HAPEVILLE DEVELOPMENT AUTHORITY

700 Doug Davis Drive
Hapeville, GA 30354

December 8, 2022 6:30 PM

AGENDA

1. **CALL TO ORDER:**

2. **ROLL CALL:**
   Katrina Bradbury, Chairman
   James Newton, Vice Chairman
   Alan Hallman
   Cecilia Reme
   J. Allen Poole
   Matt Morrison
   John Stalvey
   Susan Bailey

3. **WELCOME:**

4. **OLD BUSINESS:**

5. **NEW BUSINESS:**

   5.I. Consideration and Action the resolution for the Hapeville Development Authority 2023 Meeting Schedule.

   Supporting Document(s):
   1. 2023 Hapeville Development Authority Meeting Schedule
   2. HDA- Annual Meeting Resolution 2023

   5.II. Consideration and Action to approve Chairman with authorization to sign all necessary documents pending legal review related to the sale of properties at 3560 and 3572 Perkins.

6. **FINANCIAL REPORT:**

   6.I. HDA monthly reports: June - September

   Supporting Document(s):
   1. HDA 06-2022 Monthly Report
   2. HDA 07-2022 Monthly Report
   3. HDA 08-2022 Monthly Report
   4. HDA 09-2022 Monthly Report
   5. HDA 10-2022 Monthly Report

7. **ECONOMIC DEVELOPMENT UPDATE:**

8. **PUBLIC COMMENTS:**

9. **EXECUTIVE SESSION:** *When Executive Session is Required one will be called for the following issues: 1) Litigation O.C.G.A. §50-14-2; 2) Real Estate O.C.G.A. §50-14-3(b)(1); or 3) Personnel O.C.G.A. §50-14-3(b)(2).*

10. **ADJOURN:**

2023 Meeting Schedule

Hapeville Development Authority

The Development Authority meets the first Thursday after the first Tuesday of every month at 6:30 p.m. unless otherwise posted. All meetings are held at the Hapeville Municipal Complex located at 700 Doug Davis Drive; unless otherwise posted.

Meeting Dates	
January	Thursday, January 12, 2023
February	Thursday, February 9, 2023
March	Thursday, March 9, 2023
April	Thursday, April 6, 2023
May	Thursday, May 4, 2023
June	Thursday, June 8, 2023
July	Thursday, July 6, 2023
August	Thursday, August 3, 2023
September	Thursday, September 7, 2023
October	Thursday, October 5, 2023
November	Thursday, November 9, 2023
December	Thursday, December 7, 2023

STATE OF GEORGIA
CITY OF HAPEVILLE

RESOLUTION NO. 2022-01

A RESOLUTION BY THE HAPEVILLE DEVELOPMENT AUTHORITY SETTING THE TIME AND PLACE OF ITS ANNUAL BOARD OF DIRECTORS' MEETING.

WHEREAS, the Hapeville Development Authority (the "Authority") is a public body corporate and politic activated by an Act of the Georgia General Assembly, Ga. Laws, 1982 p. 2524 and 2618, and by resolution of the Mayor and Council of the City of Hapeville, Georgia duly adopted on April 6, 1982;

WHEREAS, the Georgia General Assembly authorized the Authority to adopt rules and regulations for its own government, such as bylaws;

WHEREAS, pursuant to Section 8.1 in Article VIII ("Meetings") of the Bylaws duly adopted by the Authority on October 4, 2018, the Annual Meeting of the Board of Directors shall be held at a such time and place as shall be determined by the Board by resolution.

NOW THEREFORE, BE IT RESOLVED, the Hapeville Development Authority hereby determines that the Annual Meeting of the Board of Directors shall be held on January 12, 2023 at 6:30 p.m. at the Hapeville Municipal Courtroom, 700 Doug Davis Drive, Hapeville, GA 30354.

SO RESOLVED, this _______ day of _________________, 2022.

HAPEVILLE DEVELOPMENT AUTHORITY,

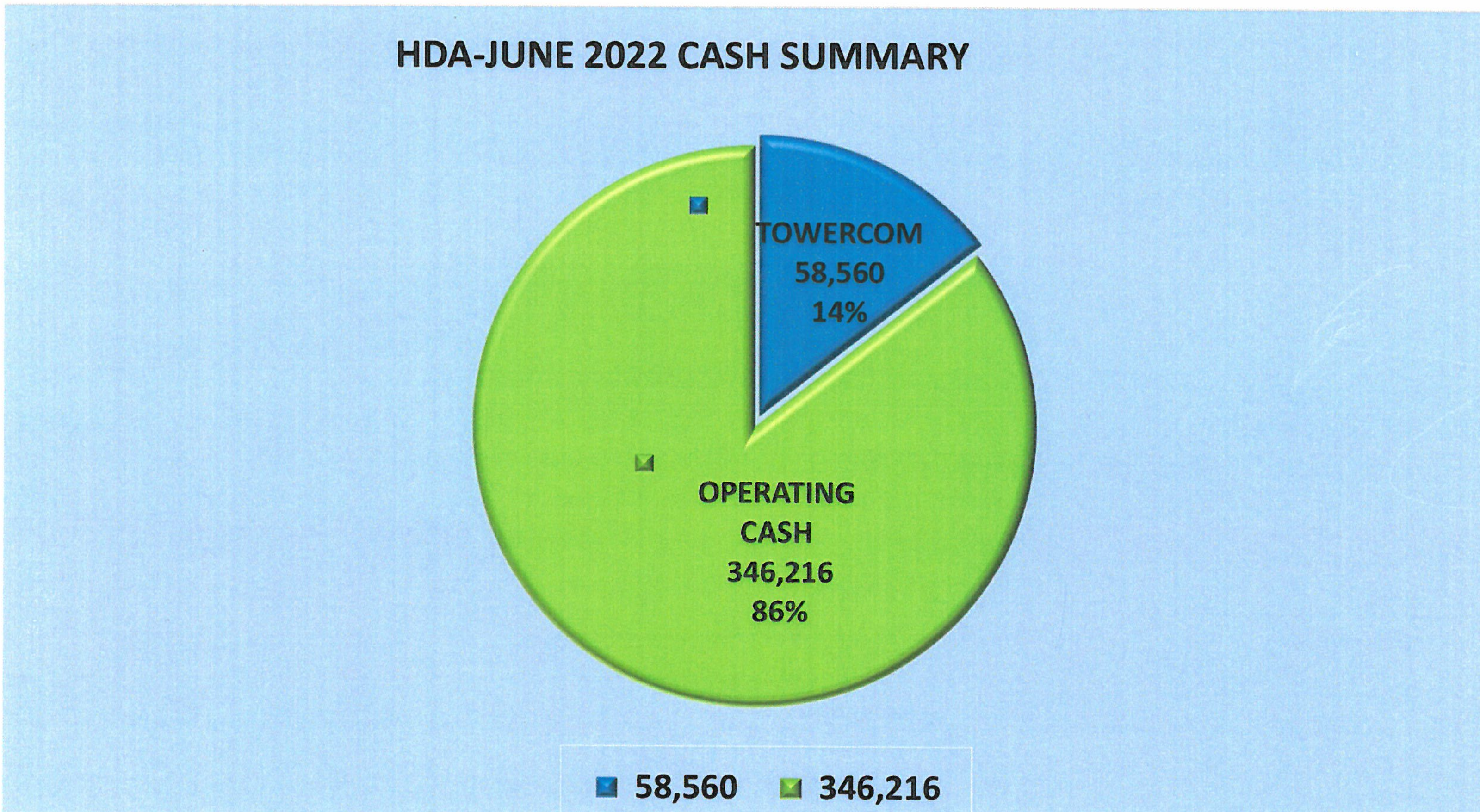
____
KATRINA BRADBURY, CHAIRMAN

ATTEST:

____
SHAREE STEED, SECRETARY

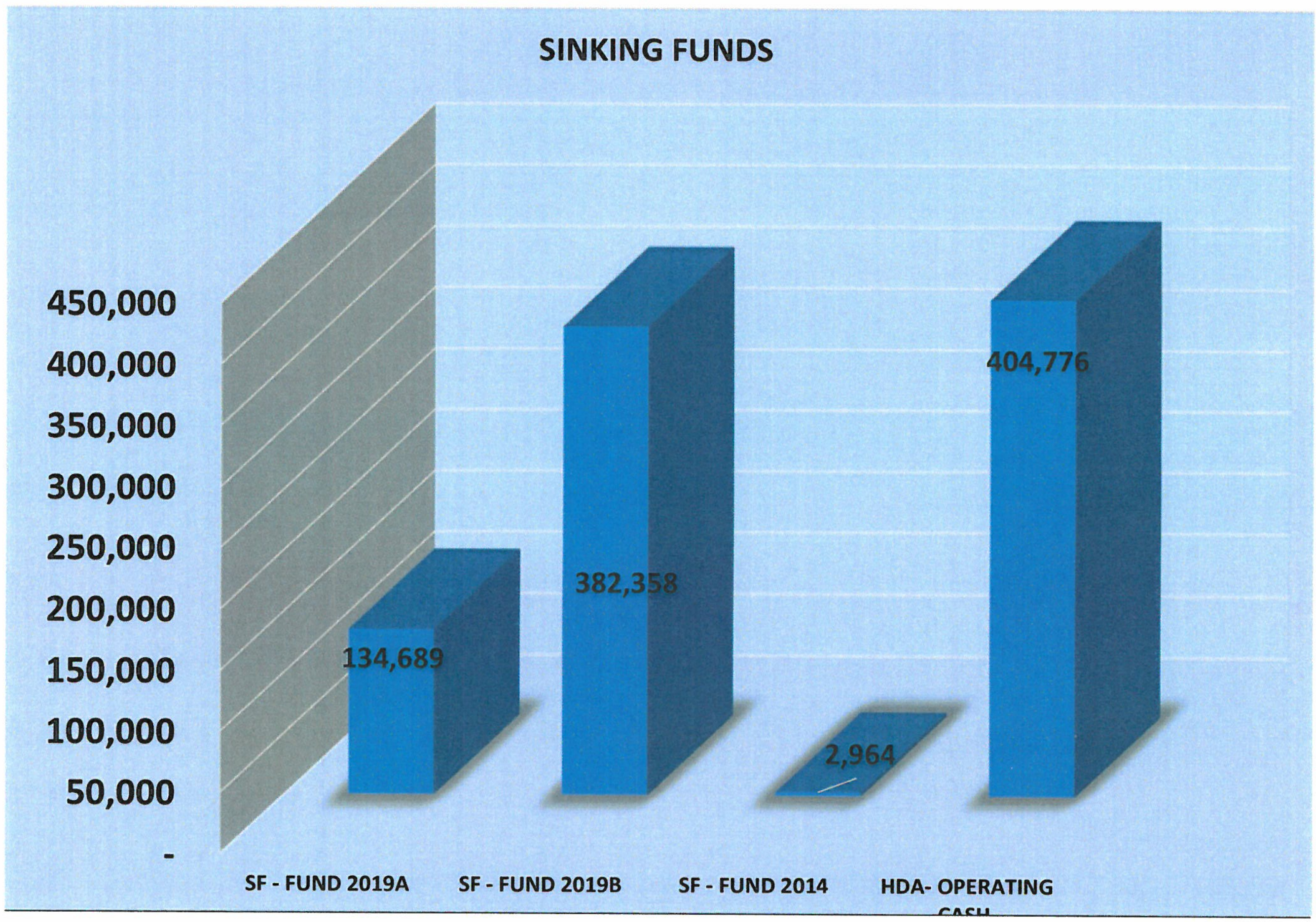
HAPEVILLE DEVELOPMENT AUTHORITY
OPERATING ACCOUNT

		JUNE 2022
TOWERCOM (Transfer Due to City)	$	58,560
OPERATING CASH BALANCE (HDA)		346,216
TOTAL	**$**	**404,776**



HAPEVILLE DEVELOPMENT AUTHORITY
CASH SUMMARY

		JUNE 2022
SF - FUND 2019A	$	134,689
SF - FUND 2019B		382,358
SF - FUND 2014		2,964
HDA- OPERATING CASH		404,776
TOTAL	$	924,787



TOWERCOM PAYMENTS

Deposit Date	POLICE	MASTER PK		Dev Auth Pmts to city		Balance Due City
	381102	381101				
06/28/2021		2,926.32				**2,926.32**
07/01/2021	1,639.09					**1,639.09**
07/27/2021		2,926.32				**2,926.32**
08/02/2021	1,639.09					**1,639.09**
08/31/2021		2,926.32				**2,926.32**
09/01/2021	1,688.26					**1,688.26**
09/29/2021		2,926.32				**2,926.32**
10/04/2021	1,688.26					**1,688.26**
10/29/2021		2,926.32				**2,926.32**
11/02/2021	1,688.26					**1,688.26**
11/30/2021		2,926.32				**2,926.32**
12/02/2021	1,688.26					**1,688.26**
12/30/2021		**2,926.32**				**2,926.32**
01/03/2022	1,688.26					**1,688.26**
01/31/2022		2,926.32				**2,926.32**
02/01/2022	1,688.26					**1,688.26**
02/28/2022		2,931.99				**2,931.99**
03/02/2022	1,688.26					**1,688.26**
03/30/2022		3,014.11				**3,014.11**
04/01/2022	1,688.26					**1,688.26**
04/29/2022		3,014.11				**3,014.11**
05/02/2022	1,688.26					**1,688.26**
05/31/2022		3,014.11				**3,014.11**
06/01/2022	1,688.26					**1,688.26**
06/30/2022		3,014.11				**3,014.11**
						0.00
						0.00
						0.00
						0.00
						0.00
						0.00
						0.00
						0.00
						0.00
						0.00
						0.00
						0.00
						0.00
TOTAL						**58,559.77**

