	0	200	2,499	2,499	0	0
Other Contracts	1,709,210	1,419,039	2,551,093	1,831,922	0	0
Fees and Charges Total	1,792,317	1,622,747	2,579,900	1,860,986	0	0
Interest on Investments						
Interest-All Other	638,129	593,495	0	0	0	0
Interest-City Investment Pool	5,719,450	5,453,532	3,755,325	2,432,242	0	0
Interest on Investments Total	6,357,579	6,047,027	3,755,325	2,432,242	0	0
Loan Collections						
Loans - Interest Capitalized	41,010	5,352	0	0	0	0
Loans - Interest Earned	1,003,414	968,624	1,034,503	1,320,687	0	0
Loans - Principal Collection	3,327,301	1,940,285	709,200	1,415,259	0	0
Loan Collections Total	4,371,725	2,914,261	1,743,703	2,735,946	0	0
Miscellaneous						
In-Lieu Payments	12,500	23,498	0	0	0	0
Miscellaneous	159,304	110,205	90,000	40,000	0	0
Private Grants & Donations	20,000	0	0	0	0	0
WTHP Penalty	37,469	0	0	0	0	0
Miscellaneous Total	229,273	133,703	90,000	40,000	0	0
Property Income						
CAM Reimbursement	143,104	83,189	165,547	100,268	0	0
Tax Recovery	190,005	58,947	28,906	41,322	0	0
Insurance Recovery	29,870	13,980	5,848	15,336	0	0
Personal Property Sales	3,373	351	0	0	0	0
Real Property Sales	7,056,946	2,769,414	0	6,575,000	0	0
Property sale principal, contract	0	22,580	39,492	40,491	0	0
Property sale interest, contract	0	14,327	23,773	22,775	0	0
Personal Property Sales	3,373	351	0	0	0	0
Rent and Property Income	0	600	0	0	0	0
Lease Rent	3,650,604	2,791,577	2,123,201	4,728,605	0	0
Lease Rent Abatements	-5,000	-18,248	-124,849	-96,747	0	0
Permit Rent	15,029	82,616	36,000	39,600	0	0
Parking - Monthly	597,082	677,273	298,377	552,443	0	0
Parking - Daily	1,509,775	1,297,353	523,319	2,385,797	0	0
Property Mgmt Misc Income	470,688	518,652	190,701	355,783	0	0
Property Income Total	13,664,850	8,312,964	3,310,315	14,760,673	0	0
Reimbursements						
Reimbursements	190,639	61,965	2,957,183	142,178	0	0
Reimbursements - Total	190,639	61,965	2,957,183	142,178	0	0
Service Reimbursements						
Service Reimbursements	12,909,810	13,695,840	13,790,218	14,479,484	0	0
Service Reimbursements Total	12,909,810	13,695,840	13,790,218	14,479,484	0	0
TIF Proceeds						
Tax Increment - LT Debt Non-Exempt	0	2,000,000	4,500,000	28,733,749	0	0

Financial Summary
Total Resources by Account

	Actuals FY 2018-19	Actuals FY 2019-20	Revised FY 2020-21	Proposed FY 2021-22	Approved FY 2021-22	Adopted FY 2021-22
Total All Funds						
Tax Increment - ST Debt Non-Exempt	93,748,968	78,975,700	77,966,492	65,059,678	0	0
TIF Proceeds Total	93,748,968	80,975,700	82,466,492	93,793,427	0	0
Other Long Term Debt						
Interim Debt Proceeds	9,499,409	0	0	0	0	0
Other Long Term Debt	9,499,409	0	0	0	0	0
Budgeted Transfers						
Budgeted Transfers	1,800,387	1,080,070	140,801,247	0	0	0
Total Budgeted Transfers	1,800,387	1,080,070	140,801,247	0	0	0
Total Revenue	154,176,290	126,060,148	279,985,671	143,315,140	0	0
Total Resources	448,413,572	419,699,309	565,253,831	409,930,985	0	0

Financial Summary

Total Requirements by Account

Total All Funds	Actuals FY 2018-19	Actuals FY 2019-20	Revised FY 2020-21	Proposed FY 2021-22	Approved FY 2021-22	Adopted FY 2021-22
Personnel Services						
Salaries & Wages	8,506,738	9,094,511	9,136,955	10,124,935	0	0
Benefits & Taxes	4,375,789	5,114,975	5,532,933	6,234,593	0	0
Personnel Services Total	12,882,528	14,209,486	14,669,888	16,359,528	0	0
Materials and Services						
Service Contracts						
Prof Services Contracts	4,639,369	3,099,288	3,617,755	5,935,534	0	0
IGA Prof Services Contracts	220,092	42,888,770	1,931,633	209,604	0	0
Temporary Services	8,677	27,155	0	0	0	0
Legal Expenses	98,468	177,070	145,000	130,000	0	0
Recruitment Services	35,182	23,369	15,000	15,000	0	0
Office Expense						
Printing & Graphics	39,598	87,709	37,200	37,200	0	0
General Office Expense	12,722	16,966	13,725	13,725	0	0
IGA Other Costs	90,197	45,803	40,000	0	0	0
Memberships, Dues, & Certificat	7,885	5,740	8,920	8,920	0	0
Publications & Resource Mat'ls	18,948	22,625	21,200	20,283	0	0
Postage & Delivery	23,795	11,529	10,950	10,950	0	0
Organizational Memberships	38,275	38,055	25,900	25,900	0	0
Public Communications/Marketing						
Advertising & Publ Notices	92,186	44,616	124,900	179,900	0	0
Marketing - Resources Dev	9,116	8,756	28,186	28,186	0	0
Public Meeting Expenses	55,210	38,846	30,000	30,000	0	0
Public Meeting Food Expense	15,564	6,558	4,700	4,700	0	0
Special Events Expenses	108,263	88,538	6,500	6,500	0	0
Event Sponsorship	338,472	341,173	145,000	145,000	0	0
Special Event Food Expense	27,259	13,718	250	250	0	0
Utilities						
Communication Services	58,240	68,909	71,493	75,701	0	0
Utilities and Water	411,754	301,211	346,755	241,777	0	0
Gas	63,281	86,964	95,630	151,746	0	0
Electric	252,036	316,310	339,878	169,842	0	0
Garbage	31,637	39,318	15,942	8,548	0	0
Insurance						
Claims Expense	18,853	1,872	0	0	0	0
Insurance	132,305	130,524	135,000	155,000	0	0
Miscellaneous						
Local Travel	16,464	10,483	13,000	13,000	0	0
Parking	193	2,412	550	550	0	0
Miscellaneous	192,682	69,829	9,750	9,750	0	0
Loan Processing						
Loan Documents	7,646	9,060	10,050	6,700	0	0
Loan Servicing Costs	530	0	0	0	0	0
Loan Appraisals	0	1,000	0	0	0	0
Loan Foreclosures Costs	0	-250	0	0	0	0
Bank Fees and Charges						
DMC Admin Services	145,216	160,530	182,241	148,593	0	0
Bank Fees	6,832	7,186	3,150	0	0	0
Interest Expense - NonDebt	1,297,878	1,244,303	1,028,509	1,000,000	0	0
Prosper Portland Mgd Prop Exp						
Rents/Leases - Fac	1,148,691	1,362,341	1,241,941	970,649	0	0
Furniture Maintenance	2,770	907	8,000	8,000	0	0
Bldg Repairs & Maint - Prosper Portland	472,980	540,021	1,107,580	669,783	0	0
Security	1,306,257	1,486,419	1,933,282	1,774,679	0	0
Janitorial	138,080	103,827	209,221	192,243	0	0
Equip Repairs & Maint - Prosper Portland	32,755	47,689	48,200	55,500	0	0
Building Repairs	35,961	38,010	55,201	31,711	0	0
First Aid	6,379	8,350	6,000	6,000	0	0
Coffee/Water	5,939	6,420	10,000	10,000	0	0
Plant Care	2,844	2,677	3,000	3,000	0	0

Financial Summary

Total Requirements by Account

	Actuals FY 2018-19	Actuals FY 2019-20	Revised FY 2020-21	Proposed FY 2021-22	Approved FY 2021-22	Adopted FY 2021-22
Total All Funds						
Graffiti	7,131	14,555	14,500	6,500	0	0
Pest Control	8,068	16,079	14,820	11,383	0	0
Fencing	24,166	30,607	46,370	16,455	0	0
Vehicles Maintenance - Prosper Portland	9,600	7,187	15,550	8,050	0	0
Landscaping	97,048	137,519	124,952	120,048	0	0
Real Property Mgt Exp						
Rents/Leases - RE	23,116	0	0	0	0	0
Bldg Repairs & Maint - RE	-925	13,784	0	0	0	0
Prop Mgmt Revenue Sharing - RE	182,816	0	38,500	0	0	0
CAM Expense - RE	138,169	70,548	201,500	81,318	0	0
Ppty Mgmt Operating Exp-RE	57	13,140	0	9,000	0	0
Prop Mgmt Fees - RE	240,879	164,388	297,035	454,650	0	0
Employee Gross Payroll - RE	964,744	1,107,261	1,475,977	1,869,296	0	0
Employee Payroll Tax - RE	111,654	108,609	170,100	58,900	0	0
Property Taxes - RE	406,454	306,659	503,202	394,755	0	0
Property Mgmt Legal Expense - RE	30	3,478	1,000	1,400	0	0
Ppty Insurance - RE	314,154	418,460	400,950	766,159	0	0
Property Utilities - RE	44	0	0	0	0	0
Administrative Expense - RE	7,199	15,776	12,749	42,261	0	0
Signage - RE	697	842	900	300	0	0
Asset Disposal Costs - RE	0	0	514,180	604,401	0	0
HOA Dues- RE	67,829	62,508	63,669	89,842	0	0
Parking Equipment Expense - RE	28,768	31,209	54,852	49,861	0	0
Property Mgmt Advertising & Marketing	33,466	7,200	7,000	132,800	0	0
Broker Fee - RE	4,000	4,600	73,000	0	0	0
Appraisal - RE	15,950	21,170	0	0	0	0
Property Management - Bad Debt RE	1,200	562	3,500	2,900	0	0
Property Mgmt Miscellaneous Expense	577,804	699,532	593,417	468,669	0	0
Amortized Capital Expense	415	178	0	0	0	0
Non Capital Equipment						
Software Applications	148,293	127,994	156,300	156,300	0	0
Software Maintenance	181,344	179,078	163,000	198,000	0	0
Hosted Services Maintenance	20,935	24,425	66,300	48,500	0	0
Computer Hardware	122,552	35,340	95,918	76,000	0	0
Furniture/Equip <\$5k	12,239	627	2,850	2,850	0	0
Training, Travel & Meetings						
Training Expense	105,632	37,307	67,000	69,600	0	0
Organizational Training	4,250	12,281	64,000	64,000	0	0
Training Travel Expenses	32,836	17,293	0	0	0	0
Out of Town Travel	89,207	81,449	0	0	0	0
Business Meeting Expense	10,042	13,787	1,750	1,750	0	0
Business Meeting Food Expense	23,333	23,775	100	0	0	0
Stipends	0	14,720	10,000	0	0	0
City Charges						
City Overhead Charges	591,735	344,519	389,489	389,489	0	0
PHB Project Expenditures-CO/FS	42,292,922	-73,343	46,141,109	52,754,280	0	0
PHB Project Expenditures-MS/PS	4,354,239	66,591	0	0	0	0
Materials and Services Total	62,921,568	57,194,301	64,866,729	71,454,140	0	0
Capital Outlay						
Fixed Assets						
Acquisition	0	8,001,356	0	0	0	0
Closing Costs	3,660	6,205	0	500	0	0
Prof & Tech Services	3,129,431	2,665,146	24,700,200	25,539,300	0	0
Leasehold Improvements	18,813	8,100	2,575,000	500,000	0	0
Tenant Improvements	2,004,689	37,367	1,790,666	0	0	0
Environmental Analysis & Remed	207,151	203,800	3,727,742	637,200	0	0
Demolition & Site Preparation	0	29,735	7,273,000	12,775,000	0	0
Permits, Review & Fees	68,026	368,011	1,000	1,050	0	0
Construction Costs	18,599,693	4,688,609	23,074,278	34,287,823	0	0
Soil Remediation	0	0	2,100,000	800,000	0	0
DEQ	34,867	119,871	0	0	0	0

Financial Summary

Total Requirements by Account

	Actuals FY 2018-19	Actuals FY 2019-20	Revised FY 2020-21	Proposed FY 2021-22	Approved FY 2021-22	Adopted FY 2021-22
Total All Funds						
Environmental Professional Services	107,835	175,367	200,000	0	0	0
Engineering	13,325	93,329	0	0	0	0
Architecture	264,833	1,995,294	100,000	0	0	0
Survey	17,124	24,874	0	0	0	0
Special Inspections	2,856	0	0	0	0	0
Infrastructure						
IGA Infrastructure Prof Serv	0	3,000,000	0	0	0	0
IGA Infrastructure Planning	0	248	0	0	0	0
IGA Infrastructue Other Soft	5,279,391	205,127	0	0	0	0
IGA Infrastructure Constructio	2,828,581	2,000,000	4,550,000	10,000,000	0	0
Computer Equipment &Software						
Computer Equipment	27,508	0	137,225	10,000	0	0
System Software Applications	0	0	19,500	0	0	0
Other Capital Equipment						
Furniture & Equipment	0	110,653	123,629	0	0	0
Relocation Direct Costs	0	0	0	265,000	0	0
Capital Outlay Total	32,607,784	23,733,091	70,372,240	84,815,873	0	0
Financial Assistance						
Loans						
Loans To Borrowers	7,505,696	11,801,725	18,929,855	10,957,883	0	0
Grants						
Grants to Grantees	24,128,607	12,646,825	31,785,637	16,018,760	0	0
Technical Assistance Grants	0	122,505	25,000	500,000	0	0
Financial Assistance Total	31,634,302	24,571,054	50,740,492	27,476,643	0	0
Total Expenditures	140,046,181	119,707,933	200,649,349	200,106,184	0	0
Transfers						
Indirect Cost - Admin Allocat	12,909,810	13,695,840	13,790,218	14,479,484	0	0
Loan Repayment - Other Funds	0	30,000	30,000	0	0	0
Operating Transfers Out	1,800,387	1,050,070	140,771,247	0	0	0
Transfers Total	14,710,197	14,775,910	154,591,465	14,479,484	0	0
Contingency	0	0	210,013,017	195,345,317	0	0
Unappropriated Ending Fund Balance	293,653,820	285,215,115	0	0	0	0
Total Requirements	448,410,199	419,698,958	565,253,831	409,930,985	0	0

Financial Summary

Total Requirements by Fund

Total Requirements by Fund	Actuals FY 2018-19	Actuals FY 2019-20	Revised FY 2020-21	Proposed FY 2021-22	Approved FY 2021-22	Adopted FY 2021-22
Requirements						
Expenditures						
Capital Projects						
Airport Way TIF Fund	136,904	356,101	373,984	3,252,339	0	0
Central Eastside TIF Fund	855,656	625,748	11,258,500	8,515,096	0	0
Convention Center TIF Fund	29,840,578	9,173,818	8,238,322	3,767,110	0	0
Downtown Waterfront TIF Fund	1,473,282	8,832,650	7,090,867	10,409,306	0	0
Gateway Reg Center TIF Fund	3,625,489	15,285,338	9,887,697	8,058,543	0	0
Interstate Corridor TIF Fund	23,631,979	33,234,750	36,558,402	25,148,415	0	0
Lents Town Center TIF Fund	16,550,711	10,218,262	11,431,323	9,166,328	0	0
North Macadam TIF Fund	15,243,392	393,042	41,583,764	46,501,712	0	0
NPI TIF Fund	795,515	1,243,309	1,175,810	1,000,028	0	0
River District TIF Fund	23,106,885	9,051,688	24,241,837	48,835,297	0	0
South Park Blocks TIF Fund	534,435	3,335,052	412,245	1,036,047	0	0
Willamette Industrial TIF Fund	5,857	32,451	178,571	2,024,453	0	0
Enterprise Fund						
Business Management Fund	601,152	569,830	2,085,571	273,799	0	0
Enterprise Loans Fund	11,513	773,521	2,008,170	1,193,439	0	0
General Fund						
General Fund	19,228,906	22,007,872	20,789,763	22,513,648	0	0
Internal Service Fund						
Risk Mgt Fund	0	0	0	1,829	0	0
Special Revenue						
Ambassadors Program Fund	175	2,800	4,795	8,016	0	0
Enterprise Zone Fund	1,756,760	1,971,627	1,508,124	1,484,616	0	0
HCD Contract Fund	2,258,651	2,247,675	3,633,887	3,433,208	0	0
CARES ACT Fund	0	0	15,000,000	0	0	0
American Rescue Plan Act Fund	0	0	0	1,395,931	0	0
Affordable Commercial Tenanting Fund	0	0	0	488,934	0	0
COEP Fund	0	12,000	1,067,346	743,824	0	0
Other Federal Grants Fund	388,341	287,354	2,120,370	854,267	0	0
Total Expenditures	140,046,181	119,654,888	200,649,349	200,106,184	0	0
Transfers	14,710,197	14,775,910	154,591,465	14,479,484	0	0
Contingency	0	0	210,013,017	195,345,317	0	0
Ending Balance	293,653,820	285,268,160	0	0	0	0
Total Requirements	448,410,199	419,698,958	565,253,831	409,930,985	0	0

Financial Summary
Total Requirements by Expense Category

Total All Funds	<u>Actuals FY 2018-19</u>	<u>Actuals FY 2019-20</u>	<u>Revised FY 2020-21</u>	<u>Proposed FY 2021-22</u>	<u>Approved FY 2021-22</u>	<u>Adopted FY 2021-22</u>
Expenditures						
Personnel Services	12,882,528	14,209,486	14,669,888	16,359,528	0	0
Materials and Services	62,921,568	57,141,256	64,866,729	71,454,140	0	0
Capital Outlay	32,607,784	23,733,091	70,372,240	84,815,873	0	0
Financial Assistance	31,634,302	24,571,054	50,740,492	27,476,643	0	0
Total Expenditures	140,046,181	119,654,888	200,649,349	200,106,184	0	0
Transfers	14,710,197	14,775,910	154,591,465	14,479,484	0	0
Contingency	0	0	210,013,017	195,345,317	0	0
Ending Balance	293,653,820	285,268,160	0	0	0	0
Total Requirements	448,410,199	419,698,958	565,253,831	409,930,985	0	0

Description of Resources

Prosper Portland's operating and capital expenditures are supported by resources described below. Total resources, including Beginning Fund Balance for FY 2021-22, are budgeted at \$409.9 million, a decrease of \$155 million from the FY 2020-21 Revised Budget of \$565.3 million. However, most of this decrease is due to a decline in Transfers due to the property transfer and related interfund loan between River District and the Business Management Fund in FY 2020-21. Total resources net of interfund activity is budgeted at \$395.5 million, a decrease of \$15.2 million from the FY 2020-21 Revised Budget of \$410.7 million.

Beginning Fund Balance - The FY 2021-22 Beginning Fund Balance budget is \$266.6 million, a decrease of \$18.7 million from FY 2020-21 Revised Budget of \$285.3 million.

The bulk of Prosper Portland's Beginning Fund Balance are in Capital Funds, which carry balances resulting from long-term and short-term tax increment bond proceeds, loan repayments, and other receipts. These beginning balances are programmed to fund economic development, housing, infrastructure, and property redevelopment projects sometimes over multiple years.

The net proceeds from tax increment financing are spent over multiple years on identified projects and programs. The balances are budgeted in Contingency and carried over to Beginning Fund Balance in the succeeding fiscal year. These balances are only spent on projects eligible for the bond proceeds.

City General Fund - This revenue category includes both City General Fund resources as well as Cannabis Fund resources, both of which Prosper Portland relies heavily on to fund economic development activities outside of Tax Increment Financed districts (TIF districts or districts), and without the limitations that accompany TIF financing. These activities generally fall in two categories – Traded Sector and Community Economic Development. Prosper Portland is budgeted to receive \$7.5 million in FY 2021-22 to fund general economic development activities, of which 5% comes from the Cannabis Fund. This is a net increase of \$565 thousand from the FY 2020-21 Revised Budget, mainly due to one-time resources in FY 2021-22 appropriated by City Council. These figures include an ongoing reduction in funding of \$72 thousand and an additional \$393 thousand in ongoing funding and \$929 thousand in one-time funding.

Federal and Other Grants - This revenue category includes three funding sources – Federal grants, Federal HCD Contract and State and Local grants. The overall budget is \$5.5 million in FY 2021-22, a decrease of \$16 million from the FY 2020-21 Revised Budget, primarily due to the receipt of Coronavirus Aid, Relief, and Economic Security (CARES) Act funds in FY 2020-21. Prosper Portland received \$15 million in CARES funds in FY 2020-21 to deploy to small businesses in need of assistance due to COVID-19. Federal grants in FY 2021-22 include the American Rescue Plan Act (ARPA), of which Prosper Portland is budgeting \$1.4 million in FY 2021-22, as well as a grant from the Environmental Protection Agency for the Post Office site and a grant from the United States Department of Agriculture. The Federal HCD Contract is comprised of Community Development Block

Grant (CDBG) funds and CARES CDBG for Economic Opportunity programs totaling \$3.4 million. Additionally, this budget includes the Tax Increment shared revenue that the Neighborhood Prosperity Initiative Districts receive from the State of Oregon and Multnomah County.

Program Income - Program income derives from the following sources: Fees and Charges, Interest on Investments, Loan Collections, Miscellaneous, Property Income, and Reimbursements. These funds are used to support development efforts, to provide loans for capital projects, to fund program management in TIF districts, and other activities. Program income received in TIF districts is retained within the corresponding district and expended on projects in accordance with the City's adopted district plans. Federal loan collection program income is restricted in expenditure by law.

The program income budget for FY 2021-22 is \$22 million, which is an increase of \$7.5 million from the FY 2020-21 Revised Budget. FY 2021-22 revenue includes the 100 Multnomah property sale in Oregon Convention Center and a projected increase in lease, hotel and parking income from the Inn at Convention Center, Hotel Garage, and other properties. The COVID-19 pandemic had a significant impact on income from these assets, decreasing operating revenue in FY 2020-21 by over 50% from pre-pandemic level. The FY 2021-22 Proposed Budget anticipates a partial return to pre-pandemic activity.

Service Reimbursements - Includes recovery for administrative expenses for Prosper Portland's support departments: Executive, Social Equity, Policy and Communications, Legal and Human Resources and Finance and Business Operations. It also accounts for general administrative and paid time off charges for all Prosper Portland departments. The costs are allocated to operating department funds, which reimburse the General Fund for their share of the costs. Service reimbursements are budgeted at \$14.5 million in FY 2021-22, which is an increase of \$689 thousand from the FY 2020-21 Revised Budget, mainly due to a budgeted increase in personnel services expenses due to planned salary, benefit and PERS rate increases.

Tax Increment Debt Proceeds - Oregon Revised Statutes (Chapter 457) requires that urban renewal property taxes be used to pay debt service on bonds and notes issued to fund projects in TIF districts. The City of Portland collects urban renewal property taxes to make debt service payments on long-term urban renewal bonds, lines of credit or other interim financing, and short-term urban renewal bonds (known as "du jour" bonds). Prosper Portland receives the net proceeds of these debt obligations, after payment of issuance costs and required reserves, to use on eligible projects within designated districts.

The financing plan for FY 2021-22 was developed in conjunction with the City of Portland using conservative assumptions on tax increment revenue collections and debt service requirements. Prosper Portland's FY 2021-22 tax increment debt proceeds of \$93.8 million is \$11.3 million more than the FY 2020-21 Revised Budget of \$82.5 million.

Short Term (S-T) Debt - Short-term ("du jour") debt is overnight borrowing used to make tax increment revenues available to Prosper Portland that are in excess of amounts necessary for debt service on outstanding urban renewal bonds or other indebtedness.

The FY 2021-22 Budget includes \$65.1 million of du jour, a decrease of \$12.9 million from FY 2020-21.

Du jour was collected in 6 TIF districts in FY 2021-22 –Gateway Regional Center, Interstate Corridor, Lents Town Center, North Macadam, and two Neighborhood Prosperity Initiative Districts – du jour increases (or decreases) as the Assessed Values within the TIF district boundary change, and du jour revenues vary as a result. As more long-term debt is issued for these districts, higher debt service payments will reduce amounts available from du jour.

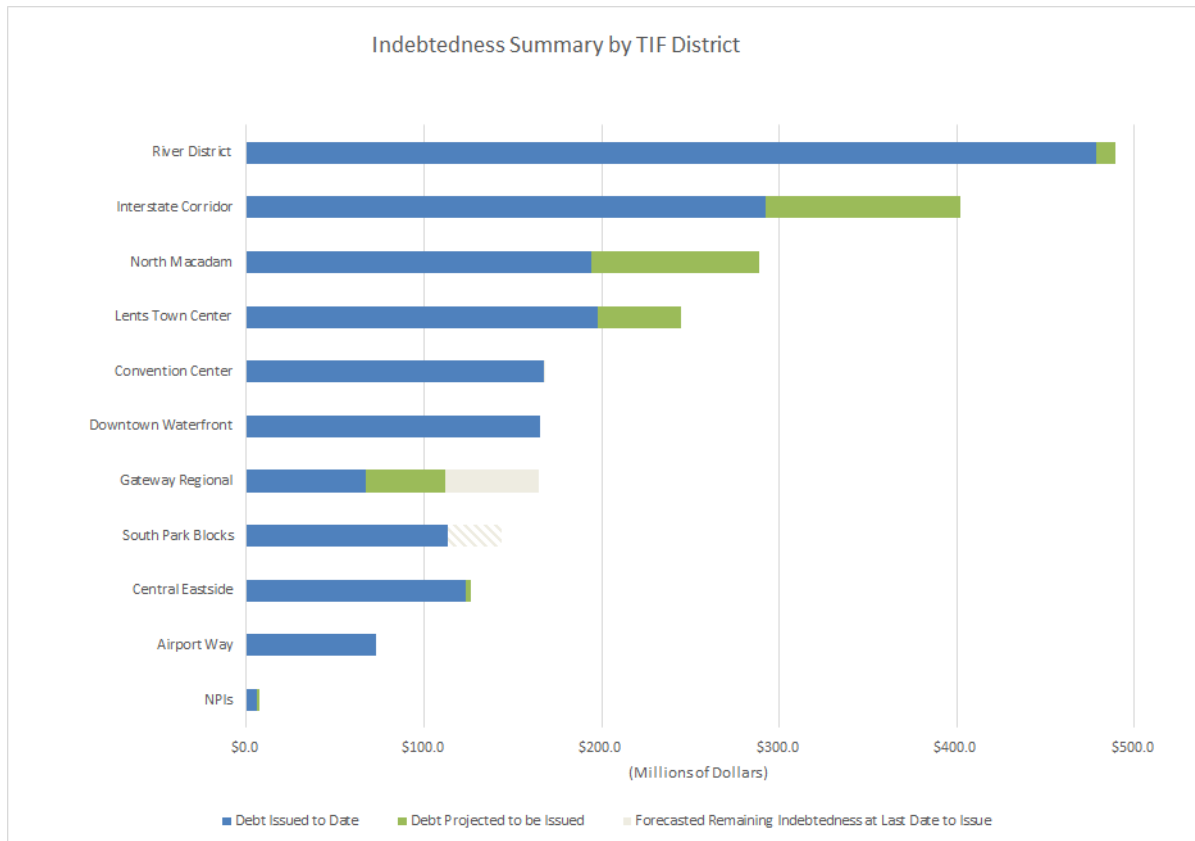
Most of the decrease for FY 2021-22 is due to maximum indebtedness being reached in River District.

