URBAN REDEVELOPMENT AGENCY FUND

Operating Cash:

	Beginning Budget	Deposits	WDs and Debits	Ending Balance
URA Army Checking 4594	3,699,926	13,038,447	13,088,228	3,650,145
URA Kroger Checking 4610	2,792,264	6,594	-	2,798,859
Total Operating Cash:	**6,492,190**	**13,045,041**	**13,088,228**	**6,449,003**

Operating Revenue:

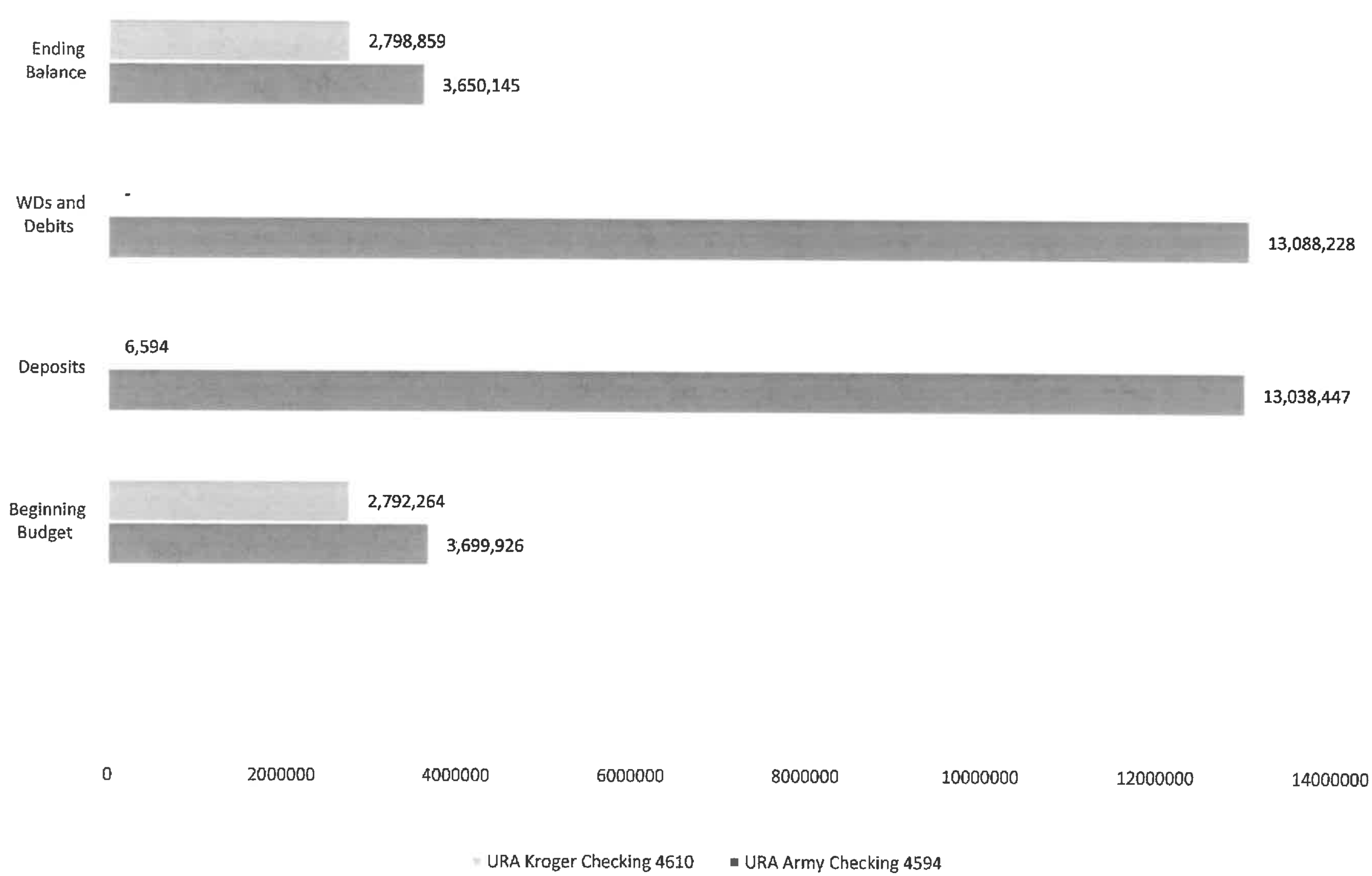
	Budget	YTD Actual	Encumbrance	Budget Balance
Investment Income	150,000	1,229,647	-	(1,079,647)
Lease Income	15,000	18,204	-	(3,204)
Miscellaneous Revenue	5,000	-		5,000
Transfer from Other Funds	450,000	30,000,000	-	(29,550,000)
Transfer From General Fund	900,000	2,803,870	-	(1,903,870)
Easement Compensation	-	300	-	(300)
Residual Equity - Fund Balance	-	-	-	-
Sale of Property - Proceeds	14,000,000	13,728,673	-	271,328
Total Other Financing Sources:	**15,520,000**	**47,780,693**	**-**	**(32,260,693)**

