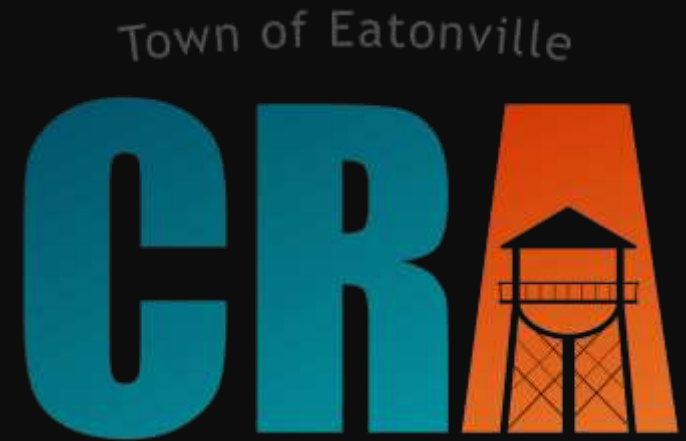
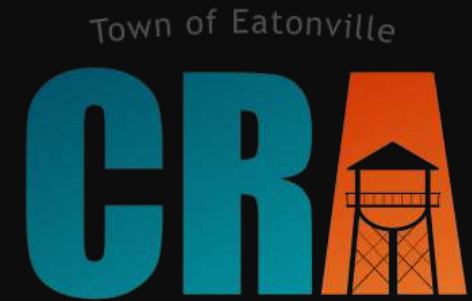


CRA Financial Update

Town of Eatonville CRA
February 2026



Executive Summary



The Town of Eatonville Community Redevelopment Agency (CRA) entered February 2026 with a beginning cash balance of approximately \$870,046 and ended the period with \$766,291, reflecting a net decrease of approximately \$103,755 (12%) over the month.

This represents a significant improvement from January's decline and reflects a transition toward more controlled financial activity. Expenditures during the period were primarily associated with planned redevelopment initiatives, including infrastructure, professional services, and capital projects, rather than recurring operational costs.



Executive Summary – Key Takeaways

- Cash decreased from ~\$870K to ~\$766K (-12%)
- Total spending of ~\$105K driven by capital and professional services
- Minimal operating inflow (~\$2.1K)
- Burn rate significantly reduced from January levels
- Estimated runway improved to ~7–8 months
- Spending reflects controlled redevelopment phase—not structural deficit



Cash Position

- Beginning Balance: ~\$870,046
- Ending Balance: ~\$766,291
- Net Change: -\$103,755 (-12%)

- Cash levels stabilized compared to January, reflecting improved pacing of expenditures.



KPI Dashboard

- Monthly Burn Rate: ~\$104K
- Ending Cash: ~\$766K
- Estimated Runway: ~7–8 months

- Capital spending remains primary use of funds
- Operational costs remain relatively low



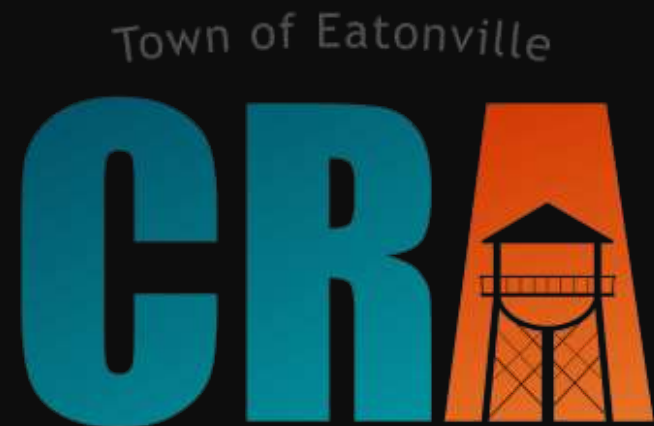
Risks & Strategic Insights

- Short-term liquidity risk if spending accelerates
- Continued reliance on reserve funds
- Improved financial pacing reduces immediate risk
- Need to align project timing with available cash

- Overall trend indicates stabilization following January peak spending

Board Considerations

- Prioritize high-impact redevelopment projects
- Maintain minimum reserve thresholds
- Monitor burn rate monthly
- Align capital spending with revenue timing
- Evaluate additional funding opportunities if needed





Conclusion

- February 2026 reflects a stabilization period for the CRA following January's peak investment cycle. Financial activity demonstrates improved expenditure control while continuing to advance redevelopment initiatives.
- With continued oversight and disciplined financial management, the CRA is well-positioned to sustain its redevelopment strategy while preserving long-term financial stability.

The February 2026 financial results reflect a **positive shift toward financial stabilization**, with significantly reduced cash outflows and improved liquidity management. While the CRA remains in an active redevelopment phase, the current trajectory demonstrates **greater fiscal discipline and sustainability**. With continued oversight and strategic pacing of expenditures, the CRA is well-positioned to advance its redevelopment goals while preserving financial health.