Long Term (L-T) Debt – The FY 2021-22 Budget for long term debt is \$28.7 million, an increase of \$24.2 million from FY 2020-21. This number represents line of credit draws that will ultimately be financed by bond sales. The amount of long-term debt issued each year is based on a number of factors including the TIF district’s capacity to issue long-term debt, the demand for resources based on projected expenditures and the optimal economic timing for bond sales. The increase in long-term debt issuance in FY 2021-22 is due to the need of and timing of lines of credit and bonds in Gateway Regional Center.

Prosper Portland does not have any debt service in its budget related to tax increment funding. This is because the City of Portland issues all urban renewal long-term bonds, tax increment-secured lines of credit, and short-term financing per City Charter. The City of Portland maintains separate debt service funds for each TIF district. These debt service funds can be found through the City of Portland’s budget at <http://www.portlandonline.com/>.

Each TIF district has its own plan which details the area including the legal boundaries, goals and objectives, definitions, project activities, and expiration dates. Each plan provides details on the condition of the area, maximum indebtedness, and fiscal impacts. As shown in the table below, many districts have reached or are close to reaching the maximum amount of debt that can be issued. All districts are projected to reach maximum indebtedness or their last date to issue debt is by 2025.

Financial Summary



A TIF district's maximum indebtedness represents the principal amount of indebtedness that may be issued for a given district and does not include debt service or refinancing costs. The maximum indebtedness limit is based on good faith estimates of project costs, including inflation, that are planned in each district. The plan expiration date is the stated date within each TIF district's Plan after which no additional new bonded indebtedness may be issued.

Description of Requirements

Prosper Portland's Requirements Budget for FY 2021-22 is \$409.9 million (including \$195.3 million in Contingency and \$14.5 million in interfund transfers), a decrease of \$155 million from the previous year.

Prosper Portland's Total Expenditure Budget (net of Contingency, Transfers, and Ending Fund Balance) is \$200.1 million, a decrease of \$543 thousand from the prior fiscal year, due mainly to the decrease of CARES Act grant funding in Economic Development. Prosper Portland's budget is appropriated by Program Area.

Expenditures by Program Area

The total budget for Prosper Portland's Program Areas in FY 2021-22 is \$200.1 million. Total expenditures are budgeted in the five program areas detailed below.

Economic Development – The Economic Development program budget is \$18.5 million, a net decrease of \$16.3 million from the FY 2020-21 Revised Budget, due in large part to the receipt of one-time CARES Act funding. This category includes business lending, community economic development, traded sector business development, and entrepreneurship programs funded largely by City General Fund, Enterprise Zone, Community Development Block Grant funding and Cannabis funding. Total spending within program categories have been adjusted from FY 2020-21 based on General Fund mayoral directives. General Fund directives include an ongoing cut for Traded Sector of \$72 thousand and ongoing adds totaling \$393 thousand to the Inclusive Business Resource Network and the Portland Film Office. Also included is one-time funding totaling \$929 thousand for Small Business Repair grants, Ankeny Food Cart Pod, Music Portland capacity grants, and Old Town / Chinatown community development director. The Mayor's Proposed Budget includes \$1.4 million in ARPA funds, as well.

Housing – The Housing program budget is \$52.8 million, an increase from FY 2020-21 Revised Budget of \$4.9 million. These expenditures occur through an intergovernmental agreement with the Portland Housing Bureau and incorporate amendments to the Housing Set Aside policy adopted by City Council in 2015 that dedicates 45% of all new TIF Debt Proceeds to affordable housing. Year to year changes in budget are related to the timing of project expenditures as provided by the Portland Housing Bureau to Prosper Portland to incorporate into the annual budget and Five-Year Forecast.

Infrastructure – The Infrastructure program budget is \$8.7 million, a decrease in \$7.3 million from the previous fiscal year. This category includes all projects and programs that are public infrastructure improvements including parks, public facilities, and transportation. Projects include North Macadam transportation improvements and Street Improvements in Gateway and Central Eastside districts.

Property Redevelopment – The Property Redevelopment program budget is \$105.3 million. This category includes all projects and programs that relate to property redevelopment. It

is comprised of commercial property redevelopment, commercial real estate lending and community redevelopment grants. Amounts budgeted increased by \$17.7 million from FY 2020-21 largely due to funds reserved for TIF District Action Plans being moved to FY 2021-22 as well as demolition and other predevelopment costs for the former US Post Office site and Broadway Corridor.

Administration – The Administration program budget is \$14.8 million. This represents a net increase of \$469 thousand from FY 2020-21. The variance is largely due to net changes resulting in increased planned personnel and administrative materials and services costs. Personnel cost for FY 2021-22 increase from FY 2020-21 with the expiration of furloughs and one-time salary reductions for management staff, planned increases for cost of living and step increase, and other, planned benefit increases including PERS rate increases for the upcoming biennium.

Non-Program Requirements

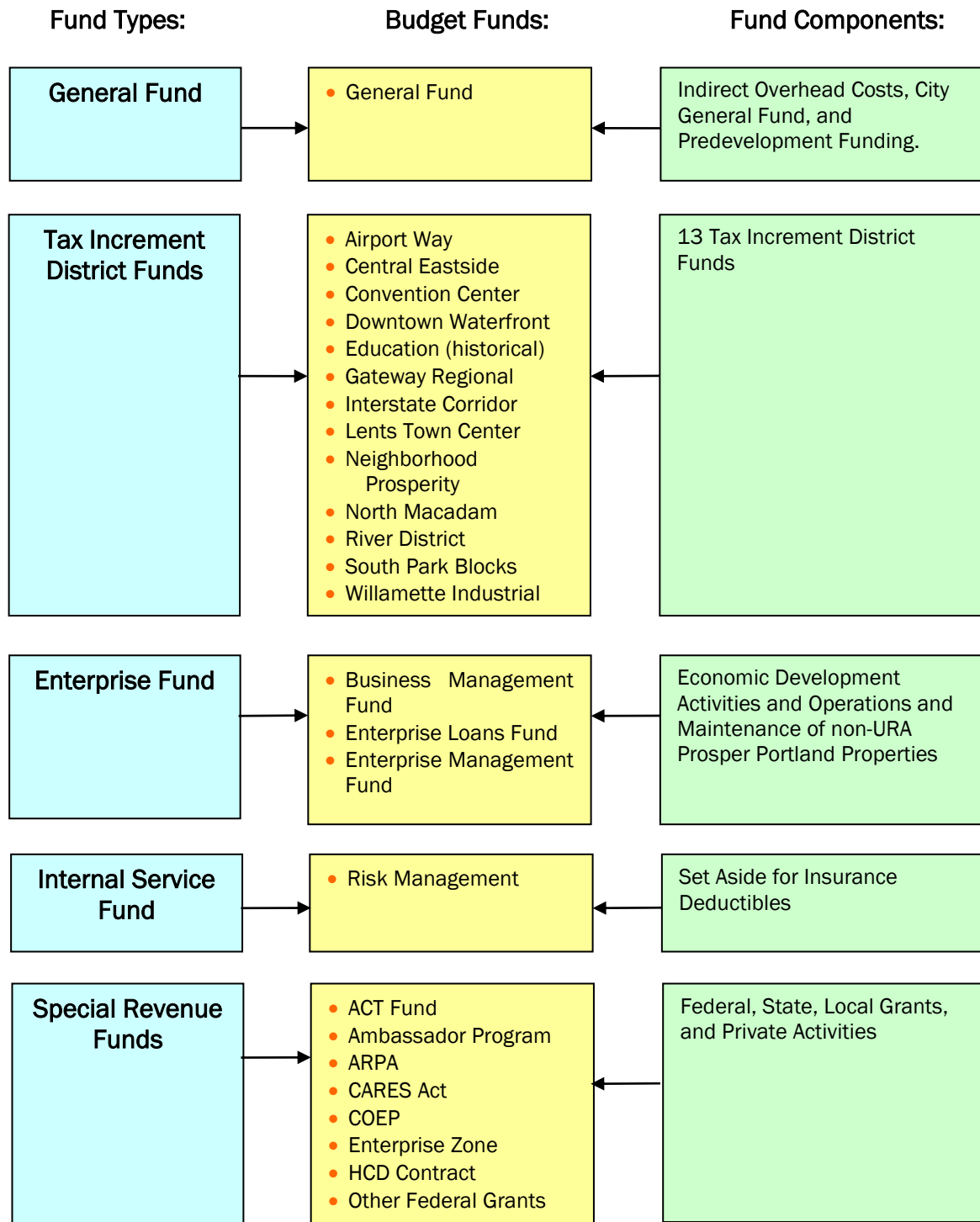
Non-Departmental requirements are Transfers and Contingency.

Transfers – This category accounts for transfers between funds. There are cash transfers totaling \$14.5 million budgeted for FY 2021-22. Transfers are comprised primarily of Internal Service Reimbursements from Capital and Special Revenue funds to the General Fund for administrative overhead. Transfers also include cash equity transfers or inter fund loans. Transfers decreased by \$140.1 million from FY 2020-21 primarily due to the transfer of property and related repayment of an interfund loan from Business Management Fund to River District for the former US Post Office property. The property was originally acquired by the Business Management Fund with a loan from the River District Fund. In FY 2020-21 staff determined that repayment of the interfund loan within the 10-year guideline established by Oregon State Budget Law was not feasible and therefore transferred the property to the River District Fund and terminated the related interfund loan.

Contingency – A Contingency amount is budgeted to cover unanticipated requirements and reserve funds for projects planned in future fiscal years. The Contingency budget decreased by \$14.7 million to \$195.3 million in FY 2021-22 largely due to the decreased beginning fund balance and the spending of TIF cash resources to fund projects and programs. The Five-Year Forecast for each TIF District illustrates how contingency is budgeted for each district between FY 2021-22 and FY 2025-26.

Prosper Portland's Fund Structure

Prosper Portland has 5 Fund Types and
26 Budget Funds



Description of Prosper Portland's Fund Structure

Prosper Portland has 26 budget funds. Within each budget fund, Prosper Portland has sub-funds to account for specific programs that require separate tracking. A brief description of each of the legal appropriation fund types is below:

General Fund - This is Prosper Portland's operating fund. The General Fund accounts for administrative activities including indirect overhead costs and the project management office. In addition, economic development programs funded by the City General Fund are budgeted here.

Tax Increment District Funds - These funds are used to manage the finances of Prosper Portland's urban renewal areas. The primary source of revenue for these funds is tax increment debt proceeds and program income derived from the investment of tax increment proceeds.

Enterprise Fund - The Enterprise Fund accounts for economic development activities. Additionally, it contains the Enterprise Management Fund, which provides for activity related to the operations and maintenance of Prosper Portland properties or City of Portland properties Prosper Portland has contracted to manage outside of Urban Renewal Areas. Currently, this fund includes operating revenues and expenses of the Headwaters Apartment.

Internal Service Fund - The Internal Service Fund, or Risk Management Fund, was created to make funds available for insurance claims and other unforeseen circumstances.

Special Revenue Funds - Prosper Portland's Special Revenue Funds include the following: ACT (Affordable Commercial Tenanting), Ambassador Program, ARPA (American Rescue Plan Act), CARES (Coronavirus Aid, Relief, and Economic Security) Act, COEP (Community Opportunities and Enhancements Program), Enterprise Zone, HCD (Housing and Community Development), Housing Acquisitions, and Other Federal Grants. The Special Revenue Funds account for the proceeds of specific revenue sources that are dedicated for specific purposes. These funds account for federal grants, local grants, and private activities.

Staffing Summary

The FY 2021-22 Proposed Budget includes a total of 87 positions. 79 positions are full time employee positions and 8 positions are limited term equivalent.

	FY 2018-19	FY 2019-20	FY 2020-21	FY 2021-22
Department	Actual	Actual	Revised	Proposed
Development and Investment	23.0	28.0	27.0	26.0
Economic Development	20.0	17.0	17.0	17.0
Executive	2.0	2.0	2.0	2.0
Equity, Governance & Communications	10.0	10.0	10.0	10.0
Legal	5.0	5.0	5.0	5.0
Human Resources	2.0	2.0	2.0	2.0
Finance & Business Operations	19.1	19.0	18.0	17.0
Total	81.1	83.0	81.0	79.0

FTE Position Changes – The following describes changes in FTE positions by fiscal year:

FY 2019-20 – Actual positions were slightly higher than the prior year, including an additional filled position in Development and Investment. Grant program management staff moved from Economic Development to Development and Investment, causing a shift of three FTE between the departments.

FY 2020-21 – The current year budget includes reductions of two positions from the prior year in Development and Investment and Finance and Business Operations.

FY 2021-22 – FTE positions are reduced by two in the Proposed Budget. One reduction is in Finance and Business Operations (accounting/procurement) and another in Development and Investment (project manager).

Limited-Term Equivalents (LTE)

LTE positions are hired for assignments that are short-term in nature (one to three years). LTE are utilized by departments as shown in the table below. Prosper Portland's policy is to fill LTE positions for initiatives that have clear end-dates for specific work. This allows for flexibility in meeting workload demands while managing long-term staffing costs. The FY 2021-22 Proposed Budget includes 8 positions:

- Three positions in Development and Investment including ongoing funding for the Strategic Capital Improvement Consultant to create revised lending structures. Two LTE positions include project manager and a project coordinator position to support

current workload and overall coordination within the Development and Investment Department.

- One Human Resource Generalist in Human Resources to support short-term workload needs.
- Two Project Coordinators and one project manager in Economic Development to support the Film and Video program, community economic development work, and business and industry equity initiatives. The three positions are funded by one-time resources including federal resources and Enterprise Zone reserves.
- One Project Manager in Equity, Governance and Communications to support implementing community benefit agreements and community engagement.

	FY 2018-19	FY 2019-20	FY 2020-21	FY 2021-22
Department	Actual	Actual	Revised	Proposed
Development and Investment	1.0	3.0	3.0	3.0
Finance & Business Operations	0.0	0.0	0.0	0.0
Equity Governance & Communications	1.0	2.0	1.0	1.0
Human Resources	1.0	1.0	1.0	1.0
Economic Development	2.0	2.0	2.0	3.0
Total	5.0	8.0	7.0	8.0

General Fund

The general fund is composed of sub-funds that do not have the geographic and program restrictions of the urban renewal funds. These sub-funds are the Indirect Fund, City General Fund, EOI General Fund, Grant Offset Fund, and the Predevelopment Fund.

Financial Summary

Total Resources and Requirements

General Fund	Actuals FY 2018-19	Actuals FY 2019-20	Revised FY 2020-21	Proposed FY 2021-22	Approved FY 2021-22	Adopted FY 2021-22
Resources						
Beginning Fund Balance	1,250,477	1,371,883	1,225,521	1,644,106	0	0
Revenue						
City General Fund	6,501,485	8,105,120	6,958,120	7,522,735	0	0
Fees and Charges	175,791	15,334	283,779	88,440	0	0
Grants - Federal except HCD	0	0	120,416	26,162	0	0
Grants - State & Local	0	104,462	0	0	0	0
Interest on Investments	6,827	2,949	0	0	0	0
Loan Collections	67,040	0	0	0	0	0
Miscellaneous	112,514	115,205	40,000	40,000	0	0
Property Income	393	951	0	0	0	0
Reimbursements	46,200	5,196	0	104,000	0	0
Service Reimburesments	12,909,810	13,695,840	13,790,218	14,479,484	0	0
Transfers In	0	122,070	16,359	0	0	0
Total Revenue	19,820,060	22,167,128	21,208,892	22,260,821	0	0
Total Resources	21,070,536	23,539,011	22,434,413	23,904,927	0	0
Requirements						
Expenditures						
Administration	12,303,036	13,144,422	13,054,380	13,658,317	0	0
Economic Development	6,385,089	8,230,405	6,668,472	7,016,154	0	0
Infrastructure	0	0	0	56,366	0	0
Property Redevelopment	540,780	633,046	1,066,910	1,782,811	0	0
Total Expenditures	19,228,906	22,007,872	20,789,763	22,513,648	0	0
Transfers	455,087	305,618	530,267	276,687	0	0
Contingency	0	0	1,114,384	1,114,591	0	0
Ending Balance	1,386,543	1,225,521	0	0	0	0
Total Requirements	21,070,536	23,539,011	22,434,413	23,904,927	0	0

FY 2021-22 General Fund & Cannabis Matrix

Program	CAL (Ongoing)	Ongoing Directives	One-Time Directives	FY 2021-22 Total Proposed Budget
Entrepreneurship & Community Ec Dev				
Adult and Youth Workforce	1,326,042	-	-	1,326,042
Inclusive Entrepreneurship	1,705,843	200,000	-	1,905,843
Neighborhood Prosperity Network	794,286	-	-	794,286
Venture Portland	555,128	-	-	555,128
Entrepreneurship & Community Ec Dev Subtotal	4,381,299	200,000	-	4,581,299
Traded Sector				
Cluster Development/Portland Means Progress	1,439,878	(71,995)	-	1,367,883
Music Portland Grant	-	-	100,000	100,000
Portland Film Office	-	192,960	-	192,960
Traded Sector Economic Development Subtotal	1,439,878	120,965	100,000	1,660,843
Community Development				
Ankeny Food Cart Pod Infrastructure	-	-	269,000	269,000
Old Town / Chinatown Director	-	-	60,000	60,000
Small Business Repair Grants	-	-	500,000	500,000
Community Development Subtotal	-	-	829,000	829,000
Total Proposed General Fund	5,821,177	320,965	929,000	7,071,142
Cannabis Fund				
Inclusive Entrepreneurship	451,593	-	-	451,593
Total Proposed Cannabis Fund	451,593	-	-	451,593
<i>NPI Revenue Sharing (City portion)</i>	69,100	-	-	69,100
Total Prosper Portland Budget with Revenue Sharing	6,341,870	320,965	929,000	7,591,835

General Fund Summary Reports

- Account Summary
-

Fund Summary

Account Summary by Appropriation

General Fund	Actuals FY 2018-19	Actuals FY 2019-20	Revised FY 2020-21	Proposed FY 2021-22	Approved FY 2021-22	Adopted FY 2021-22
Administration						
Personnel Services						
Salaries & Wages	3,896,284	4,618,006	5,535,245	5,944,459	0	0
Overtime	739	1,994	0	0	0	0
Vacation	718,340	537,124	0	0	0	0
Sick Leave	301,648	267,060	0	0	0	0
National Holiday	314,794	359,658	0	0	0	0
Personal Holiday	111,089	89,175	0	0	0	0
Bereavement Leave	15,442	11,517	0	0	0	0
Jury Duty	12,150	4,101	0	0	0	0
Military Leave	13,547	36,877	0	0	0	0
Compensatory Time	313	0	0	0	0	0
Management Leave	1,297	5,061	0	0	0	0
FICA	379,592	416,711	0	0	0	0
TriMet Payroll Tax	38,865	43,182	0	0	0	0
Taxes, Health/Dental Insurance	776,478	851,003	2,707,592	3,016,583	0	0
Health & Dental - Retirees	3,802	2,539	0	0	0	0
Life & Disability Insurance	18,406	18,915	0	0	0	0
PERS - Employer	656,032	941,704	0	0	0	0
PERS - Employer Pickup	292,186	319,337	0	0	0	0
Workers Comp - Assessment	1,237	1,059	0	0	0	0
Workers Comp - Ins Expense	7,067	5,920	0	0	0	0
Unemployment Expense	13,006	341	0	0	0	0
Bus Pass Reimbursement	29,317	24,933	0	0	0	0
Pension Obligation Bond Pmt	783,037	968,015	1,006,700	1,047,084	0	0
Materials and Services						
Prof Services Contracts	443,666	380,953	475,883	587,083	0	0
IGA Prof Services Contracts	150,716	186,428	140,604	180,604	0	0
Temporary Services	8,677	27,155	0	0	0	0
Legal Expenses	65,618	82,536	125,000	125,000	0	0
Recruitment Services	34,432	21,869	15,000	15,000	0	0
Printing & Graphics	28,135	47,080	37,200	37,200	0	0
General Office Expense	12,298	16,284	13,725	13,725	0	0
IGA Other Costs	36,000	0	40,000	0	0	0
Memberships, Dues, & Certificat	7,885	4,940	8,920	8,920	0	0
Publications & Resource Mat'ls	18,618	20,131	21,200	20,283	0	0
Postage & Delivery	23,637	9,343	10,950	10,950	0	0
Organizational Memberships	20,545	22,605	20,900	20,900	0	0
Advertising & Publ Notices	80,608	23,920	124,900	89,900	0	0
Marketing - Resources Dev	0	140	28,186	28,186	0	0
Public Meeting Expenses	32,981	28,125	30,000	30,000	0	0
Public Meeting Food Expense	1,252	64	4,700	4,700	0	0
Special Events Expenses	8,134	7,322	4,750	4,750	0	0
Event Sponsorship	185,673	180,351	145,000	145,000	0	0
Special Event Food Expense	2,908	2,075	250	250	0	0
Communication Services	22,696	21,121	19,740	19,740	0	0
Claims Expense	0	1,872	0	0	0	0
Insurance	129,353	130,389	135,000	155,000	0	0
Local Travel	10,163	7,202	13,000	13,000	0	0
Parking	193	2,304	550	550	0	0
Miscellaneous	11,307	15,512	9,750	9,750	0	0
Loan Documents	4,171	1,648	3,000	3,000	0	0
Loan Servicing Costs	30	0	0	0	0	0
DMC Admin Services	0	3,533	6,182	6,182	0	0
Bank Fees	0	307	0	0	0	0
Rents/Leases - Fac	974,129	1,204,590	400,000	670,020	0	0
Furniture maintenance	2,770	907	8,000	8,000	0	0
Bldg Repairs & Maint - Prosper Portland	15,016	4,878	5,000	3,500	0	0
Security	73,951	79,561	72,000	0	0	0

Fund Summary

Account Summary by Appropriation

General Fund	Actuals FY 2018-19	Actuals FY 2019-20	Revised FY 2020-21	Proposed FY 2021-22	Approved FY 2021-22	Adopted FY 2021-22
Janitorial	60,271	26,250	110,000	0	0	0
Equip Repairs & Maint - Prosper Portland	32,755	47,689	48,200	55,500	0	0
First Aid	6,379	8,350	6,000	6,000	0	0
Coffee/Water	5,939	6,420	10,000	10,000	0	0
Plant Care	2,844	2,677	3,000	3,000	0	0
Bldg Repairs & Maint - RE	-7,684	0	0	0	0	0
CAM Expense	109,789	39,984	150,000	28,273	0	0
Prop Mgmt Fees - RE	20,378	8,808	43,627	36,000	0	0
Ppty Insurance - RE	11,071	13,753	0	16,736	0	0
Administrative Expense	900	0	0	0	0	0
Asset Disposal Costs - RE	0	0	36,000	21,000	0	0
Property Mgmt Miscellaneous Expense	109	900	1,000	1,000	0	0
Amortize Capital Expense	415	178	0	0	0	0
Software Applications	142,141	122,591	156,300	156,300	0	0
Software Maintenance	181,344	178,784	163,000	198,000	0	0
Hosted Services Maintenance	20,275	22,898	66,300	48,500	0	0
Computer Hardware	122,552	35,340	95,918	76,000	0	0
Furniture/Equip <\$5k	12,239	627	2,850	2,850	0	0
Training Expense	101,440	36,549	62,000	64,600	0	0
Organizational Training	4,250	12,281	64,000	64,000	0	0
Training Travel Expenses	22,868	11,796	0	0	0	0
Out of Town Travel	5,698	10,995	0	0	0	0
Business Meeting Expense	5,834	9,501	1,750	1,750	0	0
Business Meeting Food Expense	16,814	16,345	0	0	0	0
Stipends	0	14,720	0	0	0	0
City Overhead Charges	591,735	344,519	389,489	389,489	0	0
Capital Outlay						
Prof & Tech Services	14,944	1,438	0	250,000	0	0
Leasehold Improvements	0	0	5,000	0	0	0
Tenant Improvements	0	0	190,666	0	0	0
Computer Equipment	27,508	0	137,225	10,000	0	0
System Software Applications	0	0	19,500	0	0	0
Furniture & Equipment	0	110,653	123,629	0	0	0
Financial Assistance						
Technical Assistance Grants	0	1,000	0	0	0	0
Total - Administration	12,303,036	13,144,422	13,054,380	13,658,317	0	0
Economic Development						
Personnel Services						
Salaries & Wages	1,159,514	1,217,742	1,041,778	1,286,049	0	0
FICA	91,932	93,436	0	0	0	0
TriMet Payroll Tax	8,971	9,429	0	0	0	0
Taxes, Health/Dental Insurance	198,853	210,309	530,708	660,774	0	0
Life & Disability Insurance	4,428	4,407	0	0	0	0
PERS - Employer	135,039	201,099	0	0	0	0
PERS - Employer Pickup	70,328	74,086	0	0	0	0
Workers Comp - Assessment	338	275	0	0	0	0
Workers Comp - Ins Expense	1,708	1,323	0	0	0	0
Bus Pass Reimbursement	4,776	3,344	0	0	0	0
Materials and Services						
Prof Services Contracts	406,136	552,940	857,446	1,255,196	0	0
Legal Expenses	0	618	0	0	0	0
Recruitment Services	750	1,500	0	0	0	0
Printing & Graphics	8,819	36,948	0	0	0	0
General Office Expense	87	224	0	0	0	0
Memberships, Dues, & Certificat	0	800	0	0	0	0
Publications & Resource Mat'ls	330	2,358	0	0	0	0
Postage & Delivery	115	2,131	0	0	0	0
Organizational Memberships	2,575	10,450	0	0	0	0
Advertising & Publ Notices	4,988	18,146	0	90,000	0	0
Marketing - Resources Dev	571	7,445	0	0	0	0