Operating Expense:

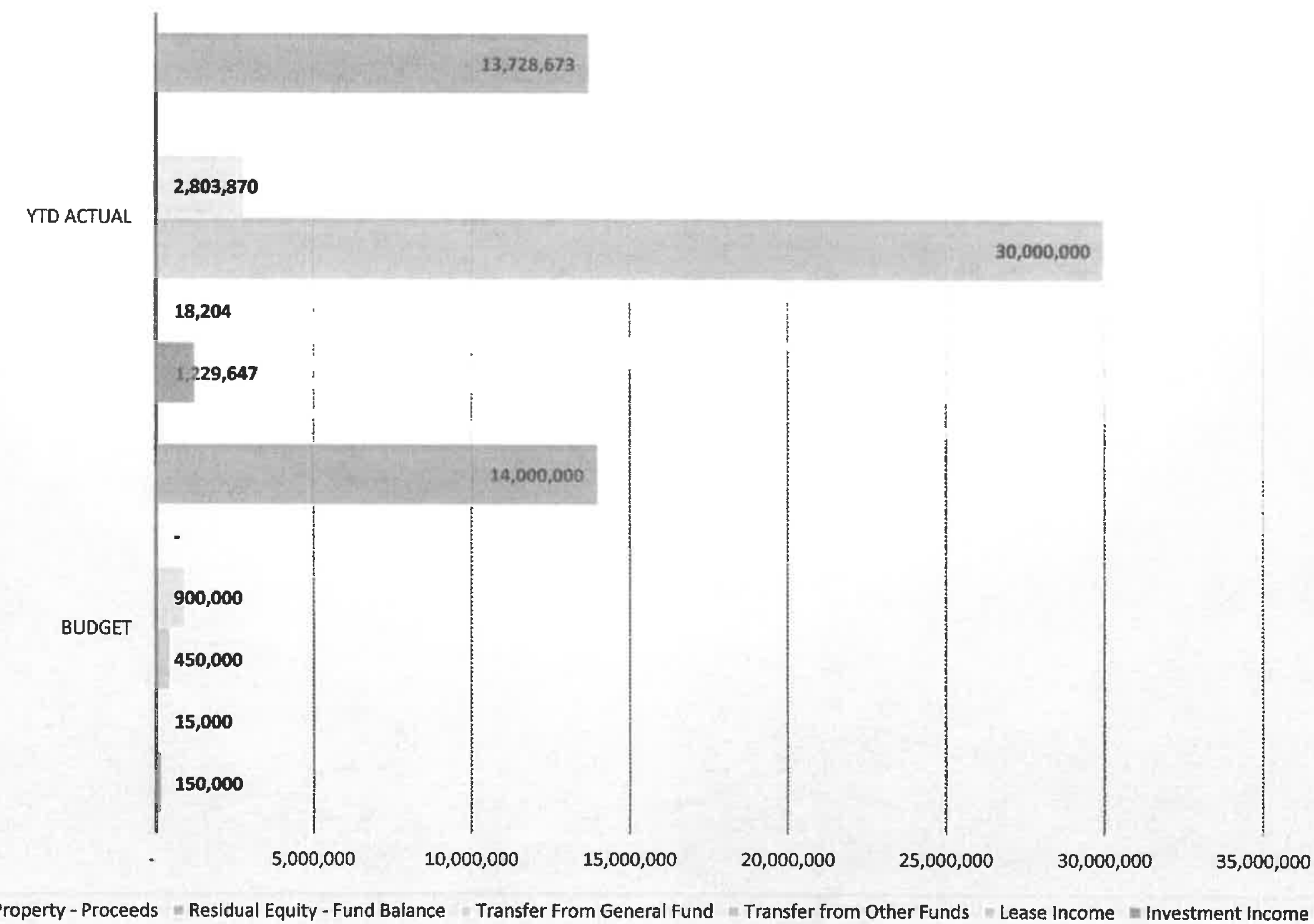
	Budget	YTD Actual	Encumbrance	Budget Balance	% Used
Salaries	105,000	-	-	105,000	0%
Development Fees	174,000	685,434	-	(511,434)	394%
Bank Service Fees	2,500	635	-	1,865	25%
Computer Equip & Maint	5,000	-	7,168	(2,168)	143%
Postage Shipping & Courier	350	-	-	350	0%
Travel for Employees	1,500	-	-	1,500	0%
Training & Conferences	4,000	3,028	-	972	76%
Meetings & Events	3,000	1,813	-	1,187	60%
Public Relations	80,000	-	-	80,000	0%
Consulting Services	385,000	84,741	96,080	204,179	47%
Gillem Celebration	40,000	-	-	40,000	0%
Architects Fees	80,000	-	-	80,000	0%
Financial Consulting	20,000	1,350	-	18,650	7%
Professional Services	210,000	144,875	60,628	4,498	98%
Electric Utilities	6,000	-	-	6,000	0%
Water & Sewer	35,000	-	-	35,000	0%
Gas Utilities	2,500	420	-	2,080	17%
Insurance Prop and Casualty	13,000	10,487	-	2,513	81%
Office Supplies	1,000	801	-	199	80%
URA Bond Payment	1,100,000	-	-	1,100,000	0%
Cost of Sales (Land)	25,000	-	-	25,000	0%
Advertising	5,000	-	-	5,000	0%
Printing	1,000	108	-	892	11%
Repair & Maintenance	5,000	-	-	5,000	0%
Capital Outlay	105,000	-	-	105,000	0%
Infrastructure - RD Widening	150,000	-	-	150,000	0%
Anvil Block RD Improvements	150,000	-	-	150,000	0%
Interest	350,000	325,235	-	24,765	0%
Transfer to GF	-	446,138		(446,138)	0%
Reserve	20,000	-	-	20,000	0%
Total Expense:	**3,078,850**	**1,705,066**	**163,876**	**1,209,908**	61%