BALANCE SHEET
AS OF: JUNE 30TH, 2022

295-DEVELOPMENT AUTHORITY

ACCOUNT #	ACCOUNT DESCRIPTION	BALANCE		
ASSETS				
======				
295-0-0000-111100	CLAIM ON CASH - DEV AUTHORITY	(1,924,622.71)		
295-0-0000-111114	Cash - Sinking Fd - 2014	2,963.69		
295-0-0000-111118	Cash- Dev Auth-COH	4,660.48		
295-0-0000-111120	Cash -- Hapeville Dev Auth	404,776.22		
295-0-0000-111122	Cash-Bond Sink Fd-Ser 2019A	134,689.42		
295-0-0000-111123	Cash-Bd Sink Fd-Ser 2019B	382,357.70		
295-0-0000-111125	Regions - Sinking Fund 2014	57.56		
295-0-0000-112800	N/R - 625 N Central - Short	7,139.43		
295-0-0000-112801	Note Receivable - 625 N Centra	88,416.91		
295-0-0000-113801	Prepaid Expenses	529,131.50		
295-0-0000-116201	Property and Land	99,873.00		
295-0-0000-116202	Delta Property - Land & Bldg	67,998.00		
295-0-0000-116205	Land - 840 S Central Ave	73,733.35		
295-0-0000-116208	Dearborn Plaza Property	406,314.01		
295-0-0000-119100	Loss on Issuance 2019 Bond Ser	12,864.03		
			290,352.59	
	TOTAL ASSETS			290,352.59
				==============
LIABILITIES				
===========				
295-0-0000-122404	Accrued Interest on 2014 Bds	77,557.50		
295-0-0000-122407	Accrued Int - 2019 Ser A Bonds	17,848.75		
295-0-0000-122408	Accrued Int - 2019 Ser B Bonds	16,070.83		
295-0-0000-125100	Due to General Fund	201,914.99		
295-0-0000-125599	Bonds Payable - Short term	1,595,000.00		
295-0-0000-125600	Bonds Pay (ST)-Contra	(1,595,000.00)		
295-0-0000-125605	Series 2014 A1 W-S Cap Proj	3,523,500.00		
295-0-0000-125606	Series 2014 A1 - Gen Fd Proj	526,500.00		
295-0-0000-125607	Bonds Payable 2019 A (City)	1,965,000.00		
295-0-0000-125608	Bonds Payable 2019 B (HDA)	1,450,000.00		
	TOTAL LIABILITIES		7,778,392.07	
EQUITY				
======				
295-0-0000-134200	Fund Balance	(5,347,443.59)		
	TOTAL BEGINNING EQUITY	(5,347,443.59)		
	TOTAL REVENUE	1,315,821.83		
	TOTAL EXPENSES	3,456,417.72		
	TOTAL REVENUE OVER/(UNDER) EXPENSES	(2,140,595.89)		
	TOTAL EQUITY & REV. OVER/(UNDER) EXP.		(7,488,039.48)	
	TOTAL LIABILITIES, EQUITY & REV.OVER/(UNDER) EXP.			290,352.59
				==============

CITY OF HAPEVILLE
REVENUE & EXPENSE REPORT (UNAUDITED)
AS OF: JUNE 30TH, 2022

295-DEVELOPMENT AUTHORITY
FINANCIAL SUMMARY

% OF YEAR COMPLETED: 100.00

	CURRENT BUDGET	CURRENT PERIOD	YEAR TO DATE ACTUAL	TOTAL ENCUMBERED	BUDGET BALANCE	% YTD BUDGET
REVENUE SUMMARY						
INVESTMENT INCOME	0	1.02	8.38	0.00	(8.38)	0.00
MISC REVENUE	0	6,342.37	69,813.45	0.00	(69,813.45)	0.00
OTHER FINANCING SOURCES	0	80,000.00	1,246,000.00	0.00	(1,246,000.00)	0.00
TOTAL REVENUES	0	86,343.39	1,315,821.83	0.00	(1,315,821.83)	0.00
EXPENDITURE SUMMARY						
Operating Expense						
CONTRACTED SERVICES	0	150.00	1,500.00	0.00	(1,500.00)	0.00
SUPPLIES & MINOR EQPT	0	26.89	530.67	0.00	(530.67)	0.00
CAPITAL OUTLAYS > $5000	0	1,640,282.04	1,640,282.04	0.00	(1,640,282.04)	0.00
DEBT SERVICE	0	0.00	1,814,105.01	0.00	(1,814,105.01)	0.00
TOTAL Operating Expense	0	1,640,458.93	3,456,417.72	0.00	(3,456,417.72)	0.00
TOTAL EXPENDITURES	0	1,640,458.93	3,456,417.72	0.00	(3,456,417.72)	0.00
REVENUE OVER/(UNDER) EXPENDITURES	0	(1,554,115.54)	(2,140,595.89)	0.00	2,140,595.89	0.00

CITY OF HAPEVILLE
REVENUE & EXPENSE REPORT (UNAUDITED)
AS OF: JUNE 30TH, 2022

295-DEVELOPMENT AUTHORITY

% OF YEAR COMPLETED: 100.00

REVENUES	CURRENT BUDGET	CURRENT PERIOD	YEAR TO DATE ACTUAL	TOTAL ENCUMBERED	BUDGET BALANCE	% YTD BUDGET
INVESTMENT INCOME						
295-0-0000-361000 Interest Income	0	0.00	4.79	0.00	(4.79)	0.00
295-0-0000-361100 Interest on Note	0	1.02	3.59	0.00	(3.59)	0.00
TOTAL INVESTMENT INCOME	0	1.02	8.38	0.00	(8.38)	0.00
CONTRIBUTIONS						
MISC REVENUE						
295-0-0000-381100 Mortgage Income	0	1,140.00	13,680.00	0.00	(13,680.00)	0.00
295-0-0000-381101 Cell Tower Lease - MPa	0	3,014.11	35,472.67	0.00	(35,472.67)	0.00
295-0-0000-381102 Cell Phone Lease - PD	0	1,688.26	20,160.78	0.00	(20,160.78)	0.00
295-0-0000-381110 Misc Revenue	0	500.00	500.00	0.00	(500.00)	0.00
TOTAL MISC REVENUE	0	6,342.37	69,813.45	0.00	(69,813.45)	0.00
OTHER FINANCING SOURCES						
295-0-0000-395108 Trf from Gen Fd-2019A	0	11,650.00	287,056.00	0.00	(287,056.00)	0.00
295-0-0000-395109 Trf from Gen Fd-2019B	0	2,300.00	16,428.18	0.00	(16,428.18)	0.00
295-0-0000-395114 Trf from Gen Fd - 2014	0	6,250.01	75,000.12	0.00	(75,000.12)	0.00
295-0-0000-395508 Trf from W&S - 2019A	0	13,350.00	328,117.47	0.00	(328,117.47)	0.00
295-0-0000-395509 Trf from W&S - 2019 B	0	2,700.00	13,571.82	0.00	(13,571.82)	0.00
295-0-0000-395514 Trf fr W&S -2014	0	43,749.99	525,826.41	0.00	(525,826.41)	0.00
TOTAL OTHER FINANCING SOURCES	0	80,000.00	1,246,000.00	0.00	(1,246,000.00)	0.00
TOTAL REVENUE	0	86,343.39	1,315,821.83	0.00	(1,315,821.83)	0.00

