
TRANSMITTAL

TO: Mayor Bill Falkner and City Council Members

THROUGH: J. Bruce Woody, City Manager

FROM: Carolyn Harrison, Director of Administrative Services 

DATE: December 4, 2013

SUBJECT: FY2014 First Quarter Financial Report

Attached is the FY2014 First Quarter Financial Report.

Along with a narrative summarizing the City's budget position as of September 30, 2013, the following reports are included on activity in the first quarter:

1. Investment Report/Cash Balances
2. Accounts & Loan Receivables Status
3. Contracts Executed - \$5,000 to \$25,000
4. Routine Budget Transfers
5. Vendor Contract Expiration Dates
6. Economic Development Project Status

Attachment

cc: Department Directors
Administrative Services Managers
St. Joseph Web Site

CITY OF ST. JOSEPH



First Quarter Financial Report – FY2014

For the Quarter Ending September 30,
2013

FIRST QUARTER FY2014 FINANCIAL REPORT

TABLE OF CONTENTS

	Page
First Quarter Overview	2
Supplemental Reports:	
Investment Report/Cash Balances	12
Accounts & Loans Receivable	16
Contracts Executed - \$5,000 to \$25,000	21
Routine Budget Transfers	23
Status of Existing Contracts/Agreements	24
Economic Development Projects Update	28

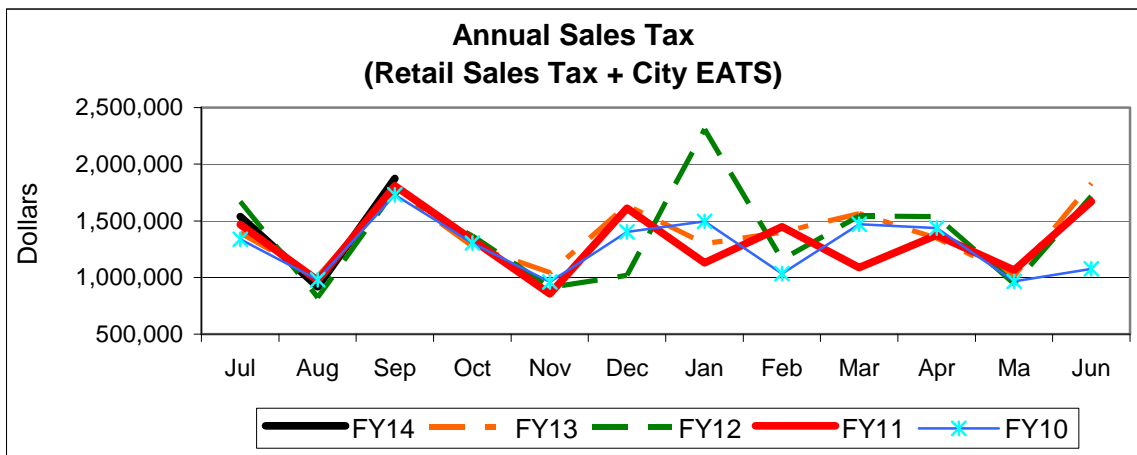
FIRST QUARTER FY2014 FINANCIAL REPORT

The first quarter of the fiscal year contained seven (7) payroll periods, which indicates that total expenditures for salaries and benefits should be at twenty-seven percent (27%). Being three months into the year, revenue and other expenditure items should be at approximately twenty-five percent (25%) of the FY2014 budget.

I. Multi-Fund Revenues

A. Sales Tax Revenues

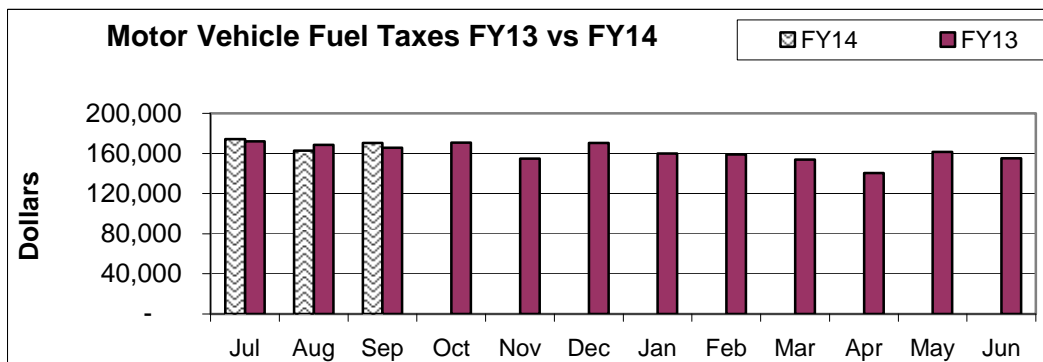
Annual sales tax was off to a good start, just at the ideal trend percentage of 25% and was \$250,000 (3.4%) more than FY13's opening quarter. According to the graph below, revenues were in line with the previous two years.



Cigarette tax revenue was close to trend. Vehicle sales have stayed steady over the past two years despite the fluctuating statutory guidelines on imposing sales taxes to out-of-state vehicle and boat purchases. One explanation could be that not that many individuals in the area purchase out-of-state vehicles. The results were **motor vehicle sales tax** revenues running 1% (\$4,800) above trend after the first quarter.

Hotel/Motel taxes were on trend, but slightly down compared to last year's first quarter.

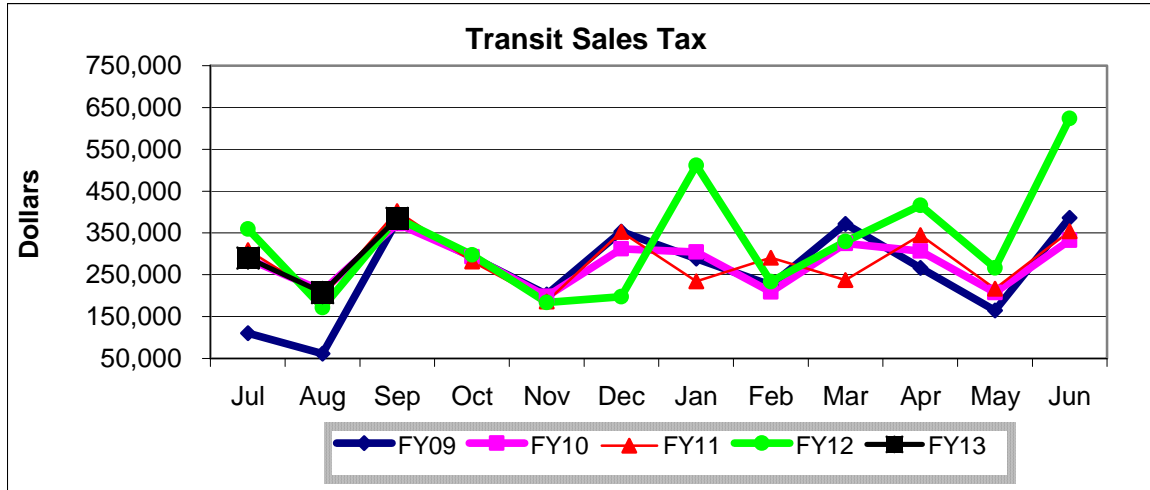
Motor vehicle fuel taxes met budget in the **Streets Maintenance Fund** at 25.5%. Projections for fuel receipts were kept at the FY2012 Actual level. The quarter was running neck and neck with the level of revenues received in FY13.



CIP Sales Tax in the Capital Projects Fund was on trend at 25% with an increase of \$24,000 when compared to the same period in FY13.

FIRST QUARTER FY2014 FINANCIAL REPORT

Mass Transit Sales Tax was above trend at 26%. The first quarter nearly mirrored that of the previous two fiscal years. The first quarter showed a decrease of \$55,000 compared to the same timeframe in FY13. The graph below shows that historically the revenue collected is very up-and-down from month to month with spikes generally occurring with the quarterly sales tax distributions.



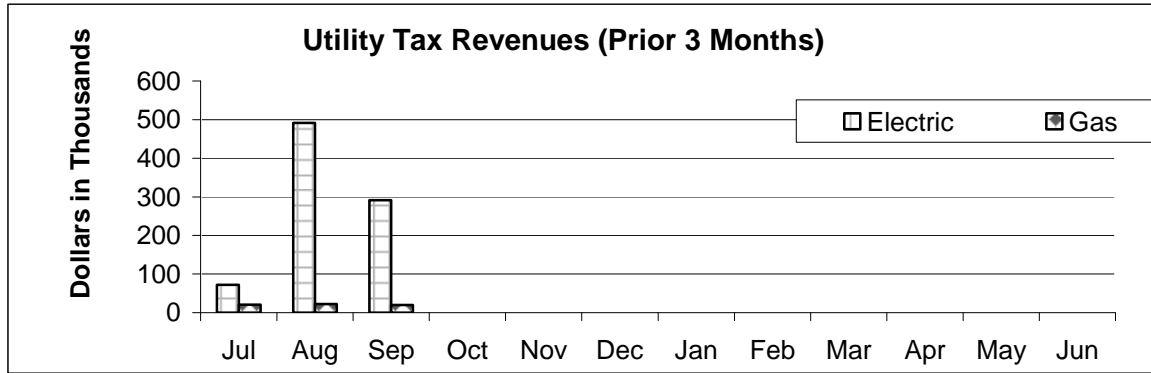
B. Real and Personal Tax Revenues

Current year tax revenues won't be showing up until after January. Prior real estate was 1.5% more than the first quarter of the prior year, the result of protests from the 2012 tax year being settled during the fall of FY13. Prior personal showed a decrease in revenues for the second year in a row indicating, perhaps, that the tax paying public is becoming more diligent about paying personal property taxes on time.

C. Utility Franchise Fees for the General fund exceeded trend by 1%. Most utility taxes were at or above budget. Gas revenues, which are consistently low at this time of year, were the only revenues significantly under trend. Electric franchise revenues more than canceled out the shortage on gas at 34% of its budget. The quarter resulted in remarkably similar electric franchise revenues compared to last year with a difference of only \$2,400. As shown in the graph below, the relationship between gas and electric is cyclical. In the warmer months, electric is high and gas is low. In colder months, electric decreases/gas increases.

Water revenues were below trend and were \$21,000 less when compared to the same timeframe as FY13. A wetter season may have led to a decreased need to water lawns. Cable utility taxes met budget. Telephone revenues only showed a 19% collection rate, continuing the trend of reduced revenues from this source. Part of the decrease could be attributed to the increasing number of consumers opting to drop their land lines. Month to month remittances by the cell phone companies (program 0011) were almost on trend, just slightly less than this time last year.

FIRST QUARTER FY2014 FINANCIAL REPORT



The Mass Transit fund utility tax revenues were above budget and displayed similar trends as the General fund which resulted in a slight decrease from the same time a year ago.

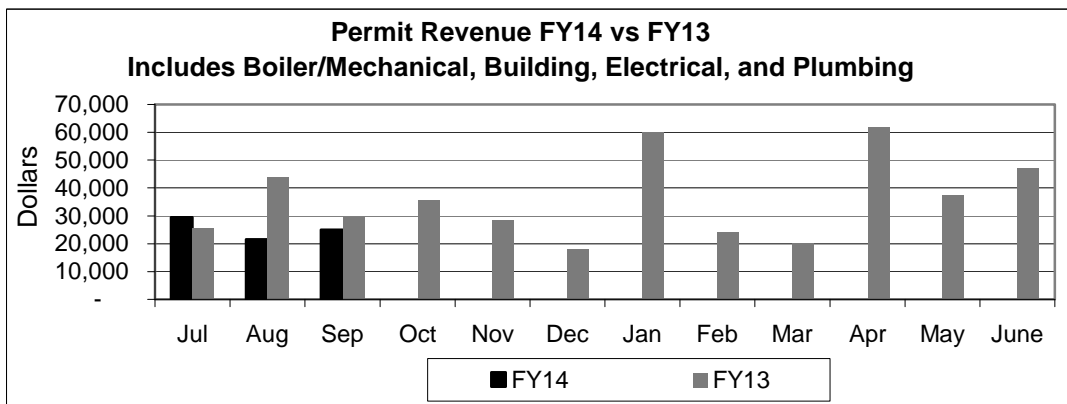
II. Fund Specific Revenues

A. Other Major Revenue Sources

Municipal Court fine revenues were in good shape at 26%, reversing the downward trend of the last two to three years. Revenues for the quarter were \$8,450 above budget (a \$4,600 increase compared to the first three months of FY13).