Fund Summary

Account Summary by Appropriation

	Actuals FY 2018-19	Actuals FY 2019-20	Revised FY 2020-21	Proposed FY 2021-22	Approved FY 2021-22	Adopted FY 2021-22
General Fund						
Public Meeting Expenses	3,980	4	0	0	0	0
Public Meeting Food Expense	543	2,239	0	0	0	0
Special Events Expenses	95,909	67,190	0	0	0	0
Event Sponsorship	135,604	152,821	0	0	0	0
Special Event Food Expense	19,543	8,450	0	0	0	0
Communication Services	0	96	0	0	0	0
Insurance	452	135	0	0	0	0
Local Travel	5,201	3,024	0	0	0	0
Parking	0	81	0	0	0	0
Miscellaneous	1,375	53,867	0	0	0	0
Loan Documents	551	26	0	0	0	0
Bank Fees	83	1	0	0	0	0
Bldg Repairs & Maint - Prosper Portland	1,590	0	0	0	0	0
Software Applications	4,564	5,047	0	0	0	0
Software Maintenance	0	295	0	0	0	0
Hosted Services Maintenance	228	42	0	0	0	0
Training Expense	2,229	33	0	0	0	0
Training Travel Expenses	3,514	3,907	0	0	0	0
Out of Town Travel	82,039	67,354	0	0	0	0
Business Meeting Expense	3,630	3,577	0	0	0	0
Business Meeting Food Expense	4,320	4,224	0	0	0	0
Stipends	0	0	10,000	0	0	0
Capital Outlay						
Environmental Professional Services	805	0	0	0	0	0
Financial Assistance						
Grants to Grantees	3,918,672	5,354,917	4,203,540	3,724,135	0	0
Technical Assistance Grants	0	54,065	25,000	0	0	0
Total - Economic Development	6,385,089	8,230,405	6,668,472	7,016,154	0	0
Infrastructure						
Personnel Services						
Salaries & Wages	0	0	0	37,938	0	0
Taxes, Health/Dental Insurance	0	0	0	18,428	0	0
Total - Infrastructure	0	0	0	56,366	0	0
Property Redevelopment						
Personnel Services						
Salaries & Wages	234,699	329,799	103,794	333,843	0	0
Overtime	174	0	0	0	0	0
FICA	18,170	24,928	0	0	0	0
TriMet Payroll Tax	1,806	2,509	0	0	0	0
Taxes, Health/Dental Insurance	49,252	63,965	52,830	198,338	0	0
Life & Disability Insurance	942	1,198	0	0	0	0
PERS - Employer	30,583	49,087	0	0	0	0
PERS - Employer Pickup	14,588	16,890	0	0	0	0
Workers Comp - Assessment	65	75	0	0	0	0
Workers Comp - Ins Expense	1,191	1,167	0	0	0	0
Bus Pass Reimbursement	1,234	1,372	0	0	0	0
Materials and Services						
Prof Services Contracts	50,125	25,202	400,000	70,000	0	0
Legal Expenses	1,486	3,827	5,000	5,000	0	0
Printing & Graphics	0	452	0	0	0	0
General Office Expense	-29	0	0	0	0	0
Publications & Resource Mat'ls	0	136	0	0	0	0
Postage & Delivery	7	0	0	0	0	0
Advertising & Publ Notices	74	135	0	0	0	0
Marketing - Resources Dev	1,480	0	0	0	0	0
Public Meeting Food Expense	0	875	0	0	0	0
Special Events Expenses	600	0	1,750	1,750	0	0
Local Travel	13	0	0	0	0	0
Loan Documents	90	152	0	0	0	0
Loan Servicing Costs	500	0	0	0	0	0

Fund Summary
Account Summary by Appropriation

	Actuals FY 2018-19	Actuals FY 2019-20	Revised FY 2020-21	Proposed FY 2021-22	Approved FY 2021-22	Adopted FY 2021-22
General Fund						
Bldg Repairs & Maint - Prosper Portland	960	0	0	0	0	0
Ppty Insurance - RE	0	0	16,736	0	0	0
Software Applications	40	120	0	0	0	0
Hosted Services Maintenance	216	497	0	0	0	0
Training Expense	600	0	0	0	0	0
Training Travel Expenses	1,302	75	0	0	0	0
Business Meeting Expense	0	365	0	0	0	0
Capital Outlay						
Prof & Tech Services	130,613	110,220	195,200	150,000	0	0
Environmental Analysis & Remed	0	0	291,600	254,880	0	0
Financial Assistance						
Grants to Grantees	0	0	0	269,000	0	0
Technical Assistance Grants	0	0	0	500,000	0	0
Total - Property Redevelopment	540,780	633,046	1,066,910	1,782,811	0	0
Total Expenditures	19,228,906	22,007,872	20,789,763	22,513,648	0	0
Contingency	0	0	1,114,384	1,114,591	0	0
Indirect Cost - Admin Allocat	423,700	305,618	256,192	276,687	0	0
Operating Transfers Out	31,387	0	274,075	0	0	0
Unappropriated Ending Fund Balance	1,386,543	1,225,521	0	0	0	0
Total Requirements	21,070,536	23,539,011	22,434,413	23,904,927	0	0

Tax Increment District Funds

The capital project funds listed below account for the activities associated with the respective Tax Increment District.

- Airport Way Fund
- Central Eastside Fund
- Convention Center Fund
- Downtown Waterfront Fund
- Gateway Regional Center Fund
- Interstate Corridor Fund
- Lents Town Center Fund
- Neighborhood Prosperity Initiative Fund
- North Macadam Fund
- River District Fund
- South Park Blocks Fund
- Willamette Industrial Fund

Financial Summary

Total Resources and Requirements

Airport Way TIF Fund	<u>Actuals</u> <u>FY 2018-19</u>	<u>Actuals</u> <u>FY 2019-20</u>	<u>Revised</u> <u>FY 2020-21</u>	<u>Proposed</u> <u>FY 2021-22</u>	<u>Approved</u> <u>FY 2021-22</u>	<u>Adopted</u> <u>FY 2021-22</u>
Resources						
Beginning Fund Balance	5,945,781	5,924,806	5,701,346	5,464,950	0	0
Revenue						
Fees and Charges	877	3,580	762	0	0	0
Interest on Investments	128,292	118,075	72,253	37,097	0	0
Loan Collections	115,290	103,317	70,590	95,735	0	0
Property Income	0	0	24,000	96,000	0	0
Total Revenue	244,458	224,971	167,605	228,832	0	0
Total Resources	6,190,239	6,149,777	5,868,952	5,693,782	0	0
Requirements						
Expenditures						
Administration	7,248	7,314	15,904	7,821	0	0
Economic Development	25,570	228,270	212,073	21,406	0	0
Property Redevelopment	104,086	120,516	146,007	3,223,112	0	0
Total Expenditures	136,904	356,101	373,984	3,252,339	0	0
Transfers	128,530	92,330	71,715	294,040	0	0
Contingency	0	0	5,423,253	2,147,403	0	0
Ending Balance	5,924,806	5,701,346	0	0	0	0
Total Requirements	6,190,239	6,149,777	5,868,952	5,693,782	0	0

Financial Summary

Total Resources and Requirements

Central Eastside TIF Fund	Actuals FY 2018-19	Actuals FY 2019-20	Revised FY 2020-21	Proposed FY 2021-22	Approved FY 2021-22	Adopted FY 2021-22
Resources						
Beginning Fund Balance	26,034,943	32,820,910	39,689,514	33,217,370	0	0
Revenue						
Fees and Charges	2,617	1,357	1,198	818	0	0
Interest on Investments	592,189	686,710	545,811	368,516	0	0
Loan Collections	343,411	203,614	110,289	117,612	0	0
TIF Debt Proceeds	6,696,542	6,696,542	1,974,868	0	0	0
Property Income	506,743	464,448	118,466	521,400	0	0
Total Revenue	8,141,504	8,052,672	2,750,632	1,008,346	0	0
Total Resources	34,176,447	40,873,582	42,440,146	34,225,716	0	0
Requirements						
Expenditures						
Administration	7,557	9,751	7,998	6,650	0	0
Economic Development	60,616	43,355	379,301	419,292	0	0
Housing	80,279	93,827	111,405	1,143,975	0	0
Infrastructure	6,366	736	3,000,000	3,000,753	0	0
Property Redevelopment	700,838	478,078	7,759,796	3,944,426	0	0
Total Expenditures	855,656	625,748	11,258,500	8,515,096	0	0
Transfers	499,880	558,320	754,508	1,562,845	0	0
Contingency	0	0	30,427,137	24,147,775	0	0
Ending Balance	32,820,910	39,689,514	0	0	0	0
Total Requirements	34,176,447	40,873,582	42,440,146	34,225,716	0	0

Financial Summary

Total Resources and Requirements

Convention Center TIF Fund	Actuals FY 2018-19	Actuals FY 2019-20	Revised FY 2020-21	Proposed FY 2021-22	Approved FY 2021-22	Adopted FY 2021-22
Resources						
Beginning Fund Balance	35,045,366	14,782,640	8,052,880	1,465,801	0	0
Revenue						
Fees and Charges	24,702	2,683	4,998	4,998	0	0
Interest on Investments	417,985	229,864	24,221	61,909	0	0
Loan Collections	1,295,585	615,752	418,835	639,455	0	0
Miscellaneous	2,500	0	0	0	0	0
Property Income	8,704,775	2,202,267	1,086,200	11,065,500	0	0
Reimbursements	85,765	2,614	0	0	0	0
Total Revenue	10,531,312	3,053,179	1,534,254	11,771,862	0	0
Total Resources	45,576,678	17,835,819	9,587,135	13,237,663	0	0
Requirements						
Expenditures						
Administration	8,123	11,052	18,354	12,121	0	0
Economic Development	8,062	1,304	7,568	0	0	0
Housing	4,504,407	275,458	316,573	0	0	0
Infrastructure	0	2,000,000	2,500,000	0	0	0
Property Redevelopment	25,319,985	6,886,004	5,395,827	3,754,989	0	0
Total Expenditures	29,840,578	9,173,818	8,238,322	3,767,110	0	0
Transfers	953,460	609,120	654,298	557,545	0	0
Contingency	0	0	694,514	8,913,008	0	0
Ending Balance	14,782,640	8,052,880	0	0	0	0
Total Requirements	45,576,678	17,835,819	9,587,135	13,237,663	0	0

Financial Summary

Total Resources and Requirements

Downtown Waterfront TIF Fund	Actuals FY 2018-19	Actuals FY 2019-20	Revised FY 2020-21	Proposed FY 2021-22	Approved FY 2021-22	Adopted FY 2021-22
Resources						
Beginning Fund Balance	44,205,229	43,582,169	35,806,006	35,825,470	0	0
Revenue						
Fees and Charges	500	244	290	276	0	0
Interest on Investments	921,702	859,301	517,933	246,978	0	0
Loan Collections	92,267	213,126	17,759	22,222	0	0
Property Income	61,156	59,260	92,805	121,696	0	0
Reimbursements	41,597	195	19,562	20,000	0	0
Total Revenue	1,117,222	1,132,127	648,349	411,172	0	0
Total Resources	45,322,451	44,714,296	36,454,355	36,236,642	0	0
Requirements						
Expenditures						
Administration	7,948	11,052	18,354	12,121	0	0
Economic Development	67,321	95,882	116,394	5,168	0	0
Housing	1,221,910	562,921	2,657	0	0	0
Property Redevelopment	176,103	8,162,795	6,953,462	10,392,017	0	0
Total Expenditures	1,473,282	8,832,650	7,090,867	10,409,306	0	0
Transfers	267,000	75,640	57,949	1,334,401	0	0
Contingency	0	0	29,305,539	24,492,935	0	0
Ending Balance	43,582,169	35,806,006	0	0	0	0
Total Requirements	45,322,451	44,714,296	36,454,355	36,236,642	0	0

Financial Summary

Total Resources and Requirements

Gateway Reg Center TIF Fund	Actuals FY 2018-19	Actuals FY 2019-20	Revised FY 2020-21	Proposed FY 2021-22	Approved FY 2021-22	Adopted FY 2021-22
Resources						
Beginning Fund Balance	17,806,808	19,228,063	10,028,548	7,603,967	0	0
Revenue						
Fees and Charges	0	134,611	48	48	0	0
Interest on Investments	406,344	334,329	32,581	121,846	0	0
Loan Collections	0	4,500	8,146	53,979	0	0
TIF Debt Proceeds	4,997,420	5,996,920	9,740,975	34,694,415	0	0
Property Income	4,500	51,404	56,525	56,525	0	0
Total Revenue	5,408,264	6,521,764	9,838,275	34,926,813	0	0
Total Resources	23,215,072	25,749,827	19,866,823	42,530,780	0	0
Requirements						
Expenditures						
Administration	5,032	10,969	8,782	5,589	0	0
Economic Development	4,415	78,234	250,200	251,853	0	0
Housing	448,878	6,444,535	1,414,526	2,177,355	0	0
Infrastructure	2,896,322	665	2,105,292	2,100,647	0	0
Property Redevelopment	270,842	8,750,935	6,108,897	3,523,099	0	0
Total Expenditures	3,625,489	15,285,338	9,887,697	8,058,543	0	0
Transfers	361,520	435,940	612,272	1,059,953	0	0
Contingency	0	0	9,366,854	33,412,284	0	0
Ending Balance	19,228,063	10,028,548	0	0	0	0
Total Requirements	23,215,072	25,749,827	19,866,823	42,530,780	0	0

Financial Summary

Total Resources and Requirements

Interstate Corridor TIF Fund	Actuals FY 2018-19	Actuals FY 2019-20	Revised FY 2020-21	Proposed FY 2021-22	Approved FY 2021-22	Adopted FY 2021-22
Resources						
Beginning Fund Balance	44,422,396	48,061,841	40,598,479	41,183,263	0	0
Revenue						
Fees and Charges	2,108	6,844	534	236	0	0
Interest on Investments	967,307	725,076	503,161	443,908	0	0
Loan Collections	253,187	157,885	33,033	59,494	0	0
TIF Debt Proceeds	26,986,065	26,986,065	26,973,000	26,973,000	0	0
Miscellaneous	100	0	0	0	0	0
Property Income	1,050,496	235,275	128,062	329,791	0	0
Reimbursements	103,239	79,124	91,761	124,143	0	0
Total Revenue	29,362,503	28,190,268	27,729,551	27,930,572	0	0
Total Resources	73,784,899	76,252,109	68,328,030	69,113,835	0	0
Requirements						
Expenditures						
Administration	29,189	39,301	83,975	32,610	0	0
Economic Development	299,283	298,452	303,998	344,391	0	0
Housing	18,602,798	30,141,980	26,968,128	19,080,455	0	0
Infrastructure	66,850	123,278	700,000	34	0	0
Property Redevelopment	4,633,859	2,631,741	8,502,301	5,690,925	0	0
Total Expenditures	23,631,979	33,234,750	36,558,402	25,148,415	0	0
Transfers	2,091,080	2,418,880	2,758,540	2,389,939	0	0
Contingency	0	0	29,011,088	41,575,481	0	0
Ending Balance	48,061,841	40,598,479	0	0	0	0
Total Requirements	73,784,899	76,252,109	68,328,030	69,113,835	0	0

Financial Summary

Total Resources and Requirements

Lents Town Center TIF Fund	Actuals FY 2018-19	Actuals FY 2019-20	Revised FY 2020-21	Proposed FY 2021-22	Approved FY 2021-22	Adopted FY 2021-22
Resources						
Beginning Fund Balance	12,917,608	7,290,065	9,818,990	17,819,361	0	0
Revenue						
Fees and Charges	1,998	55,804	1,399	1,338	0	0
Interest on Investments	166,576	131,472	652,077	424,023	0	0
Loan Collections	326,563	214,045	467,775	560,100	0	0
TIF Debt Proceeds	11,993,807	11,993,807	15,020,591	14,985,000	0	0
Property Income	168,493	2,558,222	0	158,600	0	0
Reimbursements	161,261	60,497	18,540	19,096	0	0
Total Revenue	12,818,698	15,013,847	16,160,382	16,148,157	0	0
Total Resources	25,736,306	22,303,912	25,979,372	33,967,518	0	0
Requirements						
Expenditures						
Administration	36,754	56,976	50,016	38,243	0	0
Economic Development	15,391	201,366	380,846	382,451	0	0
Housing	6,979,481	4,003,345	3,042,251	3,313,952	0	0
Infrastructure	1,437,035	1,553,608	1,350,000	10,465	0	0
Property Redevelopment	8,082,049	4,402,967	6,608,210	5,421,217	0	0
Total Expenditures	16,550,711	10,218,262	11,431,323	9,166,328	0	0
Transfers	1,895,530	2,266,660	2,385,471	1,491,989	0	0
Contingency	0	0	12,162,578	23,309,201	0	0
Ending Balance	7,290,065	9,818,990	0	0	0	0
Total Requirements	25,736,306	22,303,912	25,979,372	33,967,518	0	0

Financial Summary

Total Resources and Requirements

NPI TIF Fund	<u>Actuals FY 2018-19</u>	<u>Actuals FY 2019-20</u>	<u>Revised FY 2020-21</u>	<u>Proposed FY 2021-22</u>	<u>Approved FY 2021-22</u>	<u>Adopted FY 2021-22</u>
Resources						
Beginning Fund Balance	1,420,331	1,626,233	1,556,688	1,546,035	0	0
Revenue						
Fees and Charges	639	0	0	0	0	0
Grants - State & Local	695,711	749,248	982,007	132,025	0	0
Interest on Investments	20,859	21,237	0	0	0	0
TIF Debt Proceeds	597,068	616,400	346,715	158,012	0	0
Transfers In	83,000	0	0	0	0	0
Total Revenue	1,397,277	1,386,885	1,328,722	290,037	0	0
Total Resources	2,817,608	3,013,118	2,885,410	1,836,072	0	0
Requirements						
Expenditures						
Economic Development	795,515	1,243,309	1,175,810	1,000,028	0	0
Total Expenditures	795,515	1,243,309	1,175,810	1,000,028	0	0
Transfers	395,860	213,120	147,361	74,596	0	0
Contingency	0	0	1,562,239	761,448	0	0
Ending Balance	1,626,233	1,556,688	0	0	0	0
Total Requirements	2,817,608	3,013,118	2,885,410	1,836,072	0	0

Financial Summary

Total Resources and Requirements

North Macadam TIF Fund	<u>Actuals FY 2018-19</u>	<u>Actuals FY 2019-20</u>	<u>Revised FY 2020-21</u>	<u>Proposed FY 2021-22</u>	<u>Approved FY 2021-22</u>	<u>Adopted FY 2021-22</u>
Resources						
Beginning Fund Balance	20,540,622	20,045,992	32,227,798	37,832,165	0	0
Revenue						
Interest on Investments	364,713	437,454	235,238	3,270	0	0
TIF Debt Proceeds	14,492,517	13,692,917	17,269,358	16,983,000	0	0
Property Income	369,653	238,748	71,766	143,446	0	0
Reimbursements	0	0	1,250,333	0	0	0
Total Revenue	15,226,882	14,369,118	18,826,695	17,129,716	0	0
Total Resources	35,767,504	34,415,110	51,054,493	54,961,881	0	0
Requirements						
Expenditures						
Administration	16,268	22,936	29,972	15,337	0	0
Economic Development	4,161	80	0	0	0	0
Housing	11,118,903	184,562	14,353,228	17,671,828	0	0
Infrastructure	722	0	6,300,000	3,483,168	0	0
Property Redevelopment	4,103,337	185,464	20,900,564	25,331,379	0	0
Total Expenditures	15,243,392	393,042	41,583,764	46,501,712	0	0
Transfers	478,120	1,794,270	1,689,368	1,705,932	0	0
Contingency	0	0	7,781,361	6,754,237	0	0
Ending Balance	20,045,992	32,227,798	0	0	0	0
Total Requirements	35,767,504	34,415,110	51,054,493	54,961,881	0	0

Financial Summary

Total Resources and Requirements

River District TIF Fund	Actuals FY 2018-19	Actuals FY 2019-20	Revised FY 2020-21	Proposed FY 2021-22	Approved FY 2021-22	Adopted FY 2021-22
Resources						
Beginning Fund Balance	53,674,233	68,182,544	72,237,857	56,355,296	0	0
Revenue						
Fees and Charges	1,476	2,483	3,578	3,616	0	0
Grants - Federal except HCD	155,487	9,367	200,000	0	0	0
Interest on Investments	1,754,724	1,925,605	895,354	470,737	0	0
Loan Collections	1,306,363	607,587	361,560	502,065	0	0
TIF Debt Proceeds	27,985,549	12,993,049	11,140,985	0	0	0
Other Debt Proceeds	9,499,409	0	0	0	0	0
Miscellaneous	500	0	0	0	0	0
Property Income	2,419,260	2,194,377	1,312,778	2,014,997	0	0
Reimbursements	106,188	60,575	90,000	13,687	0	0
Transfers In	0	0	69,951,421	0	0	0
Total Revenue	43,228,957	17,793,043	83,955,676	3,005,102	0	0
Total Resources	96,903,189	85,975,588	156,193,533	59,360,397	0	0
Requirements						
Expenditures						
Administration	747,613	672,296	1,064,974	1,033,098	0	0
Economic Development	66,192	77,358	38,938	57	0	0
Housing	3,232,500	529,948	1,517,214	9,366,715	0	0
Infrastructure	190,365	97,796	0	10,057	0	0
Property Redevelopment	18,870,215	7,674,292	21,620,711	38,425,370	0	0
Total Expenditures	23,106,885	9,051,688	24,241,837	48,835,297	0	0
Transfers	5,613,760	4,686,043	74,567,226	3,264,637	0	0
Contingency	0	0	57,384,470	7,260,463	0	0
Ending Balance	68,182,544	72,237,857	0	0	0	0
Total Requirements	96,903,189	85,975,588	156,193,533	59,360,397	0	0

Financial Summary

Total Resources and Requirements

South Park Blocks TIF Fund	Actuals FY 2018-19	Actuals FY 2019-20	Revised FY 2020-21	Proposed FY 2021-22	Approved FY 2021-22	Adopted FY 2021-22
Resources						
Beginning Fund Balance	7,093,859	6,773,896	5,318,304	5,005,604	0	0
Revenue						
Fees and Charges	575	500	500	2,734	0	0
Interest on Investments	153,136	145,326	90,822	45,131	0	0
Loan Collections	112,492	41,184	28,611	347,396	0	0
TIF Debt Proceeds	0	2,000,000	0	0	0	0
Total Revenue	266,202	2,187,010	119,933	395,261	0	0
Total Resources	7,360,061	8,960,906	5,438,237	5,400,865	0	0
Requirements						
Expenditures						
Administration	10,823	8,224	9,679	7,821	0	0
Economic Development	713	0	0	0	0	0
Housing	504,330	296,925	145,056	0	0	0
Infrastructure	0	3,000,218	0	0	0	0
Property Redevelopment	18,569	29,685	257,510	1,028,226	0	0
Total Expenditures	534,435	3,335,052	412,245	1,036,047	0	0
Transfers	51,730	307,550	20,388	271,487	0	0
Contingency	0	0	5,005,604	4,093,331	0	0
Ending Balance	6,773,896	5,318,304	0	0	0	0
Total Requirements	7,360,061	8,960,906	5,438,237	5,400,865	0	0

Financial Summary

Total Resources and Requirements

Willamette Industrial TIF Fund	<u>Actuals FY 2018-19</u>	<u>Actuals FY 2019-20</u>	<u>Revised FY 2020-21</u>	<u>Proposed FY 2021-22</u>	<u>Approved FY 2021-22</u>	<u>Adopted FY 2021-22</u>
Resources						
Beginning Fund Balance	4,192,908	4,278,380	4,332,824	4,203,668	0	0
Revenue						
Interest on Investments	91,329	86,895	49,415	23,860	0	0
Total Revenue	91,329	86,895	49,415	23,860	0	0
Total Resources	4,284,237	4,365,274	4,382,239	4,227,528	0	0
Requirements						
Expenditures						
Economic Development	612	82	0	1,130	0	0
Property Redevelopment	5,245	32,369	178,571	2,023,323	0	0
Total Expenditures	5,857	32,451	178,571	2,024,453	0	0
Transfers	0	0	0	157,119	0	0
Contingency	0	0	4,203,668	2,045,956	0	0
Ending Balance	4,278,380	4,332,824	0	0	0	0
Total Requirements	4,284,237	4,365,274	4,382,239	4,227,528	0	0

Tax Increment Funds Summary Reports

- Account Summary
-

Fund Summary

Account Summary by Appropriation

	Actuals FY 2018-19	Actuals FY 2019-20	Revised FY 2020-21	Proposed FY 2021-22	Approved FY 2021-22	Adopted FY 2021-22
Airport Way TIF Fund						
Administration						
Materials and Services						
IGA Prof Services Contracts	0	0	7,100	700	0	0
DMC Admin Services	7,248	7,314	8,804	7,121	0	0
Total - Administration	7,248	7,314	15,904	7,821	0	0
Economic Development						
Personnel Services						
Salaries & Wages	7,868	5,174	1,369	6,836	0	0
FICA	709	498	0	0	0	0
TriMet Payroll Tax	70	50	0	0	0	0
Taxes, Health/Dental Insurance	1,295	881	704	4,570	0	0
Life & Disability Insurance	29	21	0	0	0	0
PERS - Employer	940	1,015	0	0	0	0
PERS - Employer Pickup	528	392	0	0	0	0
Workers Comp - Assessment	2	1	0	0	0	0
Workers Comp - Ins Expense	14	7	0	0	0	0
Bus Pass Reimbursement	45	14	0	0	0	0
Materials and Services						
Prof Services Contracts	13,500	10,000	10,000	10,000	0	0
Postage & Delivery	0	41	0	0	0	0
Local Travel	5	0	0	0	0	0
Loan Documents	63	1,491	0	0	0	0
Software Applications	500	0	0	0	0	0
Loans To Borrowers	0	200,353	200,000	0	0	0
Technical Assistance Grants	0	8,333	0	0	0	0
Total - Economic Development	25,570	228,270	212,073	21,406	0	0
Property Redevelopment						
Personnel Services						
Salaries & Wages	6,686	10,251	23,255	2,019	0	0
FICA	488	793	0	0	0	0
TriMet Payroll Tax	52	80	0	0	0	0
Taxes, Health/Dental Insurance	656	1,184	11,976	1,129	0	0
Life & Disability Insurance	19	39	0	0	0	0
PERS - Employer	442	1,480	0	0	0	0
PERS - Employer Pickup	202	553	0	0	0	0
Workers Comp - Assessment	2	2	0	0	0	0
Workers Comp - Ins Expense	14	15	0	0	0	0
Bus Pass Reimbursement	10	17	0	0	0	0
Materials and Services						
Legal Expenses	12,225	8,973	0	0	0	0
Advertising & Publ Notices	46	0	0	0	0	0
Utilities and Water	710	453	1,010	600	0	0
Bldg Repairs & Maint - Prosper Portland	6,730	11,063	12,600	9,700	0	0
Security	9,001	9,026	9,300	10,000	0	0
Landscaping	5,857	12,276	12,600	11,300	0	0
Prop Mgmt Fees - RE	0	0	0	27,000	0	0
Property Taxes - RE	9,335	10,225	19,036	11,500	0	0
Asset Disposal Costs - RE	0	0	1,000	1,500	0	0
HOA Dues	51,612	54,088	55,230	48,364	0	0
Capital Outlay						
Construction Costs	0	0	0	3,100,000	0	0
Total - Property Redevelopment	104,086	120,516	146,007	3,223,112	0	0
Total Expenditures	136,904	356,101	373,984	3,252,339	0	0
Contingency	0	0	5,423,253	2,147,403	0	0
Indirect Cost - Admin Allocat	128,530	92,330	71,715	294,040	0	0
Unappropriated Ending Fund Balance	5,924,806	5,701,346	0	0	0	0
Total Requirements	6,190,239	6,149,777	5,868,952	5,693,782	0	0