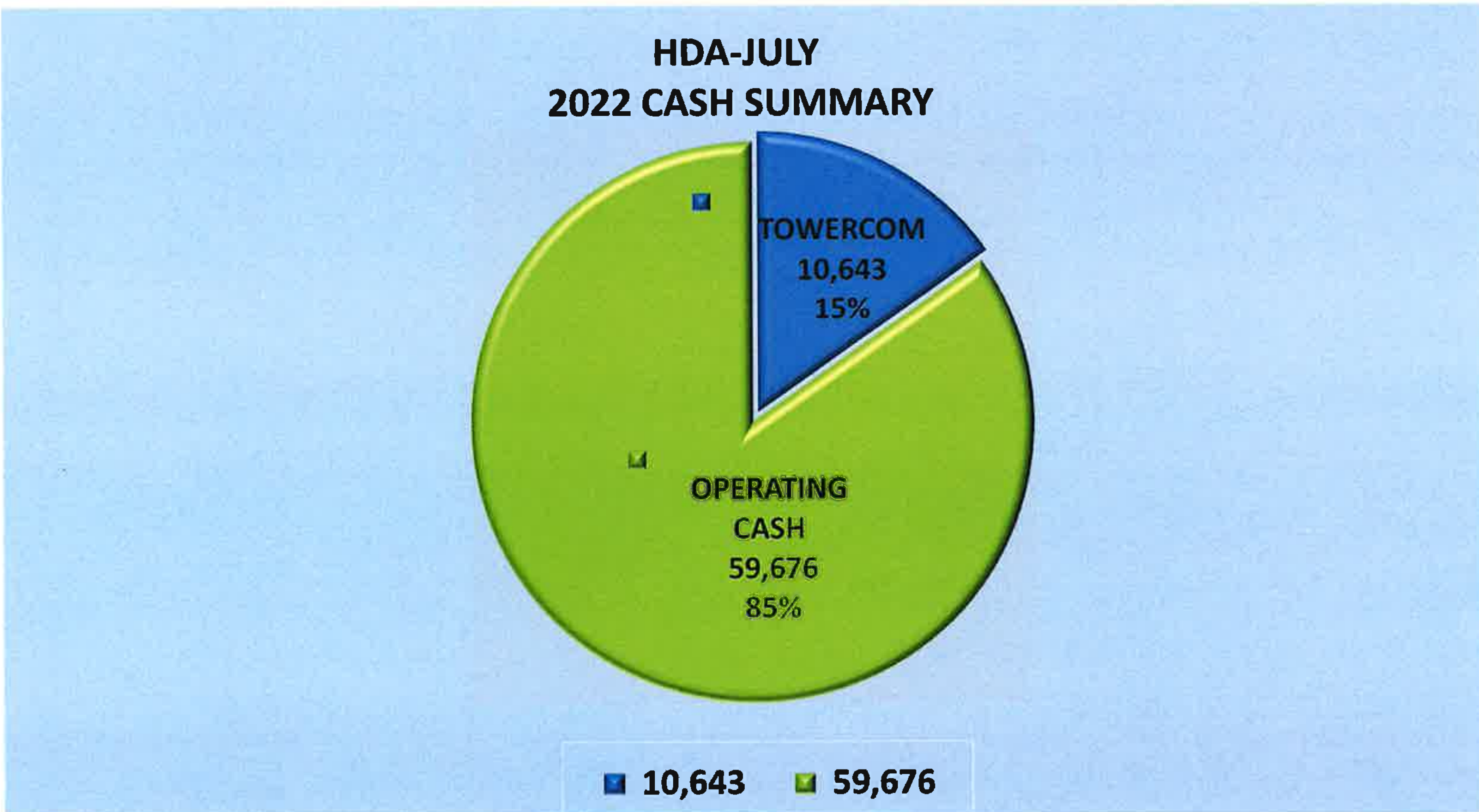
295-DEVELOPMENT AUTHORITY
DEPARTMENT - Operating Expense

% OF YEAR COMPLETED: 100.00

DEPARTMENTAL EXPENDITURES	CURRENT BUDGET	CURRENT PERIOD	YEAR TO DATE ACTUAL	TOTAL ENCUMBERED	BUDGET BALANCE	% YTD BUDGET
CONTRACTED SERVICES						
295-5-7520-522201 Maintenance Expense	0	150.00	1,500.00	0.00	(1,500.00)	0.00
TOTAL CONTRACTED SERVICES	0	150.00	1,500.00	0.00	(1,500.00)	0.00
SUPPLIES & MINOR EQPT						
295-5-7520-531200 Bank Charges	0	26.89	530.67	0.00	(530.67)	0.00
TOTAL SUPPLIES & MINOR EQPT	0	26.89	530.67	0.00	(530.67)	0.00
CAPITAL OUTLAYS > $5000						
295-5-7520-541245 Remediation - 748 VA	0	173,867.66	173,867.66	0.00	(173,867.66)	0.00
295-5-7520-541246 Construction - 748 VA	0	1,466,414.38	1,466,414.38	0.00	(1,466,414.38)	0.00
TOTAL CAPITAL OUTLAYS > $5000	0	1,640,282.04	1,640,282.04	0.00	(1,640,282.04)	0.00
DEPRECIATION & AMORT						
OTHER COSTS (NOC)						
DEBT SERVICE						
295-5-7520-582108 Principal - 2019 B Bon	0	0.00	340,000.00	0.00	(340,000.00)	0.00
295-5-7520-582109 Interest Exp - 2019 B	0	0.00	34,048.01	0.00	(34,048.01)	0.00
295-5-7520-582207 Principal - 2019A Bond	0	0.00	815,000.00	0.00	(815,000.00)	0.00
295-5-7520-582208 Int Exp - 2019A Bonds	0	0.00	38,368.00	0.00	(38,368.00)	0.00
295-5-7520-582400 Int Exp - 2014 Bonds	0	0.00	146,689.00	0.00	(146,689.00)	0.00
295-5-7520-582410 Principal - 2014 Bonds	0	0.00	440,000.00	0.00	(440,000.00)	0.00
TOTAL DEBT SERVICE	0	0.00	1,814,105.01	0.00	(1,814,105.01)	0.00
INTERFUND TRANSACTIONS						
TOTAL Operating Expense	0	1,640,458.93	3,456,417.72	0.00	(3,456,417.72)	0.00
TOTAL EXPENDITURES	0	1,640,458.93	3,456,417.72	0.00	(3,456,417.72)	0.00
REVENUE OVER/(UNDER) EXPENDITURES	0	(1,554,115.54)	(2,140,595.89)	0.00	2,140,595.89	0.00

