



Agenda: Thursday, September 15, 2016, 7:00 a.m.

City of Moscow Council Chambers • 206 E 3<sup>rd</sup> Street • Moscow, ID 83843

1. **Consent Agenda** - Any item will be removed from the consent agenda at the request of any member of the Board and that item will be considered separately later.
  - A. Minutes from September 1, 2016
  - B. August 2016 Payables
  - C. August 2016 Financials

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

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

4. **Gritman Medical Park LLC Owner Participation Agreement for South Main Street Improvements – Bill Belknap**

Gritman Medical Center is currently in the process of constructing a 54,000 square foot medical office building at 803 S. Main Street. Gritman is investing over \$10 million in the facility and recently approached Agency Staff regarding potential financial assistance in public infrastructure improvements (include street replacement, curbing, sidewalks, street trees, decorative lighting and public art installations) on Main Street between 7<sup>th</sup> Street and Jackson, and 8<sup>th</sup> Street between Jackson and Main Street. The existing roadway and sidewalks are in poor condition and Gritman is seeking to improve the condition of public infrastructure surrounding their facility to improve vehicular and pedestrian circulation, increase ADA accessibility, and improve the physical appearance of the area. The Board reviewed the request at the Agency's September 1<sup>st</sup> meeting where the Board directed staff to prepare an Owner Participation Agreement (OPA) for the Board's review and approval. The proposed OPA would allow for the reimbursement of up to \$483,102.00 in certified expenses related to the public infrastructure improvements located within the Legacy Crossing District.

**ACTION:** Approve the proposed Resolution and Owner Participation Agreement with Gritman Medical Park LLC; or take other action as deemed appropriate.

5. **3<sup>rd</sup> and Jackson Frontage Improvement Proposal – Bill Belknap**

Larry Swanger is the current owner of the property located at the southwest corner of 3<sup>rd</sup> and Jackson Streets which was the prior location of Vern's Chevron service station. Mr. Swanger is planning to redevelop the site including the demolition of the existing structure, construction of a new diner restaurant and associated site and parking improvements. In discussions with Mr. Swanger, staff has expressed the desire to extend the street frontage improvements installed in front of the EMSI project along Mr. Swanger's frontage on Jackson and 3<sup>rd</sup> Street. The proposed improvements along Jackson Street would include the installation of curbing, new expanded sidewalks, tree wells, grates and new street trees and decorative light fixtures. The 3<sup>rd</sup> Street frontage

improvements would include new curbing, sidewalks and driveway approach. The estimated cost of the frontage improvements is \$90,000. An agreement has been reached with Mr. Swanger that would include the Agency funding 50% of the frontage improvement expenses upon completion with the remainder of the cost to be paid by Mr. Swanger. The Agency would then reimburse Mr. Swanger for his contribution over time through an Owner Participation Agreement (OPA). Due to the quickly approaching fall weather and desire to facilitate completion of the proposed project this year, Staff is seeking general board approval of the proposed assistance with the formal OPA to be prepared for approval at the Board's October 6<sup>th</sup> meeting. This will allow Mr. Swanger to finalize the project scope and proceed with design and construction in the interim.

**ACTION:** Approve the proposed financial assistance and direct staff to prepare an OPA for the Board's consideration on October 6<sup>th</sup>; or take other action as deemed appropriate.

**6. Dawson's Corner Frontage Improvement Proposal – Bill Belknap**

Darold Bingham is current redeveloping his property located at the northwest corner of 6<sup>th</sup> and Asbury Street (former Stax location) with a new three-story, mixed-use development including two ground floor commercial spaces and six apartment units. In recent discussions with the developer it was identified that the surrounding sidewalks are in poor condition and there are several ADA accessibility obstructions including and old abandoned driveway approach on Asbury Street that they desired to correct. The developer is seeking assistance with the cost of removal and replacement of all adjacent sidewalks, limited curbing, and the installation of tree wells and tree gates around the two existing trees on 6<sup>th</sup> street. The developer is currently determining the cost of these improvements and reimbursement method which will be presented to the Board at the October 6<sup>th</sup> meeting.