Fund Summary

Account Summary by Appropriation

	Actuals FY 2018-19	Actuals FY 2019-20	Revised FY 2020-21	Proposed FY 2021-22	Approved FY 2021-22	Adopted FY 2021-22
Central Eastside TIF Fund						
Administration						
Materials and Services						
IGA Prof Services Contracts	0	2,376	900	900	0	0
DMC Admin Services	6,857	6,850	6,398	5,750	0	0
Bank Fees	700	525	700	0	0	0
Total - Administration	7,557	9,751	7,998	6,650	0	0
Economic Development						
Personnel Services						
Salaries & Wages	26,561	21,260	35,819	57,854	0	0
FICA	2,396	1,926	0	0	0	0
TriMet Payroll Tax	240	193	0	0	0	0
Taxes, Health/Dental Insurance	4,708	4,320	18,482	36,438	0	0
Life & Disability Insurance	87	89	0	0	0	0
PERS - Employer	3,381	3,925	0	0	0	0
PERS - Employer Pickup	1,889	1,516	0	0	0	0
Workers Comp - Assessment	8	5	0	0	0	0
Workers Comp - Ins Expense	50	28	0	0	0	0
Bus Pass Reimbursement	116	53	0	0	0	0
Materials and Services						
Prof Services Contracts	16,950	927	20,000	20,000	0	0
Legal Expenses	257	0	0	0	0	0
Organizational Memberships	3,750	0	5,000	5,000	0	0
Special Events Expenses	0	675	0	0	0	0
Local Travel	219	0	0	0	0	0
Parking	0	23	0	0	0	0
Loan Documents	6	13	0	0	0	0
Business Meeting Expense	0	70	0	0	0	0
Loans To Borrowers	0	0	300,000	300,000	0	0
Technical Assistance Grants	0	8,333	0	0	0	0
Total - Economic Development	60,616	43,355	379,301	419,292	0	0
Housing						
Materials and Services						
IGA Prof Services Contracts	0	93,827	0	0	0	0
PHB Project Expenditures-CO/FS	7,819	0	111,405	1,143,975	0	0
PHB Project Expenditures-MS/PS	72,460	0	0	0	0	0
Total - Housing	80,279	93,827	111,405	1,143,975	0	0
Infrastructure						
Personnel Services						
Salaries & Wages	2,211	412	0	466	0	0
FICA	169	34	0	0	0	0
TriMet Payroll Tax	17	3	0	0	0	0
Taxes, Health/Dental Insurance	341	106	0	287	0	0
Life & Disability Insurance	7	1	0	0	0	0
PERS - Employer	263	74	0	0	0	0
PERS - Employer Pickup	146	29	0	0	0	0
Workers Comp - Assessment	1	0	0	0	0	0
Workers Comp - Ins Expense	14	3	0	0	0	0
Bus Pass Reimbursement	9	0	0	0	0	0
Materials and Services						
Bldg Repairs & Maint - RE	-48	75	0	0	0	0
Ppty Insurance - RE	1,062	0	0	0	0	0
Capital Outlay						
Construction Costs	0	0	3,000,000	3,000,000	0	0
Environmental Professional Services	2,174	0	0	0	0	0
Total - Infrastructure	6,366	736	3,000,000	3,000,753	0	0
Property Redevelopment						
Personnel Services						
Salaries & Wages	73,954	88,304	97,207	78,342	0	0
Overtime	58	0	0	0	0	0

Fund Summary
Account Summary by Appropriation

	Actuals FY 2018-19	Actuals FY 2019-20	Revised FY 2020-21	Proposed FY 2021-22	Approved FY 2021-22	Adopted FY 2021-22
Central Eastside TIF Fund						
FICA	5,648	6,831	0	0	0	0
TriMet Payroll Tax	562	703	0	0	0	0
Taxes, Health/Dental Insurance	12,212	15,927	48,631	44,042	0	0
Life & Disability Insurance	274	287	0	0	0	0
PERS - Employer	8,156	14,522	0	0	0	0
PERS - Employer Pickup	3,794	5,364	0	0	0	0
Workers Comp - Assessment	20	19	0	0	0	0
Workers Comp - Ins Expense	141	140	0	0	0	0
Bus Pass Reimbursement	383	278	0	0	0	0
Materials and Services						
Prof Services Contracts	6,237	12,462	250,000	0	0	0
General Office Expense	11	0	0	0	0	0
Postage & Delivery	10	0	0	0	0	0
Organizational Memberships	155	0	0	0	0	0
Advertising & Publ Notices	300	0	0	0	0	0
Communication Services	17	0	0	0	0	0
Utilities and Water	9,378	4,019	12,009	10,032	0	0
Electric	1,006	18,012	600	600	0	0
Local Travel	48	14	0	0	0	0
Loan Documents	0	20	0	0	0	0
Rents/Leases - Fac	375	0	375,564	94,798	0	0
Bldg Repairs & Maint - Prosper Portland	20,853	25,822	30,082	25,684	0	0
Security	17,192	18,671	20,836	22,833	0	0
Janitorial	24	0	50	50	0	0
Pest Control	1,279	874	1,300	1,000	0	0
Fencing	5,844	5,988	11,000	6,000	0	0
Landscaping	7,612	12,182	18,000	11,000	0	0
Bldg Repairs & Maint - RE	52	0	0	0	0	0
Prop Mgmt Fees - RE	13,226	15,016	24,248	22,224	0	0
Employee Gross Payroll	4,131	7,935	6,375	8,750	0	0
Employee Payroll Tax	100	500	100	100	0	0
Ppty Insurance - RE	5,239	5,920	1,606	5,886	0	0
Administrative Expense	1,904	3,239	3,350	3,248	0	0
Signage	500	0	400	0	0	0
Asset Disposal Costs - RE	0	0	17,500	2,500	0	0
HOA Dues	546	1,252	0	1,300	0	0
Parking Equipment Expense	12,000	9,000	15,593	13,861	0	0
Broker Fee	2,000	0	0	0	0	0
Appraisal	0	5,500	0	0	0	0
Property Mgmt Miscellaneous Expense	39,692	39,891	75,348	42,176	0	0
Business Meeting Expense	160	0	0	0	0	0
Business Meeting Food Expense	176	112	0	0	0	0
Capital Outlay						
Prof & Tech Services	0	0	3,000,000	3,000,000	0	0
Financial Assistance						
Loans To Borrowers	0	0	3,200,000	0	0	0
Grants to Grantees	445,569	148,174	550,000	550,000	0	0
Technical Assistance Grants	0	11,102	0	0	0	0
Total - Property Redevelopment	700,838	478,078	7,759,796	3,944,426	0	0
Total Expenditures	855,656	625,748	11,258,500	8,515,096	0	0
Contingency	0	0	30,427,137	24,147,775	0	0
Indirect Cost - Admin Allocat	499,880	558,320	754,508	1,562,845	0	0
Unappropriated Ending Fund Balance	32,820,910	39,689,514	0	0	0	0
Total Requirements	34,176,447	40,873,582	42,440,146	34,225,716	0	0

Fund Summary

Account Summary by Appropriation

	Actuals FY 2018-19	Actuals FY 2019-20	Revised FY 2020-21	Proposed FY 2021-22	Approved FY 2021-22	Adopted FY 2021-22
Convention Center TIF Fund						
Administration						
Materials and Services						
IGA Prof Services Contracts	0	0	9,200	5,000	0	0
DMC Admin Services	7,248	10,352	8,804	7,121	0	0
Bank Fees	875	700	350	0	0	0
Total - Administration	8,123	11,052	18,354	12,121	0	0
Economic Development						
Personnel Services						
Salaries & Wages	4,995	209	4,957	0	0	0
FICA	282	16	0	0	0	0
TriMet Payroll Tax	36	2	0	0	0	0
Taxes, Health/Dental Insurance	832	17	2,611	0	0	0
Life & Disability Insurance	20	2	0	0	0	0
PERS - Employer	15	33	0	0	0	0
PERS - Employer Pickup	8	13	0	0	0	0
Workers Comp - Assessment	2	0	0	0	0	0
Workers Comp - Ins Expense	8	0	0	0	0	0
Bus Pass Reimbursement	28	3	0	0	0	0
Materials and Services						
Prof Services Contracts	1,130	1,010	0	0	0	0
Loan Documents	206	0	0	0	0	0
Software Applications	500	0	0	0	0	0
Total - Economic Development	8,062	1,304	7,568	0	0	0
Housing						
Materials and Services						
IGA Prof Services Contracts	0	275,458	0	0	0	0
Claims Expense	-11,147	0	0	0	0	0
PHB Project Expenditures-CO/FS	4,500,452	0	316,573	0	0	0
PHB Project Expenditures-MS/PS	15,103	0	0	0	0	0
Total - Housing	4,504,407	275,458	316,573	0	0	0
Infrastructure						
Capital Outlay						
IGA Infrastructure Constructio	0	2,000,000	2,500,000	0	0	0
Total - Infrastructure	0	2,000,000	2,500,000	0	0	0
Property Redevelopment						
Personnel Services						
Salaries & Wages	124,767	135,521	98,461	110,377	0	0
FICA	9,421	10,113	0	0	0	0
TriMet Payroll Tax	936	1,029	0	0	0	0
Taxes, Health/Dental Insurance	22,524	21,593	50,298	58,763	0	0
Life & Disability Insurance	472	483	0	0	0	0
PERS - Employer	17,382	25,181	0	0	0	0
PERS - Employer Pickup	7,496	8,080	0	0	0	0
Workers Comp - Assessment	30	27	0	0	0	0
Workers Comp - Ins Expense	388	301	0	0	0	0
Bus Pass Reimbursement	429	261	0	0	0	0
Materials and Services						
Prof Services Contracts	1,456,364	54,030	0	0	0	0
Legal Expenses	3,344	33,858	5,000	0	0	0
Organizational Memberships	2,500	2,500	0	0	0	0
Advertising & Publ Notices	429	0	0	0	0	0
Event Sponsorship	2,500	2,500	0	0	0	0
Communication Services	25,352	40,424	31,513	36,900	0	0
Utilities and Water	73,974	67,142	65,048	28,671	0	0
Gas	11,723	10,082	10,505	104,310	0	0
Electric	57,751	46,873	41,515	1,530	0	0
Garbage	15,051	13,996	10,000	0	0	0
Local Travel	16	8	0	0	0	0
Loan Documents	140	0	0	0	0	0

Fund Summary
Account Summary by Appropriation

	Actuals FY 2018-19	Actuals FY 2019-20	Revised FY 2020-21	Proposed FY 2021-22	Approved FY 2021-22	Adopted FY 2021-22
Convention Center TIF Fund						
Bank Fees	0	942	0	0	0	0
Rents/Leases - Fac	9,860	5,100	5,100	5,100	0	0
Bldg Repairs & Maint - Prosper Portland	13,752	22,131	81,446	55,262	0	0
Security	8,467	14,847	19,750	32,318	0	0
Janitorial	14,938	12,591	13,000	102,600	0	0
Building Repairs	25,663	19,489	50,000	31,500	0	0
Pest Control	2,696	2,693	1,000	1,800	0	0
Landscaping	10,453	1,887	2,600	2,505	0	0
Bldg Repairs & Maint - RE	580	40	0	0	0	0
Prop Mgmt Revenue Sharing - RE	182,816	0	38,500	0	0	0
Prop Mgmt Fees - RE	101,674	96,487	139,565	154,000	0	0
Employee Gross Payroll	556,074	746,176	1,124,433	1,497,500	0	0
Employee Payroll Tax	109,900	108,109	170,000	57,800	0	0
Property Taxes - RE	146,615	108,336	273,000	165,000	0	0
Property Mgmt Legal Expense	30	3,478	1,000	1,400	0	0
Ppty Insurance - RE	83,618	195,082	167,809	238,950	0	0
Administrative Expense	300	4,862	1,880	31,300	0	0
Signage	0	542	500	300	0	0
Asset Disposal Costs - RE	0	0	96,121	127,500	0	0
HOA Dues	0	0	1,050	1,103	0	0
Parking Equipment Expense	1,540	0	0	0	0	0
Property Mgmt Advertising & Marketing	7,403	7,200	7,000	132,800	0	0
Broker Fee	0	4,600	73,000	0	0	0
Property Mgt Expense - Bad Debt - RE	0	562	3,500	2,900	0	0
Property Mgmt Miscellaneous Expense	395,775	306,973	213,233	116,500	0	0
Training Travel Expenses	956	0	0	0	0	0
Business Meeting Expense	12	163	0	0	0	0
Capital Outlay						
Prof & Tech Services	2,889,918	387,318	0	56,300	0	0
Leasehold Improvements	-1,737	0	2,500,000	500,000	0	0
Tenant Improvements	291,046	0	0	0	0	0
Permits, Review & Fees	0	308,720	0	0	0	0
Construction Costs	18,562,330	2,390,002	0	0	0	0
Engineering	0	5,000	0	0	0	0
Architecture	48,977	1,695,626	100,000	0	0	0
Survey	400	16,090	0	0	0	0
Financial Assistance						
Loans To Borrowers	22,938	0	0	0	0	0
Grants to Grantees	0	0	0	100,000	0	0
Total - Property Redevelopment	25,319,985	6,939,049	5,395,827	3,754,989	0	0
Total Expenditures	29,840,578	9,226,863	8,238,322	3,767,110	0	0
Contingency	0	0	694,514	8,913,008	0	0
Indirect Cost - Admin Allocat	953,460	609,120	654,298	557,545	0	0
Unappropriated Ending Fund Balance	14,782,640	7,999,835	0	0	0	0
Total Requirements	45,576,678	17,835,819	9,587,135	13,237,663	0	0

Fund Summary

Account Summary by Appropriation

	Actuals FY 2018-19	Actuals FY 2019-20	Revised FY 2020-21	Proposed FY 2021-22	Approved FY 2021-22	Adopted FY 2021-22
Downtown Waterfront TIF Fund						
Administration						
Materials and Services						
IGA Prof Services Contracts	0	0	9,200	5,000	0	0
DMC Admin Services	7,248	10,352	8,804	7,121	0	0
Bank Fees	700	700	350	0	0	0
Total - Administration	7,948	11,052	18,354	12,121	0	0
Economic Development						
Personnel Services						
Salaries & Wages	44,022	65,172	10,832	3,282	0	0
FICA	3,369	4,844	0	0	0	0
TriMet Payroll Tax	335	487	0	0	0	0
Taxes, Health/Dental Insurance	6,437	10,630	5,462	1,886	0	0
Life & Disability Insurance	146	205	0	0	0	0
PERS - Employer	5,170	10,418	0	0	0	0
PERS - Employer Pickup	2,719	3,945	0	0	0	0
Workers Comp - Assessment	10	13	0	0	0	0
Workers Comp - Ins Expense	79	115	0	0	0	0
Bus Pass Reimbursement	61	53	0	0	0	0
Materials and Services						
Prof Services Contracts	2,600	0	0	0	0	0
Loan Documents	0	0	100	0	0	0
Capital Outlay						
DEQ	2,372	0	0	0	0	0
Loans To Borrowers	0	0	100,000	0	0	0
Total - Economic Development	67,321	95,882	116,394	5,168	0	0
Housing						
Materials and Services						
IGA Prof Services Contracts	0	562,921	0	0	0	0
PHB Project Expenditures-CO/FS	1,047,878	0	2,657	0	0	0
PHB Project Expenditures-MS/PS	174,032	0	0	0	0	0
Total - Housing	1,221,910	562,921	2,657	0	0	0
Property Redevelopment						
Personnel Services						
Salaries & Wages	26,468	20,537	114,694	21,239	0	0
FICA	2,026	1,495	0	0	0	0
TriMet Payroll Tax	200	150	0	0	0	0
Taxes, Health/Dental Insurance	3,853	3,559	57,906	12,825	0	0
Life & Disability Insurance	105	65	0	0	0	0
PERS - Employer	3,055	3,168	0	0	0	0
PERS - Employer Pickup	1,598	1,132	0	0	0	0
Workers Comp - Assessment	6	4	0	0	0	0
Workers Comp - Ins Expense	78	40	0	0	0	0
Bus Pass Reimbursement	94	54	0	0	0	0
Materials and Services						
Prof Services Contracts	0	3,625	0	0	0	0
General Office Expense	5	0	0	0	0	0
Advertising & Publ Notices	382	0	0	0	0	0
Public Meeting Expenses	0	65	0	0	0	0
Local Travel	0	4	0	0	0	0
Loan Documents	0	2,322	0	0	0	0
Rents/Leases - Fac	16,894	0	19,562	20,000	0	0
Bldg Repairs & Maint - Prosper Portland	8,624	15,938	6,839	7,051	0	0
Security	1,597	0	0	0	0	0
Building Repairs	0	7,850	0	0	0	0
Fencing	2,915	1,329	0	0	0	0
Landscaping	1,156	0	0	0	0	0
Bldg Repairs & Maint - RE	3,311	4,326	0	0	0	0
Prop Mgmt Fees - RE	314	648	8,960	3,600	0	0
Employee Gross Payroll	0	0	3,077	3,156	0	0

Fund Summary
Account Summary by Appropriation

	Actuals FY 2018-19	Actuals FY 2019-20	Revised FY 2020-21	Proposed FY 2021-22	Approved FY 2021-22	Adopted FY 2021-22
Downtown Waterfront TIF Fund						
Property Taxes - RE	18,387	-498	800	800	0	0
Ppty Insurance - RE	0	0	0	500	0	0
Administrative Expense	0	0	2,520	1,200	0	0
Asset Disposal Costs - RE	0	0	11,151	5,000	0	0
HOA Dues	10,466	7,168	800	500	0	0
Parking Equipment Expense	0	0	12,600	6,000	0	0
Broker Fee	2,000	0	0	0	0	0
Appraisal	0	3,500	0	0	0	0
Property Mgmt Miscellaneous Expense	0	0	4,553	5,000	0	0
Capital Outlay						
Acquisition	0	8,001,356	0	0	0	0
Closing Costs	1,410	461	0	500	0	0
Leasehold Improvements	0	0	10,000	0	0	0
Environmental Analysis & Remed	753	0	0	0	0	0
Permits, Review & Fees	3,936	0	0	0	0	0
Construction Costs	0	0	5,000,000	9,029,646	0	0
Environmental Professional Services	0	33,386	0	0	0	0
Survey	0	8,784	0	0	0	0
Financial Assistance						
Loans To Borrowers	0	0	1,000,000	1,000,000	0	0
Grants to Grantees	65,273	28,621	700,000	275,000	0	0
Technical Assistance Grants	0	13,704	0	0	0	0
Total - Property Redevelopment	174,903	8,162,795	6,953,462	10,392,017	0	0
Total Expenditures	1,472,082	8,832,650	7,090,867	10,409,306	0	0
Contingency	0	0	29,305,539	24,492,935	0	0
Indirect Cost - Admin Allocat	267,000	75,640	57,949	1,334,401	0	0
Unappropriated Ending Fund Balance	43,583,369	35,806,006	0	0	0	0
Total Requirements	45,322,451	44,714,296	36,454,355	36,236,642	0	0

Fund Summary

Account Summary by Appropriation

Gateway Reg Center TIF Fund	Actuals FY 2018-19	Actuals FY 2019-20	Revised FY 2020-21	Proposed FY 2021-22	Approved FY 2021-22	Adopted FY 2021-22
Administration						
Materials and Services						
IGA Prof Services Contracts	0	4,751	1,000	1,000	0	0
DMC Admin Services	5,032	6,219	7,782	4,589	0	0
Total - Administration	5,032	10,969	8,782	5,589	0	0
Economic Development						
Personnel Services						
Salaries & Wages	2,964	1,769	0	1,012	0	0
FICA	264	142	0	0	0	0
TriMet Payroll Tax	26	14	0	0	0	0
Taxes, Health/Dental Insurance	565	321	0	641	0	0
Life & Disability Insurance	7	6	0	0	0	0
PERS - Employer	362	297	0	0	0	0
PERS - Employer Pickup	203	115	0	0	0	0
Workers Comp - Assessment	1	0	0	0	0	0
Workers Comp - Ins Expense	5	2	0	0	0	0
Bus Pass Reimbursement	11	6	0	0	0	0
Materials and Services						
Prof Services Contracts	0	0	50,000	50,000	0	0
Local Travel	7	0	0	0	0	0
Loan Documents	0	562	200	200	0	0
Loans To Borrowers	0	75,000	200,000	200,000	0	0
Total - Economic Development	4,415	78,234	250,200	251,853	0	0
Housing						
Materials and Services						
IGA Prof Services Contracts	0	6,496,996	0	0	0	0
PHB Project Expenditures-CO/FS	239,580	-81,038	1,414,526	2,177,355	0	0
PHB Project Expenditures-MS/PS	209,298	28,577	0	0	0	0
Total - Housing	448,878	6,444,535	1,414,526	2,177,355	0	0
Infrastructure						
Personnel Services						
Salaries & Wages	6,307	408	3,518	439	0	0
Overtime	0	45	0	0	0	0
FICA	554	39	0	0	0	0
TriMet Payroll Tax	48	4	0	0	0	0
Taxes, Health/Dental Insurance	616	53	1,774	208	0	0
Life & Disability Insurance	21	1	0	0	0	0
PERS - Employer	841	83	0	0	0	0
PERS - Employer Pickup	340	31	0	0	0	0
Workers Comp - Assessment	1	0	0	0	0	0
Workers Comp - Ins Expense	10	0	0	0	0	0
Bus Pass Reimbursement	25	2	0	0	0	0
Materials and Services						
Prof Services Contracts	2,087	0	0	0	0	0
IGA Other Costs	54,197	0	0	0	0	0
Advertising & Publ Notices	2,695	0	0	0	0	0
Capital Outlay						
Construction Costs	0	0	2,100,000	2,100,000	0	0
IGA Infrastructure Constructio	2,828,581	0	0	0	0	0
Total - Infrastructure	2,896,322	665	2,105,292	2,100,647	0	0
Property Redevelopment						
Personnel Services						
Salaries & Wages	137,036	98,490	121,876	107,406	0	0
Vacation	0	1,694	0	0	0	0
Sick Leave	0	153	0	0	0	0
National Holiday	0	424	0	0	0	0
Personal Holiday	0	-153	0	0	0	0
FICA	10,400	8,291	0	0	0	0
TriMet Payroll Tax	1,042	833	0	0	0	0

Fund Summary
Account Summary by Appropriation

	Actuals FY 2018-19	Actuals FY 2019-20	Revised FY 2020-21	Proposed FY 2021-22	Approved FY 2021-22	Adopted FY 2021-22
Gateway Reg Center TIF Fund						
Taxes, Health/Dental Insurance	19,506	15,317	61,243	55,973	0	0
Life & Disability Insurance	419	365	0	0	0	0
PERS - Employer	11,000	16,595	0	0	0	0
PERS - Employer Pickup	5,328	6,230	0	0	0	0
Workers Comp - Assessment	32	23	0	0	0	0
Workers Comp - Ins Expense	211	168	0	0	0	0
Bus Pass Reimbursement	754	421	0	0	0	0
Materials and Services						
Prof Services Contracts	2,247	31,566	100,000	1,100,000	0	0
General Office Expense	11	0	0	0	0	0
IGA Other Costs	0	45,803	0	0	0	0
Public Meeting Expenses	1,310	1,072	0	0	0	0
Public Meeting Food Expense	480	165	0	0	0	0
Special Events Expenses	391	0	0	0	0	0
Special Event Food Expense	469	0	0	0	0	0
Utilities and Water	488	0	0	3,136	0	0
Gas	0	0	0	500	0	0
Electric	0	0	0	16,736	0	0
Garbage	0	0	0	4,548	0	0
Local Travel	56	0	0	0	0	0
Loan Documents	122	0	1,500	1,500	0	0
Bldg Repairs & Maint - Prosper Portland	2,178	1,132	0	20,000	0	0
Security	2,432	426	0	0	0	0
Fencing	5,250	2,595	0	0	0	0
Landscaping	1,330	1,085	0	0	0	0
Prop Mgmt Fees - RE	0	0	0	20,100	0	0
Ppty Insurance - RE	0	0	0	4,200	0	0
Asset Disposal Costs - RE	0	0	0	5,000	0	0
HOA Dues	0	0	0	32,000	0	0
Appraisal	2,550	250	0	0	0	0
Training Expense	613	0	0	0	0	0
Training Travel Expenses	2,994	0	0	0	0	0
Business Meeting Expense	0	99	0	0	0	0
Capital Outlay						
Construction Costs	0	2,298,607	4,674,278	32,000	0	0
Financial Assistance						
Loans To Borrowers	0	5,643,007	500,000	1,500,000	0	0
Grants to Grantees	62,197	576,276	650,000	620,000	0	0
Total - Property Redevelopment	270,842	8,750,935	6,108,897	3,523,099	0	0
Total Expenditures	3,625,489	15,285,338	9,887,697	8,058,543	0	0
Contingency	0	0	9,366,854	33,412,284	0	0
Indirect Cost - Admin Allocat	361,520	435,940	612,272	1,059,953	0	0
Unappropriated Ending Fund Balance	19,228,063	10,028,548	0	0	0	0
Total Requirements	23,215,072	25,749,827	19,866,823	42,530,780	0	0

