

## 2022 RDA Projected Cash Flow

City of La Crosse RDA Projected 2022 River Point cash flow	Jan	Feb	March	April	May	June	July	Aug	Sept	Oct	Nov	Dec
<b>Cash flows from operating activities</b>												
Operating Cash												
Other Receipts	\$0	\$0	\$94,001	\$0	\$1,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Payments for Goods and Services	(\$13,200)	(\$13,367)	(\$21,204)	(\$7,625)	(\$2,678)	(\$16,075)	\$0	(\$67)	\$0	\$0	(\$67)	\$0
<i>Net cash from operating activities</i>	(\$13,200)	(\$13,367)	\$72,797	(\$7,625)	(\$1,678)	(\$16,075)	\$0	(\$67)	\$0	\$0	(\$67)	\$0
<b>Cash flows from investing activities</b>												
Purchase of property												
Loans granted, net												
Interest received - loans	\$39	\$39	\$39	\$39	\$39	\$39	\$39	\$1,560	\$39	\$39	\$39	\$339
Interest received - earned	\$271	\$271	\$271	\$271	\$271	\$271	\$271	\$271	\$271	\$271	\$271	\$271
<i>Net cash used in investing activities</i>	\$310	\$310	\$310	\$310	\$310	\$310	\$310	\$1,831	\$310	\$310	\$310	\$610
<b>Net increase/decrease in cash</b>	(\$12,890)	(\$13,057)	\$73,107	(\$7,315)	(\$1,368)	(\$15,765)	\$310	\$1,764	\$310	\$310	\$243	\$610
<b>Cash at start of the period</b>	\$82,138	\$69,248	\$56,191	\$129,298	\$121,983	\$120,615	\$104,850	\$105,160	\$106,924	\$107,234	\$107,544	\$107,787
<b>Cash at end of the period</b>	<u>\$69,248</u>	<u>\$56,191</u>	<u>\$129,298</u>	<u>\$121,983</u>	<u>\$120,615</u>	<u>\$104,850</u>	<u>\$105,160</u>	<u>\$106,924</u>	<u>\$107,234</u>	<u>\$107,544</u>	<u>\$107,787</u>	<u>\$108,397</u>

Current projected cash for end of year is approximately \$108,000

Items to consider:

- This does not include master developer or marketing services for July-Dec
- Consider maintenance expenses (moving, fence, etc.)
- Doerflinger loan = revenue in March for \$94,000

# 2022 RDA Assets



Date of Statement:	1/31/2022	%	2/28/2022	%	3/31/2022	%	4/30/2022	%	5/31/2022	%
<b>ASSETS</b>										
Cash - State Bank Checking	\$17,079	0.1%	\$14,080	0.1%	\$7,049	0.1%	\$1,000	0.0%	\$63,385	0.6%
Cash - State Bank MM	\$39,112	0.3%	\$26,023	0.2%	\$107,173	0.9%	\$104,766	0.9%	\$97,311	0.8%
Cash - SB MM <i>Restricted</i> (Industrial Park Sinking Fund - 16-1005 grant and loan programs/infrastructure and redevelopment)	\$150,000	1.3%	\$150,000	1.3%	\$150,000	1.3%	\$150,000	1.3%	\$150,000	1.3%
Cash - SB MM Restricted Planning Option Agreement Deposits	\$23,000	0.2%	\$23,000	0.2%	\$23,000	0.2%	\$23,000	0.2%	\$23,000	0.2%
Cash - SB MM Restricted Bond 2021 R-1	\$838,674	7.3%	\$838,674	7.3%	\$781,240	6.8%	\$781,240	6.8%	\$781,240	6.8%
Cash - Res 17-1484 LA Restriced (Riverside North) City Ledger	\$2,947	0.0%	\$2,947	0.0%	\$2,947	0.0%	\$2,947	0.0%	\$2,947	0.0%
<b>Total Current Assets</b>	<b>\$1,070,812</b>	<b>9.3%</b>	<b>\$1,054,724</b>	<b>9.2%</b>	<b>\$1,071,409</b>	<b>9.4%</b>	<b>\$1,062,953</b>	<b>9.3%</b>	<b>\$1,117,883</b>	<b>9.7%</b>
Land - Estimated Value	\$10,000,000	86.8%	\$10,000,000	87.0%	\$10,000,000	87.6%	\$10,000,000	87.6%	\$10,000,000	87.2%
Note Receivable - PSB (12/06/2023)	\$25,000	0.2%	\$25,000	0.2%	\$25,000	0.2%	\$25,000	0.2%	\$25,000	0.2%
Note Receivable - Fenigor (12/06/2023)	\$25,000	0.2%	\$25,000	0.2%	\$25,000	0.2%	\$25,000	0.2%	\$25,000	0.2%
Note Receivable - Doerflinger (05/27/2024)	\$94,000	0.8%	\$94,000	0.8%	\$0	0.0%	\$0	0.0%	\$0	0.0%
Note Receivable - Gorman (02/28/2034)	\$300,000	2.6%	\$300,000	2.6%	\$300,000	2.6%	\$300,000	2.6%	\$300,000	2.6%
<b>Total Assets</b>	<b>\$11,514,812</b>	<b>100.0%</b>	<b>\$11,498,724</b>	<b>100.0%</b>	<b>\$11,421,409</b>	<b>100.0%</b>	<b>\$11,412,953</b>	<b>100.0%</b>	<b>\$11,467,883</b>	<b>100.0%</b>