**ACTION:** Approve the proposed financial assistance and direct staff to prepare an owner participation agreement for the Board's consideration on October 6<sup>th</sup>; or take other action as deemed appropriate.

**7. 6<sup>th</sup> and Jackson Environmental Remediation Project Update – Bill Belknap**

The Agency has been pursuing environmental remediation of the 6<sup>th</sup> and Jackson Property through the Idaho Department of Environmental Quality's (IDEQ) Voluntary Cleanup Program (VCP) over the last 18 month. The active remediation effort is completed and staff and IDEQ are working on the VCP closeout process. Staff will provide a report on the closeout process and schedule.

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

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

- Legacy Crossing District
- Alturas District
- General Agency Business

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



McGeehan called the meeting to order at 7:00 a.m.

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

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

**A. Minutes from August 18, 2016**

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

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

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

No comments.

**3. Announcements**

None.

**4. Gritman Medical Center Main Street Improvement Project – Bill Belknap**

*Gritman Medical Center is currently in the process of construction a 54,000 square foot medical office building at 802 S. Main Street. Gritman is investing over \$10 Million in the facility and recently approached Agency Staff regarding potential financial assistance in public infrastructure improvements (to include street replacement, curbing, sidewalks, street trees, decorative lighting and public art installations) on Main Street between 7th Street and Jackson, and 8th Street between Jackson and Main Street. The existing roadway and sidewalks are in poor condition and Gritman is seeking to improve the condition of public infrastructure surrounding their facility to improve vehicular and pedestrian circulation, increase ADA accessibility, and improve the physical appearance of the area. Approximately half of the project (the portion south of the northerly 8th Street right-of-way) is located within the Legacy Crossing District. Gritman is interested in partnering with the Agency to allow for the completion of the entire project where Gritman would fund the initial development cost and the Agency would reimburse Gritman for public improvements located within the Legacy Crossing District through an owner participation agreement. Staff believes the proposed improvements are consistent with the Legacy Crossing Urban Renewal Plan and the Agency's assistance with the proposed improvements is appropriate. Due to the quickly approaching fall weather and desire to facilitate completion of the proposed project this year, Staff is seeking general board approval of the proposed assistance with the formal owner participation agreement to be prepared for approval at*

*the Board's September 15th meeting. This will allow Gritman to finalize the project scope and proceed with design and construction in the interim.*

**ACTION:** *Approve the proposed financial assistance and direct staff to prepare an owner participation agreement for the Board's consideration on September 15th; or take other action as deemed appropriate.*

Belknap provided photos of the area showing streets, sidewalks and other infrastructure components that are in poor condition and said this project would help fulfill Agency goals of supporting partner agencies, and City goals of improving downtown infrastructure. The proposed project area extends from the 7th and Main intersection to the US95 and Main intersection, although the Legacy Crossing portion would be 8<sup>th</sup> to Jackson and 8<sup>th</sup> Street west of Main. The reimbursable expenses for work within the District are estimated at \$483,102 and the City would fund \$49,285 in street lighting. Staff recommended approval.

Kara Besst, Gritman CEO, explained to Agency members the status of the 54,000sf medical office building project which will include CHAS, an oncology unit, and possibly the UI WWAMI program, totalling about 70 new jobs. She explained the need for more parking to support the building tenants and employees. Gritman is also constructing a 75-space parking lot across the highway on their Crites property. Engineer Scott Becker presented the proposed street improvements and redesigned parking around the new building and on Main Street to Seventh Street that will create 21 additional spaces. A water line in Main Street will also be repaired at the time of construction. Becker said the plan for concrete surfacing will be more durable. The project will also include additional street trees, artistic tree grates, and decorative lighting.

Bettge asked what the timeframe estimate might be before seeing increment potential and Belknap surmised five to six years. Weber supported the proposal, saying this type of project is what URAs do. Sullivan requested clarification on the percentage of increment tied to public art. Belknap said the Agency plan calls for 1% of the total annual increment of the entire district, which is currently about \$1800, and said funds have been accumulating since the creation of the District. Drown thought this could include artistic street furniture. Bettge commended Gritman for its forward-thinking development that will make great impact in a key area of downtown and Legacy Crossing. He said partnering on the project to improve South Main will benefit the entire community. McGraw agreed it seemed to be a win-win for everyone. Weber moved to approve the proposed financial assistance and directed staff to prepare the Owner Participation Agreement for the Board's consideration. Sullivan seconded the motion which carried unanimously. Belknap thanked the Board for receiving the request on short notice and providing the tentative approval that allows Gritman to move forward.