DWI enforcement revenues in the Patrol Operations program met trend due to continued grant funding. **Server licenses**, a fee for training servers of alcohol that was established in FY10, had achieved 32% of its projected budget. Compared to the first three months of FY13 this was an increase of almost \$1,400. Server licenses are multi-year which means fluctuations will continue.

Although the economy has shown recent signs of improvement, it is still taking its toll on **Building Development permits**. As indicated by the graph below, revenues decreased for the first quarter, \$38,800 less than the same period last year and are under trend by 4.5%. **Building permits** showed the sharpest decline – a drop of 44% compared to this time in FY12. **Boiler permits and Electrical permits** were above target at 29%, **Plumbing inspections/permits** were slightly below target and last year's dollar amount. Of the other development related fees and permits - Land Disturbance, Street/Sidewalk Permits, Plan Review Fees, Special Use Permits – only the latter is on track as of this first quarter.



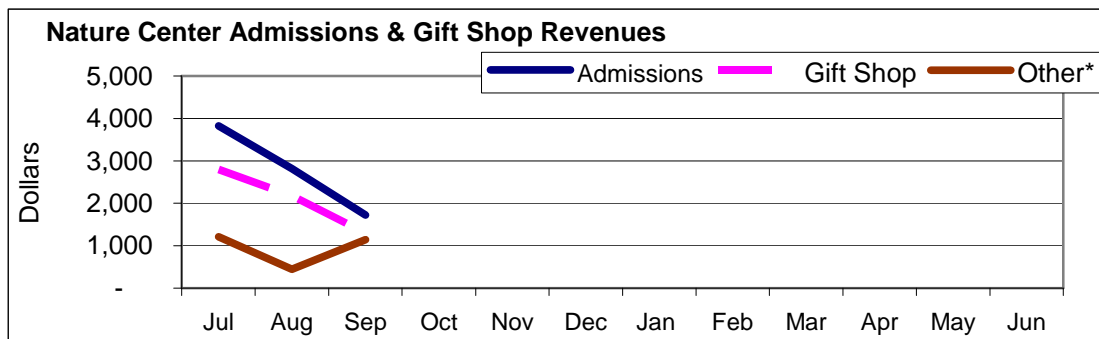
Garage sale permits performed above budget at 27%, but was \$315 less than the same time in FY13. For the fourth consecutive year, Council approved a four-day free garage sale weekend in

FIRST QUARTER FY2014 FINANCIAL REPORT

August where the permit fee was waived. **Business Licenses** and **Liquor Licenses** will be billed in May, due June 30. Revenue from newly established businesses and those paying their FY2013 license fees late, are virtually the same as at this time last year, just over \$133,000

Parks, Recreation & Civic Facilities department program user fee revenues, in total, were basically the same as last year. Revenues were down \$36,000 compared to this time in FY13 but were at 24% of its budget as it was in the first quarter of last year.

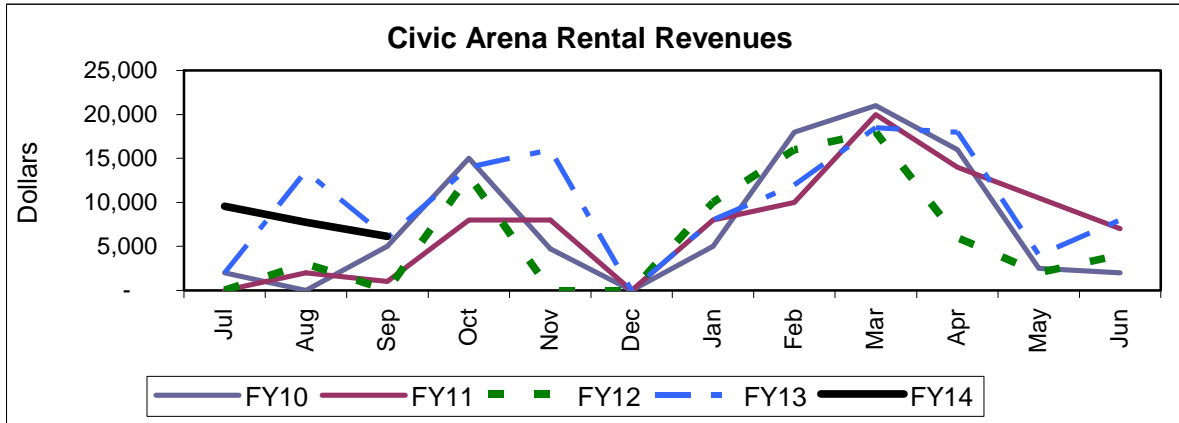
- Softball park rentals, Fall Softball leagues, and other complex revenues collected \$3,000 less than the prior year but at 33% of budget is on track.
- Recreation and cafeteria fees for the **Senior Center** were both at trend for the first quarter. Memberships and donations were low, but are typically collected later in the year.
- The **REC Center** celebrated its one year anniversary in July at its new location. Along with volleyball and youth basketball, many additional programs are creating new revenue streams. We can now compare year to year results. In total, the recreation fees saw a 77% increase over the prior year's first quarter, \$94,200 compared to \$53,200. Basketball/volleyball revenues were at 46% of budget. Fitness memberships and classes are at 32% of budget. Overall, the revenues are at 28% of budget.
- The **Bode Complex**, as usual, had a slow first quarter at 13% of budget.
- **Parks Concessions** - While all of the four major revenue generating areas – pool concessions, ballpark concessions, Nature Center concessions and merchandise for resale all under-performed compared to the prior year, they collectively had produced 26% of budgeted revenues.
- Similarly, the **Nature Center** ran behind last year's pace, but since revenue budgets had been lowered, had a good quarter at 33%. Admissions and gift shop revenues were a combined \$3,400 above trend. As indicated below, revenues strong in July, began to dip in September once school was back in session. Rental of the meeting room continued to be popular, on trend at 25% of its budget. Educational programs for the Nature Center were also above trend.



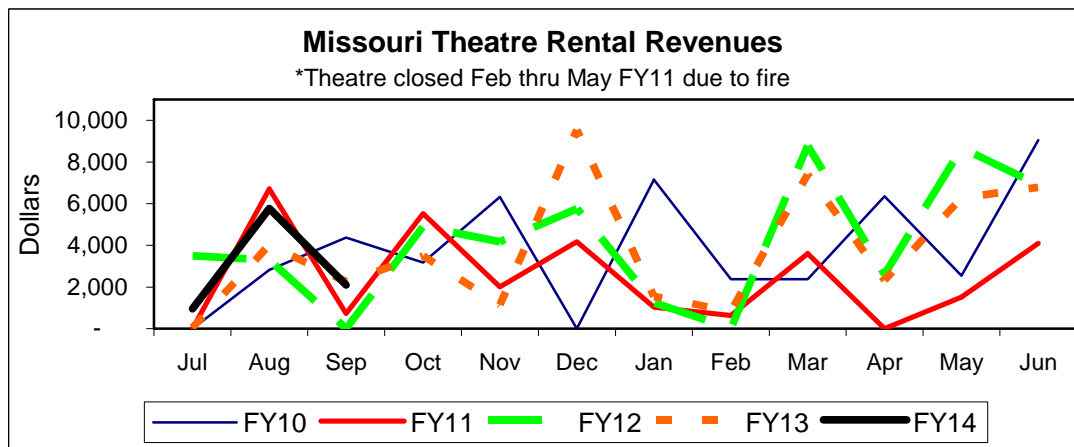
*Other includes Memberships, Program Income, Meeting Room Rent and Donations

- **Civic Arena** was down \$3,000 from this time in FY13. Many events have been held during the timeframe. However, the first quarter as a whole performed better than the three years prior to FY13. As noted by the next graph, the first quarter of the fiscal year is typically the weakest for the arena. It will be interesting to see if it regains momentum thru the second quarter. Other arena revenues were not doing well. Concessions for the arena had only collected 2% of its budget, \$13,000 less than last year. Hotel/motel tax revenues were, at least, on trend.

FIRST QUARTER FY2014 FINANCIAL REPORT



- The **Missouri Theatre** with a few more events, was \$2,500 higher than in FY2013 and right on trend. The holiday schedule should be very busy this year with plays and concerts booked nearly each weekend thru mid-December. The following graph shows a comparison between the five most recent fiscal years. Office rental was at trend.



- Swimming** – was a disappointing program again. Revenues showed a 10.5% decrease from the prior year. This follows the 18% decrease the first quarter of FY13 had compared to the same timeframe in FY12. Pool rental fees garnered only about half the amount of revenue seen in FY13. The daily fees for the Aquatic Park collected \$6,550 less (down 9%) than this time in FY13. Krug and Hyde actually brought in \$1,600 more revenues than the first quarter of the prior year. Collections were lower despite the Aquatic Park remaining open on weekends through Labor Day. In order to offset some of the revenue loss, Krug and Hyde pools were each closed one day a week toward the end of the season. In addition, as in FY13, the two pools were closed for the season at the end of July, a week earlier than FY12. It was rainier and cooler at certain times in July and August, but at this time of the year, with the swimming season two-thirds over, revenues should be close to 66% of budget. The program has only next June to make up two months of revenue.

Health department revenues in all programs were on track. **Birth & Death certificates** were over trend at 29%, a definite increase from a year ago.

FIRST QUARTER FY2014 FINANCIAL REPORT

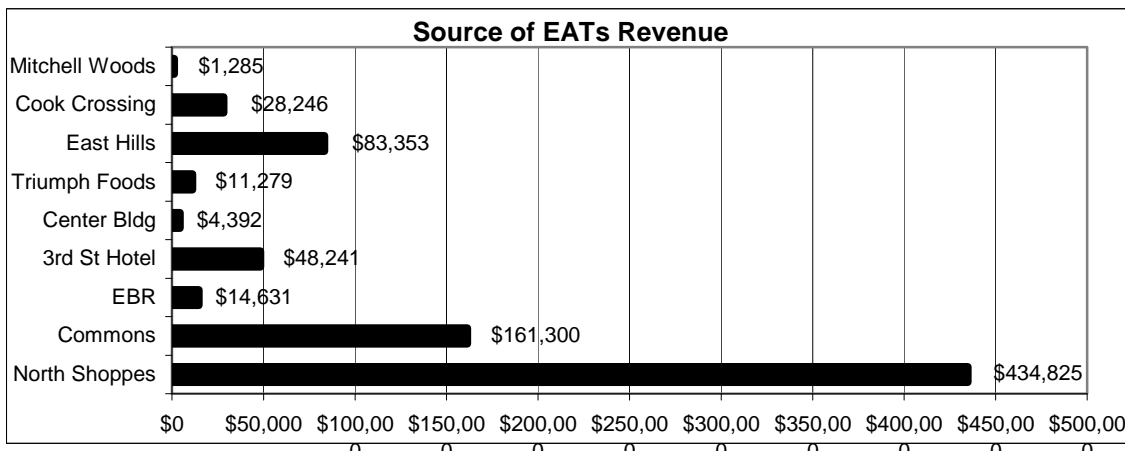
B. Special Revenue & Enterprise Funds

The **Gaming Initiatives** fund was running a percent behind trend and \$16,000 less than this time last year.