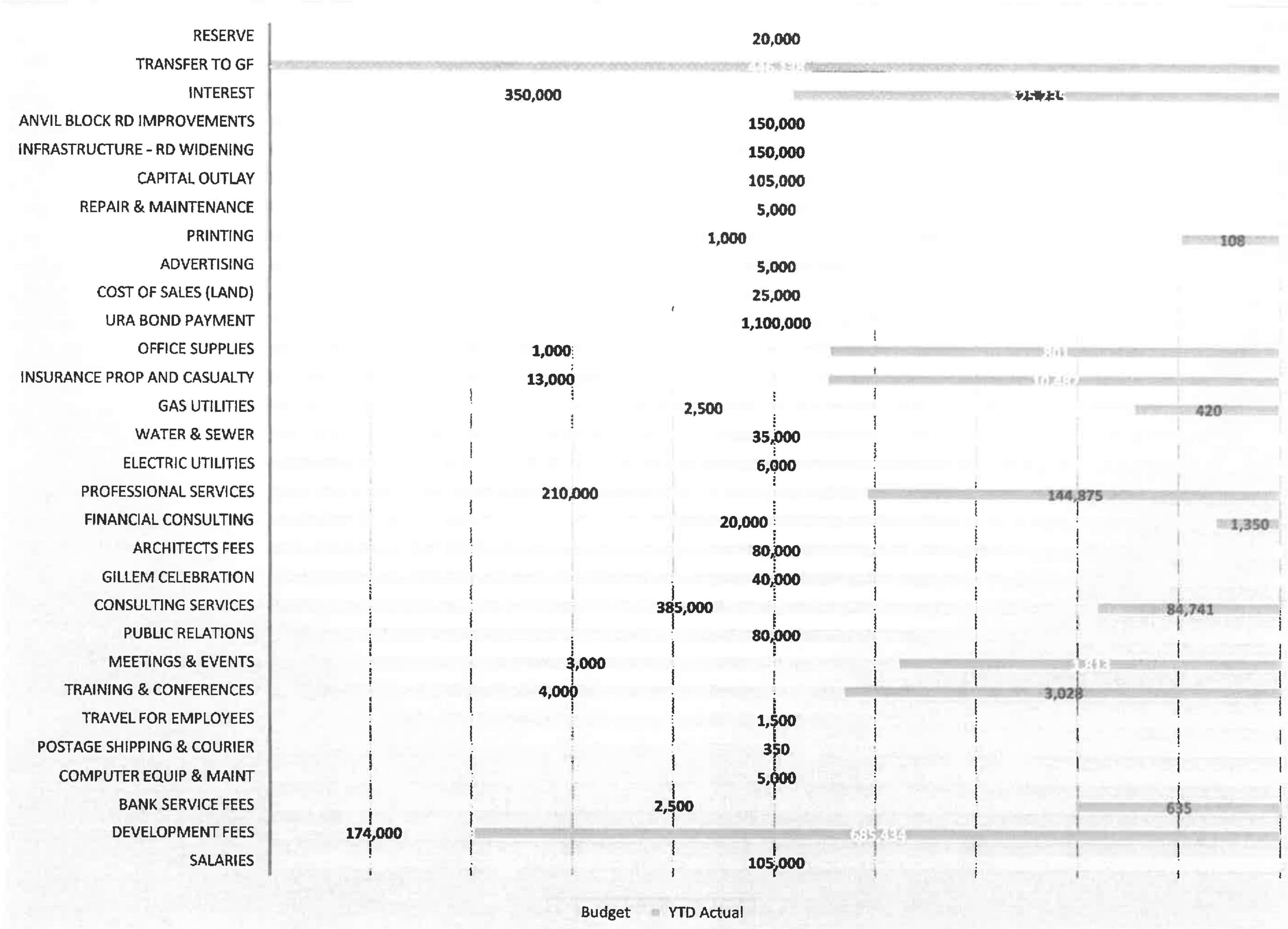
Total Net Position as of April 2025:	**12,441,150**	**46,075,627**	**(163,876)**	**(33,470,601)**