Fund Summary

Account Summary by Appropriation

Interstate Corridor TIF Fund	Actuals FY 2018-19	Actuals FY 2019-20	Revised FY 2020-21	Proposed FY 2021-22	Approved FY 2021-22	Adopted FY 2021-22
Administration						
Personnel Services						
Salaries & Wages	0	756	0	0	0	0
FICA	0	59	0	0	0	0
TriMet Payroll Tax	0	6	0	0	0	0
Taxes, Health/Dental Insurance	0	89	0	0	0	0
PERS - Employer	0	124	0	0	0	0
PERS - Employer Pickup	0	46	0	0	0	0
Workers Comp - Ins Expense	0	1	0	0	0	0
Bus Pass Reimbursement	0	1	0	0	0	0
Materials and Services						
Prof Services Contracts	0	0	40,000	0	0	0
IGA Prof Services Contracts	0	8,298	7,175	5,000	0	0
DMC Admin Services	28,314	28,697	36,450	27,610	0	0
Bank Fees	875	1,225	350	0	0	0
Total - Administration	29,189	39,301	83,975	32,610	0	0
Economic Development						
Personnel Services						
Salaries & Wages	46,441	50,253	55,531	61,355	0	0
FICA	3,762	4,066	0	0	0	0
TriMet Payroll Tax	359	407	0	0	0	0
Taxes, Health/Dental Insurance	11,512	9,964	28,467	38,036	0	0
Life & Disability Insurance	196	167	0	0	0	0
PERS - Employer	4,635	7,331	0	0	0	0
PERS - Employer Pickup	2,509	2,771	0	0	0	0
Workers Comp - Assessment	13	15	0	0	0	0
Workers Comp - Ins Expense	74	56	0	0	0	0
Bus Pass Reimbursement	338	210	0	0	0	0
Materials and Services						
Prof Services Contracts	131,802	174,229	170,000	220,000	0	0
Printing & Graphics	40	2,113	0	0	0	0
Public Meeting Expenses	10,997	8,859	0	0	0	0
Public Meeting Food Expense	1,746	2,513	0	0	0	0
Event Sponsorship	8,500	5,500	0	0	0	0
Special Event Food Expense	353	2,643	0	0	0	0
Local Travel	40	98	0	0	0	0
Miscellaneous	0	450	0	0	0	0
Loan Documents	69	92	0	0	0	0
Loan Foreclosures Costs	0	-250	0	0	0	0
Training Expense	0	525	0	0	0	0
Training Travel Expenses	0	260	0	0	0	0
Out of Town Travel	0	979	0	0	0	0
Business Meeting Food Expense	895	201	0	0	0	0
Grants to Grantees	75,000	25,000	50,000	25,000	0	0
Total - Economic Development	299,283	298,452	303,998	344,391	0	0
Housing						
Materials and Services						
IGA Prof Services Contracts	0	30,091,388	1,729,929	0	0	0
PHB Project Expenditures-CO/FS	16,163,378	-28,149	25,238,199	19,080,455	0	0
PHB Project Expenditures-MS/PS	2,439,420	78,740	0	0	0	0
Total - Housing	18,602,798	30,141,980	26,968,128	19,080,455	0	0
Infrastructure						
Personnel Services						
Salaries & Wages	225	638	0	0	0	0
FICA	17	46	0	0	0	0
TriMet Payroll Tax	2	5	0	0	0	0
Taxes, Health/Dental Insurance	50	72	0	34	0	0
Life & Disability Insurance	1	4	0	0	0	0
PERS - Employer	40	95	0	0	0	0

Fund Summary

Account Summary by Appropriation

	Actuals FY 2018-19	Actuals FY 2019-20	Revised FY 2020-21	Proposed FY 2021-22	Approved FY 2021-22	Adopted FY 2021-22
Interstate Corridor TIF Fund						
PERS - Employer Pickup	14	36	0	0	0	0
Workers Comp - Ins Expense	0	1	0	0	0	0
Bus Pass Reimbursement	1	0	0	0	0	0
Materials and Services						
Prof Services Contracts	66,501	0	0	0	0	0
IGA Prof Services Contracts	0	122,381	0	0	0	0
Capital Outlay						
IGA Infrastructure Constructio	0	0	700,000	0	0	0
Total - Infrastructure	66,850	123,278	700,000	34	0	0
Property Redevelopment						
Personnel Services						
Salaries & Wages	325,900	272,414	208,892	489,230	0	0
Overtime	0	134	0	0	0	0
National Holiday	0	424	0	0	0	0
FICA	24,361	20,722	0	0	0	0
TriMet Payroll Tax	2,422	2,097	0	0	0	0
Taxes, Health/Dental Insurance	54,283	34,061	103,383	220,131	0	0
Life & Disability Insurance	1,271	999	0	0	0	0
PERS - Employer	41,986	46,142	0	0	0	0
PERS - Employer Pickup	19,457	15,494	0	0	0	0
Workers Comp - Assessment	82	59	0	0	0	0
Workers Comp - Ins Expense	706	336	0	0	0	0
Bus Pass Reimbursement	1,627	906	0	0	0	0
Materials and Services						
Prof Services Contracts	18,744	5,300	42,000	24,000	0	0
IGA Prof Services Contracts	66,501	31,329	0	0	0	0
Printing & Graphics	300	586	0	0	0	0
General Office Expense	11	0	0	0	0	0
Advertising & Publ Notices	740	200	0	0	0	0
Marketing - Resources Dev	7,065	1,109	0	0	0	0
Public Meeting Food Expense	14	0	0	0	0	0
Special Events Expenses	0	12,409	0	0	0	0
Utilities and Water	9,732	7,032	12,386	12,914	0	0
Gas	1,097	1,475	2,000	2,000	0	0
Electric	19,536	30,721	18,505	18,510	0	0
Insurance	2,500	0	0	0	0	0
Loan Documents	0	157	0	0	0	0
Rents/Leases - Fac	136,381	151,901	160,000	168,000	0	0
Bldg Repairs & Maint - Prosper Portland	22,654	16,058	22,371	17,432	0	0
Security	8,316	10,866	13,371	13,678	0	0
Janitorial	0	0	3,579	3,758	0	0
Building Repairs	3,602	4,801	201	211	0	0
Graffiti	1,380	1,380	1,500	1,500	0	0
Fencing	0	0	2,020	0	0	0
Vehicles Maintenance - PDC	40	45	50	50	0	0
Landscaping	7,435	12,991	7,777	13,365	0	0
Rents/Leases - RE	12,386	0	0	0	0	0
Bldg Repairs & Maint - RE	2,580	0	0	0	0	0
CAM Expense	28,380	30,564	51,500	53,045	0	0
Ppty Mgmt Operating Exp-RE	0	0	0	9,000	0	0
Prop Mgmt Fees - RE	87,924	12,924	19,270	28,579	0	0
Employee Gross Payroll	174	0	201	211	0	0
Property Taxes - RE	63,435	70,830	67,974	70,781	0	0
Ppty Insurance - RE	18,678	24,023	25,445	35,678	0	0
Property Utilities - RE	44	0	0	0	0	0
Administrative Expense	317	60	520	546	0	0
Asset Disposal Costs - RE	0	0	29,656	223,606	0	0
Property Mgmt Advertising & Marketing	26,000	0	0	0	0	0
Appraisal	3,000	4,500	0	0	0	0
Software Applications	0	236	0	0	0	0

Fund Summary
Account Summary by Appropriation

	Actuals FY 2018-19	Actuals FY 2019-20	Revised FY 2020-21	Proposed FY 2021-22	Approved FY 2021-22	Adopted FY 2021-22
Interstate Corridor TIF Fund						
Business Meeting Expense	98	0	0	0	0	0
Business Meeting Food Expense	67	172	0	0	0	0
Capital Outlay						
Closing Costs	2,250	0	0	0	0	0
Prof & Tech Services	8,813	1,188	225,000	0	0	0
Tenant Improvements	1,713,643	31,730	0	0	0	0
Environmental Analysis & Remed	87,205	0	0	0	0	0
Permits, Review & Fees	52,771	0	0	0	0	0
Construction Costs	36,176	0	0	0	0	0
Engineering	484	0	0	0	0	0
Architecture	113,638	8,078	0	0	0	0
Special Inspections	2,856	0	0	0	0	0
Financial Assistance						
Loans To Borrowers	140,783	184,684	4,850,000	2,850,000	0	0
Grants to Grantees	1,454,015	1,577,565	2,634,700	1,434,700	0	0
Technical Assistance Grants	0	3,040	0	0	0	0
Total - Property Redevelopment	4,633,859	2,631,741	8,502,301	5,690,925	0	0
Total Expenditures	23,631,979	33,234,750	36,558,402	25,148,415	0	0
Contingency	0	0	29,011,088	41,575,481	0	0
Indirect Cost - Admin Allocat	2,091,080	2,418,880	2,758,540	2,389,939	0	0
Unappropriated Ending Fund Balance	48,061,841	40,598,479	0	0	0	0
Total Requirements	73,784,899	76,252,109	68,328,030	69,113,835	0	0

Fund Summary

Account Summary by Appropriation

	Actuals FY 2018-19	Actuals FY 2019-20	Revised FY 2020-21	Proposed FY 2021-22	Approved FY 2021-22	Adopted FY 2021-22
Lents Town Center TIF Fund						
Administration						
Materials and Services						
IGA Prof Services Contracts	0	4,627	11,500	5,000	0	0
DMC Admin Services	22,454	51,649	38,166	33,243	0	0
Bank Fees	700	700	350	0	0	0
Capital Outlay						
Prof & Tech Services	13,600	0	0	0	0	0
Total - Administration	36,754	56,976	50,016	38,243	0	0
Economic Development						
Personnel Services						
Salaries & Wages	9,888	7,616	6,979	8,094	0	0
FICA	755	568	0	0	0	0
TriMet Payroll Tax	75	57	0	0	0	0
Taxes, Health/Dental Insurance	2,379	1,203	3,567	4,057	0	0
Life & Disability Insurance	35	28	0	0	0	0
PERS - Employer	986	951	0	0	0	0
PERS - Employer Pickup	552	367	0	0	0	0
Workers Comp - Assessment	3	2	0	0	0	0
Workers Comp - Ins Expense	12	8	0	0	0	0
Bus Pass Reimbursement	53	22	0	0	0	0
Materials and Services						
Prof Services Contracts	0	0	70,000	70,000	0	0
Special Events Expenses	60	0	0	0	0	0
Special Event Food Expense	498	0	0	0	0	0
Loan Documents	95	405	300	300	0	0
Loans To Borrowers	0	190,140	300,000	300,000	0	0
Total - Economic Development	15,391	201,366	380,846	382,451	0	0
Housing						
Materials and Services						
IGA Prof Services Contracts	0	3,865,940	0	0	0	0
PHB Project Expenditures-CO/FS	6,243,771	33,407	3,042,251	3,313,952	0	0
PHB Project Expenditures-MS/PS	735,710	103,998	0	0	0	0
Total - Housing	6,979,481	4,003,345	3,042,251	3,313,952	0	0
Infrastructure						
Personnel Services						
Salaries & Wages	1,767	1,882	0	7,108	0	0
FICA	130	138	0	0	0	0
TriMet Payroll Tax	13	14	0	0	0	0
Taxes, Health/Dental Insurance	234	289	0	3,357	0	0
Life & Disability Insurance	8	6	0	0	0	0
PERS - Employer	199	287	0	0	0	0
PERS - Employer Pickup	106	110	0	0	0	0
Workers Comp - Ins Expense	3	2	0	0	0	0
Bus Pass Reimbursement	1	0	0	0	0	0
Capital Outlay						
Prof & Tech Services	0	1,550,880	0	0	0	0
IGA Infrastructure Other Soft	1,434,574	0	0	0	0	0
IGA Infrastructure Constructio	0	0	1,350,000	0	0	0
Total - Infrastructure	1,437,035	1,553,608	1,350,000	10,465	0	0
Property Redevelopment						
Personnel Services						
Salaries & Wages	153,995	139,261	491,262	143,922	0	0
Sick Leave	0	318	0	0	0	0
FICA	11,757	10,443	0	0	0	0
TriMet Payroll Tax	1,168	1,050	0	0	0	0
Taxes, Health/Dental Insurance	29,000	21,462	248,593	79,909	0	0
Life & Disability Insurance	564	466	0	0	0	0
PERS - Employer	18,297	23,305	0	0	0	0
PERS - Employer Pickup	9,293	8,298	0	0	0	0

Fund Summary
Account Summary by Appropriation

	Actuals FY 2018-19	Actuals FY 2019-20	Revised FY 2020-21	Proposed FY 2021-22	Approved FY 2021-22	Adopted FY 2021-22
Lents Town Center TIF Fund						
Workers Comp - Assessment	40	30	0	0	0	0
Workers Comp - Ins Expense	385	286	0	0	0	0
Bus Pass Reimbursement	714	409	0	0	0	0
Materials and Services						
Prof Services Contracts	70,282	12,195	0	0	0	0
Legal Expenses	0	12,082	0	0	0	0
Printing & Graphics	0	500	0	0	0	0
General Office Expense	11	0	0	0	0	0
Marketing - Resources Dev	0	62	0	0	0	0
Public Meeting Expenses	350	0	0	0	0	0
Public Meeting Food Expense	1,049	32	0	0	0	0
Special Events Expenses	1,000	0	0	0	0	0
Event Sponsorship	4,445	0	0	0	0	0
Special Event Food Expense	67	0	0	0	0	0
Utilities and Water	153,105	34,619	6,710	6,821	0	0
Gas	207	176	202	204	0	0
Electric	0	425	303	306	0	0
Local Travel	39	0	0	0	0	0
Loan Documents	385	143	1,000	1,000	0	0
Bldg Repairs & Maint - Prosper Portland	6,653	5,237	13,025	13,346	0	0
Security	10,917	10,947	13,000	13,379	0	0
Janitorial	2,054	1,369	0	0	0	0
Building Repairs	6,696	1,083	0	0	0	0
Fencing	678	678	10,000	0	0	0
Landscaping	15,115	26,365	23,650	24,124	0	0
Prop Mgmt Fees - RE	6,210	4,491	0	36,000	0	0
Property Taxes - RE	43,914	47,553	18,540	19,096	0	0
Ppty Insurance - RE	65,419	16,406	5,925	7,110	0	0
Administrative Expense	60	190	0	0	0	0
Asset Disposal Costs - RE	0	0	6,000	6,000	0	0
Appraisal	0	6,820	0	0	0	0
Training Travel Expenses	100	0	0	0	0	0
Business Meeting Expense	101	0	0	0	0	0
Business Meeting Food Expense	100	17	0	0	0	0
Capital Outlay						
Closing Costs	0	5,744	0	0	0	0
Prof & Tech Services	0	12,400	1,000,000	1,000,000	0	0
Environmental Analysis & Remed	0	18,401	0	0	0	0
Permits, Review & Fees	0	958	0	0	0	0
DEQ	0	18,174	0	0	0	0
Environmental Professional Services	2,434	13,237	0	0	0	0
Engineering	943	62,866	0	0	0	0
Financial Assistance						
Loans To Borrowers	6,901,817	3,515,044	4,000,000	3,000,000	0	0
Grants to Grantees	562,685	369,424	770,000	1,070,000	0	0
Total - Property Redevelopment	8,082,049	4,402,967	6,608,210	5,421,217	0	0
Total Expenditures	16,550,711	10,218,262	11,431,323	9,166,328	0	0
Contingency	0	0	12,162,578	23,309,201	0	0
Indirect Cost - Admin Allocat	1,895,530	2,266,660	2,385,471	1,491,989	0	0
Unappropriated Ending Fund Balance	7,290,065	9,818,990	0	0	0	0
Total Requirements	25,736,306	22,303,912	25,979,372	33,967,518	0	0

Fund Summary
Account Summary by Appropriation

	<u>Actuals</u> <u>FY 2018-19</u>	<u>Actuals</u> <u>FY 2019-20</u>	<u>Revised</u> <u>FY 2020-21</u>	<u>Proposed</u> <u>FY 2021-22</u>	<u>Approved</u> <u>FY 2021-22</u>	<u>Adopted</u> <u>FY 2021-22</u>
NPI TIF Fund						
Economic Development						
Materials and Services						
Loan Appraisals	0	1,000	0	0	0	0
Interest Expense - NonDebt	1,608	1,109	810	0	0	0
Loans To Borrowers	56,407	0	0	0	0	0
Grants to Grantees	737,500	1,241,200	1,175,000	1,000,028	0	0
Total - Economic Development	795,515	1,243,309	1,175,810	1,000,028	0	0
Total Expenditures	795,515	1,243,309	1,175,810	1,000,028	0	0
Contingency	0	0	1,562,239	761,448	0	0
Indirect Cost - Admin Allocat	74,860	100,120	87,361	74,596	0	0
Loan Repayment - Other Funds	0	30,000	30,000	0	0	0
Operating Transfers Out	321,000	83,000	30,000	0	0	0
Unappropriated Ending Fund Balance	1,626,233	1,556,688	0	0	0	0
Total Requirements	2,817,608	3,013,118	2,885,410	1,836,072	0	0

Fund Summary

Account Summary by Appropriation

	Actuals FY 2018-19	Actuals FY 2019-20	Revised FY 2020-21	Proposed FY 2021-22	Approved FY 2021-22	Adopted FY 2021-22
North Macadam TIF Fund						
Administration						
Materials and Services						
IGA Prof Services Contracts	0	9,577	9,325	700	0	0
DMC Admin Services	15,568	12,659	20,297	14,637	0	0
Bank Fees	700	700	350	0	0	0
Total - Administration	16,268	22,936	29,972	15,337	0	0
Economic Development						
Personnel Services						
Salaries & Wages	279	61	0	0	0	0
FICA	23	5	0	0	0	0
TriMet Payroll Tax	2	0	0	0	0	0
Taxes, Health/Dental Insurance	53	0	0	0	0	0
Life & Disability Insurance	1	0	0	0	0	0
PERS - Employer	33	10	0	0	0	0
PERS - Employer Pickup	19	4	0	0	0	0
Workers Comp - Ins Expense	1	0	0	0	0	0
Materials and Services						
Organizational Memberships	3,750	0	0	0	0	0
Total - Economic Development	4,161	80	0	0	0	0
Housing						
Materials and Services						
IGA Prof Services Contracts	0	161,076	0	0	0	0
PHB Project Expenditures-CO/FS	10,919,187	0	14,353,228	17,671,828	0	0
PHB Project Expenditures-MS/PS	142,244	0	0	0	0	0
Capital Outlay						
Environmental Analysis & Remed	57,473	23,485	0	0	0	0
Total - Housing	11,118,903	184,562	14,353,228	17,671,828	0	0
Infrastructure						
Personnel Services						
Salaries & Wages	535	0	0	5,139	0	0
FICA	47	0	0	0	0	0
TriMet Payroll Tax	5	0	0	0	0	0
Taxes, Health/Dental Insurance	21	0	0	3,029	0	0
Life & Disability Insurance	1	0	0	0	0	0
PERS - Employer	66	0	0	0	0	0
PERS - Employer Pickup	37	0	0	0	0	0
Workers Comp - Ins Expense	1	0	0	0	0	0
Bus Pass Reimbursement	2	0	0	0	0	0
Materials and Services						
Local Travel	8	0	0	0	0	0
Capital Outlay						
Construction Costs	0	0	6,300,000	3,475,000	0	0
Total - Infrastructure	722	0	6,300,000	3,483,168	0	0
Property Redevelopment						
Personnel Services						
Salaries & Wages	61,275	41,581	190,795	88,102	0	0
FICA	4,691	3,081	0	0	0	0
TriMet Payroll Tax	491	311	0	0	0	0
Taxes, Health/Dental Insurance	6,838	4,596	95,061	43,032	0	0
Life & Disability Insurance	214	138	0	0	0	0
PERS - Employer	6,132	7,548	0	0	0	0
PERS - Employer Pickup	2,886	2,444	0	0	0	0
Workers Comp - Assessment	13	8	0	0	0	0
Workers Comp - Ins Expense	132	93	0	0	0	0
Bus Pass Reimbursement	240	46	0	0	0	0
Materials and Services						
Prof Services Contracts	23,918	17,228	0	0	0	0
Legal Expenses	5,080	0	0	0	0	0
Postage & Delivery	10	0	0	0	0	0

Fund Summary
Account Summary by Appropriation

	Actuals FY 2018-19	Actuals FY 2019-20	Revised FY 2020-21	Proposed FY 2021-22	Approved FY 2021-22	Adopted FY 2021-22
North Macadam TIF Fund						
Organizational Memberships	2,500	2,500	0	0	0	0
Communication Services	1,188	0	3,183	3,342	0	0
Utilities and Water	7,101	341	200	200	0	0
Electric	3,794	4,048	5,017	4,500	0	0
Claims Expense	30,000	0	0	0	0	0
Local Travel	208	4	0	0	0	0
Bldg Repairs & Maint - Prosper Portland	14,267	4,087	7,217	4,900	0	0
Security	3,121	3,129	3,200	3,200	0	0
Janitorial	1,248	208	1,321	500	0	0
Landscaping	2,065	4,375	4,500	4,500	0	0
Prop Mgmt Fees - RE	3,804	2,256	4,246	13,458	0	0
Employee Gross Payroll	1,565	2,550	1,264	2,550	0	0
Ppty Insurance - RE	1,500	1,500	0	1,800	0	0
Administrative Expense	600	1,002	693	1,000	0	0
Signage	197	0	0	0	0	0
Asset Disposal Costs - RE	0	0	35,513	14,295	0	0
HOA Dues	5,206	0	5,014	5,000	0	0
Parking Equipment Expense	6,000	6,000	6,930	6,000	0	0
Appraisal	10,400	600	0	0	0	0
Property Mgmt Miscellaneous Expense	27,031	32,753	36,410	35,000	0	0
Business Meeting Expense	45	0	0	0	0	0
Business Meeting Food Expense	144	17	0	0	0	0
Capital Outlay						
Prof & Tech Services	0	0	20,000,000	20,000,000	0	0
Permits, Review & Fees	0	481	0	0	0	0
Construction Costs	1,187	0	0	5,100,000	0	0
DEQ	0	193	0	0	0	0
Environmental Professional Services	11,523	42,345	0	0	0	0
Survey	16,724	0	0	0	0	0
Financial Assistance						
Loans To Borrowers	0	0	500,000	0	0	0
Grants to Grantees	3,840,000	0	0	0	0	0
Total - Property Redevelopment	4,103,337	185,464	20,900,564	25,331,379	0	0
Total Expenditures	15,243,392	393,042	41,583,764	46,501,712	0	0
Contingency	0	0	7,781,361	6,754,237	0	0
Indirect Cost - Admin Allocat	478,120	1,794,270	1,689,368	1,705,932	0	0
Unappropriated Ending Fund Balance	20,045,992	32,227,798	0	0	0	0
Total Requirements	35,767,504	34,415,110	51,054,493	54,961,881	0	0

Fund Summary

Account Summary by Appropriation

	Actuals FY 2018-19	Actuals FY 2019-20	Revised FY 2020-21	Proposed FY 2021-22	Approved FY 2021-22	Adopted FY 2021-22
River District TIF Fund						
Administration						
Materials and Services						
IGA Prof Services Contracts	0	1,662	5,000	5,000	0	0
DMC Admin Services	37,884	15,591	31,750	28,098	0	0
Bank Fees	1,050	1,050	525	0	0	0
Interest Expense - NonDebt	708,678	653,993	1,027,699	1,000,000	0	0
Total - Administration	747,613	672,296	1,064,974	1,033,098	0	0
Economic Development						
Personnel Services						
Salaries & Wages	39,283	45,623	25,881	40	0	0
FICA	3,045	3,367	0	0	0	0
TriMet Payroll Tax	294	338	0	0	0	0
Taxes, Health/Dental Insurance	6,539	8,461	13,057	17	0	0
Life & Disability Insurance	142	140	0	0	0	0
PERS - Employer	4,751	7,321	0	0	0	0
PERS - Employer Pickup	2,383	2,751	0	0	0	0
Workers Comp - Assessment	9	9	0	0	0	0
Workers Comp - Ins Expense	61	52	0	0	0	0
Bus Pass Reimbursement	42	27	0	0	0	0
Materials and Services						
Prof Services Contracts	8,950	927	0	0	0	0
Legal Expenses	678	0	0	0	0	0
Local Travel	17	4	0	0	0	0
Parking	0	4	0	0	0	0
Technical Assistance Grants	0	8,334	0	0	0	0
Total - Economic Development	66,192	77,358	38,938	57	0	0
Housing						
Materials and Services						
IGA Prof Services Contracts	0	529,948	0	0	0	0
PHB Project Expenditures-CO/FS	3,088,793	0	1,517,214	9,366,715	0	0
PHB Project Expenditures-MS/PS	143,708	0	0	0	0	0
Total - Housing	3,232,500	529,948	1,517,214	9,366,715	0	0
Infrastructure						
Personnel Services						
Salaries & Wages	15,376	14,012	0	6,805	0	0
FICA	1,173	1,052	0	0	0	0
TriMet Payroll Tax	116	106	0	0	0	0
Taxes, Health/Dental Insurance	2,570	2,288	0	3,252	0	0
Life & Disability Insurance	63	48	0	0	0	0
PERS - Employer	1,674	2,155	0	0	0	0
PERS - Employer Pickup	926	831	0	0	0	0
Workers Comp - Assessment	4	3	0	0	0	0
Workers Comp - Ins Expense	135	100	0	0	0	0
Bus Pass Reimbursement	1	1	0	0	0	0
Materials and Services						
Advertising & Publ Notices	0	151	0	0	0	0
Special Events Expenses	163	0	0	0	0	0
Capital Outlay						
Prof & Tech Services	2,327	50,818	0	0	0	0
Environmental Analysis & Remed	34,657	26,231	0	0	0	0
Environmental Professional Services	17,118	0	0	0	0	0
Engineering	11,899	0	0	0	0	0
Architecture	102,162	0	0	0	0	0
Total - Infrastructure	190,365	97,796	0	10,057	0	0
Property Redevelopment						
Personnel Services						
Salaries & Wages	427,949	491,874	474,562	852,957	0	0
FICA	32,795	36,312	0	0	0	0
TriMet Payroll Tax	3,277	3,799	0	0	0	0