In the **Special Allocations** fund, PILOT tax revenue won't be received until after the first of the year. EATs (sales tax) revenues were behind trend for most of the TIF Plans:

- City EATS for North Shoppes were under trend by 1.1%, basically the same as last year at this time. However, the development collected \$92K less than the prior year's first quarter even with the contribution of \$2,800 from the TIF portion of the new County Use Tax.
- EBR TIF City EATS were below trend by \$5,000 and was \$15,000 behind last year's first quarter.
- The Third Street Hotel EATS were almost non-existent at only 4% of trend (\$1,400). The TDD and CID taxes were also extremely low. This is due to non-payment of sales taxes and not necessarily a dip in business. As a result of the increased hotel/motel tax rate, only the NIST taxes (from the hotel/motel tax) performed well hitting 34% of budget. As a downtown economic development project, and per the project redevelopment agreement, the hotel receives all of the hotel/motel tax revenue to apply toward reimbursable costs.
- The Commons revenues hit 29% of budget, up 4% compared to the same time during the previous fiscal year. Construction for an additional tenant, a fitness facility, is being completed. It's hoped that the addition of several Menard's stores south of St. Joseph in the Kansas City and Platte City area doesn't redirect too much business from the St. Joseph business.
- The East Hills TIF had yet to reach its base. However the CID tax contribution was very close to trend.
- City EATS for the Center Building was running behind those for FY13. Construction at the parking lot serving the building closed half of the space for several months. With its recent opening at full capacity, revenues from the Ground Round should improve.
- The Cook Crossing development opened in late April of 2012 continues to expand. Along with Dick's Sporting Goods, ALDI grocery, and Pet Smart, the office/retail space in the southeast corner of the lot was occupied by a Starbucks and office tenants. The first quarter already produced \$28,000 representing 40% of its budget.

The graph below illustrates the source of EATs for the first quarter.



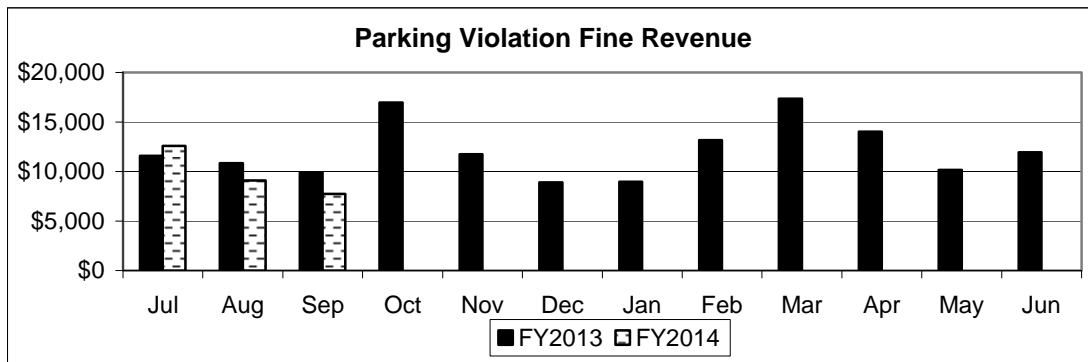
Aviation revenues were just below budget at 23%, but were \$2,000 more than last year. Sale of gas and oil was slightly behind last year's quarter total, but still 4% ahead of trend. The various lease

FIRST QUARTER FY2014 FINANCIAL REPORT

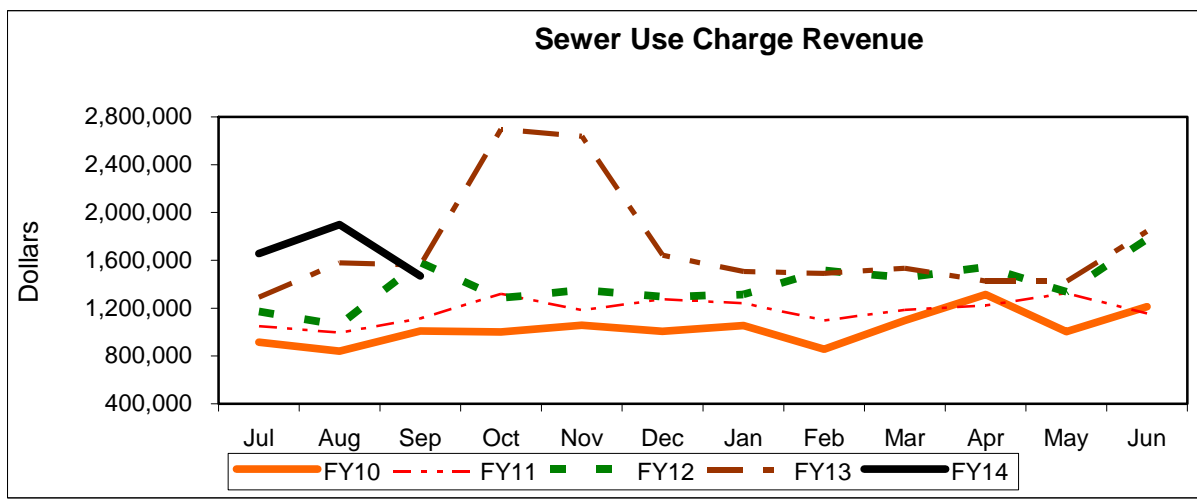
agreements were almost paid up for the year. The return of payments from MOANG will be particularly helpful to this ever beleaguered fund. Even the airport café has recently re-opened and revenue from that lease, though minimal, will start being received in the next quarter.

The **Public Parking** fund was at 20% of. Only the garage at 5th and Felix collected 25% of the budgeted revenue so far. Revenue from 6th & Jules totaled 24%. The 9th & Felix and 7th & Sylvania lots were at 20% of trend. The lot at 8th and Felix was practically unused for the entire quarter with only a collection of \$117. The 5th & Edmond lot, under construction during the quarter, had no revenue. A lack of Ticketmaster events at the Arena left Other Parking Permits/Fees at \$0.

Parking violation fine revenues were under budget by 4% (\$5,700) and behind last year's first quarter by \$2,900 as illustrated by the following graph.



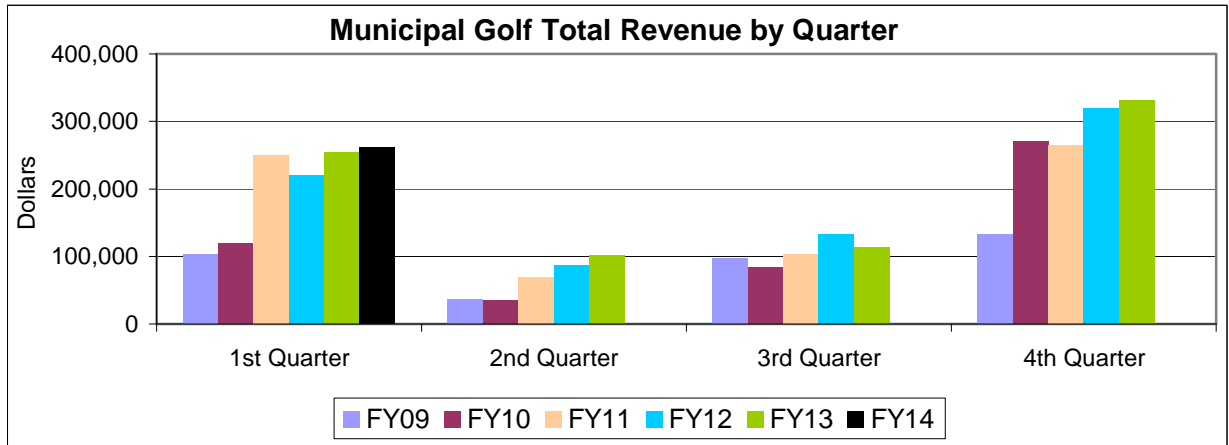
The **Water Protection fund** ran below target at 24.0%. With an 11% rate increase at the beginning of July, Sewer service charges were below the mark by \$124K, but showed an increase of 16% when compared to year to date September FY12. The July rate increase of 11% will be more reflected in the second quarter since there is a delay of 45-60 days between billings and collections. The South St. Joseph Sewer District was below trend by \$96K, a 44% decrease when compared to this same time during the previous year. SSJSD increased only 8%, compared to others due to contract limitations. Improvements at the plant have also resulted in greater efficiencies. Sewer service penalties were 3% above quarterly projections (\$9K above trend). The fund, in total, had generated \$499K more than this time one year ago.



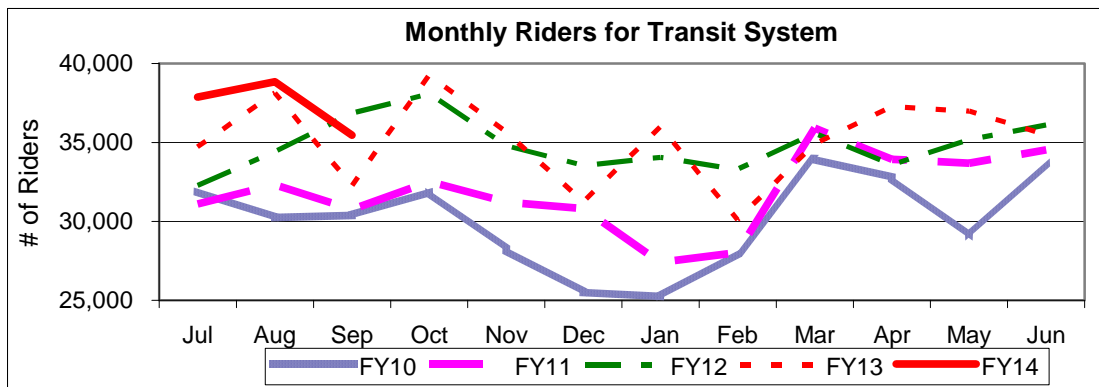
The **Municipal Golf** fund revenues were at 32%, and up \$11,000 from a year ago. Excluding the Annual Fees and Locker Fee, billed later, revenues were at 45% of budget. The course will be

FIRST QUARTER FY2014 FINANCIAL REPORT

looking for a good turnout for October and November, before winter weather slows down this outdoor sport.

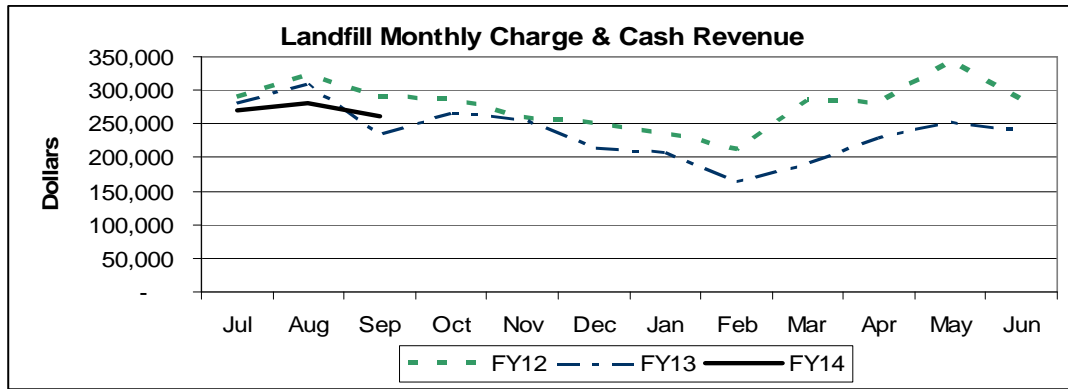


With the high fuel prices encouraging bus ridership, the **Transit** fund remained steady at 27%. Daily fare box revenues equaled quarterly projections. Adult ticket sales were well above trend by \$4,100, up 8% when compared to the first quarter of the prior year. Youth tickets doubled in revenue. Only Senior/Handicap tickets sales dipped somewhat. In total, User Charges came in \$3,000 over prior year. The number of riders continues to grow as shown on the following chart.