##### **5. Review of Joint Meeting with Moscow City Council – Bill Belknap**

*On August 18th the MURA Board conducted a joint meeting with the Moscow City Council. Staff will provide a brief recap of the meeting outcomes and next steps in the strategic plan development process.*

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

Belknap thought the meeting went well and he had received compliments from both groups and requests to continue the dialogue on a regular basis. Belknap provided a brief overview of the strategic planning questionnaire responses, highlighting partner agencies' desire to work more closely with the MURA in meeting community needs, and they view the most important project outcomes as community enhancement, job growth and increased tax base. Respondents also believe brownfields should be a priority in redeveloping underutilized properties. A majority supported the expansion of Legacy Crossing to include Main Street for infrastructure improvements, and the creation of a new Industrial District. Belknap said conversations will continue with partner agencies to map opportunity sites. McGeehan asked if potential brownfield sites have been identified within Legacy Crossing and Belknap said they have already been assessed through the Brownfields Grant but the Dumas and 6<sup>th</sup> & Jackson sites are the two that haven't made the transition yet from remediation to construction.

## 6. General Agency Updates – Bill Belknap

- General Agency Business
  - Nothing additional
- Alturas District
  - Will need to begin the process for a new RFP for real estate services before end of year.
- Legacy Crossing District
  - Continuing discussions with DEQ regarding closeout on 6<sup>th</sup> & Jackson, with DEQ requiring some form of surety on the pump and treat system. Belknap recommended a commitment to hold funds in a restricted fund balance reserve account, but DEQ wants access to the funds so discussions are continuing. Belknap did authorize \$2500 for TerraGraphics to develop an Operations & Maintenance Plan for the system. Sullivan asked how long the monitoring will be required and Belknap said until compliance is reached, which is unknown. There has not been a decline in concentrations, in fact they have seen somewhat anticipated fluctuations which are assumed to be caused by disruption of the soils. That is expected to settle out, and Belknap reminded the Agency there is no human health risk although DEQ remains concerned about off-site migration. Belknap said compliance will be met after two consecutive quarters of sampling that demonstrates concentrations below the drinking water standard. McGeehan thanked Belknap for his leadership and diligence in working through the DEQ process.

McGeehan declared the meeting adjourned at 7:42 am.

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Steve McGeehan, Agency Chair

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Date



**Balance Sheet  
August 31, 2016**

	<u>Total Funds</u>
<b>ASSETS</b>	
Cash	21,045
Investments-LGIP	501,367
Investments-Zions Debt Reserve	44,312
Taxes Receivable	(1,624)
Accounts Receivable	4,513
Land Held For Resale	531,256
Land	509,402
Infrastructure Assets	1,186,207
Accumulated Depreciation	<u>(753,478)</u>
<b>Total Assets</b>	<u><u>2,043,000</u></u>
<b>LIABILITIES</b>	
Accounts Payable	
Deposits Payable	5,000
Series 2010 Bond - due within one year	25,000
Latah County payback agreement - due within one year	2,000
Series 2010 Bond - due after one year	374,000
Latah County payback agreement - due after one year	<u>108,537</u>
<b>Total Liabilities</b>	<u><u>514,537</u></u>
<b>FUND BALANCES</b>	
Net Assets Invest. Cap Assets	587,443
Restricted Fund Balance	44,312
Unrestricted Fund Balance	<u>1,729,670</u>
<b>Total Fund Balance</b>	<u><u>2,361,425</u></u>
<b>Retained Earnings:</b>	<u><u>832,961</u></u>
<b>Total Fund Balance and Retained Earnings:</b>	<u><u>1,528,463</u></u>
<b>Total Liabilities, Fund Balance and Retained Earnings:</b>	<u><u>\$2,043,000</u></u>