Fund Summary

Account Summary by Appropriation

	Actuals FY 2018-19	Actuals FY 2019-20	Revised FY 2020-21	Proposed FY 2021-22	Approved FY 2021-22	Adopted FY 2021-22
River District TIF Fund						
Taxes, Health/Dental Insurance	54,808	71,012	239,991	435,231	0	0
Life & Disability Insurance	1,559	1,651	0	0	0	0
PERS - Employer	56,440	88,598	0	0	0	0
PERS - Employer Pickup	25,889	29,689	0	0	0	0
Workers Comp - Assessment	108	95	0	0	0	0
Workers Comp - Ins Expense	1,066	1,167	0	0	0	0
Bus Pass Reimbursement	2,127	1,539	0	0	0	0
Materials and Services						
Prof Services Contracts	1,643,043	1,728,831	279,000	10,000	0	0
Legal Expenses	9,556	34,217	10,000	0	0	0
Printing & Graphics	1,363	0	0	0	0	0
General Office Expense	319	458	0	0	0	0
Postage & Delivery	16	15	0	0	0	0
Advertising & Publ Notices	1,816	2,064	0	0	0	0
Public Meeting Expenses	5,592	721	0	0	0	0
Public Meeting Food Expense	6,700	134	0	0	0	0
Special Events Expenses	227	500	0	0	0	0
Special Event Food Expense	2,944	550	0	0	0	0
Communication Services	8,987	7,268	17,057	11,159	0	0
Utilities and Water	155,055	194,886	243,120	179,403	0	0
Gas	50,253	75,231	82,000	43,800	0	0
Electric	169,949	216,232	240,464	113,660	0	0
Garbage	16,585	25,321	-3,153	0	0	0
Local Travel	107	82	0	0	0	0
Loan Documents	685	69	0	0	0	0
Rents/Leases - Fac	11,052	750	12,360	12,731	0	0
Bldg Repairs & Maint - Prosper Portland	359,285	433,751	909,000	471,772	0	0
Security	1,171,264	1,338,947	1,781,825	1,669,167	0	0
Janitorial	59,545	63,408	81,271	85,335	0	0
Building Repairs	0	4,788	5,000	0	0	0
Graffiti	5,751	13,175	13,000	5,000	0	0
Pest Control	4,092	12,512	12,520	8,583	0	0
Fencing	9,479	20,016	23,350	10,455	0	0
Vehicles Maintenance - PDC	9,560	7,142	15,500	8,000	0	0
Landscaping	46,024	66,359	55,825	53,254	0	0
Rents/Leases - RE	10,731	0	0	0	0	0
Bldg Repairs & Maint - RE	284	9,343	0	0	0	0
Ppty Mgmt Operating Exp-RE	57	13,140	0	0	0	0
Prop Mgmt Fees - RE	5,847	24,359	37,020	91,489	0	0
Employee Gross Payroll	401,635	351,040	340,627	357,129	0	0
Employee Payroll Tax	1,654	0	0	1,000	0	0
Property Taxes - RE	124,767	92,494	58,000	59,750	0	0
Ppty Insurance - RE	126,816	162,074	183,428	450,973	0	0
Administrative Expense	2,618	6,623	3,786	4,407	0	0
Signage	0	300	0	0	0	0
Asset Disposal Costs - RE	0	0	226,239	188,000	0	0
HOA Dues	0	0	1,575	1,575	0	0
Parking Equipment Expense	7,228	16,709	19,729	24,000	0	0
Property Mgmt Advertising & Marketing	63	0	0	0	0	0
Property Mgmt Miscellaneous Expense	114,768	319,253	257,373	268,993	0	0
Hosted Services Maintenance	216	376	0	0	0	0
Training Expense	0	200	0	0	0	0
Training Travel Expenses	0	1,255	0	0	0	0
Out of Town Travel	0	298	0	0	0	0
Business Meeting Expense	0	12	0	0	0	0
Business Meeting Food Expense	506	2,688	100	0	0	0
Capital Outlay						
Prof & Tech Services	69,217	550,883	80,000	83,000	0	0
Leasehold Improvements	20,550	8,100	60,000	0	0	0
Environmental Analysis & Remed	27,063	135,682	3,436,142	382,320	0	0

Fund Summary
Account Summary by Appropriation

	Actuals FY 2018-19	Actuals FY 2019-20	Revised FY 2020-21	Proposed FY 2021-22	Approved FY 2021-22	Adopted FY 2021-22
River District TIF Fund						
Demolition & Site Preparation	0	29,735	7,273,000	12,775,000	0	0
Permits, Review & Fees	11,319	57,852	1,000	1,050	0	0
Construction Costs	0	0	2,000,000	8,451,177	0	0
Soil Remediation	0	0	2,100,000	800,000	0	0
DEQ	32,495	101,504	0	0	0	0
Environmental Professional Services	73,782	86,398	200,000	0	0	0
Engineering	0	25,463	0	0	0	0
Architecture	55	291,590	0	0	0	0
IGA Infrastructure Planning	0	248	0	0	0	0
IGA Infrastructue Other Soft	3,844,817	205,127	0	0	0	0
IGA Infrastructure Constructio	0	0	0	10,000,000	0	0
Relocation Direct Costs	0	0	0	265,000	0	0
Financial Assistance						
Grants to Grantees	9,638,460	193,787	850,000	250,000	0	0
Technical Assistance Grants	0	14,594	0	0	0	0
Total - Property Redevelopment	18,870,215	7,674,292	21,620,711	38,425,370	0	0
Total Expenditures	23,106,885	9,051,688	24,241,837	48,835,297	0	0
Contingency	0	0	57,384,470	7,260,463	0	0
Indirect Cost - Admin Allocat	5,613,760	4,686,043	4,365,834	3,264,637	0	0
Operating Transfers Out	0	0	70,201,392	0	0	0
Unappropriated Ending Fund Balance	68,182,544	72,237,857	0	0	0	0
Total Requirements	96,903,189	85,975,588	156,193,533	59,360,397	0	0

Fund Summary

Account Summary by Appropriation

	<u>Actuals</u> <u>FY 2018-19</u>	<u>Actuals</u> <u>FY 2019-20</u>	<u>Revised</u> <u>FY 2020-21</u>	<u>Proposed</u> <u>FY 2021-22</u>	<u>Approved</u> <u>FY 2021-22</u>	<u>Adopted</u> <u>FY 2021-22</u>
South Park Blocks TIF Fund						
Administration						
Materials and Services						
IGA Prof Services Contracts	2,875	575	700	700	0	0
DMC Admin Services	7,248	7,314	8,804	7,121	0	0
Bank Fees	700	335	175	0	0	0
Total - Administration	10,823	8,224	9,679	7,821	0	0
Economic Development						
Personnel Services						
Salaries & Wages	414	0	0	0	0	0
FICA	29	0	0	0	0	0
TriMet Payroll Tax	3	0	0	0	0	0
Taxes, Health/Dental Insurance	114	0	0	0	0	0
Life & Disability Insurance	2	0	0	0	0	0
PERS - Employer	44	0	0	0	0	0
PERS - Employer Pickup	25	0	0	0	0	0
Workers Comp - Ins Expense	1	0	0	0	0	0
Bus Pass Reimbursement	7	0	0	0	0	0
Materials and Services						
Loan Documents	75	0	0	0	0	0
Total - Economic Development	713	0	0	0	0	0
Housing						
Materials and Services						
IGA Prof Services Contracts	0	439,211	0	0	0	0
PHB Project Expenditures-CO/FS	82,064	2,436	145,056	0	0	0
PHB Project Expenditures-MS/PS	422,266	-144,723	0	0	0	0
Total - Housing	504,330	296,925	145,056	0	0	0
Infrastructure						
Personnel Services						
Salaries & Wages	0	144	0	0	0	0
FICA	0	11	0	0	0	0
TriMet Payroll Tax	0	1	0	0	0	0
Taxes, Health/Dental Insurance	0	37	0	0	0	0
Life & Disability Insurance	0	1	0	0	0	0
PERS - Employer	0	19	0	0	0	0
PERS - Employer Pickup	0	5	0	0	0	0
Capital Outlay						
IGA Infrastructure Prof Serv	0	3,000,000	0	0	0	0
Total - Infrastructure	0	3,000,218	0	0	0	0
Property Redevelopment						
Personnel Services						
Salaries & Wages	7,987	18,176	0	19,641	0	0
FICA	599	1,360	0	0	0	0
TriMet Payroll Tax	59	140	0	0	0	0
Taxes, Health/Dental Insurance	1,567	2,516	0	8,585	0	0
Life & Disability Insurance	29	70	0	0	0	0
PERS - Employer	1,056	2,718	0	0	0	0
PERS - Employer Pickup	481	1,004	0	0	0	0
Workers Comp - Assessment	2	3	0	0	0	0
Workers Comp - Ins Expense	13	30	0	0	0	0
Bus Pass Reimbursement	37	67	0	0	0	0
Materials and Services						
Local Travel	2	0	0	0	0	0
Hosted Services Maintenance	0	613	0	0	0	0
Capital Outlay						
Prof & Tech Services	0	0	200,000	1,000,000	0	0
Financial Assistance						
Loans To Borrowers	0	500	0	0	0	0
Grants to Grantees	6,737	2,490	57,510	0	0	0
Total - Property Redevelopment	18,569	29,685	257,510	1,028,226	0	0

Fund Summary
Account Summary by Appropriation

	Actuals FY 2018-19	Actuals FY 2019-20	Revised FY 2020-21	Proposed FY 2021-22	Approved FY 2021-22	Adopted FY 2021-22
South Park Blocks TIF Fund						
Total Expenditures	534,435	3,335,052	412,245	1,036,047	0	0
Contingency	0	0	5,005,604	4,093,331	0	0
Indirect Cost - Admin Allocat	51,730	307,550	20,388	271,487	0	0
Unappropriated Ending Fund Balance	6,773,896	5,318,304	0	0	0	0
Total Requirements	7,360,061	8,960,906	5,438,237	5,400,865	0	0

Fund Summary
Account Summary by Appropriation

Willamette Industrial TIF Fund	Actuals FY 2018-19	Actuals FY 2019-20	Revised FY 2020-21	Proposed FY 2021-22	Approved FY 2021-22	Adopted FY 2021-22
Economic Development						
Personnel Services						
Salaries & Wages	528	53	0	784	0	0
FICA	41	4	0	0	0	0
TriMet Payroll Tax	4	0	0	0	0	0
Taxes, Health/Dental Insurance	35	13	0	346	0	0
Life & Disability Insurance	4	0	0	0	0	0
PERS - Employer	0	8	0	0	0	0
PERS - Employer Pickup	0	3	0	0	0	0
Workers Comp - Ins Expense	1	0	0	0	0	0
Total - Economic Development	612	82	0	1,130	0	0
Property Redevelopment						
Personnel Services						
Salaries & Wages	4,304	23,266	51,861	15,942	0	0
FICA	336	1,808	0	0	0	0
TriMet Payroll Tax	34	181	0	0	0	0
Taxes, Health/Dental Insurance	499	2,121	26,710	7,381	0	0
Life & Disability Insurance	18	82	0	0	0	0
PERS - Employer	11	2,796	0	0	0	0
PERS - Employer Pickup	6	1,072	0	0	0	0
Workers Comp - Assessment	1	5	0	0	0	0
Workers Comp - Ins Expense	7	28	0	0	0	0
Bus Pass Reimbursement	0	7	0	0	0	0
Materials and Services						
Prof Services Contracts	0	0	100,000	2,000,000	0	0
Legal Expenses	0	960	0	0	0	0
Local Travel	28	44	0	0	0	0
Total - Property Redevelopment	5,245	32,369	178,571	2,023,323	0	0
Total Expenditures	5,857	32,451	178,571	2,024,453	0	0
Contingency	0	0	4,203,668	2,045,956	0	0
Indirect Cost - Admin Allocat	0	0	0	157,119	0	0
Unappropriated Ending Fund Balance	4,278,380	4,332,824	0	0	0	0
Total Requirements	4,284,237	4,365,274	4,382,239	4,227,528	0	0



PROSPER
PORTLAND

Building an Equitable Economy

This page intentionally left blank.

Enterprise Fund

The Enterprise Fund is comprised of business type activities funded by fees and charges, including non-special revenue revolving loan funds.

- Enterprise Loans Fund -
Accounts for non-TIF revolving loan funds including the Small Business Loan program and Business Development Loan Fund.
- Business Management Fund -
Accounts for resources generated by non-TIF fees, charges and assets.

Financial Summary

Total Resources and Requirements

Enterprise Loans Fund	<u>Actuals FY 2018-19</u>	<u>Actuals FY 2019-20</u>	<u>Revised FY 2020-21</u>	<u>Proposed FY 2021-22</u>	<u>Approved FY 2021-22</u>	<u>Adopted FY 2021-22</u>
Resources						
Beginning Fund Balance	3,536,022	4,230,653	4,057,149	2,697,924	0	0
Revenue						
Fees and Charges	1,674	10,534	0	0	0	0
Interest on Investments	94,391	88,944	0	0	0	0
Loan Collections	86,814	164,068	87,625	111,088	0	0
Miscellaneous	37,469	0	0	0	0	0
Transfers In	1,170,387	660,000	582,075	0	0	0
Total Revenue	1,390,735	923,546	669,700	111,088	0	0
Total Resources	4,926,757	5,154,199	4,726,849	2,809,012	0	0
Requirements						
Expenditures						
Economic Development	11,513	773,521	2,008,170	1,193,439	0	0
Total Expenditures	11,513	773,521	2,008,170	1,193,439	0	0
Transfers	684,590	323,530	20,755	18,313	0	0
Contingency	0	0	2,697,924	1,597,260	0	0
Ending Balance	4,230,653	4,057,149	0	0	0	0
Total Requirements	4,926,757	5,154,199	4,726,849	2,809,012	0	0

Financial Summary

Total Resources and Requirements

Business Mgt Fund	<u>Actuals FY 2018-19</u>	<u>Actuals FY 2019-20</u>	<u>Revised FY 2020-21</u>	<u>Proposed FY 2021-22</u>	<u>Approved FY 2021-22</u>	<u>Adopted FY 2021-22</u>
Resources						
Beginning Fund Balance	9,456,199	9,158,265	8,891,797	9,548,884	0	0
Revenue						
Fees and Charges	50,000	50,000	155,000	0	0	0
Interest on Investments	154,632	139,716	136,459	184,967	0	0
Miscellaneous	76,190	-5,000	50,000	0	0	0
Property Income	13,028	151,545	219,412	95,792	0	0
Reimbursements	9,368	9,880	1,687,288	18,178	0	0
Transfers In	0	0	70,201,392	0	0	0
Total Revenue	303,218	346,141	72,449,551	298,937	0	0
Total Resources	9,759,418	9,504,406	81,341,348	9,847,821	0	0
Requirements						
Expenditures						
Administration	0	116	0	0	0	0
Property Redevelopment	601,152	569,713	2,085,571	273,799	0	0
Total Expenditures	601,152	569,830	2,085,571	273,799	0	0
Transfers	0	42,779	69,951,421	0	0	0
Contingency	0	0	9,304,356	9,574,022	0	0
Ending Balance	9,158,265	8,891,797	0	0	0	0
Total Requirements	9,759,418	9,504,406	81,341,348	9,847,821	0	0

Enterprise Fund Summary Reports

- Account Summary
-

Fund Summary
Account Summary by Appropriation

Enterprise Loans Fund	<u>Actuals</u> <u>FY 2018-19</u>	<u>Actuals</u> <u>FY 2019-20</u>	<u>Revised</u> <u>FY 2020-21</u>	<u>Proposed</u> <u>FY 2021-22</u>	<u>Approved</u> <u>FY 2021-22</u>	<u>Adopted</u> <u>FY 2021-22</u>
Economic Development						
Personnel Services						
Salaries & Wages	825	6,270	0	2,624	0	0
FICA	62	437	0	0	0	0
TriMet Payroll Tax	6	47	0	0	0	0
Taxes, Health/Dental Insurance	101	1,163	0	1,165	0	0
Life & Disability Insurance	4	33	0	0	0	0
PERS - Employer	68	992	0	0	0	0
PERS - Employer Pickup	38	383	0	0	0	0
Workers Comp - Assessment	0	1	0	0	0	0
Workers Comp - Ins Expense	1	5	0	0	0	0
Bus Pass Reimbursement	5	40	0	0	0	0
Materials and Services						
Prof Services Contracts	0	42,025	77,615	0	0	0
Printing & Graphics	0	29	0	0	0	0
Loan Documents	130	1,316	700	450	0	0
DMC Admin Services	112	0	0	0	0	0
Loans To Borrowers	10,162	720,778	1,929,855	1,189,200	0	0
Total - Economic Development	11,513	773,521	2,008,170	1,193,439	0	0
Total Expenditures	11,513	773,521	2,008,170	1,193,439	0	0
Contingency	0	0	2,697,924	1,597,260	0	0
Indirect Cost - Admin Allocat	54,590	25,530	20,755	18,313	0	0
Operating Transfers Out	630,000	298,000	0	0	0	0
Unappropriated Ending Fund Balance	4,230,653	4,057,149	0	0	0	0
Total Requirements	4,926,757	5,154,199	4,726,849	2,809,012	0	0

Fund Summary

Account Summary by Appropriation

	Actuals FY 2018-19	Actuals FY 2019-20	Revised FY 2020-21	Proposed FY 2021-22	Approved FY 2021-22	Adopted FY 2021-22
Business Mgt Fund						
Administration						
Personnel Services						
Salaries & Wages	0	75	0	0	0	0
FICA	0	6	0	0	0	0
TriMet Payroll Tax	0	1	0	0	0	0
Taxes, Health/Dental Insurance	0	15	0	0	0	0
Life & Disability Insurance	0	1	0	0	0	0
PERS - Employer	0	13	0	0	0	0
PERS - Employer Pickup	0	5	0	0	0	0
Bus Pass Reimbursement	0	1	0	0	0	0
Total - Administration	0	116	0	0	0	0
Property Redevelopment						
Personnel Services						
Salaries & Wages	3,284	4,755	0	59,506	0	0
FICA	252	363	0	0	0	0
TriMet Payroll Tax	25	36	0	0	0	0
Taxes, Health/Dental Insurance	397	505	0	34,647	0	0
Life & Disability Insurance	11	18	0	0	0	0
PERS - Employer	362	747	0	0	0	0
PERS - Employer Pickup	203	285	0	0	0	0
Workers Comp - Assessment	1	1	0	0	0	0
Workers Comp - Ins Expense	30	35	0	0	0	0
Bus Pass Reimbursement	20	30	0	0	0	0
Materials and Services						
Communication Services	0	0	0	4,560	0	0
Utilities and Water	2,212	-7,281	6,272	0	0	0
Gas	0	0	923	932	0	0
Electric	0	0	33,474	14,000	0	0
Garbage	0	0	9,095	4,000	0	0
Loan Documents	0	18	0	0	0	0
Interest Expense - NonDebt	587,592	589,202	0	0	0	0
Rents/Leases - Fac	0	0	269,355	0	0	0
Bldg Repairs & Maint - Prosper Portland	419	-78	20,000	41,136	0	0
Security	0	0	0	10,104	0	0
Prop Mgmt Fees - RE	1,500	-600	20,100	22,200	0	0
Employee Gross Payroll	1,165	-440	0	0	0	0
Property Taxes - RE	0	-22,282	65,852	67,828	0	0
Ppty Insurance - RE	750	-300	0	4,326	0	0
Administrative Expense	500	-200	0	560	0	0
Asset Disposal Costs - RE	0	0	55,000	10,000	0	0
Parking Equipment Expense	2,000	-500	0	0	0	0
Property Mgmt Miscellaneous Expense	429	-238	5,500	0	0	0
Capital Outlay						
Tenant Improvements	0	5,638	1,600,000	0	0	0
Total - Property Redevelopment	601,152	569,713	2,085,571	273,799	0	0
Total Expenditures	601,152	569,830	2,085,571	273,799	0	0
Contingency	0	0	9,304,356	9,574,022	0	0
Operating Transfers Out	0	42,779	69,951,421	0	0	0
Unappropriated Ending Fund Balance	9,158,265	8,891,797	0	0	0	0
Total Requirements	9,759,418	9,504,406	81,341,348	9,847,821	0	0

Internal Service Fund

Accounts for resources that are set aside for insurance policy deductible and other amounts not fully reimbursed from insurance proceeds, as necessary.

Financial Summary
Total Resources and Requirements

Internal Service Fund	<u>Actuals</u> <u>FY 2018-19</u>	<u>Actuals</u> <u>FY 2019-20</u>	<u>Revised</u> <u>FY 2020-21</u>	<u>Proposed</u> <u>FY 2021-22</u>	<u>Approved</u> <u>FY 2021-22</u>	<u>Adopted</u> <u>FY 2021-22</u>
Resources						
Beginning Fund Balance	133,192	136,094	138,877	138,877	0	0
Revenue						
Interest on Investments	2,902	2,783	0	0	0	0
Total Revenue	2,902	2,783	0	0	0	0
Total Resources	136,094	138,877	138,877	138,877	0	0
Requirements						
Expenditures						
Administration	0	0	0	1,829	0	0
Total Expenditures	0	0	0	1,829	0	0
Contingency	0	0	138,877	137,048	0	0
Ending Balance	136,094	138,877	0	0	0	0
Total Requirements	136,094	138,877	138,877	138,877	0	0

Internal Service Fund Summary Reports

- Account Summary
-

Fund Summary
Account Summary by Appropriation

	<u>Actuals</u> <u>FY 2018-19</u>	<u>Actuals</u> <u>FY 2019-20</u>	<u>Revised</u> <u>FY 2020-21</u>	<u>Proposed</u> <u>FY 2021-22</u>	<u>Approved</u> <u>FY 2021-22</u>	<u>Adopted</u> <u>FY 2021-22</u>
Internal Service Fund						
Administration						
Personnel Services						
Salaries & Wages	0	0	0	1,110	0	0
Taxes, Health/Dental Insurance	0	0	0	719	0	0
Total - Administration	0	0	0	1,829	0	0
Total Expenditures	0	0	0	1,829	0	0
Contingency	0	0	138,877	137,048	0	0
Unappropriated Ending Fund Balance	136,094	138,877	0	0	0	0
Total Requirements	136,094	138,877	138,877	138,877	0	0

Special Revenue Funds

These comprise a governmental fund type used to account for the proceeds of specific revenue sources (other than for major capital projects) that are legally restricted to expenditures for specified purposes such as funds that account for federal and state grant activities.

- Other Federal Grants -
Accounts for revenues and expenditures under the Economic Development Administration Revolving Loan program and the US Department of Agriculture.
- HCD (Housing Community & Development) Contract Fund -
Accounts for the Community Development Block Grant funds administered through the City of Portland's Bureau of Housing & Community Development.
- ACT (Affordable Commercial Tenanting) Fund -
Accounts for monies received from the Affordable Commercial Tenanting program.
- ARPA (American Rescue Plan Act) -
Accounts for monies received from federal economic relief funding.
- CARES Act (Coronavirus Aid, Relief, and Economic Security Act) -
Accounts for monies received from federal economic relief funding.
- COEP (Community Opportunities and Enhancements Program) -
Accounts for the City of Portland's effort to distribute a percent of the hard construction costs on all public improvement contracts toward workforce development and business development in the construction sector.
- Enterprise Zone -
Accounts for monies received from participating Enterprise Zone companies to provide workforce and business development opportunities.
- Ambassador Fund -
Accounts for monies donated by private business for outreach activities and special events.

Financial Summary

Total Resources and Requirements

Other Federal Grants	<u>Actuals FY 2018-19</u>	<u>Actuals FY 2019-20</u>	<u>Revised FY 2020-21</u>	<u>Proposed FY 2021-22</u>	<u>Approved FY 2021-22</u>	<u>Adopted FY 2021-22</u>
Resources						
Beginning Fund Balance	1,430,143	1,449,116	1,788,565	1,457,086	0	0
Revenue						
Fees and Charges	5,208	3,828	500	0	0	0
Grants - Federal except HCD	0	0	1,596,858	560,142	0	0
Interest on Investments	29,395	33,792	0	0	0	0
Loan Collections	372,712	589,183	139,479	226,801	0	0
Transfers In	0	0	50,000	0	0	0
Total Revenue	407,315	626,803	1,786,837	786,943	0	0
Total Resources	1,837,457	2,075,919	3,575,402	2,244,029	0	0
Requirements						
Expenditures						
Economic Development	388,341	287,354	2,120,370	854,267	0	0
Total Expenditures	388,341	287,354	2,120,370	854,267	0	0
Transfers	0	0	11,446	0	0	0
Contingency	0	0	1,443,586	1,389,762	0	0
Ending Balance	1,449,116	1,788,565	0	0	0	0
Total Requirements	1,837,457	2,075,919	3,575,402	2,244,029	0	0

Financial Summary
Total Resources and Requirements

HCD Contract Fund	<u>Actuals FY 2018-19</u>	<u>Actuals FY 2019-20</u>	<u>Revised FY 2020-21</u>	<u>Proposed FY 2021-22</u>	<u>Approved FY 2021-22</u>	<u>Adopted FY 2021-22</u>
Resources						
Beginning Fund Balance	818,000	547,000	298,000	0	0	0
Revenue						
Grants - HCD Contract	2,258,651	2,247,675	3,633,887	3,433,208	0	0
Transfers In	547,000	298,000	0	0	0	0
Total Revenue	2,805,651	2,545,675	3,633,887	3,433,208	0	0
Total Resources	3,623,650	3,092,675	3,931,887	3,433,208	0	0
Requirements						
Expenditures						
Economic Development	2,258,651	2,247,675	3,633,887	3,433,208	0	0
Total Expenditures	2,258,651	2,247,675	3,633,887	3,433,208	0	0
Transfers	818,000	547,000	298,000	0	0	0
Ending Balance	547,000	298,000	0	0	0	0
Total Requirements	3,623,650	3,092,675	3,931,887	3,433,208	0	0

Financial Summary
Total Resources and Requirements

ACT Fund	<u>Actuals</u> <u>FY 2018-19</u>	<u>Actuals</u> <u>FY 2019-20</u>	<u>Revised</u> <u>FY 2020-21</u>	<u>Proposed</u> <u>FY 2021-22</u>	<u>Approved</u> <u>FY 2021-22</u>	<u>Adopted</u> <u>FY 2021-22</u>
Resources						
Beginning Fund Balance	0	0	0	488,934	0	0
Revenue						
Total Revenue	0	0	0	0	0	0
Total Resources	0	0	0	488,934	0	0
Requirements						
Expenditures						
Property Redevelopment	0	0	0	488,934	0	0
Total Expenditures	0	0	0	488,934	0	0
Ending Balance	0	0	0	0	0	0
Total Requirements	0	0	0	488,934	0	0

Financial Summary
Total Resources and Requirements

ARPA Fund	<u>Actuals</u> <u>FY 2018-19</u>	<u>Actuals</u> <u>FY 2019-20</u>	<u>Revised</u> <u>FY 2020-21</u>	<u>Proposed</u> <u>FY 2021-22</u>	<u>Approved</u> <u>FY 2021-22</u>	<u>Adopted</u> <u>FY 2021-22</u>
Resources						
Revenue						
Grants - Federal except HCD	0	0	0	1,395,931	0	0
Total Revenue	0	0	0	1,395,931	0	0
Total Resources	0	0	0	1,395,931	0	0
Requirements						
Expenditures						
Economic Development	0	0	0	1,395,931	0	0
Total Expenditures	0	0	0	1,395,931	0	0
Ending Balance	0	0	0	0	0	0
Total Requirements	0	0	0	1,395,931	0	0