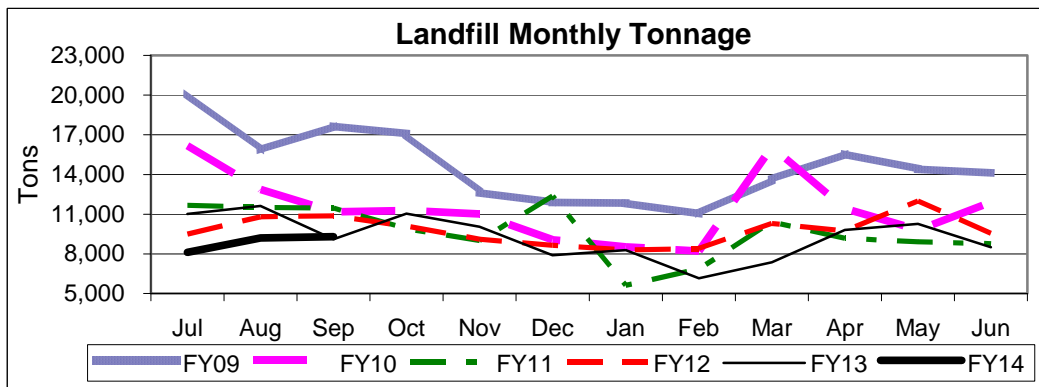


The **Landfill** fund revenues continued to fall, running at 22% of trend. Daily fees were behind last year's first quarter by \$50K, double the amount FY13 was behind the first quarter of FY12. Luckily, City Council approved the \$4.00 per ton tipping fee increase that was recommended for FY13 in that year's Tipping Fee study. It doesn't go into effect until October, but should start to halt the downward spiral of revenues for the fund by the end of the second quarter.

FIRST QUARTER FY2014 FINANCIAL REPORT



Indicated by the graph below, tonnage continues to decline.



Recycling revenue at landfill operations were up 5% from the opening quarter of FY12. The main recycling site has collected 14% of its budget. Recycling revenues have been healthy since the more conveniently located recycling center.

II. Fund Expenditures

Unless there is anything of significance to note at this point in the fiscal year, the only information provided is the overall status of the operating funds as of the end of the first quarter. This should be roughly 25% expended.

General Fund

The fund was 2% over budget due to seasonal programs that are typically heavily utilized in the summer (Swimming, Parks Maintenance, and Softball/Baseball). Major one-time expenses early in the fiscal year such as the \$441,000 Social Welfare contribution from Clinical Services and a \$428,400 transfer from Cell Phone to the Capital Projects fund, were the biggest factors to the overage.

Amount of GF operating budget expended at year-to-date: 27%

Street Maintenance Fund

Amount of Streets Maintenance operating budget expended at year-to-date: 13.2%

Parks Maintenance Fund

Parks Maintenance expended over half of the \$500,000 budgeted from cell phone monies for moving stock in the first quarter bumping total expenditures to 41% of budget. Excluding the capital

FIRST QUARTER FY2014 FINANCIAL REPORT

equipment purchases and the encumbrances for future temporary labor and M&R activities, the fund is on track.

Amount of Parks Maintenance operating budget expended at year-to-date: 24.9%

CDBG Fund

Amount of CDBG operating budget expended at year-to-date: 11.8%

Aviation Fund

Amount of Aviation operating budget expended at year-to-date: 20%

Parking Fund

Amount of Public-Parking operating budget expended at year-to-date: 16%

Sewer Fund

Amount of Sewer operating budget expended at year-to-date: 13.2%

Golf Fund

Part-time wages were at 43% of budget, but based on seasonal activity they were close to trend and close to what they were last year at this time.

Several areas are significantly over budget. Overtime was 61% of budget with only \$1,500 left for the rest of the year. Wage expense, at 27%, shows there will be no salary savings to cover this. Materials/Supplies for resale were at 31% of its full year budget although that's a major improvement over the 49% of budget the program had spent last year. Water Services running high, but since the weather had been wet so far this fall and we are heading into winter, this expense shouldn't increase significantly until next spring. The expense for water is doing great (\$25,000), in comparison to last year, when the dry first quarter had expenses at almost \$41,000.

It should be noted that while expenses were high at 30% of budget, revenues were doing well and, by the end of the year may yet cover expenses.

Amount of Golf operating budget expended at year-to-date: 30%

Transit Fund

Amount of Transit operating budget expended at year-to-date: 22%

Landfill Fund

Amount of Landfill operating budget expended at year-to-date: 10%

FIRST QUARTER FY2014 FINANCIAL REPORT

INVESTMENT REPORT COMMENTARY

The Investment Report is for the twelve month period ended September 30, 2013. The purpose of the report is to keep the reader informed of the diversification and status of the City's investment portfolio. The City's Investment Policy, adopted by the City Council on July 19, 1994 and revised on October 18, 2010, guides investment activities and ensures that City funds are invested in a manner which provides the highest investment return with maximum security while meeting the daily cash flow demands in accordance with all state and local laws.

CASH INVESTMENTS

As of September 30, 2013, \$46,990,457.80 of the City's idle cash was invested in U.S. Treasury Bills, Agency Securities, Certificate of Deposits, and cash. The majority of the investments purchased were Agency Discount Notes with maturities of 180 days or less. Individual yields on the securities range from 0.02% to 0.25% with a maturity expected weekly. Most City investments are made in instruments of 180 days or less because: 1) the return on longer instruments is not significantly greater to offset the loss in liquidity; and 2) current low fund balances in most funds require that investments be very liquid.

According to City policy, the City may only invest in U.S. Treasury Obligations, U.S. Treasury Agency Obligations, Certificate of Deposits, Repurchase Agreements, Collateralized Public Deposits, Bankers' Acceptances, Commercial Paper, and Local Government Investment Pools. U.S. Treasury Obligations (T-Bills) are short-term obligations considered risk free and very liquid. They are backed by the full faith and credit of the U.S. Government. While considered the safest of all types of securities, Treasury Bills provide the lowest yield. Due to the low yield, the City prefers to invest in other, high-yielding, relatively risk-free U.S. Government Obligations.

Some Agency Discount Notes are guaranteed by the full faith and credit of the U.S. Government, but most carry only a "moral obligation" of Congress to protect investors. These notes usually have higher yields than Treasury Obligations, and include federal agencies such as the Federal National Mortgage Association (Fannie Mae), Federal Home Loan Bank (FHLB) and Federal Farm Credit Bank (FMC).

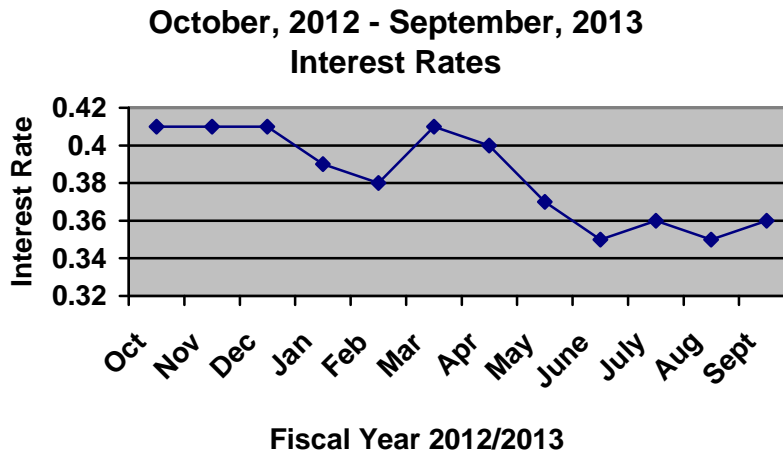
Safety of principal is the foremost objective of the City's investment program. To achieve this objective, diversification is a necessity for securities and vendors. Investments are competitively bid and purchased from Bank of America Merrill Lynch, UBS, and Commerce Bank of Kansas City, maturing weekly for cash flow purposes. The City's guidelines for diversification provide for a goal of no more than 50% of the City's total investment portfolio be invested in a single security type or with a single financial institution.



FIRST QUARTER FY2014 FINANCIAL REPORT

INTEREST INCOME

The City also receives interest income on cash balances in its checking account. Interest is distributed to each fund at the end of each month. The interest rate is equal to the average 91 day Treasury Bills plus .31 points on the City's average collected balance. The rate the City received for the month of September, 2013 was 0.36% compared to 0.42% in September, 2012. The fiscal year averaged around 0.40% a month. Because of collateral agreements with the banking institution insuring cash balances, this is as safe as investments in U.S. Treasury Bills.



Unrestricted cash deposits and investments of the City are pooled and include cash held in commercial bank checking accounts and investments held in United States Government Treasury and Agency securities. All funds with a cash balance carry an "Equity in Pooled Cash" balance on the financial statements equal to their respective cash deposit and investment portion of the pool. The individual funds "Equity in Pooled Cash" equals the \$51,768,332 the City records as unrestricted.

Restricted cash deposits and investments are restricted for legal purposes or purposes designated by City Administration. In accordance with bond transcripts, the Trustees of the bonds are legally required to hold reserves at their financial institution. Currently, the City has \$16,129,597 held at various locations as instructed by the bond transcripts.

The charts on the next page show the September 30, 2013 status of city cash by type of investment, type of restriction and unrestricted cash balances.

FIRST QUARTER FY2014 FINANCIAL REPORT

CASH By Type of Investment September 30, 2013

Unrestricted Cash Balance:		
Cash	\$4,777,874.36	
Investments	46,990,457.78	
	\$51,768,332.14	\$51,768,332.14
Restricted Cash Balance:		
Bond Reserves (various institutions)		16,129,597.44
		\$67,897,929.58

CASH By Type of Investment

Checking Account Balance:		\$4,777,874.36
U.S. Government and Agency Securities:		
Federal Natl Mortgage Association	\$12,996,891.40	
Federal Farm Credit Bank	9,997,208.47	
Federal Home Loan Bank	17,996,357.91	40,990,457.78
Certificate of Deposits		6,000,000.00
Cash and Investments		51,768,332.14
Bond Reserves (held at various institutions)		16,129,597.44
		\$67,897,929.58

The label “unrestricted cash” is deceiving. The cash is unrestricted only in the accounting sense of not being legally restricted to a certain use, like bond reserves. The cash is restricted in the sense of what fund it belongs to and what that fund can use it for.

The chart on the following page breaks down the \$51.7 million “unrestricted” cash figure above by fund and designated uses (if any).

FIRST QUARTER FY2014 FINANCIAL REPORT

CASH

UNRESTRICTED CASH BY FUND

September 30, 2013

General - Cash	\$1,927,282.61	
Emergency	1,125,000.00	
Escrows/Grants	117,239.71	
Public Nursing/Richardson Trust/CHIP/M Reserv	210,794.96	
Senior Center Foundation/W Morgan Trust	13,022.62	
Cell Phone	826,068.19	
Computer Reserve	526,153.50	\$4,745,561.59
Street Maintenance - Cash		38,161.28
Parks, Recreation & Civic Facilities-Cash		(24,090.10)
CDBG - Cash		(450,869.83)
Special Allocation - Cash		1,360,659.27
Riverboat - Cash		257,706.74
Museum		357,337.60
Capital Projects - Cash		16,132,554.98
Aviation - Cash	182,666.55	
Escrows/Grants	8,015.00	190,681.55
Parking - Cash	102,345.41	
Escrows	5,710.00	108,055.41
Water Protection - Cash	2,009,779.60	
In House Bond Reserve	4,999,949.96	
Escrows	120,436.49	7,130,166.05
Golf - Cash		21,462.75
Mass Transit - Cash		10,646,838.77
Landfill - Cash	3,754,779.48	
PostClosure	4,805,214.88	8,559,994.36
Worker Compensation - Cash		1,012,305.36
Payroll - Cash		351,607.90
Library - Cash		0.00
St Joseph Gateway TDD - Cash		71,078.84
Cooks Crossing CID - Cash		1,787.27
East Hills CID - Cash		1,665.66
CDBG Loan Funds - Cash		1,255,666.69
		\$51,768,332.14

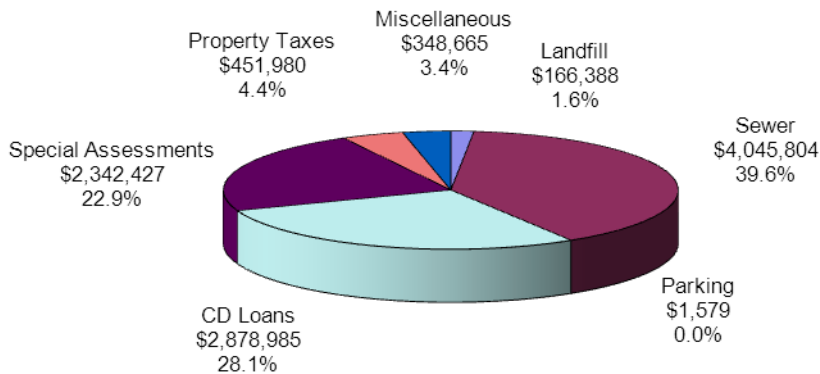
FIRST QUARTER FY2014 FINANCIAL REPORT

ACCOUNTS AND LOANS RECEIVABLE REPORT

COMMENTARY

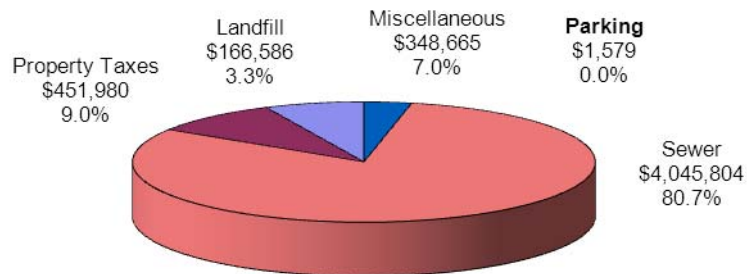
This Accounts and Loan Receivable Report covers the first quarter ended September 30, 2013. The purpose of this report is to identify the various types and amounts of receivables, discuss the City's various collection efforts and provide an estimate of receivable collectability. Total Accounts and Loans Receivable at September 30, 2013 are \$10,238,828, broken out as follows:

Accounts Receivable and Loan Receivable Report For Quarter Ended September 30, 2013



Accounts Receivables are generated from routine services provided to City residents and from taxes, licenses and fees. Loans and Lien Receivables are special payment arrangements created for specific individuals within the community. Details of each type will now be discussed in detail by type.