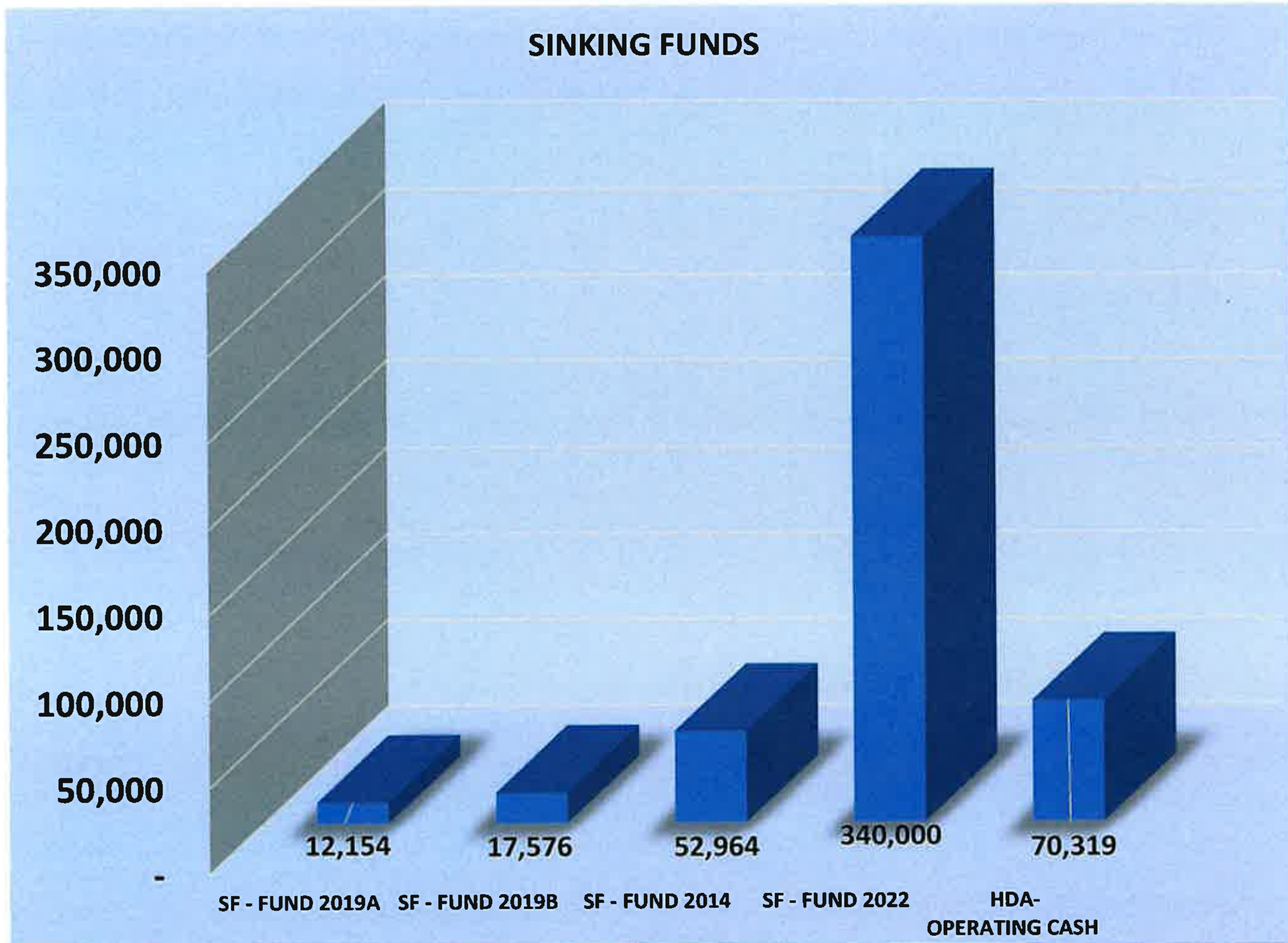
HAPEVILLE DEVELOPMENT AUTHORITY
OPERATING ACCOUNT

		JULY 2022
TOWERCOM (Transfer Due to City)	$	10,643
OPERATING CASH BALANCE (HDA)		59,676
TOTAL	**$**	**70,319**



HAPEVILLE DEVELOPMENT AUTHORITY
CASH SUMMARY

		JULY 2022
SF - FUND 2019A	$	12,154
SF - FUND 2019B		17,576
SF - FUND 2014		52,964
SF - FUND 2022		340,000
HDA- OPERATING CASH		70,319
TOTAL	$	493,013



BALANCE SHEET
AS OF: JULY 31ST, 2022

295-DEVELOPMENT AUTHORITY

ACCOUNT #	ACCOUNT DESCRIPTION	BALANCE		
ASSETS				
295-0-0000-111100	CLAIM ON CASH - DEV AUTHORITY	111,330.22		
295-0-0000-111109	Cash Project-HDA-(2022 Bond)	1,422,089.42		
295-0-0000-111114	Cash - Sinking Fd - 2014	52,963.69		
295-0-0000-111118	Cash- Dev Auth-COH	4,633.56		
295-0-0000-111120	Cash -- Hapeville Dev Auth	70,319.12		
295-0-0000-111121	Cash Sinking-HDA-(2022 Bond)	340,000.00		
295-0-0000-111122	Cash-Bond Sink Fd-Ser 2019A	12,154.42		
295-0-0000-111123	Cash-Bd Sink Fd-Ser 2019B	17,576.15		
295-0-0000-111125	Regions - Sinking Fund 2014	57.56		
295-0-0000-112800	N/R - 625 N Central - Short	8,619.09		
295-0-0000-112801	Note Receivable - 625 N Centra	79,102.02		
295-0-0000-116201	Property and Land	99,873.00		
295-0-0000-116202	Delta Property - Land & Bldg	67,998.00		
295-0-0000-116205	Land - 840 S Central Ave	73,733.35		
295-0-0000-116208	Dearborn Plaza Property	406,314.01		
295-0-0000-119100	Loss on Issuance 2019 Bond Ser	12,864.03		
			2,779,627.64	
	TOTAL ASSETS			2,779,627.64
LIABILITIES				
295-0-0000-121100	A/P - DEVELOPMENT AUTHORITY	40,134.38		
295-0-0000-121700	Retainage Payable	78,095.05		
295-0-0000-122404	Accrued Interest on 2014 Bds	69,131.50		
295-0-0000-122407	Accrued Int - 2019 Ser A Bonds	10,445.83		
295-0-0000-122408	Accrued Int - 2019 Ser B Bonds	12,302.70		
295-0-0000-125100	Due to General Fund	201,914.99		
295-0-0000-125599	Bonds Payable - Short term	1,085,000.00		
295-0-0000-125600	Bonds Pay (ST)-Contra	(1,085,000.00)		
295-0-0000-125605	Series 2014 A1 W-S Cap Proj	3,140,700.00		
295-0-0000-125606	Series 2014 A1 - Gen Fd Proj	469,300.00		
295-0-0000-125607	Bonds Payable 2019 A (City)	1,150,000.00		
295-0-0000-125608	Bonds Payable 2019 B (HDA)	1,110,000.00		
295-0-0000-125609	Bonds Payable 2022 Bd (HDA)	3,400,000.00		
	TOTAL LIABILITIES		9,682,024.45	
EQUITY				
295-0-0000-134200	Fund Balance	(5,806,812.88)		
	TOTAL BEGINNING EQUITY	(5,806,812.88)		
	TOTAL REVENUE	85,850.26		
	TOTAL EXPENSES	1,181,434.19		
	TOTAL REVENUE OVER/(UNDER) EXPENSES	(1,095,583.93)		
	TOTAL EQUITY & REV. OVER/(UNDER) EXP.		(6,902,396.81)	
	TOTAL LIABILITIES, EQUITY & REV.OVER/(UNDER) EXP.			2,779,627.64