Operating Cash



Operating Revenues





RESERVE
TRANSFER TO GF
INTEREST
ANVIL BLOCK RD IMPROVEMENTS
INFRASTRUCTURE - RD WIDENING
CAPITAL OUTLAY
REPAIR & MAINTENANCE
PRINTING
ADVERTISING
COST OF SALES (LAND)
URA BOND PAYMENT
OFFICE SUPPLIES
INSURANCE PROP AND CASUALTY
GAS UTILITIES
WATER & SEWER
ELECTRIC UTILITIES
PROFESSIONAL SERVICES
FINANCIAL CONSULTING
ARCHITECTS FEES
GILLEM CELEBRATION
CONSULTING SERVICES
PUBLIC RELATIONS
MEETINGS & EVENTS
TRAINING & CONFERENCES
TRAVEL FOR EMPLOYEES
POSTAGE SHIPPING & COURIER
COMPUTER EQUIP & MAINT
BANK SERVICE FEES
DEVELOPMENT FEES
SALARIES
20,000
350,000
150,000
150,000
105,000
5,000
1,000
108
5,000
25,000
1,100,000
1,000
13,000
2,500
420
35,000
6,000
210,000
144,875
20,000
1,350
80,000
40,000
385,000
84,741
80,000
3,000
4,000
3,028
1,500
350
5,000
2,500
635
174,000
105,000
Budget
YTD Actual