Accounts Receivable For Quarter Ended September 30, 2013 (Excludes Loans and Special Assessments)



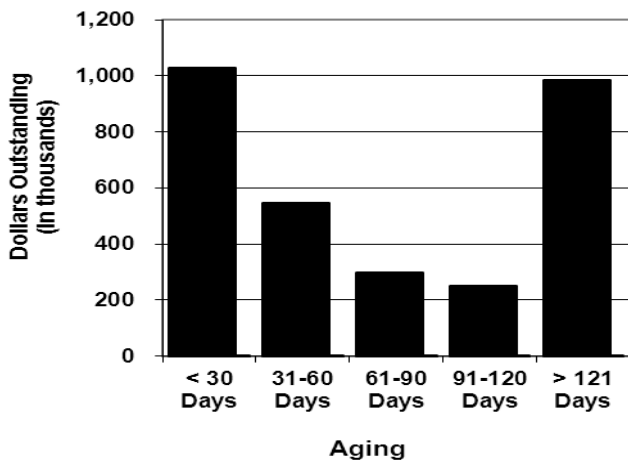
The Accounts Receivable graph above excludes CDBG loans and Special Assessments receivables due to the varying factors. CDBG loans are spread out over 30-40 years, leaving most of the receivable due into the future and not past due. Special Assessments are liens upon property which are assumed uncollectible at the point of issuance due to the nature of the lien.

FIRST QUARTER FY2014 FINANCIAL REPORT

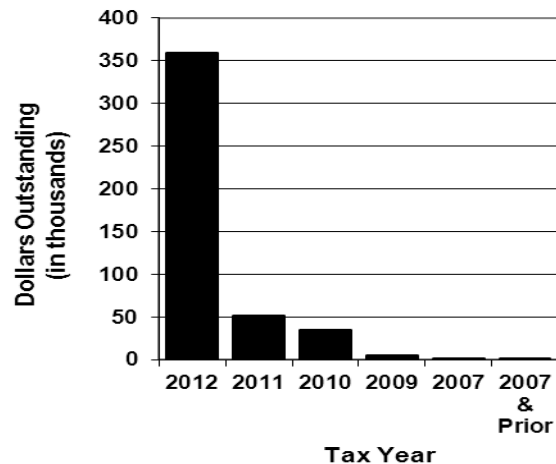
City Water Protection Fund receivables (80.7%), as shown below, include City billings to South St. Joseph Industrial District, sewer surcharges, septic load processing charges. Total sewer amounts due are \$4,045,804 as of September 30, 2013.

City Administrative Services staff are finalizing formal shutoff and collection policies to be presented to the Mayor and City Council during Fiscal Year 2014. The City sewer balances due include primary secondary sewer surcharge customer user fees (\$851,996), Oak Mill lawsuit (\$93,600), and septic load processing charges (\$532). The SSJSD balance is current.

**Sewer Account Aging
As of Sept 30, 2013**



**Property Taxes Receivable
as of Sept 30, 2013**



Property Tax receivables (9.0%), (shown above) include the receivables for tax years 2012 & prior. County collections from July through September, 2013 total \$240,306, compared to \$284,509 for all funds in fiscal year 2013, a fifteen and five-tenths (15.5%) percent decrease. However, those distributions included a \$35K payment from FY11 protested taxes.

The City 2013 tax levies (FY14) were set on August 19, 2013 at \$1.1395 per \$100 valuation, the same levy as tax year 2012. The Hancock allowance (1.7%) increase was allowed, but valuations increased forcing the levy to remain the same. The Buchanan County Collector will be mailing out the 2013 tax bills around November 15, 2013.

Landfill Fund receivables (3.3%) include hauler accounts set up for monthly billing and land leases approved by contract. These are billed by the Administrative Services Department based upon reports provided by Landfill staff. Total billings to date are \$508,568, a decrease of \$25,338 or four and eight-tenths (4.8%) percent over the same period in fiscal year 2013. Total tipping fee revenues of \$735,263 represent a decrease of six and three-tenths (6.3%) percent from fiscal year 2013. Outstanding receivables, as of September 30, 2013, total \$166,388.

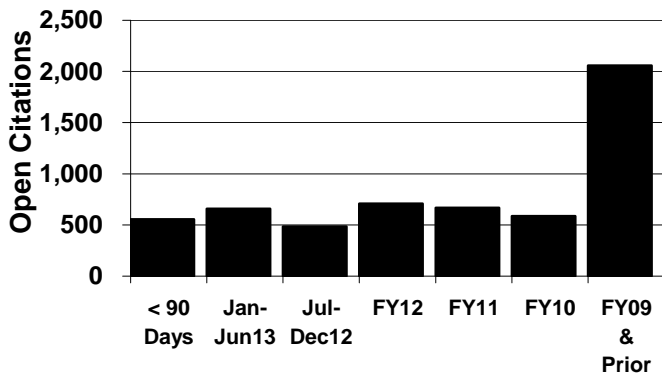
Public Parking receivables (<1%) include parking permits billed for City garages. Other receivables include parking citations outstanding recorded in the Parking Access database, but amounts due remain uncertain due to requests for dismissal, those protested in Municipal Court, etc. A total of 1,802 parking citations have been written this fiscal year – 1,147 by public parking staff and 655 by police officers.

FIRST QUARTER FY2014 FINANCIAL REPORT

Most revenues collected in the Parking Fund are not included as a receivable due to the possibility of parking tickets being protested, requesting a trial in court, etc. Revenue is recognized when received. To date, total parking fine revenues are \$29,417, of which \$24,884 (84.6%) are fines remitted directly to the City and from collection letters generated by Administrative Services. Municipal Court summons have resulted in the remaining \$4,533 (15.4%). A total of 1,517 collection letters were mailed this quarter and 5,656 citations remain as of September 30, 2013. The aging of citations is shown in the table below.

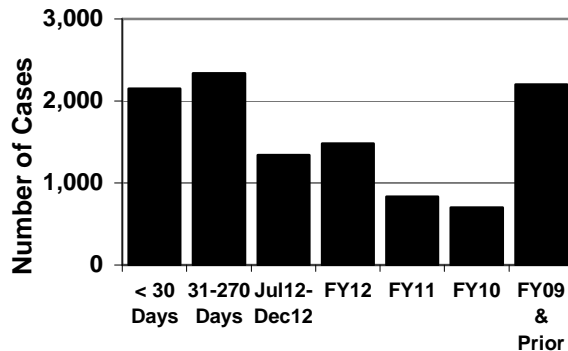
The Parking Fund continues to receive one half of the motor vehicle fees collected by the Buchanan County Collector and the \$1 fee added to Ticketmaster events at the Civic Arena to assist in parking lot maintenance fees in fiscal year 2009.

**Aging Open Parking Citations
as of Sept. 30, 2013**



Aging

**Municipal Court Open Cases
As of Sept 30, 2013**



Aging

Municipal Court receivables are recorded in the INCODE Court software. Open citations as of September 30, 2013 total 11,051 an increase of 455 citations (4.3%) from the previous fiscal year.

The table above shows the aging of open cases. As of September 30, 2013, court fines and fees collected total \$327,891, compared to \$323,348 for the same period in fiscal year 2013, a one and four-tenths (1.4%) percent increase. City retained Court revenues are \$282,085 compared to \$265,988 in fiscal year 2013, a six percent increase. The citations filed for FY2014 total 5,288, compared to 4,566 for FY2013, an increase of 722 citations from all Departments. The largest increase comes from the number of citations filed by police officers. Many officers are now using their handheld units, increasing efficiency.

Miscellaneous Receivables (7%) are billed by Administrative Services. These receivables are for various services and/or fees. Customers with amounts due greater than 45 days are sent a second courtesy delinquent notice. After the second notice, the originating departments are notified to consider revoking their ability to charge future services/fees until their account is brought current. Miscellaneous billings include:

General Fund –

- Police Department - LEC charges, Heartland Health and Buchanan County shared expenses for maintenance of the communication system;
- Fire Department - fire district contracts;
- Administrative Services – Admin fees for Chapter 100 bonds and PILOT taxes due per Chapter 100 agreements;

FIRST QUARTER FY2014 FINANCIAL REPORT

- Health Department – Birth/Death certificate monthly billings, monthly pound fees for area cities, and Buchanan County Health Contract;
- Parks & Recreation Department - Hockey Club and Figure Skating Club ice rentals;

Streets Maintenance Fund – Street/utility cuts, culvert pipe purchased for installation, Road & Bridge taxes;

Parks Maintenance Fund - Horace Mann monthly leases;

Special Allocation Fund – Buchanan County certified EATS;

Aviation Fund – Monthly hangar/Airport café leases, and annual land lease;

Mass Transit Fund –State of Missouri bus passes purchased;

Payroll Fund – Retiree and Cobra insurance billings.

Business Licenses/Permits are also miscellaneous receivables, but not included in the total. Most of these billings are unknown at the time of billing as many are based upon gross receipts unknown at the time of renewal.

Annual licenses, permits and inspections for business activity are billed and collected by the Customer Services division and recorded in Permits Plus software when received. A total of 1,574 new and temporary business licenses and permits have been issued since May 1, 2013, the new billing cycle. The distribution of all new business permits and licenses issued are broken down by type as follows:

Business Licenses and Permits By Type Fiscal Year 2014

<u>Type</u>	<u>FY2014</u>		<u>YTD Revenue</u>	
	<u>New</u>	<u>Temporary</u>	<u>FY14</u>	<u>FY13</u>
Alarm permits (police/fire)	228	9	\$8,448	\$7,243
Alcohol server licenses	259	309	\$7,375	\$5,980
Business licenses	397	35	\$128,100	\$129,025
Fire inspection permits	27	20	\$3,500	\$2,975
Health permits/inspections	76	78	\$11,270	\$12,357
Liquor licenses	12	83	\$5,740	\$4,398
Trade licenses	41	0	\$2,455	\$3,485
Totals	1,040	534	\$166,887	\$165,463

Collection efforts continue for the expired business licenses due on June 30, 2013. To date, these efforts include the original renewal application and a delinquent letter. Courtesy phone calls and a summons to Municipal Court will be forthcoming for those failing to renew. To date, 327 of those business licenses remain expired.