Checks for Approval

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AUGUST 2016



Check	Check Date	Account Name	Vendor	Void	Amount
4410	08/16/2016	Administrative Services	City of Moscow		3,750.00
4410	08/16/2016	Heat, Lights & Utilities	City of Moscow		179.25
4411	08/16/2016	Land Sale Expense-Legacy	Gem Valley Appraisal		2,850.00
4411	08/16/2016	Land Sale Expense-Legacy	Gem Valley Appraisal		1,000.00
4412	08/16/2016	Repairs & Maintenance	Jeff's Electric		447.00
4413	08/16/2016	Misc. Expense-General	Rosauers		4.58
4413	08/16/2016	Misc. Expense-General	Rosauers		17.96
4414	08/24/2016	Professional Services-Computer	Cardmember Service		26.00
4415	08/24/2016	Marketing Expense-General	News Review Publishing Co.		162.24
4416	08/24/2016	Misc. Expense-General	Rosauers		8.25
4417	08/24/2016	Fiscal Agent Trustee fees	Zions First National Bank		1,500.00
				Report Total:	<u>9,945.28</u>

\_\_\_\_\_  
 Steve McGeehan, Chairperson

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

\_\_\_\_\_  
 Bill Belknap, Executive Director

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 Gary J Riedner, Treasurer

Checks by Date - Detail By Check Date

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August 2016

			Check Amount
4410	UCITYMOS August 2016 July 2016	City of Moscow Administrative Services for August 2016 Utility Billing for July 2016	8/16/2016  3,750.00 179.25
Total for Check Number 4410:			<u>3,929.25</u>
4411	UGemvall 2016-047 2016-047	Gem Valley Appraisal Initial 6th and Jaskson Apprasal Amended 6th and Jaskson Apprasal	8/16/2016  2,850.00 1,000.00
Total for Check Number 4411:			<u>3,850.00</u>
4412	UJeffsEI 5271	Jeff's Electric Repair LED sign at Alturas Park	8/16/2016  447.00
Total for Check Number 4412:			<u>447.00</u>
4413	UROSAUER 07/20/2016 08/04/2016	Rosauers Meeting Materials for 07/20/2016 Meeting Materials for 07/28/2016 and 08/04/2016	8/16/2016  4.58 17.96
Total for Check Number 4413:			<u>22.54</u>
<b>Total for 8/16/2016:</b>			<b><u>8,248.79</u></b>
4414	UVISAADM 08/10/2016	Cardmember Service Survey Monkey for 07/13/2016 - 08/10/2016	8/24/2016  26.00
Total for Check Number 4414:			<u>26.00</u>
4415	UMOSPULD 404064	News Review Publishing Co. Legal Notice FY17 Budget	8/24/2016  162.24
Total for Check Number 4415:			<u>162.24</u>
4416	UROSAUER 03-180610	Rosauers Meeting Materials	8/24/2016  8.25
Total for Check Number 4416:			<u>8.25</u>
4417	UZIONS 5854650	Zions First National Bank Annual Trustee Fee 2016	8/24/2016  1,500.00
Total for Check Number 4417:			<u>1,500.00</u>
<b>Total for 8/24/2016:</b>			<b><u>1,696.49</u></b>
ACH	UZIONS 5854650 5854650	Zions First National Bank Legacy Bond Principal Legacy Interest Principal	8/29/2016  25,000.00 7,763.25
Total for this ACH Check for Vendor UZIONS:			<u>32,763.25</u>
<b>Total for 8/29/2016:</b>			<b><u>32,763.25</u></b>
<b>Total Bills for August 2016</b>			<b><u><u>42,708.53</u></u></b>



# General Revenue

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 Period 11 - 11  
 Fiscal Year 2016