5/05/2025 11:45 AM REGULAR DEPARTMENT PAYMENT REPORT PAGE: 1

VENDOR SET: 01 FOREST PARK, GA BANK: ALL

FUND : 585 URA FUND

INVOICE DATE RANGE: 1/01/1998 THRU 99/99/9999

PAY DATE RANGE: 4/01/2025 THRU 4/30/2025

BUDGET TO USE: CB-CURRENT BUDGET

VENDOR	NAME	ITEM #	G/L ACCOUNT	NAME	DESCRIPTION	CHECK #	AMOUNT
01-231677	FALCON DESIGN CONSULTA	I-44701	585 22-7310-52-1205	PROFESSIONAL :	URA- METCALF EXTENSI	002438	1,092.50
					VENDOR 01-231677	TOTALS	1,092.50
01-232707	TRUIST CARD SERVICES 4	I-2401651559	585 22-1510-52-1101	BANKING/CR CA:	CREDIT CARD	002436	35.50
01-232707	TRUIST CARD SERVICES 4	I-2500499022	585 22-1510-52-1101	BANKING/CR CA:	CREDIT CARD	002436	35.50
					VENDOR 01-232707	TOTALS	71.00
01-233031	PARTNERSHIP FOR SOUTHE	I-FPMAR00025	585 22-7310-52-1201	CONSULTING :	URA SERVICES- BLANKE	002435	10,500.00
					VENDOR 01-233031	TOTALS	10,500.00
01-233036	TUNNELL, SPRANGER & AS	I-30490	585 22-7310-52-1205	PROFESSIONAL :	URA SERVICES	002439	1,598.75
					VENDOR 01-233036	TOTALS	1,598.75
01-233071	BRUCE R. PENN	I-PHA 24076	585 22-7310-52-1205	PROFESSIONAL :	1.754 ACRES	002437	4,000.00
01-233071	BRUCE R. PENN	I-PHA 24077	585 22-7310-52-1205	PROFESSIONAL :	1.457 ACRES	002437	3,000.00
					VENDOR 01-233071	TOTALS	7,000.00
				VENDOR SET 585	URA FUND	TOTAL:	20,262.25
						REPORT GRAND TOTAL:	20,262.25

SELECTION CRITERIA

VENDOR SET: 01 FOREST PARK, GA
INVOICE DATE RANGE: 1/01/1998 THRU 99/99/9999
PAY DATE RANGE: 4/01/2025 THRU 4/30/2025
BANK: ALL
BUDGET: CB-CURRENT BUDGET
SEQUENCE: VENDOR NUMBER
REPORT TYPE: 1 LINE
TOTALS ONLY: NO
PRINT PROJECTS: YES
PRINT STUB COMMENTS: NO

DEPARTMENT OPTIONS

SEPARATE BY DEPARTMENT: NO
G/L RANGE: 585-00-0000-00-0000 THRU 585-99-9999-99-9999
DEPARTMENT RANGE: THRU ZZZZ
PAGE BREAK BY DEPARTMENT: YES
CHECK RANGE: 000000 THRU 999999

** END OF REPORT **

585-URA FUND
FINANCIAL SUMMARY

% OF YEAR COMPLETED: 83.33

	CURRENT BUDGET	CURRENT PERIOD	YEAR TO DATE ACTUAL	TOTAL ENCUMBERED	BUDGET BALANCE	% YTD BUDGET
REVENUE SUMMARY						
INVESTMENT INCOME	150,000	0.00	1,229,646.77	0.00	(1,079,646.77)	819.76
MISCELLANEOUS REVENUE	20,000	4,519.44	18,503.94	0.00	1,496.06	92.52
TOTAL REVENUES	170,000	4,519.44	1,248,150.71	0.00	(1,078,150.71)	734.21
EXPENDITURE SUMMARY						
MISC						
ADMINISTRATION						
PURCHASED/CONTRACT SERV.	174,000	685,433.63	685,433.63	0.00	(511,433.63)	393.93
TOTAL ADMINISTRATION	174,000	685,433.63	685,433.63	0.00	(511,433.63)	393.93
FINANCE						
PERSONAL SERV. & EE BENE	105,000	0.00	0.00	0.00	105,000.00	0.00
PURCHASED/CONTRACT SERV.	857,550	28,302.25	247,038.30	163,875.94	446,635.76	47.92
SUPPLIES	1,144,500	0.00	1,221.03	0.00	1,143,278.97	0.11
CAPITAL OUTLAYS	405,000	0.00	0.00	0.00	405,000.00	0.00
OTHER COSTS	45,000	0.00	0.00	0.00	45,000.00	0.00
LOAN	350,000	0.00	325,235.30	0.00	24,764.70	92.92
OTHER USES	0	0.00	446,137.83	0.00	(446,137.83)	0.00
TOTAL FINANCE	2,907,050	28,302.25	1,019,632.46	163,875.94	1,723,541.60	40.71
TOTAL EXPENDITURES	3,081,050	713,735.88	1,705,066.09	163,875.94	1,212,107.97	60.66
REVENUE OVER/(UNDER) EXPENDITURES	(2,911,050)	(709,216.44)	(456,915.38)	(163,875.94)	(2,290,258.68)	
OTHER SOURCES	15,350,000	13,708,672.50	46,532,542.50	0.00	(31,182,542.50)	303.14
NET OTHER FINANCING SOURCES & USES	15,350,000	13,708,672.50	46,532,542.50	0.00	(31,182,542.50)	303.14
REVENUES & OTHER SOURCES OVER/ (UNDER) EXPENDITURES & OTHER USES	12,438,950	12,999,456.06	46,075,627.12	(163,875.94)	(33,472,801.18)	