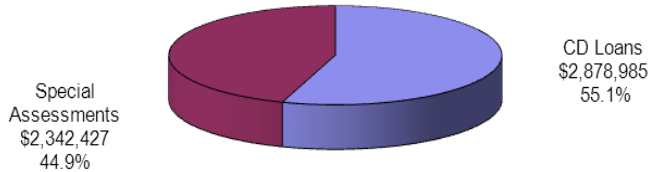
Lien & Special Assessment receivables (44.9%) total \$2,342,427 include demolition liens (\$1,192,674), general code violations for weed and trash liens (\$1,062,115), and street and sewer improvement/use liens (\$87,638). Demolition and weed and trash liens are billed and collected by the Customer Services Division, with payment arrangements available on demolition liens up to a ten (10) year period in which to pay back the City. Sewer Improvements and Street Special Assessments are billed and collected by the Administrative Services Department.

Accounts deemed to be collectable may be pursued through additional collection letters and, if necessary, lawsuits filed in Buchanan County Circuit Court as a personal debt of property owners. Inspectors continue to be issue summons to Municipal Court for violations. The City requests

FIRST QUARTER FY2014 FINANCIAL REPORT

restitution for any costs incurred in cleanup of the property. Amounts paid by the defendant include fines for non-compliance and any City restitution for that particular violation.

**Loan & Special Assessment Accounts Receivable
As of Sept 30, 2013**

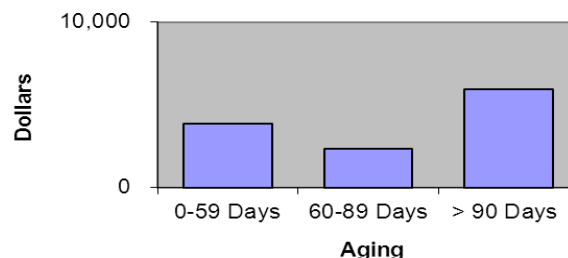


Fiscal Year 2014 year-to-date collections for all liens total \$32,874, compared to \$27,453 or an increase of \$5,421 (19.8%) for the same period in fiscal year 2013.

Aging of Special Assessments - Amount Due			
Period	Dollars	Dollars (%)	#
Current (0-90 Days)	158,982	6.8%	621
Jan-Jun13	105,834	4.5%	387
Jul-Dec12	123,509	5.3%	763
FY12	321,295	13.7%	1,374
FY11	217,180	9.3%	727
FY10	431,941	18.4%	777
FY09	112,397	4.8%	373
FY08 & Prior	871,288	37.2%	2,256
Total Outstanding	2,342,427	100.0%	7,278

Community Development (C.D.) Loan receivables (55.1%) are low-interest loans made to low and moderate income residents under regulations promulgated by the Federal Department of Housing and Urban Development (HUD). These loans vary in length from 15 to 40 years. Although total loans outstanding are \$2,878,985, less than one percent (0.4%) or \$12,115 are principal and interest past due.

**CDBG Loan Aging
As of Sept 30, 2013**



The Accounting Division, in the Administrative Services Department, bills and monitors these accounts. The C.D. Loan Committee, comprised of Administrative Services, Community Development and Legal staff, meet monthly to discuss accounts with balance portions greater than 30 days delinquent and decide upon the collection measures to be used, from general collection letters to foreclosure if necessary.

FIRST QUARTER FY2014 FINANCIAL REPORT

PURCHASE ORDERS (CONTRACTS) BETWEEN \$5,000 AND \$25,000

COMMENTARY

The City's purchasing policy allows the City Manager to approve contracts between the amounts of \$5,000 and \$25,000. The following lists those contracts** issued in the first quarter of Fiscal Year 2014 between those limits.

7/9/2013	First Street Graphics	\$ 5,500.00	T-Shirts for St. Joe Fit and Parkway Run	Parks
7/9/2013	World Wide Technology Inc	\$ 12,419.20	(20) HP Business Desktop Computers	IT
7/16/2013	Carrier Corporation	\$ 9,500.00	Repair Refrigeration System	Parks
7/18/2013	Diamond International	\$ 9,264.40	Replacement Parts and Labor Emergency Transmission and Clutch Replacement	Streets
7/18/2013	Pinnacle Electric Co	\$ 7,800.00	Emergency - Remove/Replace and provide Signal Pole at 33rd & Mitchell and Lake Ave & Illinois that were damaged	Streets
7/23/2013	Drivers License Guide Co	\$ 6,450.00	(200 ea) 3-year subscription to I.D. Checking Guide	Police
7/26/2013	Diamond International	\$ 11,076.35	Install Works Kit, injectors, turbo oil pump and all related gaskets for 952-83	Streets
7/30/2013	Diamond International	\$ 10,982.73	Install Works Kit, turbo 6 injectors, oil pump, water pump, Thermostat and Tappet Retainers in 901-91	Streets
7/31/2013	Drive Source International	\$ 7,200.00	Start the IPS Pumps at Water Protection	WPF
7/31/2013	McIntire Management Group	\$ 19,092.00	(2) Air release valves for force main with 8" flange, (5) NIP threaded outlet, (5) float assembly complete - Stainless steel	WPF
8/7/2013	IHP Industrial Inc	\$ 5,314.80	Air Conditioning Repair	Adm Svcs
8/14/2013	Push Pedal Pull	\$ 17,334.20	(3) Precor TRM 833 Treadmill w/P30 Console	Fire
8/19/2013	Extreme Electronics	\$ 10,880.00	Patee Market Health Center Security System Upgrade	Health
9/3/2013	Physio Control Inc.	\$ 11,753.50	(5) Lifepak 1000 Basic w/graphical display and 5 year warranty; (5) IrDA Adapter with USB port	Fire
9/10/2013	Flink Co	\$ 13,698.00	10" Flink Salt Spreader	Streets
9/11/2013	Kranz of Kansas City	\$ 8,717.00	Henderson Mark E 10" Dump Body	Streets
9/19/2013	Shawnee Mission Ford Inc.	\$ 23,858.00	(1) Ford F350 Passenger Van	WPF
9/19/2013	CDW Government Inc.	\$ 7,720.20	(60) 2FA Authentication Lic P/U; (60) 2FAONE-AMS1ye-9 2FA Auth. License; (60) 2FA Omnikey 5325; (1) 2FA Professional SVC 4 hrs	Police
9/20/2013	Worth Sports	\$ 5,631.60	(112 Dz) 12" ASA Synthetic Cover Softball; (40 Dz) 11" ASA Synthetic Cover Softball -- Heritage Park Logo	Parks

FIRST QUARTER FY2014 FINANCIAL REPORT

9/24/2013	Car City Motor Company	\$ 24,450.00	(1) 2014 1/2 Ton 4x4 1500 Tradesman Pickup	Parks
9/30/2013	Anderson Auto Group	\$ 24,033.50	(1) 2014 3/4 Ton 4WD Pickup	Parks
9/30/2013	LeMac Company	\$ 10,484.00	Poles and Mast Arms	Streets

** Does not include purchase orders issued for the following:

Community Development Rehab Loan Projects

Gasoline Purchases

Price Agreement

Purchases

Work Orders for Professional Services approved by a Master Agreement

FIRST QUARTER FY2014 FINANCIAL REPORT

ROUTINE BUDGET TRANSFERS

COMMENTARY

Routine Budget Transfers are allowed under "Administrative Code Sec. 2-1052. Budget Transfers. (abridged & supplemented)" The following statement appears on the Routine Budget Transfer Form.

You Cannot Use This Form To:

1. Transfer funds to create full or regular part-time positions unless approved by Council.
2. Transfer (or use budgeted funds) to purchase a capital item/project (more than \$5,000) that has not been approved by the Council in the budget. EXCEPT – Once all budget approved capital items have been purchased, savings can be transferred.

FOR EITHER OF THE ABOVE – PREPARE AN ORDINANCE FOR COUNCIL APPROVAL.

The following report reflects routine budget transfers for the first quarter FY2014, sorted by Fund and Department. Most transfer forms contain several transactions. This is why there can be several lines of adjustments for each Transfer Number. The transfer number is an ID entered by staff when transfers are processed.

The major reason for the transfer is labeled with a short description. When there are multiple transfers per form, any amount over \$1,000 has a notation of the item being increased.

Non-Ordinance Budget Amendments

Fiscal Year 2014

For the Quarter Ending : September 30, 2013

<u>Transfer Number</u>	<u>Object</u>	<u>Expenditures Decrease</u>	<u>Object</u>	<u>Expenditures Increase</u>	<u>Comments</u>
GENERAL FUND					
<u>Police</u>					
BT014			1120	750.00	MO SAFETY GRANT-CHILD PASSENGER
			5698	750.00	SAFETY ENFORCEMENT
BT013			1480	2,008.00	INSURANCE PROCEEDS FROM CAR #113
			5030	2,008.00	
<u>Parks , Recreation and Civic Facilities</u>					
BT008			1475	480.00	USTA GRANT REIMBURSEMENT FOR NEW
			5698	480.00	LINES AT NOYES TENNIS COURT
BT009			1365	1,000.00	SALE OF 2 PERLICK BEER COOLERS FROM
			5080	1,000.00	CIVIC ARENA
<u>Public Health</u>					
BT020			1390	2,000.00	LIVE WELL ST JOE REIMBURSEMENT FROM
			5080	2,000.00	HEARTLAND FOUNDATION
PARKS MAINTENANCE FUND					
BT106			1475	500.00	TRAILS WEST REIMBURSEMENT FOR
			5080	500.00	RE-SEEDING CIVIC CENTER PARK
WATER PROTECTION FUND					
BT005	1484	(71,289.00)	1473	71,289.00	ANNUAL LICENSING FOR ACCELLA SOFTWARE
BT015	1453	(71,947.00)	1410	71,947.00	WATER QUALITY EDUCATION PROGRAM

FIRST QUARTER FY2014 FINANCIAL REPORT

**VENDOR SERVICE CONTRACTS BY DEPARTMENT
COMMENTARY**

The report below lists all of the existing vendor contracts with the City. Unless otherwise noted, they are local vendors. List is in order of current year expiration date.

Service	Service Provider	Orig Contract Periods	Orig Ext Periods	# of Ext. Left	CY Contract Ext Expires	Final Ext Expires	Advertise Date Approx.	Date RFP Due Approx.	Dept
Sanitary Sewer Rehabilitaiton Services using Cured-In-Place Pipe	SAK Construction, LLC O'Fallon, MO	1	Subject to Annual Renewal	Subject to Annual Renewal	Oct-2013	Oct- 2013	None	None	PW
Asphalt Milling & Overlay	Keller Construction	1	5	3	Oct-2013	Oct- 2016	Jul-2016	Aug- 2016	PW
Patee Market Snow Removal	A C Lawn Services	3	0	0	Oct-2013	Oct- 2013	Aug-2013	Aug- 2013	PH
Collection of Past Due Obligations for Municipal Court	Capital Recovery Systems, Inc. Columbus, OH	1	4	4	Nov-2013	Nov- 2013	Aug-2017	Sep- 2017	AD SVS
Collection of Past Due Obligations for Sewer and Other Billings	Berlin Wheeler Receivables Management Jeff City, MO	1	4	4	Nov-2013	Nov- 2013	Aug-2017	Sep- 2017	AD SVS
Geographic Information Services (GIS)	Midland GIS Solutions	1	4	4	Nov-2013	Nov- 2013	Aug-2017	Sep- 2017	AD SVS
Surveying Services	Midland Surveying, Inc.	1	4	4	Nov-2013	Nov- 2013	Aug-2017	Sep- 2017	AD SVS
Transit Pension Actuarial Services	CBIZ Benefits & Insurance Cumberland, MD	3	0	0	Dec-2013	Dec- 2013	Oct-2013	Nov- 2013	MT
Softball Officiating Services	St. Joseph Umpires and Scorekeepers Association	1	4	4	Jan-2014	Jan 1, 2018	Nov-2017	Dec- 2017	PR
Consultant	CBIZ/BCK&W	3	Optional Annual Renewal	Optional Annual Renewal	Jan-2014	Jan- 2014	Oct-2013	Nov- 2013	HR
Fixed Base Operator	Express Flight, Inc. Gary Patterson Sr	10	0	0	Jan-2014	Jan- 2014	None	None	AV
MO. ANG	Drop Zone Land Lease	5	1 (5 Years)	0	Jan-2014	Jan- 2014	None	None	AV
Professional Title Services	First American Title	1	4	1	Feb-2014	Feb- 2015	Nov-2015	Nov- 2015	PW
Transportation Planning Services	URS Corp Minneapolis, MN	1	4	3	Feb-2014	Feb- 2013	Oct-2012	Nov- 2012	PW
Lease of Approx 25 Acres to Plant & Harvest- former Mi-Ho Property	William L. Rotterman St. Joseph, MO	1	3	3	Feb-2014	Feb- 2017	Dec, 2016	Jan, 2016	PL
Lawn Mowing for WPC	Mark's Lawn Mowing	1	2	0	Apr-2014	Apr- 2014	Jan-2014	Feb- 2014	PW