August 2016



Account Number	Description	Budgeted Revenue	Period Revenue	YTD Revenue	Variance	Uncollected Bal	% Avail/Uncollect	% Received
890	Moscow Urban Renewal Agency							
890-000-00-410-00	Property Taxes - Alturas	\$ -	\$ -	\$ -	\$ -	\$ -	0%	0%
890-000-00-410-01	Property Taxes - Legacy	\$ 141,000.00	\$ 212.88	\$ 174,288.06	\$ (33,288.06)	\$ (33,288.06)	-24%	124%
890-000-00-431-11	EPA Clean-up Grant - Legacy	\$ 108,235.00	\$ -	\$ 74,210.57	\$ 34,024.43	\$ 34,024.43	31%	69%
890-000-00-471-00	Investment Earnings	\$ 1,000.00	\$ 226.70	\$ 3,357.68	\$ (2,357.68)	\$ (2,357.68)	-236%	336%
890-000-00-478-10	Sale of Land - Alturas	\$ -	\$ -	\$ 50.00	\$ (50.00)	\$ (50.00)	0%	0%
890-000-00-478-11	Sale of Land - Legacy	\$ 450,000.00	\$ -	\$ -	\$ 450,000.00	\$ 450,000.00	100%	0%
<b>890</b>	<b>Moscow Urban Renewal Agency</b>	<b>\$ 700,235.00</b>	<b>\$ 439.58</b>	<b>\$ 251,906.31</b>	<b>\$ 448,328.69</b>	<b>\$ 448,328.69</b>	<b>64%</b>	<b>36%</b>
<b>Revenue Total</b>		<b>\$ 700,235.00</b>	<b>\$ 439.58</b>	<b>\$ 251,906.31</b>	<b>\$ 448,328.69</b>	<b>\$ 448,328.69</b>	<b>64%</b>	<b>36%</b>

# General Ledger Exp to Bud

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Period 11 - 11

Fiscal Year 2016

August 2016



Account Number	Description	Budget	Period Amount	End Bal	Variance	Avail/Uncollect	% Collected
890	Moscow Urban Renewal Agency						
880	URA - General Agency						
890-880-10-642-00	Administrative Services	\$ 45,000.00	\$ 3,750.00	\$ 41,250.00	\$ 3,750.00	\$ 3,750.00	91.67%
890-880-10-642-10	Professional Services-Exec Dir	\$ -	\$ -	\$ -	\$ -	\$ -	0.00%
890-880-10-642-15	Professional Services-Other	\$ 6,000.00	\$ -	\$ 2,750.00	\$ 3,250.00	\$ 3,250.00	45.83%
890-880-10-642-20	Professional Services-Auditing	\$ 5,000.00	\$ -	\$ 4,600.00	\$ 400.00	\$ 400.00	92.00%
890-880-10-642-30	Professional Services-Computer	\$ 1,000.00	\$ 26.00	\$ 172.95	\$ 827.05	\$ 827.05	17.30%
890-880-10-644-10	Marketing Expense-General	\$ 1,000.00	\$ 162.24	\$ 462.24	\$ 537.76	\$ 537.76	46.22%
890-880-10-668-10	Liability Insurance-General	\$ 1,650.00	\$ -	\$ 1,507.00	\$ 143.00	\$ 143.00	91.33%
E02	Contractual	\$ 59,650.00	\$ 3,938.24	\$ 50,742.19	\$ 8,907.81	\$ 8,907.81	85.07%
890-880-10-631-10	Postage Expense	\$ 100.00	\$ -	\$ 24.00	\$ 76.00	\$ 76.00	24.00%
890-880-10-631-20	Printing and Binding	\$ 400.00	\$ -	\$ 39.80	\$ 360.20	\$ 360.20	9.95%
890-880-10-647-10	Travel & Meetings-General	\$ 1,000.00	\$ -	\$ 839.22	\$ 160.78	\$ 160.78	83.92%
890-880-10-649-10	Professional Development	\$ 1,000.00	\$ -	\$ -	\$ 1,000.00	\$ 1,000.00	0.00%
890-880-10-669-10	Misc. Expense-General	\$ 500.00	\$ 30.79	\$ 319.43	\$ 180.57	\$ 180.57	63.89%
E03	Commodities	\$ 3,000.00	\$ 30.79	\$ 1,222.45	\$ 1,777.55	\$ 1,777.55	40.75%
880	URA - General Agency	\$ 62,650.00	\$ 3,969.03	\$ 51,964.64	\$ 10,685.36	\$ 10,685.36	82.94%
890	Urban Renewal Agency						
890-890-10-642-10	Professional Services-Alturas	\$ 10,000.00	\$ -	\$ 154.00	\$ 9,846.00	\$ 9,846.00	1.54%
890-890-10-642-12	Land Sale Expense-Alturas	\$ -	\$ -	\$ -	\$ -	\$ -	0.00%
890-890-10-644-10	Marketing Expense-Alturas	\$ 4,000.00	\$ -	\$ 107.92	\$ 3,892.08	\$ 3,892.08	2.70%
E02	Contractual	\$ 14,000.00	\$ -	\$ 261.92	\$ 13,738.08	\$ 13,738.08	1.87%
890-890-10-647-10	Travel & Meetings-Alturas	\$ -	\$ -	\$ -	\$ -	\$ -	0.00%
890-890-10-658-10	Repairs & Maintenance	\$ 5,000.00	\$ 447.00	\$ 2,598.00	\$ 2,402.00	\$ 2,402.00	51.96%
890-890-10-669-10	Misc. Expense-Alturas	\$ -	\$ -	\$ -	\$ -	\$ -	0.00%
E03	Commodities	\$ 5,000.00	\$ 447.00	\$ 2,598.00	\$ 2,402.00	\$ 2,402.00	51.96%