CITY OF FOREST PARK
REVENUE & EXPENSE REPORT (UNAUDITED)
AS OF: APRIL 30TH, 2025

585-URA FUND

% OF YEAR COMPLETED: 83.33

REVENUES	CURRENT BUDGET	CURRENT PERIOD	YEAR TO DATE ACTUAL	TOTAL ENCUMBERED	BUDGET BALANCE	% YTD BUDGET
TAXES						
INTERGOVERNMENTAL REV.						
CHARGES FOR SERVICES						
INVESTMENT INCOME						
585-00-0000-36-1000 INTEREST INCOME	150,000	0.00	1,229,646.77	0.00	(1,079,646.77)	819.76
TOTAL INVESTMENT INCOME	150,000	0.00	1,229,646.77	0.00	(1,079,646.77)	819.76
CONTRIB & DONATIONS-PRIV						
MISCELLANEOUS REVENUE						
585-00-0000-38-1000 LEASE INCOME	15,000	4,519.44	18,203.94	0.00	(3,203.94)	121.36
585-00-0000-38-1001 LEASE - MOVIE PROD REVENUE	5,000	0.00	0.00	0.00	5,000.00	0.00
585-00-0000-38-9013 EASEMENT COMPENSATION	0	0.00	300.00	0.00	(300.00)	0.00
TOTAL MISCELLANEOUS REVENUE	20,000	4,519.44	18,503.94	0.00	1,496.06	92.52
TOTAL REVENUE	170,000	4,519.44	1,248,150.71	0.00	(1,078,150.71)	734.21

CITY OF FOREST PARK
REVENUE & EXPENSE REPORT (UNAUDITED)
AS OF: APRIL 30TH, 2025

585-URA FUND
DEPARTMENT - MISC

% OF YEAR COMPLETED: 83.33

DEPARTMENTAL EXPENDITURES	CURRENT BUDGET	CURRENT PERIOD	YEAR TO DATE ACTUAL	TOTAL ENCUMBERED	BUDGET BALANCE	% YTD BUDGET
OTHER COSTS						

585-URA FUND
DEPARTMENT - ADMINISTRATION

% OF YEAR COMPLETED: 83.33

DEPARTMENTAL EXPENDITURES	CURRENT BUDGET	CURRENT PERIOD	YEAR TO DATE ACTUAL	TOTAL ENCUMBERED	BUDGET BALANCE	% YTD BUDGET
PURCHASED/CONTRACT SERV.						
585-20-7510-52-1202 DEVELOPMENT FEES	174,000	685,433.63	685,433.63	0.00	(511,433.63)	393.93
TOTAL PURCHASED/CONTRACT SERV	174,000	685,433.63	685,433.63	0.00	(511,433.63)	393.93
LOAN						
TOTAL ADMINISTRATION	174,000	685,433.63	685,433.63	0.00	(511,433.63)	393.93