FIRST QUARTER FY2014 FINANCIAL REPORT

On Call- Architectural	Riverbluff Architects	1	4	2	Apr-2014	Apr-2016	Dec-2015	Jan-2016	PW
On Call- Architectural	Ellison Auxier Architects	1	4	2	Apr-2014	Apr-2016	Dec-2015	Jan-2016	PW
Copier Rental	ProServ	1	3	1	Apr-2014	Apr-2015	Nov-2014	Dec-2014	AD SVS
Postage Machine Lease	Lineage, Inc.	1	3	2	Apr-2014	Apr-2013	Dec-2012	Dec-2012	AD SVS
On Call- Architectural	Goldberg Architects	1	4	2	Apr-2014	Apr-2016	Dec-2015	Jan-2016	PW
On Call- Architectural	Creal Clark & Siefert	1	4	2	Apr-2014	Apr-2016	Dec-2015	Jan-2016	PW
Vending Machine Service	Smith Vending/Acme	1	2	0	Apr-2014	Apr-2014	Feb-2014	Mar-2014	MT
City Cemetery Mowing	Hughes Lawn Service	1	3	2	May-2014	May-2016	Feb-2016	Feb-2016	PH
Backfill and Repair of Street Cuts	JD Bishop Construction	1	3	2	May-2014	May-2016	Jan-2016	Feb-2016	PW
Lawn and Lot Care Services for Transit	Mark's Law Mowing	1	3	0	May-2014	May-2014	Feb-2013	2/222013	MT
Transit Pension Trustee Service	US Bank Institutional Trust Roeland Park, KS	1	2	0	May-2014	May-2014	Mar-2014	Apr-2014	MT
Employee Health	Blue Cross Blue Shield of KC	1	2	1	Jun-2014	Jul-2015	Jan-2015	Apr-2015	HR
Land Lease Agreement Rosecrans Airport	Life Net Air Medical Service	1	4	0	Jun-2014	Jun-2014	Feb-2014	Mar-2014	AV
Banking	Citizen's Bank and Trust	1	4	4	Jun-2014	Jun-2014	Feb-2018	Mar-2018	AD SVS
Procurement Cards	U. S. Bank	1	4	4	Jun-2014	Jun-2018	Feb-2018	Mar-2018	AD SVS
Merchant Card Services	U. S. Bank	1	4	4	Jun-2014	Jun-2018	Feb-2018	Mar-2018	AD SVS
Utility Related Issued	Cunningham, Vogel & Rost St. Louis, MO	5	0	0	Jun-2014	Jun-2014	Feb-2014	Mar-2014	L
Backfill & Repair of Street Cuts	JD Bishop Construction	1	3	2	Jun-2014	Jun-2016	Feb-2016	Mar-2016	PW
Lockbox Processing Services	Citizens Bank & Trust	1	4	4	Jun-2014	Jun-2018	Mar-2018	Apr-2018	AD SVS
Recycling Services	RSP, Inc.	2	3	3	Jun-2014	Jun-2017	Feb-2017	Apr-2017	PW
Legal Services Regulatory Issues	William D. Steinmeier, P.C. Jeff City, MO	7	0	0	Jun-2014	Jun-2014	Feb-2014	Mar-2014	L
Emergency Sewer Repairs	Lewis Backhoe	1	5	4	Jul-2014	Jul-2018	Apr-2018	May-2018	PW
Emergency Sewer Repairs	Sprague Excavating Co	1	5	4	Jul-2014	Jul-2018	Apr-2018	May-2018	PW
Bridge Design and Structural Analysis Assistance	HDR, Inc. Kansas City, MO	1	4	1	Aug-2014	Aug-2015	Feb-2015	Mar-2015	PW
Landfill Engineering Services	SCS Engineers /Aquaterra OP, KS	1	4	1	Aug-2014	Aug-2015	Feb-2015	Mar-2015	PW

FIRST QUARTER FY2014 FINANCIAL REPORT

Major Concrete Pavement Repairs	Auxier Construction	1	5	5	Aug-2014	Aug-2019	Mar-2019	Mar-2019	PW
Major Concrete Pavement Repairs	JD Bishop Construction	1	5	5	Aug-2014	Aug-2019	Mar-2019	Mar-2019	PW
Sewer Line Chemical Root Control	Elite Root Control LLC	1	5	5	Sep-2014	Sep-2019	May-2019	May-2019	PW
City-wide Trash Service	K.I.C., Inc. dba Keep It Clean, Inc.	1	2	0	Sep-2014	Sep-2014	Mar-2014	Apr-2014	AD SVS
Transit vehicle and General Liability Ins.	Crane Agency, Broker for Travelers Chesterfield, MO	1	0	0	Sep-2014	Sep-2014	Jul-2014	Aug-2014	MT
Transit Life & AD&D Insurance	OCHS, Inc. Broker for Minnesota Life St. Paul, MN	3	0	0	Sep-2014	Sep-2014	Jul-2014	Aug-2014	MT
Farmland Lease	Bryan Paden Wathena, KS	5	0	0	Oct-2014	Oct-2014	Jul-2014	Aug-2014	AV
On Call - Professional	Burns & McDonnell Engineering Co Kansas City, MO	1	4	3	Oct-2014	Oct-2017	Jun-2017	Jul-2017	PW
Transit Dental Insurance	CBIZ/BCK&W Agent for Delta Dental Insurance	2	0	0	Dec-2014	Dec-2014	Oct-2014	Nov-2014	MT
Realty Services	Reese & Nichols Ide Capital Realty	2	3	3	Jan-2015	Jan-2018	Dec-2017	Dec-2017	CW
Self-Service Fueling Station at Rosecran	Express Flight, Inc	5	0	0	Jan-2015	Jan-2015	Oct-2014	Oct-2014	AV
Uniforms, Mat, Mop Rental & Laundry Svcs	UniFirst Corp Kansas City, MO	2	1	1	Mar-2015	Mar-2016	Sep-2015	Oct-2015	FS
Exclusive, Non-Alcoholic Beverage Sponsorship for Fairview Golf Course	Pepsi Beverages Co	5	0	0	May-2015	May-2015	Feb-2015	Feb-2015	PR
Construction and Design Related Issued	Seigfreid, Bingham, Levy, Selzer & Gee, P.C. Kansas City, MO	5	0	0	Jun-2015	Jun-2015	Feb-2015	Mar-2015	L
Auditing	Cochran, Head & Co.	5	0	0	Jun-2015	Jun-2015	Dec-2014	Jan-2015	AD SVS
Bond Counsel	Gilmore and Bell Kansas City, MO	5	0	0	Jul-2015	Jun-2015	Feb-2015	Mar-2015	AD SVS
Exclusive Beverage Sponsorship - Bode Ice Arena/Sports Complex	7UP/Snapple Group	5	0	0	Aug-2015	Aug-2015	Apr-2015	Apr-2015	PR
Transit Drug Screen	OHS - COMPCARE	3	0	0	Dec-2015	Dec-2015	Oct-2015	Nov-2015	MT

FIRST QUARTER FY2014 FINANCIAL REPORT

Legal Services Environmental Issues	B W Law Group	5	0	0	Jun-2016	Jun- 2016	Mar-2016	Mar- 2016	L
Transit Advertising Signs	Houck Transit Advertising St. Paul, MN	5	0	0	Oct-2016	Oct- 2016	Jun-2016	Jul-2016	MT
Legal Services Labor and Employment Law	The Lowenbaum Partnership, LLC St. Louis, MO	5	0	0	Jun-2017	Jun- 2017	Mar-2017	Apr-2017	L
Lease of Landfill Property for Farming	Bill Bywaters	5	0	0	Jun-2017	Jun- 2017	Mar-2017	Apr-2017	LF
Exclusive, Non- Alcoholic Beverage Products at St. Joseph Rec Center	Pepsi Beverages Company	5	0	0	Jul-2017	Jul-2017	Mar-2017	Apr-2017	PR
Aviation Plannng and On-Call Design Services	Jviation, Inc. Jefferson City, MO	5	0	0	Jan-2018	Jan- 2018	Sep-2017	Oct-2017	AV
Transit Management Services	First Transit Cincinnati, OH	5	0	0	Jun-2018	Jun- 2018	Jan-2018	Mar- 2018	MT
Lease Space at Horace Mann Community Center	Community Action Partnership	6	0	0	Aug-2018	Aug- 2018	May-2018	Jun-2018	CD
Lease Space at Horace Mann Community Center	Community Action Partnership	6	0	0	Aug-2018	Aug- 2018	None	None	PR
Provide Service on the Infrastructure of the Public Safety Radio System at All Sites	Motorola, Inc.	6	0	0	Dec-2019	Dec- 2019	None	None	Police
Herzog Contracting Company Land Lease	Flight Department	50	0	0	Jul-2043	Jul-2043	None	None	AV
BMS Land Lease	Dan Bayer 100 N. Airport Rd	99	0	0	Oct-2067	Oct- 2067	None	None	AV
C-1 Aircraft Hangar	Bill Brown	Month to Month Lease	0	0	Month to Month Lease	Month to Month Lease	None	None	AV

TIF PROJECT UPDATES
for Quarter Ended
June 30, 2013

TIF PROJECT NAME	TYPE	PROJECT STATUS	TOTAL APPROVED REIMBURSABLE COSTS				AMOUNT REIMBURSED TO DATE	PROPERTY TAX PILOTS		SALES TAX EATS		MORE THAN/ (LESS THAN) TREND
			ORIGINAL	1ST AMENDED	2ND AMENDED	3RD AMENDED		BUDGET	ACTUAL	BUDGET	ACTUAL	
North Shoppes - Phases 1 & 2 of North County TIF district. Approved August 2003. Developers-Bob Johnson, RED Development, Buchanan County	IDA Issued Bonds - Paid off in 2028	646,000 square foot shopping center. Except for one pad site, center is complete and fully operational. Buchanan County still has several projects to complete - sidewalks, Green Acres cul-de-sac, etc. Reimbursable costs included Northridge Sewer extension, four lane parkway through the development, sidewalks and landscaping throughout the project, façade enhancements, extraordinary grading to prepare the site, stormwater lagoon, Green Acres repaving and cul-de-sac, pedestrian sidewalks on and off-site.	\$24,285,415	\$25,522,391	\$35,884,772	\$38,217,335	\$34,086,629	\$1,148,025	\$0	\$2,411,685	\$434,825	(\$3,124,885)
				Added a portion of Phase 2 into Phase 1 for Theater		Cover additional County costs in Phases 1 & 2.	RED has been reimbursed \$28,194,202. County has been reimbursed \$6,380,207 and has \$65,424 to be disbursed on a Pay as You Go when all bond payments have been made. City reimbursed \$996,008 for our share of Northridge sewer.		Includes Penalty/Interest assessed for late payment of taxes	Includes City, County and Franchise Tax incremental EATS		Sales tax to date down 17.4% from FY2013. New tenants moved into Borders space May/June - Ulta and Kirklands. Sleep Number store opened as well.
Stockyards Redevelopment (Triumph Foods, LLC). Approved October 2003.	MDFB Issued Bonds - Paid off in 2025	550,000 square foot pork processing facility. Total investment approximately \$130 million. Fully operational. Current employment - 2,722.	\$7,000,000				\$6,766,097	\$678,120	\$0	\$113,930	\$11,279	(\$780,771)
							Developer has been completely reimbursed the approved \$5,600,000 for property acquisition, demolition, and site improvements. City has been reimbursed \$1,166,097 for improvements to Stockyards Expressway.			Includes City, County and Franchise Tax incremental EATS.	Also includes cafeteria tenant sales taxes, not previously budgeted.	Triumph donated \$100,000 to SJSD for first five years; \$25,000 to SJPD for three years; \$50,000 annually to United Way. Keep their headquarters in SJ or pay City \$1 million.
3rd Street Hotel Development (Holiday Inn) Approved January 2004. Developer: HISJ Holdings LLC	105145 Developer created TDD to help generate revenues.	Renovation of 170-room hotel to regain Holiday Inn franchise; restaurant conversion for nationally franchised restaurant; landscaping improvements; parking & exterior lighting improvements. Completed except for exterior façade improvements.	\$2,700,000				\$1,991,729	\$114,944	\$0	\$218,400	\$48,241	(\$285,103)
			\$2,500,000 certified. \$200,000 withheld for façade.								Includes add'l Hotel/Motel taxes, 1% TDD tax, and 1/2 of (.5%) Downtown CID Sales Tax. Also contributing to the increase is increased H/M tax rate.	
Tuscany Towers - Phase 1 TIF Plan only Approved September, 2005. Project yet to be approved. Developer: JSC Development	Pay-as-you-go 23 years after revenue generation begins	Phase 1 - development of 175,000 sq feet of restaurant, hotel, bank/office, and lifestyle retail use. Reimbursement for new lift station and extension of force mains along east side of I-29 to Cook, extended to Corinth subdivision; extending water service and other utilities; stormwater system; and US169 road/intersection improvements. Much of the infrastructure work complete. No buildings constructed or tenants announced as yet.	\$5,549,042				\$0	\$0	\$0	\$0	\$0	N/A
									No PILOTS anticipated			