CITY OF HAPEVILLE
REVENUE & EXPENSE REPORT (UNAUDITED)
AS OF: JULY 31ST, 2022

295-DEVELOPMENT AUTHORITY
FINANCIAL SUMMARY

% OF YEAR COMPLETED: 08.33

	CURRENT BUDGET	CURRENT PERIOD	YEAR TO DATE ACTUAL	TOTAL ENCUMBERED	BUDGET BALANCE	% YTD BUDGET
REVENUE SUMMARY						
INVESTMENT INCOME	0	7.89	7.89	0.00	(7.89)	0.00
MISC REVENUE	0	5,842.37	5,842.37	0.00	(5,842.37)	0.00
OTHER FINANCING SOURCES	0	80,000.00	80,000.00	0.00	(80,000.00)	0.00
TOTAL REVENUES	0	85,850.26	85,850.26	0.00	(85,850.26)	0.00
EXPENDITURE SUMMARY						
Operating Expense						
CONTRACTED SERVICES	0	300.00	300.00	0.00	(300.00)	0.00
SUPPLIES & MINOR EQPT	0	134,189.68	134,189.68	0.00	(134,189.68)	0.00
CAPITAL OUTLAYS > $5000	0	515.00	515.00	0.00	(515.00)	0.00
DEBT SERVICE	0	1,046,429.51	1,046,429.51	0.00	(1,046,429.51)	0.00
TOTAL Operating Expense	0	1,181,434.19	1,181,434.19	0.00	(1,181,434.19)	0.00
TOTAL EXPENDITURES	0	1,181,434.19	1,181,434.19	0.00	(1,181,434.19)	0.00
REVENUE OVER/(UNDER) EXPENDITURES	0	(1,095,583.93)	(1,095,583.93)	0.00	1,095,583.93	0.00

REVENUE & EXPENSE REPORT (UNAUDITED)
AS OF: JULY 31ST, 2022

295-DEVELOPMENT AUTHORITY

% OF YEAR COMPLETED: 08.33

REVENUES	CURRENT BUDGET	CURRENT PERIOD	YEAR TO DATE ACTUAL	TOTAL ENCUMBERED	BUDGET BALANCE	% YTD BUDGET
INVESTMENT INCOME						
295-0-0000-361100 Interest on Note	0	7.89	7.89	0.00	(7.89)	0.00
TOTAL INVESTMENT INCOME	0	7.89	7.89	0.00	(7.89)	0.00
CONTRIBUTIONS						
MISC REVENUE						
295-0-0000-381100 Mortgage Income	0	1,140.00	1,140.00	0.00	(1,140.00)	0.00
295-0-0000-381101 Cell Tower Lease - MPa	0	3,014.11	3,014.11	0.00	(3,014.11)	0.00
295-0-0000-381102 Cell Phone Lease - PD	0	1,688.26	1,688.26	0.00	(1,688.26)	0.00
TOTAL MISC REVENUE	0	5,842.37	5,842.37	0.00	(5,842.37)	0.00
OTHER FINANCING SOURCES						
295-0-0000-395108 Trf from Gen Fd-2019A	0	11,650.00	11,650.00	0.00	(11,650.00)	0.00
295-0-0000-395109 Trf from Gen Fd-2019B	0	2,300.00	2,300.00	0.00	(2,300.00)	0.00
295-0-0000-395114 Trf from Gen Fd - 2014	0	6,250.01	6,250.01	0.00	(6,250.01)	0.00
295-0-0000-395508 Trf from W&S - 2019A	0	13,350.00	13,350.00	0.00	(13,350.00)	0.00
295-0-0000-395509 Trf from W&S - 2019 B	0	2,700.00	2,700.00	0.00	(2,700.00)	0.00
295-0-0000-395514 Trf fr W&S -2014	0	43,749.99	43,749.99	0.00	(43,749.99)	0.00
TOTAL OTHER FINANCING SOURCES	0	80,000.00	80,000.00	0.00	(80,000.00)	0.00
TOTAL REVENUE	0	85,850.26	85,850.26	0.00	(85,850.26)	0.00