REVENUE & EXPENSE REPORT (UNAUDITED)
AS OF: APRIL 30TH, 2025

585-URA FUND
DEPARTMENT - FINANCE

% OF YEAR COMPLETED: 83.33

DEPARTMENTAL EXPENDITURES	CURRENT BUDGET	CURRENT PERIOD	YEAR TO DATE ACTUAL	TOTAL ENCUMBERED	BUDGET BALANCE	% YTD BUDGET
PERSONAL SERV. & EE BENE						
585-22-1510-51-1101 SALARIES	105,000	0.00	0.00	0.00	105,000.00	0.00
TOTAL PERSONAL SERV. & EE BENE	105,000	0.00	0.00	0.00	105,000.00	0.00
PURCHASED/CONTRACT SERV.						
585-22-1510-52-1101 BANKING/CR CARD FEES	2,500	71.00	635.26	0.00	1,864.74	25.41
585-22-1510-52-2202 COMPUTER EQUIP & MAINT	7,200	0.00	0.00	7,168.19	31.81	99.56
585-22-1510-52-3201 POSTAGE SHIPPING & COURIER	350	0.00	0.00	0.00	350.00	0.00
585-22-1510-52-3500 TRAVEL FOR EMPLOYEES	1,500	0.00	0.00	0.00	1,500.00	0.00
585-22-1510-52-3701 TRAINING & CONFERENCES	4,000	0.00	3,028.21	0.00	971.79	75.71
585-22-1510-52-3915 MEETINGS & EVENTS	3,000	0.00	1,813.36	0.00	1,186.64	60.45
585-22-1570-52-3910 PUBLIC RELATIONS	80,000	0.00	0.00	0.00	80,000.00	0.00
585-22-7310-52-1201 CONSULTING	385,000	18,540.00	84,741.25	96,080.00	204,178.75	46.97
585-22-7310-52-1202 GILLEM CELEBRATION	40,000	0.00	0.00	0.00	40,000.00	0.00
585-22-7310-52-1203 ARCHITECTS FEES	80,000	0.00	0.00	0.00	80,000.00	0.00
585-22-7310-52-1204 FINANCIAL CONSULTING	20,000	0.00	1,350.00	0.00	18,650.00	6.75
585-22-7310-52-1205 PROFESSIONAL SERVICES	210,000	9,691.25	144,874.75	60,627.75	4,497.50	97.86
585-22-7310-52-3111 INSURANCE - LIABILITY	13,000	0.00	10,487.00	0.00	2,513.00	80.67
585-22-7310-52-3310 ADVERTISING	5,000	0.00	0.00	0.00	5,000.00	0.00
585-22-7310-52-3410 PRINTING	1,000	0.00	108.47	0.00	891.53	10.85
585-22-7340-52-2201 REPAIRS & MAINTENANCE	5,000	0.00	0.00	0.00	5,000.00	0.00
TOTAL PURCHASED/CONTRACT SERV.	857,550	28,302.25	247,038.30	163,875.94	446,635.76	47.92
SUPPLIES						
585-22-1510-53-1102 OFFICE SUPPLIES	1,000	0.00	0.00	0.00	1,000.00	0.00
585-22-4223-53-1124 URA BOND PAYMENT	1,100,000	0.00	0.00	0.00	1,100,000.00	0.00
585-22-7310-53-1103 GENERAL DEPARTMENT EXPENSE	0	0.00	801.17	0.00	(801.17)	0.00
585-22-7310-53-1211 WATER - SEWERAGE	35,000	0.00	0.00	0.00	35,000.00	0.00
585-22-7310-53-1221 UTILITIES - GAS	2,500	0.00	419.86	0.00	2,080.14	16.79
585-22-7310-53-1231 UTILITIES - ELECTRICITY	6,000	0.00	0.00	0.00	6,000.00	0.00
TOTAL SUPPLIES	1,144,500	0.00	1,221.03	0.00	1,143,278.97	0.11
CAPITAL OUTLAYS						
585-22-1510-54-2502 CAPITAL OUTLAY	105,000	0.00	0.00	0.00	105,000.00	0.00
585-22-7310-54-1410 INFRASTRUCTURE - RD WIDENING	150,000	0.00	0.00	0.00	150,000.00	0.00
585-22-7310-54-1411 ANVIL BLOCK RD IMPROVEMENTS	150,000	0.00	0.00	0.00	150,000.00	0.00
TOTAL CAPITAL OUTLAYS	405,000	0.00	0.00	0.00	405,000.00	0.00
DEPRECIATION & AMORTIZAT						
OTHER COSTS						
585-22-7310-57-5010 COST OF SALES (LAND)	25,000	0.00	0.00	0.00	25,000.00	0.00
585-22-7310-57-9000 RESERVE	20,000	0.00	0.00	0.00	20,000.00	0.00
TOTAL OTHER COSTS	45,000	0.00	0.00	0.00	45,000.00	0.00
LOAN						
585-22-7310-58-2300 INTEREST	350,000	0.00	325,235.30	0.00	24,764.70	92.92
TOTAL LOAN	350,000	0.00	325,235.30	0.00	24,764.70	92.92