TIF PROJECT UPDATES
for Quarter Ended
June 30, 2013

TIF PROJECT NAME	TYPE	PROJECT STATUS	TOTAL APPROVED REIMBURSABLE COSTS				AMOUNT REIMBURSED TO DATE	PROPERTY TAX PILOTS		SALES TAX EATS		MORE THAN/ (LESS THAN) TREND
			ORIGINAL	1ST AMENDED	2ND AMENDED	3RD AMENDED		BUDGET	ACTUAL	BUDGET	ACTUAL	
EBR/HHS Development Approved October 2005 Developers: EBR Enterprises & HHS Properties	Pay-as-you-go	13.2 acres at intersection of Blackwell Rd & Belt Highway. A mixture of retail and office space. Reimbursable expenses for retaining walls, storm water detension, street lighting, sidewalks, Cronkite Road improvements, landscaping, etc. Three restaurants and office/medical bldg now open. HHS Properties now leasing.	\$3,297,232	\$5,529,620			\$1,014,382	\$120,250	\$0	\$124,350	\$14,632	(\$229,968)
				Add'l phases plus overages on site work. Approved SO 7045-3/26/07			Costs certified to date - \$4,484,898.42 EBR - \$2,757,896.24 HHS - \$ 1,727,002.18		PILOT infrastructure - \$8,007		Total EATS above. EBR (70%) - \$60,098; City infrastructure (30%) - \$27,756.	
Uptown Redevelopment District - Project A Approved March 2005 Developer: St. Joseph Redevelopment Corp.	Pay-as-you-go 23 years	Demolition of old Heartland Hospital west in order to provide a developable area. Discussions with developer - demolition costs as well as costs related to developing the plan would be reimbursed, however no formal written agreement exists as yet to this effect. Amount would be approx. \$3,072,071 minus any federal grants received for this phase.	See cell under project status description				\$0	\$0	\$0	\$0	\$0	\$0
									No PILOTS anticipated		No reimbursement request has been submitted. Approved by TIF Commission for activation, awaiting Council vote in November.	
Mitchell Avenue Corridor Approved June 2006 Developer: American Family Insurance Company	Pay-as-you-go 23 years	In order to serve an expanded AFI building and to improve access to the entire TIF district, a new gravity flow sewer was installed and improvements to Mitchell Avenue are being completed. Improvements benefit AFI, Mo Western University, and any future development along Mitchell Avenue Corridor.	\$3,974,270	\$5,272,673			Pay As You Go - \$162,673.	\$392,205	\$0	\$9,165	\$1,286	(\$400,084)
				Approved by SO 7224 on 12/3/07/bond issuance per SO7361 on 5/19/08.			Bonds - \$4,495,370.12				Franchise Tax and EATS Sales tax from cafeteria within American Family facility.	
Uptown Redevelopment - Ryan Block Project Approved December 2006 Developer: Olin Cox	Pay-as-you-go 23 years	The first project within the Frederick Avenue TIF District established under the Uptown Redevelopment umbrella. The developer intends to rehab two buildings, 1137-1141 Frederick into 3300 sq ft of commercial space below and 6,600 sq ft of apartments on top two floors. The bldg at 1125 Frederick will be demolished to provide a parking lot. Reimbursable costs include lot paving, upgrades to renovations, & facade improv.	\$317,767				\$0	\$791	\$0	\$10	\$0	(\$801)
							No reimbursement requests have been submitted.			No activity.	Franchise taxes only on utility usage by upstairs tenants.	No reimbursement requests have been submitted.

TIF PROJECT UPDATES
for Quarter Ended
June 30, 2013

TIF PROJECT NAME	TYPE	PROJECT STATUS	TOTAL APPROVED REIMBURSABLE COSTS				AMOUNT REIMBURSED TO DATE	PROPERTY TAX PILOTS		SALES TAX EATS		MORE THAN/ (LESS THAN) TREND
			ORIGINAL	1ST AMENDED	2ND AMENDED	3RD AMENDED		BUDGET	ACTUAL	BUDGET	ACTUAL	
East Hills Redevelopment Project - TIF Approved Dec, 2007 - Redevelopment Agreement Approved 1/3/08	Currently Pay As You Go Proposed Bond Issuance.	Project to include remodel exterior of JC Penney's, Sears and Dillards. Also includes remodel of three mall entrances, lifestyle center, a new big box store, renovation of existing tenant spaces. Public infrastructure improvements includes traffic signals at Belt & Frederick, Frederick & Sherman. crosswalk signals, upgrade existing right-of-way, public bus stop. The project also will address underground storm water concerns.	Total Reimbursable Costs - \$45,113,678 Per SO7242 passed 1/3/08.	Total Reimbursable Costs - \$46,539,416 TIF - \$30,897,042 CID - \$15,642,374 Per SO7279 passed 2/11/08.			Total CID Revenue - \$3,222,756 Disbursed to date: \$ 5,349,538 East Hills TIF - \$3,841,594 East Hills CID - \$1,507,944 TIF Costs Certified to Date: \$22,118,296 CID Costs Certified to Date: \$14,796,999	\$570,950	\$0	\$504,480	\$83,353	(\$992,077) New construction - Five Guys, Great Clips, and Pancheros. Notable new tenants - Victoria's Secret and Rally House. FY2012 first fiscal year in which base surpassed.
Cook Road Corridor Redevelopment Project Approved March 24, 2008 Developer: Greystone Partners Land Development, LLC	Sewer Revenue Bonds/ Sewer Connection Fees	Project to include: (1) residential subdivision on approximately 185 acres of land into over 350 single family and townhouse housing units; (2) construction improvements to Cood Road resulting in three-lane section, concrete curb and gutter, stormwater drainage and raised grass medians; (3) construction of sanitary sewer system improvements sewer lines, a new pump station and gravity sewer main and (4) construction of 12 inch water line from Cook Road to Woodbine Road.	\$4,781,786				Sewer Improvements - \$2,378,839.65 Pay As You Go - \$80,500 \$2,463,930.29- Certified to Date	\$113,675	\$406	\$0	\$0	(\$113,269) Real proptry taxes being received/distributed to Developer. Few homes completed and franchise taxes being received. Other revenue source - \$500 sewer connection fee assessed per property - added \$8,000 in FY13.
Center Building Redevelopment Project Approved January 25, 2010 Developer: Mid-City Partnership, Inc.	Pay As You Go	Project includes development listed at 613 Edmond St. and 119-123 S. 6th St. Renovation includes removal of the 1961 sheet metal façade and the restoration of the remaining exterior building elements. Building encompasses 19,060 sq. ft and will be divided into one 15,250 sq. ft unit for restaurant/banquet facilities with three planned retail/office units at 609, 611 and 613 Edmond St. for a total of 3,810 sq. ft, office/retail space. The Brazilian Steakhouse is currently under construction. To date - Aqua Vital Salon and 2 Trendy LLC have	\$1,355,097				\$75,406 \$1,197,597.00- Certified to Date	\$12,158	\$0	\$30,540	\$4,393	(\$38,305) Plus 50% Downtown CID Sales - \$552 Ground Round opened June, 2012. Now also includes 50% of Downtown CID Sales taxes received within this TIF.

TIF PROJECT UPDATES
for Quarter Ended
June 30, 2013

TIF PROJECT NAME	TYPE	PROJECT STATUS	TOTAL APPROVED REIMBURSABLE COSTS				AMOUNT REIMBURSED TO DATE	PROPERTY TAX PILOTS		SALES TAX EATS		MORE THAN/ (LESS THAN) TREND
			ORIGINAL	1ST AMENDED	2ND AMENDED	3RD AMENDED		BUDGET	ACTUAL	BUDGET	ACTUAL	
Developer Agreement - The Commons Approved July, 2007 Developer: Earthworks Excavation Company	CID Bonds	Project to include development of 612,780 square feet of retail and office space upon 73 acres of land at intersection of Interstate 29 and South 169 Highway. Under construction. Commons Community Improvement District (CID) Cooperation Agreement approved per SO7256 (1/14/08). Yet to establish CID tax rate. Approval of bond issuance approved per SO 7257 (1/14/08). Special Ordinance No. 8124 (12/13/10) amended Developer Agreement to forego calculated base effective	\$6,503,977 City reimburseable \$5,754,977.36 CID tax to pay \$749,000.00 per SO7255 (1/14/08).				\$2,470,612	\$8,092	\$0	\$555,170	\$161,300	(\$401,962) City Sales Tax EATS Only. FY12 - Base \$250K eliminated per Second Amended Agreement starting July 11.
Developer Agreement - Fountain Creek Approved July, 2008 Developer: SDG Developments, LLC & Partners	Pay As You Go	Mixed Use Project including approximately 68 acres of both commercial and residential development with a projected market value of \$45,000,000 upon development at the intersection of Mason Road and South 22nd Street.	City reimburseable \$1,815,454 per Special Ordinance No. 7420, passed 7/28/08.				\$0	\$0	\$0	\$0	\$0	To date residential homes only constructed. No sales tax anticipated yet. No reimbursement requests have been submitted.
Developer Agreement - Cook Crossings Approved April, 2011 Developer: St. Joseph Partners, LLC	Pay As You Go	Approximately 12.15 acres of commercial use development with a capital investment of \$13.65 million at the intersection of Cook Road and North Belt Highway. Phase I completion date tentatively set as September 30, 2012. Phase 2 completion date tentatively set as October 31, 2012. CID sales tax also to be initiated - 1% sales tax and .a special assessment of \$.40 per square foot upon the tenants annually. Distribution 50% of City General Sales taxes only.	City reimburseable \$900,000, plus interest - SO8195, passed 4/18/11. SO8196, passed 4/18/11				Certified to Date: CID - \$6,054,791.57 STRA - \$644,964.22 CID - \$3,600,048 CID Special Assessments - \$1,906,890; STR (.75%) - \$1,290,521	\$0	\$0	\$70,000	\$28,246 Produced \$47,834.05 in CID sales taxes.	New Construction area. Dick's Sporting Goods, Aldi's, Pet Smart, Verizon, Starbucks, and Dental Clinic are open. CID own entity, with none of the proceeds going to development itself.