295-DEVELOPMENT AUTHORITY
DEPARTMENT - Operating Expense

% OF YEAR COMPLETED: 08.33

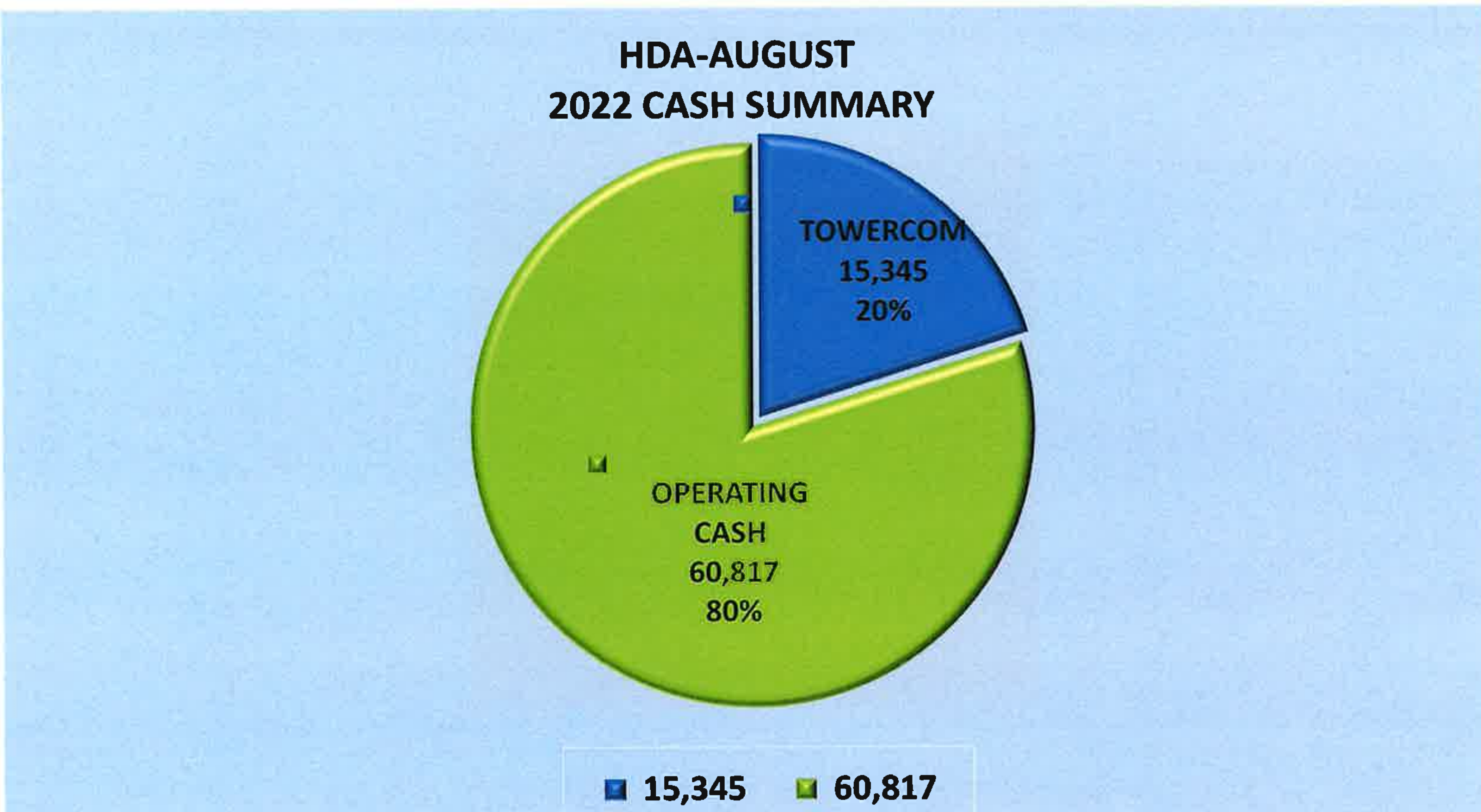
DEPARTMENTAL EXPENDITURES	CURRENT BUDGET	CURRENT PERIOD	YEAR TO DATE ACTUAL	TOTAL ENCUMBERED	BUDGET BALANCE	% YTD BUDGET
CONTRACTED SERVICES						
295-5-7520-522201 Maintenance Expense	0	300.00	300.00	0.00	(300.00)	0.00
TOTAL CONTRACTED SERVICES	0	300.00	300.00	0.00	(300.00)	0.00
SUPPLIES & MINOR EQPT						
295-5-7520-531200 Bank Charges	0	45.47	45.47	0.00	(45.47)	0.00
295-5-7520-531300 Closing Costs and Fees	0	134,144.21	134,144.21	0.00	(134,144.21)	0.00
TOTAL SUPPLIES & MINOR EQPT	0	134,189.68	134,189.68	0.00	(134,189.68)	0.00
CAPITAL OUTLAYS > $5000						
295-5-7520-541245 Remediation - 748 VA	0	14,813.23	14,813.23	0.00	(14,813.23)	0.00
295-5-7520-541246 Construction - 748 VA	0	(14,298.23)	(14,298.23)	0.00	14,298.23	0.00
TOTAL CAPITAL OUTLAYS > $5000	0	515.00	515.00	0.00	(515.00)	0.00
DEPRECIATION & AMORT						
OTHER COSTS (NOC)						
DEBT SERVICE						
295-5-7520-582108 Principal - 2019 B Bon	0	355,000.00	355,000.00	0.00	(355,000.00)	0.00
295-5-7520-582109 Interest Exp - 2019 B	0	14,763.01	14,763.01	0.00	(14,763.01)	0.00
295-5-7520-582207 Principal - 2019A Bond	0	135,000.00	135,000.00	0.00	(135,000.00)	0.00
295-5-7520-582208 Int Exp - 2019A Bonds	0	12,535.00	12,535.00	0.00	(12,535.00)	0.00
295-5-7520-582400 Int Exp - 2014 Bonds	0	69,131.50	69,131.50	0.00	(69,131.50)	0.00
295-5-7520-582410 Principal - 2014 Bonds	0	460,000.00	460,000.00	0.00	(460,000.00)	0.00
TOTAL DEBT SERVICE	0	1,046,429.51	1,046,429.51	0.00	(1,046,429.51)	0.00
INTERFUND TRANSACTIONS						
TOTAL Operating Expense	0	1,181,434.19	1,181,434.19	0.00	(1,181,434.19)	0.00
TOTAL EXPENDITURES	0	1,181,434.19	1,181,434.19	0.00	(1,181,434.19)	0.00
REVENUE OVER/(UNDER) EXPENDITURES	0	(1,095,583.93)	(1,095,583.93)	0.00	1,095,583.93	0.00

TOWERCOM PAYMENTS

Deposit Date	POLICE	MASTER PK		Dev Auth Pmts to city		Balance Due City
	381102	381101				
06/28/2021		2,926.32				2,926.32
07/01/2021	1,639.09					1,639.09
07/27/2021		2,926.32				2,926.32
08/02/2021	1,639.09					1,639.09
08/31/2021		2,926.32				2,926.32
09/01/2021	1,688.26					1,688.26
09/29/2021		2,926.32				2,926.32
10/04/2021	1,688.26					1,688.26
10/29/2021		2,926.32				2,926.32
11/02/2021	1,688.26					1,688.26
11/30/2021		2,926.32				2,926.32
12/02/2021	1,688.26					1,688.26
12/30/2021		**2,926.32**				2,926.32
01/03/2022	1,688.26					1,688.26
01/31/2022		2,926.32				2,926.32
02/01/2022	1,688.26					1,688.26
02/28/2022		2,931.99				2,931.99
03/02/2022	1,688.26					1,688.26
03/30/2022		3,014.11				3,014.11
04/01/2022	1,688.26					1,688.26
04/29/2022		3,014.11				3,014.11
05/02/2022	1,688.26					1,688.26
05/31/2022		3,014.11				3,014.11
06/01/2022	1,688.26					1,688.26
06/30/2022		3,014.11				3,014.11
06/30/2022	TRANSFER TO GENERAL FUND					(52,619.34)
07/01/2022	1,688.26					1,688.26
07/29/2022		3,014.11				3,014.11
						0.00
						0.00
						0.00
						0.00
						0.00
						0.00
						0.00
						0.00
						0.00
						0.00
						0.00
TOTAL						10,642.80