Financial Summary
Total Resources and Requirements

CARES Act Fund	<u>Actuals FY 2018-19</u>	<u>Actuals FY 2019-20</u>	<u>Revised FY 2020-21</u>	<u>Proposed FY 2021-22</u>	<u>Approved FY 2021-22</u>	<u>Adopted FY 2021-22</u>
Resources						
Revenue						
Grants - Federal except HCD	0	0	15,000,000	0	0	0
Total Revenue	0	0	15,000,000	0	0	0
Total Resources	0	0	15,000,000	0	0	0
Requirements						
Expenditures						
Economic Development	0	0	15,000,000	0	0	0
Total Expenditures	0	0	15,000,000	0	0	0
Ending Balance	0	0	0	0	0	0
Total Requirements	0	0	15,000,000	0	0	0

Financial Summary

Total Resources and Requirements

COEP Fund	<u>Actuals FY 2018-19</u>	<u>Actuals FY 2019-20</u>	<u>Revised FY 2020-21</u>	<u>Proposed FY 2021-22</u>	<u>Approved FY 2021-22</u>	<u>Adopted FY 2021-22</u>
Resources						
Beginning Fund Balance	0	0	16,359	0	0	0
Revenue						
Fees and Charges	0	107,654	1,067,346	743,824	0	0
Interest on Investments	0	-4	0	0	0	0
Total Revenue	0	107,650	1,067,346	743,824	0	0
Total Resources	0	107,650	1,083,705	743,824	0	0
Requirements						
Expenditures						
Economic Development	0	12,000	1,067,346	743,824	0	0
Total Expenditures	0	12,000	1,067,346	743,824	0	0
Transfers	0	79,291	16,359	0	0	0
Ending Balance	0	16,359	0	0	0	0
Total Requirements	0	107,650	1,083,705	743,824	0	0

Financial Summary

Total Resources and Requirements

Enterprise Zone	Actuals FY 2018-19	Actuals FY 2019-20	Revised FY 2020-21	Proposed FY 2021-22	Approved FY 2021-22	Adopted FY 2021-22
Resources						
Beginning Fund Balance	4,298,514	4,133,815	3,469,846	3,109,069	0	0
Revenue						
Fees and Charges	1,524,152	1,226,756	1,059,968	1,014,658	0	0
Interest on Investments	83,958	77,224	0	0	0	0
Miscellaneous	0	23,498	0	0	0	0
Total Revenue	1,608,111	1,327,478	1,059,968	1,014,658	0	0
Total Resources	5,906,625	5,461,293	4,529,814	4,123,727	0	0
Requirements						
Expenditures						
Economic Development	1,756,760	1,971,627	1,508,124	1,484,616	0	0
Total Expenditures	1,756,760	1,971,627	1,508,124	1,484,616	0	0
Transfers	16,050	19,820	44,121	20,000	0	0
Contingency	0	0	2,977,569	2,619,111	0	0
Ending Balance	4,133,815	3,469,846	0	0	0	0
Total Requirements	5,906,625	5,461,293	4,529,814	4,123,727	0	0

Financial Summary

Total Resources and Requirements

Ambassador Program Fund	<u>Actuals</u> <u>FY 2018-19</u>	<u>Actuals</u> <u>FY 2019-20</u>	<u>Revised</u> <u>FY 2020-21</u>	<u>Proposed</u> <u>FY 2021-22</u>	<u>Approved</u> <u>FY 2021-22</u>	<u>Adopted</u> <u>FY 2021-22</u>
Resources						
Beginning Fund Balance	14,651	14,795	12,811	8,016	0	0
Revenue						
Fees and Charges	0	535	0	0	0	0
Interest on Investments	319	281	0	0	0	0
Total Revenue	319	816	0	0	0	0
Total Resources	14,970	15,611	12,811	8,016	0	0
Requirements						
Expenditures						
Economic Development	175	2,800	4,795	8,016	0	0
Total Expenditures	175	2,800	4,795	8,016	0	0
Contingency	0	0	8,016	0	0	0
Ending Balance	14,795	12,811	0	0	0	0
Total Requirements	14,970	15,611	12,811	8,016	0	0

Special Revenue Funds Summary Reports

- Account Summary
-

Fund Summary
Account Summary by Appropriation

	<u>Actuals</u> <u>FY 2018-19</u>	<u>Actuals</u> <u>FY 2019-20</u>	<u>Revised</u> <u>FY 2020-21</u>	<u>Proposed</u> <u>FY 2021-22</u>	<u>Approved</u> <u>FY 2021-22</u>	<u>Adopted</u> <u>FY 2021-22</u>
Other Federal Grants						
Economic Development						
Personnel Services						
Salaries & Wages	9,498	10,015	141,407	148,425	0	0
FICA	702	749	0	0	0	0
TriMet Payroll Tax	70	76	0	0	0	0
Taxes, Health/Dental Insurance	1,915	1,403	69,697	72,670	0	0
Life & Disability Insurance	32	27	0	0	0	0
PERS - Employer	736	1,570	0	0	0	0
PERS - Employer Pickup	413	607	0	0	0	0
Workers Comp - Assessment	3	3	0	0	0	0
Workers Comp - Ins Expense	11	9	0	0	0	0
Bus Pass Reimbursement	65	50	0	0	0	0
Materials and Services						
Prof Services Contracts	0	0	56,016	14,239	0	0
Loan Documents	858	629	3,250	250	0	0
Bank Fees	449	0	0	0	0	0
Loans To Borrowers	373,589	272,219	1,850,000	618,683	0	0
Total - Economic Development	388,341	287,354	2,120,370	854,267	0	0
Total Expenditures	388,341	287,354	2,120,370	854,267	0	0
Contingency	0	0	1,443,586	1,389,762	0	0
Indirect Cost - Admin Allocat	0	0	11,446	0	0	0
Unappropriated Ending Fund Balance	1,449,116	1,788,565	0	0	0	0
Total Requirements	1,837,457	2,075,919	3,575,402	2,244,029	0	0

Fund Summary
Account Summary by Appropriation

HCD Contract Fund	<u>Actuals</u> <u>FY 2018-19</u>	<u>Actuals</u> <u>FY 2019-20</u>	<u>Revised</u> <u>FY 2020-21</u>	<u>Proposed</u> <u>FY 2021-22</u>	<u>Approved</u> <u>FY 2021-22</u>	<u>Adopted</u> <u>FY 2021-22</u>
Economic Development						
Grants to Grantees	2,258,651	2,247,675	3,633,887	3,433,208	0	0
Total - Economic Development	2,258,651	2,247,675	3,633,887	3,433,208	0	0
Total Expenditures	2,258,651	2,247,675	3,633,887	3,433,208	0	0
Operating Transfers Out	818,000	547,000	298,000	0	0	0
Unappropriated Ending Fund Balance	547,000	298,000	0	0	0	0
Total Requirements	3,623,650	3,092,675	3,931,887	3,433,208	0	0

Fund Summary
Account Summary by Appropriation

ACT Fund	<u>Actuals</u> <u>FY 2018-19</u>	<u>Actuals</u> <u>FY 2019-20</u>	<u>Revised</u> <u>FY 2020-21</u>	<u>Proposed</u> <u>FY 2021-22</u>	<u>Approved</u> <u>FY 2021-22</u>	<u>Adopted</u> <u>FY 2021-22</u>
Property Redevelopment						
Financial Assistance						
Grants to Grantees	0	0	0	488,934	0	0
Total - Property Redevelopment	0	0	0	488,934	0	0
Total Expenditures	0	0	0	488,934	0	0
Total Requirements	0	0	0	488,934	0	0

Fund Summary
Account Summary by Appropriation

ARPA Fund	<u>Actuals</u> <u>FY 2018-19</u>	<u>Actuals</u> <u>FY 2019-20</u>	<u>Revised</u> <u>FY 2020-21</u>	<u>Proposed</u> <u>FY 2021-22</u>	<u>Approved</u> <u>FY 2021-22</u>	<u>Adopted</u> <u>FY 2021-22</u>
Economic Development						
Grants to Grantees	0	0	0	1,395,931	0	0
Total - Economic Development	0	0	0	1,395,931	0	0
Total Expenditures	0	0	0	1,395,931	0	0
Total Requirements	0	0	0	1,395,931	0	0

Fund Summary
Account Summary by Appropriation

CARES Act Fund	<u>Actuals</u> <u>FY 2018-19</u>	<u>Actuals</u> <u>FY 2019-20</u>	<u>Revised</u> <u>FY 2020-21</u>	<u>Proposed</u> <u>FY 2021-22</u>	<u>Approved</u> <u>FY 2021-22</u>	<u>Adopted</u> <u>FY 2021-22</u>
Economic Development						
Personnel Services						
Salaries & Wages	0	0	189,610	0	0	0
Taxes, Health/Dental Insurance	0	0	93,390	0	0	0
Materials and Services						
Prof Services Contracts	0	0	20,000	0	0	0
Grants to Grantees	0	0	14,697,000	0	0	0
Total - Economic Development	0	0	15,000,000	0	0	0
Total Expenditures	0	0	15,000,000	0	0	0
Total Requirements	0	0	15,000,000	0	0	0

Fund Summary
Account Summary by Appropriation

COEP Fund	<u>Actuals</u> <u>FY 2018-19</u>	<u>Actuals</u> <u>FY 2019-20</u>	<u>Revised</u> <u>FY 2020-21</u>	<u>Proposed</u> <u>FY 2021-22</u>	<u>Approved</u> <u>FY 2021-22</u>	<u>Adopted</u> <u>FY 2021-22</u>
Economic Development						
Personnel Services						
Salaries & Wages	0	7,181	28,431	32,863	0	0
FICA	0	615	0	0	0	0
TriMet Payroll Tax	0	62	0	0	0	0
Taxes, Health/Dental Insurance	0	2,323	13,915	17,137	0	0
Life & Disability Insurance	0	28	0	0	0	0
PERS - Employer	0	1,299	0	0	0	0
PERS - Employer Pickup	0	475	0	0	0	0
Workers Comp - Assessment	0	2	0	0	0	0
Workers Comp - Ins Expense	0	8	0	0	0	0
Bus Pass Reimbursement	0	6	0	0	0	0
Grants to Grantees	0	0	1,025,000	693,824	0	0
Total - Economic Development	0	12,000	1,067,346	743,824	0	0
Total Expenditures	0	12,000	1,067,346	743,824	0	0
Operating Transfers Out	0	79,291	16,359	0	0	0
Unappropriated Ending Fund Balance	0	16,359	0	0	0	0
Total Requirements	0	107,650	1,083,705	743,824	0	0

Fund Summary
Account Summary by Appropriation

Enterprise Zone	Actuals FY 2018-19	Actuals FY 2019-20	Revised FY 2020-21	Proposed FY 2021-22	Approved FY 2021-22	Adopted FY 2021-22
Economic Development						
Personnel Services						
Salaries & Wages	153,058	29,946	78,939	189,727	0	0
FICA	11,436	2,083	0	0	0	0
TriMet Payroll Tax	1,180	210	0	0	0	0
Taxes, Health/Dental Insurance	28,078	5,747	40,185	103,889	0	0
Life & Disability Insurance	582	102	0	0	0	0
PERS - Employer	17,481	4,287	0	0	0	0
PERS - Employer Pickup	9,520	1,620	0	0	0	0
Workers Comp - Assessment	40	6	0	0	0	0
Workers Comp - Ins Expense	231	28	0	0	0	0
Bus Pass Reimbursement	199	65	0	0	0	0
Materials and Services						
Prof Services Contracts	275,090	45,838	595,000	497,000	0	0
Legal Expenses	225	0	0	0	0	0
Printing & Graphics	941	0	0	0	0	0
Organizational Memberships	2,500	0	0	0	0	0
Advertising & Publ Notices	110	0	0	0	0	0
Public Meeting Food Expense	3,780	0	0	0	0	0
Special Events Expenses	1,604	0	0	0	0	0
Event Sponsorship	1,750	0	0	0	0	0
Special Event Food Expense	476	0	0	0	0	0
Local Travel	286	0	0	0	0	0
Miscellaneous	180,000	0	0	0	0	0
Software Applications	548	0	0	0	0	0
Training Expense	750	0	5,000	5,000	0	0
Training Travel Expenses	1,102	0	0	0	0	0
Out of Town Travel	1,471	0	0	0	0	0
Business Meeting Expense	162	0	0	0	0	0
Business Meeting Food Expense	311	0	0	0	0	0
Loans To Borrowers	0	1,000,000	0	0	0	0
Grants to Grantees	1,063,848	881,695	789,000	689,000	0	0
Total - Economic Development	1,756,760	1,971,627	1,508,124	1,484,616	0	0
Total Expenditures	1,756,760	1,971,627	1,508,124	1,484,616	0	0
Contingency	0	0	2,977,569	2,619,111	0	0
Indirect Cost - Admin Allocat	16,050	19,820	44,121	20,000	0	0
Unappropriated Ending Fund Balance	4,133,815	3,469,846	0	0	0	0
Total Requirements	5,906,625	5,461,293	4,529,814	4,123,727	0	0

Fund Summary
Account Summary by Appropriation

Ambassador Program Fund	<u>Actuals</u> <u>FY 2018-19</u>	<u>Actuals</u> <u>FY 2019-20</u>	<u>Revised</u> <u>FY 2020-21</u>	<u>Proposed</u> <u>FY 2021-22</u>	<u>Approved</u> <u>FY 2021-22</u>	<u>Adopted</u> <u>FY 2021-22</u>
Economic Development						
Materials and Services						
Prof Services Contracts	0	0	4,795	8,016	0	0
Public Meeting Food Expense	0	535	0	0	0	0
Special Events Expenses	175	441	0	0	0	0
Out of Town Travel	0	1,824	0	0	0	0
Total - Economic Development	175	2,800	4,795	8,016	0	0
Total Expenditures	175	2,800	4,795	8,016	0	0
Contingency	0	0	8,016	0	0	0
Unappropriated Ending Fund Balance	14,795	12,811	0	0	0	0
Total Requirements	14,970	15,611	12,811	8,016	0	0

Tax Increment Districts Five-Year Forecast

Financial Summary Five-Year Forecast

<u>Airport Way TIF Fund</u>	<u>Revised 2 FY 2020-21</u>	<u>Proposed FY 2021-22</u>	<u>Forecast FY 2022-23</u>	<u>Forecast FY 2023-24</u>	<u>Forecast FY 2024-25</u>	<u>Forecast FY 2025-26</u>
Resources						
Beginning Fund Balance	5,701,346	5,464,950	2,147,403	1,976,060	1,871,509	1,940,110
Revenue						
Fees and Charges	762	-	-	-	-	-
Interest on Investments	72,253	37,097	31,857	26,705	25,117	-
Loan Collections	70,590	95,735	106,202	102,677	102,675	102,675
Rent and Property Income	24,000	96,000	120,000	82,200	265,000	265,000
Total Revenue	167,605	228,832	258,059	211,582	392,792	367,675
Total Resources	5,868,952	5,693,782	2,405,462	2,187,641	2,264,301	2,307,785
Requirements						
Administration						
A00032-Debt Management-APW	15,904	7,821	7,821	7,821	7,821	7,821
Administration Total	15,904	7,821	7,821	7,821	7,821	7,821
Economic Development						
Traded Sector						
A00383-Lean Manufacturing-APW	10,000	10,000	10,000	10,000	10,000	-
Business Lending						
A00211-BL -General-APW	200,000	-	-	-	-	-
Economic Development Total	210,000	10,000	10,000	10,000	10,000	-
Property Redevelopment						
Real Estate Management						
A00350-Cascade Stn-Prcl G-APW	38,619	42,564	43,064	44,689	45,189	46,814
A00545-Cascade Station Prcl E-APW	37,880	41,250	41,632	-	-	-
A00547-Cascade Station Prcl D-APW	34,277	36,150	36,650	-	-	-
Real Estate Disposition						
A00350-Cascade Stn-Prcl G-APW	0	3,100,000	-	-	-	-
Property Redevelopment Total	110,776	3,219,964	121,346	44,689	45,189	46,814
Total Program Expenditures	336,680	3,237,785	139,167	62,510	63,010	54,635
Personnel Services	37,304	14,554	13,116	11,613	12,133	5,403
Total Fund Expenditures	373,984	3,252,339	152,283	74,123	75,143	60,038
Interfund Transfers - Indirect Charges	71,715	294,040	277,119	242,009	249,048	144,699
Contingency	5,423,253	2,147,403	1,976,060	1,871,509	1,940,110	2,103,048
Total Fund Requirements	5,868,952	5,693,782	2,405,462	2,187,641	2,264,301	2,307,785

Financial Summary Five-Year Forecast

Central Eastside TIF Fund	Revised 2 FY 2020-21	Proposed FY 2021-22	Forecast FY 2022-23	Forecast FY 2023-24	Forecast FY 2024-25	Forecast FY 2025-26
Resources						
Beginning Fund Balance	39,689,514	33,217,370	24,147,775	13,754,041	8,997,484	5,276,269
Revenue						
Fees and Charges	1,198	818	-	-	-	-
Interest on Investments	545,811	368,516	263,242	193,835	149,828	-
Loan Collections	110,289	117,612	116,255	115,106	111,822	111,822
TIF - Short Term Debt	1,974,868	-	-	-	-	-
Rent and Property Income	118,466	521,400	433,987	362,793	495,969	439,305
Total Revenue	2,750,632	1,008,346	813,484	671,735	757,619	551,127
Total Resources	42,440,146	34,225,716	24,961,259	14,425,776	9,755,102	5,827,396
Requirements						
Administration						
A00028-Debt Management-CES	7,998	6,650	6,650	6,650	6,650	6,650
Administration Total	7,998	6,650	6,650	6,650	6,650	6,650
Economic Development						
Traded Sector						
A00112-Business Development-CES	5,000	5,000	5,000	5,000	-	-
A00379-Lean Manufacturing-CES	20,000	20,000	20,000	-	-	-
Business Lending						
A00207-BL -General-CES	300,000	300,000	300,000	-	-	-
Economic Development Total	325,000	325,000	325,000	5,000	-	-
Housing						
A00169-Affordable Housing-CES	111,405	1,143,975	4,130,275	659,958	248,897	-
Housing Total	111,405	1,143,975	4,130,275	659,958	248,897	-
Infrastructure						
Parks						
A00236-Lightwater Craft-CES	6,606	1,800	-	-	-	-
Transportation						
A00421-Trans. Improvements-CES	3,000,000	3,000,000	-	-	-	-
Infrastructure Total	3,006,606	3,001,800	-	-	-	-
Property Redevelopment						
Commercial Property Lending						
A00364-CPRL-General-CES	3,200,000	-	-	-	-	-
Real Estate Management						
A00313-ODOT Blocks-A-CES	24,073	26,509	-	-	-	-
A00319-Festival Parking Lot-CES	366,275	160,911	163,229	166,018	167,821	164,868
A00551-240 NE MLK Lot-CES	500	500	500	500	500	500
A00561-Springwater Trail-CES	11,500	10,000	-	-	-	-
A00627-ODOT Blocks-B-CES	24,073	36,161	53,837	80,354	-	-
A00628-ODOT Blocks-C-CES	24,073	36,161	53,837	-	-	-
A00629-ODOT Blocks-Remnants-CES	156,858	-	-	-	-	-
Real Estate Predevelopment						
A00313-ODOT Blocks-A-CES	0	-	1,255,000	-	-	-
Real Estate Disposition						
Redevelopment Strategy						
A00314-Strategic Site Redev-CES	3,000,000	3,000,000	3,000,000	2,500,000	2,000,000	2,000,000
A00621-James Beard-CES	100,000	-	-	-	-	-
A00622-Innovation Quadrant-CES	150,000	-	-	-	-	-
Redevelopment Grants						
A00500-Prosperity Investment Program (PIP) Grant-CES	425,000	425,000	425,000	425,000	425,000	-
A00520-CLG-General-CES	125,000	125,000	125,000	125,000	125,000	-
Property Redevelopment Total	7,607,352	3,820,242	5,076,403	3,296,872	2,718,321	2,165,368
Total Program Expenditures	11,058,361	8,297,667	9,538,328	3,968,480	2,973,868	2,172,018
Personnel Services	200,139	217,429	195,980	173,512	181,253	80,731
Total Fund Expenditures	11,258,500	8,515,096	9,734,308	4,141,992	3,155,121	2,252,749
Interfund Transfers - Indirect Charges	754,508	1,562,845	1,472,910	1,286,300	1,323,713	769,087
Contingency	30,427,137	24,147,775	13,754,041	8,997,484	5,276,269	2,805,561
Total Fund Requirements	42,440,146	34,225,716	24,961,259	14,425,776	9,755,102	5,827,396

Financial Summary Five-Year Forecast

<u>Convention Center TIF Fund</u>	<u>Revised 2 FY 2020-21</u>	<u>Proposed FY 2021-22</u>	<u>Forecast FY 2022-23</u>	<u>Forecast FY 2023-24</u>	<u>Forecast FY 2024-25</u>	<u>Forecast FY 2025-26</u>
Resources						
Beginning Fund Balance	8,052,880	1,465,801	8,913,008	10,663,825	16,199,382	14,902,922
Revenue						
Fees and Charges	4,998	4,998	-	-	-	-
Interest on Investments	24,221	61,909	104,370	97,213	84,812	-
Loan Collections	418,835	639,455	715,656	4,280,491	447,106	447,106
Property Sales	0	6,400,000	-	-	-	-
Rent and Property Income	1,086,200	4,665,500	7,143,000	7,896,800	8,292,640	8,590,772
Total Revenue	1,534,254	11,771,862	7,963,026	12,274,504	8,824,558	9,037,878
Total Resources	9,587,135	13,237,663	16,876,034	22,938,329	25,023,940	23,940,800
Requirements						
Administration						
A00027-Debt Management-CNV	18,354	12,121	12,121	12,121	12,121	12,121
Administration Total	18,354	12,121	12,121	12,121	12,121	12,121
Housing						
A00168-Affordable Housing-CNV	316,573	-	-	-	-	-
Housing Total	316,573	-	-	-	-	-
Infrastructure						
Transportation						
A00521-Sullivan's Crossing Bridge-CNV	2,500,000	-	-	-	-	-
Infrastructure Total	2,500,000	-	-	-	-	-
Property Redevelopment						
Real Estate Management						
A00306-910 NE MLK Building-CNV	18,220	27,876	28,416	28,979	29,565	30,151
A00307-Frmr B&K Car Rental-CNV	13,975	23,473	23,992	24,535	25,103	25,671
A00309-Inn at Conv Ctr Mgmt-CNV	1,378,633	1,623,400	3,938,000	4,218,000	4,385,000	4,513,000
A00310-Block 49-CNV	1,226,240	1,311,100	1,386,700	1,402,280	1,412,864	1,424,477
A00584-100 Multnomah-CNV	10,000	-	-	-	-	-
Real Estate Predevelopment						
A00309-Inn at Conv Ctr Mgmt-CNV	2,500,000	500,000	-	-	-	-
A00584-100 Multnomah-CNV	100,000	-	-	-	-	-
Real Estate Disposition						
Redevelopment Strategy						
A00311-Project Development-CNV	0	-	-	-	3,000,000	-
Redevelopment Grants						
A00585-Prosperity Investment Program (PIP)-CNV	0	100,000	100,000	100,000	-	-
Property Redevelopment Total	5,247,068	3,585,849	5,477,108	5,773,794	8,852,532	5,993,299
Total Program Expenditures	8,081,995	3,597,970	5,489,229	5,785,915	8,864,653	6,005,420
Personnel Services	156,327	169,140	197,519	494,146	784,131	1,063,143
Total Fund Expenditures	8,238,322	3,767,110	5,686,748	6,280,061	9,648,784	7,068,563
Interfund Transfers - Indirect Charges	654,298	557,545	525,460	458,887	472,234	274,371
Contingency	694,514	8,913,008	10,663,825	16,199,382	14,902,922	16,597,866
Total Fund Requirements	9,587,135	13,237,663	16,876,034	22,938,329	25,023,940	23,940,800

Financial Summary Five-Year Forecast

Downtown Waterfront TIF Fund	Revised 2 FY 2020-21	Proposed FY 2021-22	Forecast FY 2022-23	Forecast FY 2023-24	Forecast FY 2024-25	Forecast FY 2025-26
Resources						
Beginning Fund Balance	35,806,006	35,825,470	24,492,935	13,511,681	11,477,218	9,131,965
Revenue						
Fees and Charges	290	276	-	-	-	-
Interest on Investments	517,933	246,978	159,533	147,891	137,134	-
Loan Collections	17,759	22,222	7,547	7,547	7,547	7,547
Property Sales	63,265	83,266	63,266	83,266	63,266	83,266
Rent and Property Income	29,540	38,430	57,240	58,032	3,600	1,800
Reimbursements	19,562	20,000	-	-	-	-
Total Revenue	648,349	411,172	287,586	296,736	211,547	92,613
Total Resources	36,454,355	36,236,642	24,780,521	13,808,417	11,688,765	9,224,578
Requirements						
Administration						
A00023-Debt Management-DTW	18,354	12,121	12,121	12,121	12,121	-
Administration Total	18,354	12,121	12,121	12,121	12,121	-
Economic Development						
Business Lending						
A00202-BL -General-DTW	100,100	-	-	-	-	-
Economic Development Total	100,100	-	-	-	-	-
Housing						
A00164-Affordable Housing-DTW	2,657	-	-	-	-	-
Housing Total	2,657	-	-	-	-	-
Property Redevelopment						
Commercial Property Lending						
A00359-CPRL-General-DTW	1,000,000	1,000,000	-	-	-	-
Real Estate Management						
A00259-Old Town Lofts-Prkng-DTW	1,700	1,400	1,400	1,000	1,000	450
A00260-RiverPlace Marina-DTW	19,562	20,000	-	-	-	-
A00263-One Waterfront South-DTW	0	-	-	-	22,500	22,500
A00625-Block 24-DTW	59,600	31,407	31,698	27,198	-	-
Real Estate Disposition						
A00259-Old Town Lofts-Prkng-DTW	0	500	-	500	-	500
Redevelopment Strategy						
A00522-OT/CT Investment & Parking-DTW	5,000,000	9,029,646	9,350,000	-	-	-
Redevelopment Grants						
A00389-CLG-General -DTW	450,000	100,000	200,000	200,000	-	-
A00495-Prosperity Investment Program (PIP) Grant-DTW	250,000	175,000	300,000	300,000	-	-
Property Redevelopment Total	6,780,862	10,357,953	9,883,098	528,698	23,500	23,450
Total Program Expenditures	6,901,973	10,370,074	9,895,219	540,819	35,621	23,450
Personnel Services	188,894	39,232	116,009	692,101	1,390,955	2,341,824
Total Fund Expenditures	7,090,867	10,409,306	10,011,228	1,232,920	1,426,576	2,365,274
Interfund Transfers - Indirect Charges	57,949	1,334,401	1,257,612	1,098,279	1,130,223	656,668
Contingency	29,305,539	24,492,935	13,511,681	11,477,218	9,131,965	6,202,636
Total Fund Requirements	36,454,355	36,236,642	24,780,521	13,808,417	11,688,765	9,224,578