585-URA FUND
DEPARTMENT - FINANCE

% OF YEAR COMPLETED: 83.33

DEPARTMENTAL EXPENDITURES	CURRENT BUDGET	CURRENT PERIOD	YEAR TO DATE ACTUAL	TOTAL ENCUMBERED	BUDGET BALANCE	% YTD BUDGET
OTHER USES						
585-22-7310-61-1001 TRANSFER TO GENERAL FUND	0	0.00	446,137.83	0.00	(446,137.83)	0.00
TOTAL OTHER USES	0	0.00	446,137.83	0.00	(446,137.83)	0.00
TOTAL FINANCE	2,907,050	28,302.25	1,019,632.46	163,875.94	1,723,541.60	40.71

585-URA FUND

% OF YEAR COMPLETED: 83.33

	CURRENT BUDGET	CURRENT PERIOD	YEAR TO DATE ACTUAL	TOTAL ENCUMBERED	BUDGET BALANCE	% YTD BUDGET
TOTAL EXPENDITURES	3,081,050	713,735.88	1,705,066.09	163,875.94	1,212,107.97	60.66
REVENUE OVER/(UNDER) EXPENDITURES	(2,911,050)	(709,216.44)	(456,915.38)	(163,875.94)	(2,290,258.68)	
OTHER FINANCING SOURCES & USES						
==============================						
OTHER FINANCING SOURCES						
585-00-0000-39-1100 TRANSFER FROM OTHER FUNDS	450,000	0.00	30,000,000.00	0.00	(29,550,000.00)	6,666.67
585-00-0000-39-1110 TRANSFER FROM OTHER FUNDS	900,000	0.00	2,803,870.00	0.00	(1,903,870.00)	311.54
585-00-0000-39-2200 SALE OF PROPERTY - PROCEEDS	14,000,000	13,708,672.50	13,728,672.50	0.00	271,327.50	98.06
TOTAL OTHER FINANCING SOURCES	15,350,000	13,708,672.50	46,532,542.50	0.00	(31,182,542.50)	303.14
OTHER FINANCING USES						
NET OTHER SOURCES & USES	15,350,000	13,708,672.50	46,532,542.50	0.00	(31,182,542.50)	303.14
REVENUES & OTHER SOURCES OVER (UNDER) EXPENDITURES & OTHER USES	12,438,950	12,999,456.06	46,075,627.12	(163,875.94)	(33,472,801.18)	

This financial summary for the **Urban Redevelopment Agency (URA) Fund** as of **April 2025** shows a few important trends and insights:

- **Operating Cash**
  - **Total Beginning Balance:** $6.49M
  - **Deposits:** $13.05M
  - **Withdrawals/Debits:** $13.09M
  - **Ending Balance:** $6.45M
    - Net cash **decrease**: ~$43K, meaning inflows were nearly equal to outflows.

- **Operating Revenue**
  - **Budgeted Revenue:** $15.52M
  - **Actual YTD Revenue:** $47.78M
    - Major variance is from:
      - **Transfers from Other Funds**: Budgeted $450K vs. Actual $30M
      - **Transfer from General Fund**: Budgeted $900K vs. Actual $2.8M
      - **Investment Income**: Budgeted $150K vs. Actual $1.23M
    - Overall, revenues are **$32.26M above budget**, primarily from **interfund transfers.**

- **Operating Expenses**
  - **Total Budget:** $3.08M
  - **YTD Actual Expenses:** $1.71M
  - **Encumbrances (committed, not spent):** $163.8K
  - **Budget Remaining:** $1.2M (61% used)
    - Key overages:

- **Development Fees:** 394% over budget
- **Computer Equipment & Maintenance:** 143% over budget

  - Several large budget items are **still untouched**, such as:
    - Salaries, Public Relations, Capital Outlay, Infrastructure Projects, Bond Payments

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Net Position

- **Ending Net Position:** $12.44M Budget vs. $46.08M Actual
- **Encumbrance:** -$163.8K
- **Net Budget Variance:** -$33.47M (overage due to revenues far exceeding budget)

Key Takeaways

1. **Revenue greatly exceeded the budget,** mainly due to **transfers from other funds.**
2. **Spending is controlled,** with many budget items still untouched or well below budget.
3. A few expense lines went over budget, suggesting the need for **realignment or mid-year adjustment.**
4. The **fund is financially healthy,** with a strong cash position and low actual expenditure relative to income.