# 2022 RDA Liabilities & Net Position



Date of Statement:	1/31/2022	%	2/28/2022	%	3/31/2022	%	4/30/2022	%	5/31/2022	%
<b>LIABILITIES</b>										
Accounts Payable - WiRED Retainer	\$40,000	0.3%	\$30,000	0.3%	\$20,000	0.2%	\$15,000	0.1%	\$15,000	0.1%
Accounts Payable - Vendi Contract	\$20,050	0.2%	\$17,000	0.1%	\$11,375	0.1%	\$8,750	0.1%	\$6,072	0.1%
Accounts Payable - SEH	\$4,190	0.0%	\$1,162	0.0%	\$1,162	0.0%	\$113	0.0%	\$113	0.0%
Accounts Payable - Gerke	\$712,087	6.2%	\$712,087	6.2%	\$712,087	6.2%	\$712,087	6.2%	\$712,087	6.2%
Accounts Payable - Stormwater Utility	\$268	0.0%	\$268	0.0%	\$268	0.0%	\$268	0.0%	\$268	0.0%
<b>Total Current Liabilities</b>	<b>\$776,595</b>	<b>6.7%</b>	<b>\$760,517</b>	<b>6.6%</b>	<b>\$744,892</b>	<b>6.5%</b>	<b>\$736,218</b>	<b>6.5%</b>	<b>\$733,540</b>	<b>6.4%</b>
WirRED Contract Sales Success Fees	\$150,000	1.3%	\$150,000	1.3%	\$150,000	1.3%	\$150,000	1.3%	\$150,000	1.3%
WiRED Contract Value Success Fees	\$675,000	5.9%	\$675,000	5.9%	\$675,000	5.9%	\$675,000	5.9%	\$675,000	5.9%
<b>Total Liabilities</b>	<b>\$1,601,595</b>	<b>13.9%</b>	<b>\$1,585,517</b>	<b>13.8%</b>	<b>\$1,569,892</b>	<b>13.7%</b>	<b>\$1,561,218</b>	<b>13.7%</b>	<b>\$1,558,540</b>	<b>13.6%</b>
Net investment in capital assets	\$10,000,000	86.8%	\$10,000,000	87.0%	\$10,000,000	87.6%	\$10,000,000	87.6%	\$10,000,000	87.2%
Unrestricted Funds	\$0	0.0%	\$0	0.0%	\$0	0.0%	\$0	0.0%	\$0	0.0%
Restricted Funds	\$163,960	1.4%	\$163,960	1.4%	\$163,960	1.4%	\$163,960	1.4%	\$163,960	1.4%
Unassigned Funds	(\$250,743)	-2.2%	(\$250,753)	-2.2%	(\$312,443)	-2.7%	(\$312,225)	-2.7%	(\$254,617)	-2.2%
<b>Net Position</b>	<b>\$9,913,217</b>	<b>86.1%</b>	<b>\$9,913,207</b>	<b>86.2%</b>	<b>\$9,851,517</b>	<b>86.3%</b>	<b>\$9,851,735</b>	<b>86.3%</b>	<b>\$9,909,343</b>	<b>86.4%</b>
<b>Total Liabilities &amp; Net Position</b>	<b>\$11,514,812</b>	<b>100.0%</b>	<b>\$11,498,724</b>	<b>100.0%</b>	<b>\$11,421,409</b>	<b>100.0%</b>	<b>\$11,412,953</b>	<b>100.0%</b>	<b>\$11,467,883</b>	<b>100.0%</b>