# General Ledger Exp to Bud

User: jspellman  
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Period 11 - 11  
Fiscal Year 2016

August 2016



Account Number	Description	Budget	Period Amount	End Bal	Variance	Avail/Uncollect	% Collected
890-890-10-770-73 E04	Improvements-Alturas Capital Outlay	\$ -	\$ -	\$ -	\$ -	\$ -	0.00%
890-890-10-800-00 E20	Termination Plan Other Financing Uses	\$ 767,044.00	\$ -	\$ 849,956.00	\$ (82,912.00)	\$ (82,912.00)	110.81%
890-890-10-699-74 890-890-10-699-99 E81	Depreciation Expense Amortization Expense Depreciation & Amortization	\$ -	\$ -	\$ -	\$ -	\$ -	0.00%
890-890-10-900-01 E90	Contingency - Alturas Contingency	\$ 40,000.00	\$ -	\$ -	\$ 40,000.00	\$ 40,000.00	0.00%
890	Urban Renewal Agency	\$ 826,044.00	\$ 447.00	\$ 852,815.92	\$ (26,771.92)	\$ (26,771.92)	103.24%
895	URA - Legacy Crossing						
890-895-10-642-10 890-895-10-642-12 890-895-10-644-10 E02	Professional Services-Legacy Land Sale Expense-Legacy Marketing Expense-Legacy Contractual	\$ 10,000.00	\$ -	\$ 2,666.30	\$ 7,333.70	\$ 7,333.70	26.66%
		\$ 10,000.00	\$ 3,850.00	\$ 3,850.00	\$ 6,150.00	\$ 6,150.00	38.50%
		\$ 2,000.00	\$ -	\$ -	\$ 2,000.00	\$ 2,000.00	0.00%
		\$ 22,000.00	\$ 3,850.00	\$ 6,516.30	\$ 15,483.70	\$ 15,483.70	29.62%
890-895-10-647-10 890-895-10-652-10 890-895-10-658-10 890-895-10-669-10 890-895-10-675-00 890-895-10-675-00 890-895-10-676-15 890-895-10-676-17 890-895-10-676-20 E03	Travel & Meetings-Legacy Heat, Lights & Utilities Repairs & Maintenance Misc. Expense-Legacy Fiscal Agent Trustee fees Latah County Reimb. Agreement Jackson St Owner Part. Agr. Agreement Cost Commodities	\$ 1,000.00	\$ -	\$ -	\$ 1,000.00	\$ 1,000.00	0.00%
		\$ 2,000.00	\$ 179.25	\$ 1,792.50	\$ 207.50	\$ 207.50	89.63%
		\$ -	\$ -	\$ -	\$ -	\$ -	0.00%
		\$ 1,000.00	\$ -	\$ (0.45)	\$ 1,000.45	\$ 1,000.45	-0.05%
		\$ 1,750.00	\$ 1,500.00	\$ 1,500.00	\$ 250.00	\$ 250.00	85.71%
		\$ 2,000.00	\$ -	\$ 2,000.00	\$ -	\$ -	100.00%
		\$ 9,000.00	\$ -	\$ 10,925.66	\$ (1,925.66)	\$ (1,925.66)	121.40%
		\$ 600.00	\$ -	\$ 40.47	\$ 559.53	\$ 559.53	6.75%
		\$ 17,350.00	\$ 1,679.25	\$ 16,258.18	\$ 1,091.82	\$ 1,091.82	93.71%