Financial Summary Five-Year Forecast

<u>Gateway Reg Center TIF Fund</u>	<u>Revised 2 FY 2020-21</u>	<u>Proposed FY 2021-22</u>	<u>Forecast FY 2022-23</u>	<u>Forecast FY 2023-24</u>	<u>Forecast FY 2024-25</u>	<u>Forecast FY 2025-26</u>
Resources						
Beginning Fund Balance	10,028,548	7,603,967	33,412,284	29,441,852	21,206,292	17,669,788
Revenue						
Fees and Charges	48	48	-	-	-	-
Interest on Investments	32,581	121,846	174,343	92,614	35,466	-
Loan Collections	8,146	53,979	101,284	101,284	101,284	101,284
TIF - Short Term Debt	5,240,975	5,960,666	-	-	-	-
TIF - Long Term Debt	4,500,000	28,733,749	-	-	-	-
Rent and Property Income	56,525	56,525	297,334	302,386	307,546	312,706
Reimbursements	0	-	62,582	63,851	65,153	66,455
Total Revenue	9,838,275	34,926,813	635,543	560,135	509,449	480,445
Total Resources	19,866,823	42,530,780	34,047,828	30,001,987	21,715,742	18,150,233
Requirements						
Administration						
A00031-Debt Management-GTW	8,782	5,589	5,589	10,000	10,000	10,000
Administration Total	8,782	5,589	5,589	10,000	10,000	10,000
Economic Development						
Traded Sector						
A00115-Business Development-GTW	20,000	20,000	-	-	-	-
A00382-Lean Manufacturing-GTW	10,000	10,000	10,000	10,000	10,000	-
Community Economic Development						
A00123-Community Development-GTW	20,000	20,000	-	-	-	-
Business Lending						
A00210-BL -General-GTW	200,200	200,200	200,000	200,000	-	-
Economic Development Total	250,200	250,200	210,000	210,000	10,000	-
Housing						
A00172-Affordable Housing-GTW	1,414,526	2,177,355	447,704	5,773,323	688,798	-
Housing Total	1,414,526	2,177,355	447,704	5,773,323	688,798	-
Infrastructure						
Transportation						
A00590-Trans. Improvements-GTW	2,100,000	2,100,000	-	-	-	-
Infrastructure Total	2,100,000	2,100,000	-	-	-	-
Property Redevelopment						
Commercial Property Lending						
A00367-CPRL-General-GTW	501,500	1,501,500	1,000,000	-	-	-
Real Estate Management						
A00588-Halsey 106 Com Condo-GTW	0	106,220	142,387	145,761	149,274	152,787
A00588-Halsey 106 Com Condo-GTW	4,674,278	32,000	32,000	32,000	32,000	32,000
Real Estate Disposition						
Redevelopment Strategy						
A00346-Project Development-GTW	100,000	1,100,000	1,000,000	1,300,000	1,800,000	2,000,000
Redevelopment Grants						
A00132-CLG-General-GTW	230,000	220,000	220,000	220,000	220,000	220,000
A00503-Prosperity Investment Program (PIP) Grant-GTW	420,000	400,000	400,000	100,000	100,000	100,000
Property Redevelopment Total	5,925,778	3,359,720	2,794,387	1,797,761	2,301,274	2,504,787
Total Program Expenditures	9,699,286	7,892,864	3,457,680	7,791,084	3,010,072	2,514,787
Personnel Services	188,411	165,679	149,339	132,216	138,113	61,515
Total Fund Expenditures	9,887,697	8,058,543	3,607,019	7,923,300	3,148,185	2,576,302
Interfund Transfers - Indirect Charges	612,272	1,059,953	998,957	872,395	897,769	521,610
Contingency	9,366,854	33,412,284	29,441,852	21,206,292	17,669,788	15,052,321
Total Fund Requirements	19,866,823	42,530,780	34,047,828	30,001,987	21,715,742	18,150,233

Financial Summary Five-Year Forecast

Interstate Corridor TIF Fund	Revised 2 FY 2020-21	Proposed FY 2021-22	Forecast FY 2022-23	Forecast FY 2023-24	Forecast FY 2024-25	Forecast FY 2025-26
Resources						
Beginning Fund Balance	40,598,479	41,183,263	41,575,481	45,036,014	39,945,924	23,712,973
Revenue						
Fees and Charges	534	236	-	-	-	-
Interest on Investments	503,161	443,908	386,711	198,064	50,285	-
Loan Collections	33,033	59,494	77,251	34,054	34,054	34,054
TIF - Short Term Debt	26,973,000	26,973,000	26,973,000	28,856,031	-	-
Rent and Property Income	128,062	329,791	428,938	431,338	438,322	440,722
Reimbursements	91,761	124,143	125,240	126,157	127,249	128,341
Total Revenue	27,729,551	27,930,572	27,991,140	29,645,644	649,910	603,117
Total Resources	68,328,030	69,113,835	69,566,621	74,681,658	40,595,834	24,316,090
Requirements						
Administration						
A00030-Debt Management-ISC	43,975	32,610	32,610	32,610	32,610	-
A00646-URA Administration-ISC	40,000	-	-	-	-	-
Administration Total	83,975	32,610	32,610	32,610	32,610	-
Economic Development						
Traded Sector						
A00381-Lean Manufacturing-ISC	20,000	20,000	20,000	-	-	-
Community Economic Development						
A00122-Community Development-ISC	150,000	200,000	-	-	-	-
A00106-NPI & Main St Network-ISC	50,000	25,000	-	-	-	-
Economic Development Total	220,000	245,000	20,000	-	-	-
Housing						
A00171-Affordable Housing-ISC	25,238,199	18,480,455	18,105,772	28,056,835	3,707,409	-
A00516-N/NE Middle Inc Hsg-ISC	1,729,929	600,000	-	-	-	-
Housing Total	26,968,128	19,080,455	18,105,772	28,056,835	3,707,409	-
Infrastructure						
Transportation						
A00250-Lombard Investment-ISC	700,000	-	-	-	-	-
Infrastructure Total	700,000	-	-	-	-	-
Property Redevelopment						
Commercial Property Lending						
A00366-CPRL-General-ISC	4,266,667	2,850,000	2,500,000	-	-	-
A00527-CPRL-PIP Match-ISC	583,333	-	-	-	-	-
Real Estate Management						
A00333-MLK Alberta-ISC	243,280	260,828	263,247	274,138	276,705	285,672
A00335-Nelson Bldg-Indust-ISC	103,872	121,187	122,657	125,199	127,565	129,931
A00336-Spar-Tek Building-ISC	35,593	236,884	37,961	39,038	40,115	41,192
A00337-Argyle Lot-ISC	11,864	-	-	-	-	-
A00338-3620 NE MLK Prkng-ISC	32,967	29,215	29,241	-	-	-
A00515-MLK Heritage Markers-ISC	3,000	3,000	3,000	-	-	-
A00552-Albina Triangle Garage-GTW	7,750	21,750	-	-	-	-
Real Estate Disposition						
Redevelopment Strategy						
A00341-Project Development-ISC	0	-	-	3,200,000	10,000,000	10,000,000
A00515-MLK Heritage Markers-ISC	225,000	-	-	-	-	-
A00532-Legacy project-ISC	42,000	24,000	-	-	-	-
Redevelopment Grants						
A00131-CLG-General-ISC	891,900	591,900	91,900	91,900	-	-
A00502-Prosperity Investment Program (PIP) Grant-ISC	1,242,800	842,800	342,800	303,556	-	-
A00640-Lombard PIP-ISC	500,000	-	-	-	-	-
Property Redevelopment Total	8,190,026	4,981,564	3,390,806	4,033,831	10,444,385	10,456,795
Total Program Expenditures	36,162,129	24,339,629	21,549,188	32,123,276	14,184,404	10,456,795
Personnel Services	396,273	808,786	729,012	645,419	674,205	300,289
Total Fund Expenditures	36,558,402	25,148,415	22,278,200	32,768,695	14,858,609	10,757,084
Interfund Transfers - Indirect Charges	2,758,540	2,389,939	2,252,407	1,967,039	2,024,252	1,176,105
Contingency	29,011,088	41,575,481	45,036,014	39,945,924	23,712,973	12,382,901
Total Fund Requirements	68,328,030	69,113,835	69,566,621	74,681,658	40,595,834	24,316,090

Financial Summary Five-Year Forecast

<u>Lents Town Center TIF Fund</u>	<u>Revised 2 FY 2020-21</u>	<u>Proposed FY 2021-22</u>	<u>Forecast FY 2022-23</u>	<u>Forecast FY 2023-24</u>	<u>Forecast FY 2024-25</u>	<u>Forecast FY 2025-26</u>
Resources						
Beginning Fund Balance	9,818,990	17,819,361	23,309,201	27,867,332	21,045,339	17,498,455
Revenue						
Fees and Charges	1,399	1,338	-	-	-	-
Interest on Investments	652,077	424,023	258,504	128,963	35,904	-
Loan Collections	467,775	560,100	611,250	611,250	610,392	571,808
TIF - Short Term Debt	15,020,591	14,985,000	14,147,499	-	-	-
Property Sales	0	155,000	-	-	-	-
Rent and Property Income	0	3,600	50,000	-	285,388	-
Reimbursements	18,540	19,096	19,669	20,259	20,867	21,475
Total Revenue	16,160,382	16,148,157	15,086,922	760,472	952,551	593,283
Total Resources	25,979,372	33,967,518	38,396,123	28,627,804	21,997,890	18,091,738
Requirements						
Administration						
A00029-Debt Management-LTC	50,016	38,243	38,243	20,000	20,000	20,000
Administration Total	50,016	38,243	38,243	20,000	20,000	20,000
Economic Development						
Traded Sector						
A00113-Business Development-LTC	20,000	20,000	-	-	-	-
Community Economic Development						
A00121-Community Development-LTC	50,000	50,000	-	-	-	-
Business Lending						
A00208-BL -General-LTC	300,300	300,300	100,000	100,000	-	-
Economic Development Total	370,300	370,300	100,000	100,000	-	-
Housing						
A00170-Affordable Housing-LTC	3,042,251	3,313,952	4,977,660	2,040,959	214,086	-
Housing Total	3,042,251	3,313,952	4,977,660	2,040,959	214,086	-
Infrastructure						
Transportation						
A00243-Foster-52nd to 82nd-LTC	650,000	-	-	-	-	-
A00653-Springwater Connector-LTC	700,000	-	-	-	-	-
Infrastructure Total	1,350,000	-	-	-	-	-
Property Redevelopment						
Commercial Property Lending						
A00365-CPRL-General-LTC	4,001,000	3,001,000	2,000,000	1,000,000	-	-
Real Estate Management						
A00325-Lents Little Lge Fld-LTC	20,000	29,000	-	-	-	-
A00329-MetroAuto Bldg & Lot-LTC	21,689	22,875	23,448	24,038	24,646	25,254
A00330-ArchctctIronPrdctBldg-LTC	32,481	34,289	34,542	34,796	35,050	35,304
A00554-Dagel Triangle-LTC	8,925	18,372	9,000	9,000	9,000	9,000
A00557-Tate Lot-LTC	14,260	21,850	22,466	23,115	23,764	24,413
Real Estate Disposition						
Redevelopment Strategy						
A00331-Project Development-LTC	1,000,000	1,000,000	1,000,000	2,200,000	2,000,000	5,000,000
Redevelopment Grants						
A00130-CLG-General-LTC	270,000	570,000	280,000	280,000	280,000	280,000
A00501-Prosperity Investment Program (PIP) Grant-LTC	500,000	500,000	500,000	500,000	500,000	500,000
Property Redevelopment Total	5,868,355	5,197,386	3,869,456	4,070,949	2,872,460	5,873,971
Total Program Expenditures	10,680,922	8,919,881	8,985,359	6,231,908	3,106,546	5,893,971
Personnel Services	750,401	246,447	222,143	196,668	205,439	91,503
Total Fund Expenditures	11,431,323	9,166,328	9,207,502	6,428,576	3,311,985	5,985,474
Interfund Transfers - Indirect Charges	2,385,471	1,491,989	1,321,289	1,153,889	1,187,450	689,917
Contingency	12,162,578	23,309,201	27,867,332	21,045,339	17,498,455	11,416,347
Total Fund Requirements	25,979,372	33,967,518	38,396,123	28,627,804	21,997,890	18,091,738

Financial Summary Five-Year Forecast

NPI TIF Fund	Revised 2 FY 2020-21	Proposed FY 2021-22	Forecast FY 2022-23	Forecast FY 2023-24	Forecast FY 2024-25	Forecast FY 2025-26
Resources						
Beginning Fund Balance	1,556,688	1,546,035	761,448	244,639	13,234	13,234
Revenue						
Grants - State & Local	982,007	132,025	-	-	-	-
TIF - Short Term Debt	346,715	158,012	61,899	-	-	-
Total Revenue	1,328,722	290,037	61,899	-	-	-
Total Resources	2,885,410	1,836,072	823,347	244,639	13,234	13,234
Requirements						
Economic Development						
Community Economic Development						
A00092-Neighborhood Prosperity-42AV	810	-	-	-	-	-
A00093-Neighborhood Prosperity-CLBV	100,000	73,972	-	-	-	-
A00094-Neighborhood Prosperity-PKRS	100,000	94,196	50,562	-	-	-
A00095-Neighborhood Prosperity-RSWD	100,000	163,948	124,388	-	-	-
A00096-Neighborhood Prosperity-DVM	100,000	100,000	142,973	77,783	-	-
A00097-Neighborhood Prosperity-82DV	80,000	80,000	80,000	80,000	-	-
A00484-NPI Shared-42AV	150,000	33,509	-	-	-	-
A00486-NPI Shared-CLBV	100,000	120,000	-	-	-	-
A00487-NPI Shared-PKRS	120,000	100,000	33,952	-	-	-
A00488-NPI Shared-RSWD	100,000	34,403	-	-	-	-
A00489-NPI Shared-DVM	125,000	100,000	12,660	-	-	-
A00490-NPI Shared-82DV	100,000	100,000	100,000	100,090	-	-
Economic Development Total	1,175,810	1,000,028	544,535	257,873	-	-
Total Program Expenditures	1,175,810	1,000,028	544,535	257,873	-	-
Total Fund Expenditures	1,175,810	1,000,028	544,535	257,873	-	-
Interfund Transfers - Indirect Charges	87,361	74,596	34,173	-	-	-
Interfund Transfers - Cash Transfers	60,000	-	-	-	-	-
Contingency	1,562,239	761,448	244,639	13,234	13,234	13,234
Total Fund Requirements	2,885,410	1,836,072	823,347	244,639	13,234	13,234

Financial Summary Five-Year Forecast

<u>North Macadam TIF Fund</u>	<u>Revised 2 FY 2020-21</u>	<u>Proposed FY 2021-22</u>	<u>Forecast FY 2022-23</u>	<u>Forecast FY 2023-24</u>	<u>Forecast FY 2024-25</u>	<u>Forecast FY 2025-26</u>
Resources						
Beginning Fund Balance	32,227,798	37,832,165	6,754,237	11,520,127	4,300,691	10,781,872
Revenue						
Interest on Investments	235,238	3,270	79,651	104,893	218,978	-
TIF - Short Term Debt	17,269,358	16,983,000	16,983,000	16,983,000	16,983,000	-
TIF - Long Term Debt	0	-	-	-	5,376,292	-
Rent and Property Income	71,766	143,446	184,183	223,853	279,691	349,489
Reimbursements	1,250,333	-	-	-	-	-
Total Revenue	18,826,695	17,129,716	17,246,834	17,311,746	22,857,961	349,489
Total Resources	51,054,493	54,961,881	24,001,071	28,831,873	27,158,653	11,131,361
Requirements						
Administration						
A00024-Debt Management-NMC	29,972	15,337	15,337	20,000	20,000	20,000
Administration Total	29,972	15,337	15,337	20,000	20,000	20,000
Housing						
A00165-Affordable Housing-NMC	14,353,228	17,671,828	2,387,419	18,792,151	1,418,457	-
Housing Total	14,353,228	17,671,828	2,387,419	18,792,151	1,418,457	-
Infrastructure						
Transportation						
A00589-Infrastructure Investments-NMC	3,300,000	3,475,000	3,750,000	2,000,000	3,000,000	-
Public Facilities						
A00655-SW 4th Ave-NMC	3,000,000	-	-	-	-	-
Infrastructure Total	6,300,000	3,475,000	3,750,000	2,000,000	3,000,000	-
Property Redevelopment						
Commercial Property Lending						
A00360-CPRL-General-NMC	500,000	-	-	-	-	-
Real Estate Management						
A00273-RiverPlace Prkng-NMC	105,408	81,945	85,958	92,434	98,480	107,422
A00560-South Waterfront Lot 4-NMC	8,300	17,300	-	-	-	-
A00618-Portland Center Park	1,000	1,000	-	-	-	-
Real Estate Disposition						
Redevelopment Strategy						
A00274-Project Development-NMC	20,000,000	20,000,000	-	-	10,000,000	9,400,000
A00533-University Place-NMC	0	5,100,000	4,500,000	-	-	-
A00633-Fourth Avenue Bldg-NMC	0	-	-	2,000,000	-	-
Property Redevelopment Total	20,614,708	25,200,245	4,585,958	2,092,434	10,098,480	9,507,422
Total Program Expenditures	41,297,908	46,362,410	10,738,714	22,904,585	14,536,937	9,527,422
Personnel Services	285,856	139,302	134,467	222,530	394,939	534,865
Total Fund Expenditures	41,583,764	46,501,712	10,873,181	23,127,115	14,931,876	10,062,287
Interfund Transfers - Indirect Charges	1,689,368	1,705,932	1,607,762	1,404,067	1,444,905	839,500
Contingency	7,781,361	6,754,237	11,520,127	4,300,691	10,781,872	229,574
Total Fund Requirements	51,054,493	54,961,881	24,001,071	28,831,873	27,158,653	11,131,361

**Financial Summary
Five-Year Forecast**

River District TIF Fund	Revised 2 FY 2020-21	Proposed FY 2021-22	Forecast FY 2022-23	Forecast FY 2023-24	Forecast FY 2024-25	Forecast FY 2025-26
Resources						
Beginning Fund Balance	72,237,857	56,355,296	7,260,463	3,887,162	(2,275,956)	(869,628)
Revenue						
Fees and Charges	3,578	3,616	2,110	-	-	-
Grants - Federal except HCD	200,000	-	-	-	-	-
Interest on Investments	895,354	470,737	95,475	-	-	-
Loan Collections	361,560	502,065	562,281	543,408	5,833,662	42,083
TIF - Short Term Debt	11,140,985	-	-	-	-	-
Property Sales	0	-	8,000,000	6,000,000	-	-
Rent and Property Income	1,312,778	2,014,997	2,446,726	2,576,789	2,699,728	2,866,614
Reimbursements	90,000	13,687	14,098	14,521	14,956	15,405
Transfers In	69,951,421	-	-	-	-	-
Total Revenue	83,955,676	3,005,102	11,120,690	9,134,718	8,548,346	2,924,102
Total Resources	156,193,533	59,360,398	18,381,153	13,021,880	6,272,390	2,054,474
Requirements						
Administration						
A00025-Debt Management-RVD	1,064,974	1,033,098	33,098	33,098	33,098	-
Administration Total	1,064,974	1,033,098	33,098	33,098	33,098	-
Housing						
A00166-Affordable Housing-RVD	1,517,214	9,366,715	6,133,383	-	-	-
Housing Total	1,517,214	9,366,715	6,133,383	-	-	-
Property Redevelopment						
Real Estate Management						
A00276-Post Office-RVD	1,295,534	777,923	644,923	544,923	459,923	459,923
A00278-4th and Burnside-RVD	27,725	34,558	34,558	34,558	9,000	9,000
A00285-Block Y-RVD	83,200	86,493	88,267	90,128	91,778	93,496
A00286-Union Station-RVD	1,502,232	1,684,650	1,739,184	1,798,287	1,858,081	1,919,944
A00288-Centennial Mills-RVD	515,830	416,264	466,932	9,000	9,000	9,000
A00290-Station Place Prkng-RVD	744,975	807,661	649,082	671,074	680,313	694,552
A00291-Block R-RVD	22,550	34,128	34,734	35,371	36,008	36,645
A00292-One Waterfront North-RVD	0	9,000	9,000	9,000	19,652	19,652
A00293-Old Fire Station Mgmt-RVD	461,695	280,685	-	-	-	-
A00558-RD Small Lots - 9th & Naito-RVD	7,875	17,269	17,682	18,116	18,572	19,028
A00587-Block 25-RVD	76,400	35,054	35,054	35,054	-	-
Real Estate Predevelopment						
A00276-Post Office-RVD	12,292,782	22,660,000	55,000	7,957,000	-	-
A00278-4th and Burnside-RVD	5,000	5,000	5,000	5,000	-	-
A00293-Old Fire Station Mgmt-RVD	5,000	-	-	-	-	-
A00587-Block 25-RVD	50,000	-	-	-	-	-
A00620-Post Office Grant-RVD	200,000	-	-	-	-	-
Real Estate Disposition						
A00288-Centennial Mills-RVD	100,000	300,000	-	-	-	-
A00293-Old Fire Station Mgmt-RVD	-	905,000	5,000	5,000	-	-
Redevelopment Strategy						
A00038-Superfund-RVD	436,360	382,320	46,080	79,200	79,200	-
A00279-Broadway Corridor-RVD	229,000	-	-	-	-	-
A00517-OT/CT Investment & Parking-RVD	2,000,000	8,451,177	-	-	-	-
Redevelopment Grants						
A00390-CLG-General-RVD	550,000	100,000	100,000	100,000	-	-
A00497-Prosperity Investment Program (PIP) Grant-RVD	300,000	150,000	150,000	150,000	-	-
Property Redevelopment Total	20,906,158	37,137,182	4,080,496	11,541,711	3,261,527	3,261,240
Total Program Expenditures	23,488,346	47,536,995	10,246,977	11,574,809	3,294,625	3,261,240
Personnel Services	753,491	1,298,302	1,170,243	1,036,067	1,082,282	482,057
Total Fund Expenditures	24,241,837	48,835,297	11,417,220	12,610,876	4,376,907	3,743,297
Interfund Transfers - Indirect Charges	4,365,834	3,264,637	3,076,771	2,686,960	2,765,112	1,606,550
Interfund Transfers - Cash Transfers	70,201,392	-	-	-	-	-
Contingency	57,384,470	7,260,463	3,887,162	(2,275,956)	(869,628)	(3,295,373)
Total Fund Requirements	156,193,533	59,360,398	18,381,153	13,021,880	6,272,390	2,054,474

Financial Summary Five-Year Forecast

<u>South Park Blocks TIF Fund</u>	<u>Revised 2 FY 2020-21</u>	<u>Proposed FY 2021-22</u>	<u>Forecast FY 2022-23</u>	<u>Forecast FY 2023-24</u>	<u>Forecast FY 2024-25</u>	<u>Forecast FY 2025-26</u>
Resources						
Beginning Fund Balance	5,318,304	5,005,604	4,093,331	2,809,414	1,568,777	320,830
Revenue						
Fees and Charges	500	2,734	-	-	-	-
Interest on Investments	90,822	45,131	5,210	5,335	5,530	-
Loan Collections	28,611	347,396	-	-	-	-
Total Revenue	119,933	395,261	5,210	5,335	5,530	-
Total Resources	5,438,237	5,400,865	4,098,541	2,814,749	1,574,307	320,830
Requirements						
Administration						
A00026-Debt Management-SPB	9,679	7,821	7,821	-	-	-
Administration Total	9,679	7,821	7,821	-	-	-
Housing						
A00167-Affordable Housing-SPB	145,056	-	-	-	-	-
Housing Total	145,056	-	-	-	-	-
Property Redevelopment						
Redevelopment Strategy						
A00297-Project Development-SPB	200,000	1,000,000	1,000,000	1,000,000	1,000,000	-
Redevelopment Grants						
A00498-Prosperity Investment Program (PIP) Grant-SPB	57,510	-	-	-	-	-
Property Redevelopment Total	257,510	1,000,000	1,000,000	1,000,000	1,000,000	-
Total Program Expenditures	412,245	1,007,821	1,007,821	1,000,000	1,000,000	-
Personnel Services	0	28,226	25,442	22,525	23,530	10,481
Total Fund Expenditures	412,245	1,036,047	1,033,263	1,022,525	1,023,530	10,481
Interfund Transfers - Indirect Charges	20,388	271,487	255,864	223,447	229,947	133,601
Contingency	5,005,604	4,093,331	2,809,414	1,568,777	320,830	176,748
Total Fund Requirements	5,438,237	5,400,865	4,098,541	2,814,749	1,574,307	320,830

Financial Summary Five-Year Forecast

<u>Willamette Industrial TIF Fund</u>	<u>Revised 2 FY 2020-21</u>	<u>Proposed FY 2021-22</u>	<u>Forecast FY 2022-23</u>	<u>Forecast FY 2023-24</u>	<u>Forecast FY 2024-25</u>	<u>Forecast FY 2025-26</u>
Resources						
Beginning Fund Balance	4,332,824	4,203,668	2,045,956	407,912	300,558	198,181
Revenue						
Interest on Investments	49,415	23,860	32,074	41,475	51,084	-
Total Revenue	49,415	23,860	32,074	41,475	51,084	-
Total Resources	4,382,239	4,227,528	2,078,030	449,387	351,642	198,181
Requirements						
Property Redevelopment						
Redevelopment Strategy						
A00354-Project Development-WLI	100,000	2,000,000	1,500,000	-	-	-
Property Redevelopment Total	100,000	2,000,000	1,500,000	-	-	-
Total Program Expenditures	100,000	2,000,000	1,500,000	-	-	-
Personnel Services	78,571	24,453	22,040	19,512	20,383	9,079
Total Fund Expenditures	178,571	2,024,453	1,522,040	19,512	20,383	9,079
Interfund Transfers - Indirect Charges	0	157,119	148,078	129,317	133,078	77,319
Contingency	4,203,668	2,045,956	407,912	300,558	198,181	111,783
Total Fund Requirements	4,382,239	4,227,528	2,078,030	449,387	351,642	198,181



PROSPER
PORTLAND

Building an Equitable Economy

222 NW Fifth Avenue
Portland, OR 97209-3859
Tel: (503) 823-3200
Fax: (503) 823-3368
TTY: (503) 823-3366