# General Ledger Exp to Bud

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Period 11 - 11  
Fiscal Year 2016

August 2016



Account Number	Description	Budget	Period Amount	End Bal	Variance	Avail/Uncollect	% Collected
890-895-10-770-35	1% Public Art	\$ 1,210.00	\$ -	\$ -	\$ 1,210.00	\$ 1,210.00	0.00%
890-895-10-770-71	Land-Legacy	\$ -	\$ -	\$ -	\$ -	\$ -	0.00%
890-895-10-770-73	Improvements-Legacy	\$ 193,675.00	\$ -	\$ 116,680.22	\$ 76,994.78	\$ 76,994.78	60.25%
890-895-10-770-97	Infrastructure Improvements	\$ -	\$ -	\$ -	\$ -	\$ -	0.00%
E04	Capital Outlay	\$ 194,885.00	\$ -	\$ 116,680.22	\$ 78,204.78	\$ 78,204.78	59.87%
890-895-10-676-10	Bond Issuance Cost	\$ -	\$ -	\$ -	\$ -	\$ -	0.00%
E05	Debt Service	\$ -	\$ -	\$ -	\$ -	\$ -	0.00%
890-895-10-900-01	Contingency - Legacy	\$ 15,000.00	\$ -	\$ -	\$ 15,000.00	\$ 15,000.00	0.00%
E90	Contingency	\$ 15,000.00	\$ -	\$ -	\$ 15,000.00	\$ 15,000.00	0.00%
895	URA - Legacy Crossing	\$ 249,235.00	\$ 5,529.25	\$ 139,454.70	\$ 109,780.30	\$ 109,780.30	55.95%
899	Dept						
890-899-11-790-01	Bond Principal - Alturas	\$ -	\$ -	\$ -	\$ -	\$ -	0.00%
890-899-11-791-01	Bond Interest-Alturas	\$ -	\$ -	\$ -	\$ -	\$ -	0.00%
890-899-12-790-01	Bond Principal - Legacy	\$ 399,000.00	\$ 25,000.00	\$ 32,869.15	\$ 366,130.85	\$ 366,130.85	8.24%
890-899-12-791-01	Bond Interest - Legacy	\$ 18,435.00	\$ 7,763.25	\$ 7,763.25	\$ 10,671.75	\$ 10,671.75	42.11%
E05	Debt Service	\$ 417,435.00	\$ 32,763.25	\$ 40,632.40	\$ 376,802.60	\$ 376,802.60	9.73%
890-899-10-990-00	Ending Fund Bal Unassigned	\$ 49,705.00	\$ -	\$ -	\$ 49,705.00	\$ 49,705.00	0.00%
890-899-11-990-00	End Fund Bal Assigned-Alturas	\$ -	\$ -	\$ -	\$ -	\$ -	0.00%
890-899-11-990-01	End Fund Bal Res-Alturas	\$ 45,000.00	\$ -	\$ -	\$ 45,000.00	\$ 45,000.00	0.00%
890-899-12-990-00	End Fund Bal Assigned-Legacy	\$ 261,405.00	\$ -	\$ -	\$ 261,405.00	\$ 261,405.00	0.00%
890-899-12-990-01	End Fund Bal Res-Legacy	\$ 69,315.00	\$ -	\$ -	\$ 69,315.00	\$ 69,315.00	0.00%
E95	Ending Fund Balance	\$ 425,425.00	\$ -	\$ -	\$ 425,425.00	\$ 425,425.00	0.00%
899	Dept	\$ 842,860.00	\$ 32,763.25	\$ 40,632.40	\$ 802,227.60	\$ 802,227.60	4.82%
890	Moscow Urban Renewal Agency	\$ 1,980,789.00	\$ 42,708.53	\$ 1,084,867.66	\$ 895,921.34	\$ 895,921.34	54.77%