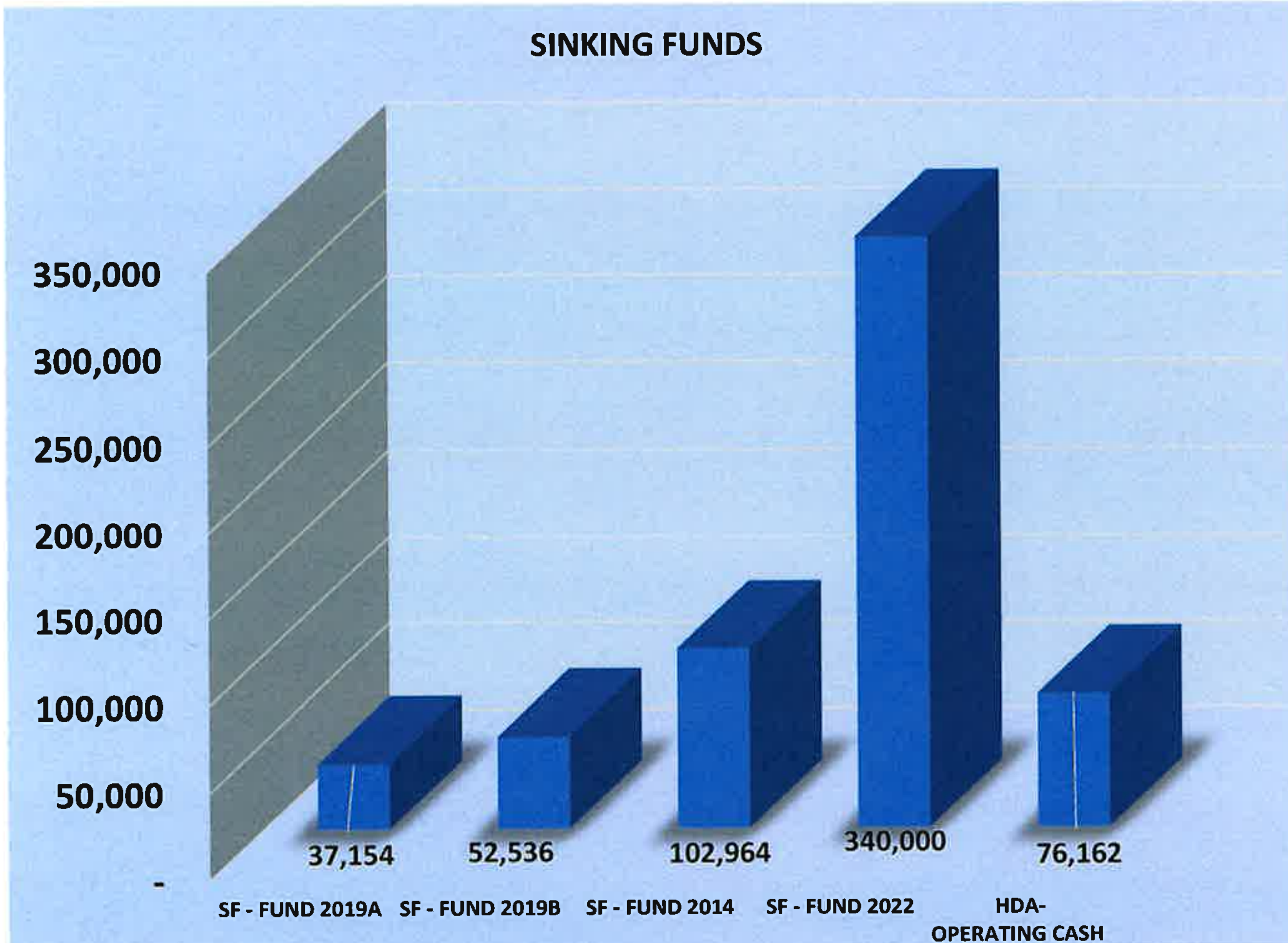
HAPEVILLE DEVELOPMENT AUTHORITY
OPERATING ACCOUNT

		AUGUST 2022
TOWERCOM (Transfer Due to City)	$	15,345
OPERATING CASH BALANCE (HDA)		60,817
TOTAL	**$**	**76,162**



HAPEVILLE DEVELOPMENT AUTHORITY
CASH SUMMARY

		AUGUST 2022
SF - FUND 2019A	$	37,154
SF - FUND 2019B		52,536
SF - FUND 2014		102,964
SF - FUND 2022		340,000
HDA- OPERATING CASH		76,162
TOTAL	$	608,816



BALANCE SHEET

AS OF: AUGUST 31ST, 2022

295-DEVELOPMENT AUTHORITY

ACCOUNT #	ACCOUNT DESCRIPTION	BALANCE		
ASSETS				
======				
295-0-0000-111100	CLAIM ON CASH - DEV AUTHORITY	282,044.13		
295-0-0000-111109	Cash Project-HDA-(2022 Bond)	1,167,745.48		
295-0-0000-111114	Cash - Sinking Fd - 2014	102,963.69		
295-0-0000-111118	Cash- Dev Auth-COH	4,606.66		
295-0-0000-111120	Cash -- Hapeville Dev Auth	76,162.15		
295-0-0000-111121	Cash Sinking-HDA-(2022 Bond)	340,000.00		
295-0-0000-111122	Cash-Bond Sink Fd-Ser 2019A	37,154.42		
295-0-0000-111123	Cash-Bd Sink Fd-Ser 2019B	52,536.19		
295-0-0000-111125	Regions - Sinking Fund 2014	57.56		
295-0-0000-112800	N/R - 625 N Central - Short	8,619.09		
295-0-0000-112801	Note Receivable - 625 N Centra	79,102.02		
295-0-0000-116201	Property and Land	99,873.00		
295-0-0000-116202	Delta Property - Land & Bldg	67,998.00		
295-0-0000-116205	Land - 840 S Central Ave	73,733.35		
295-0-0000-116208	Dearborn Plaza Property	406,314.01		
295-0-0000-119100	Loss on Issuance 2019 Bond Ser	12,864.03		
			2,811,773.78	
	TOTAL ASSETS			2,811,773.78
				==============
LIABILITIES				
===========				
295-0-0000-121700	Retainage Payable	78,095.05		
295-0-0000-122404	Accrued Interest on 2014 Bds	69,131.50		
295-0-0000-122407	Accrued Int - 2019 Ser A Bonds	10,445.83		
295-0-0000-122408	Accrued Int - 2019 Ser B Bonds	12,302.70		
295-0-0000-125100	Due to General Fund	201,914.99		
295-0-0000-125599	Bonds Payable - Short term	1,085,000.00		
295-0-0000-125600	Bonds Pay (ST)-Contra	(1,085,000.00)		
295-0-0000-125605	Series 2014 A1 W-S Cap Proj	3,140,700.00		
295-0-0000-125606	Series 2014 A1 - Gen Fd Proj	469,300.00		
295-0-0000-125607	Bonds Payable 2019 A (City)	1,150,000.00		
295-0-0000-125608	Bonds Payable 2019 B (HDA)	1,110,000.00		
295-0-0000-125609	Bonds Payable 2022 Bd (HDA)	3,400,000.00		
	TOTAL LIABILITIES		9,641,890.07	
EQUITY				
======				
295-0-0000-134200	Fund Balance	(5,806,812.88)		
	TOTAL BEGINNING EQUITY	(5,806,812.88)		
	TOTAL REVENUE	201,704.96		
	TOTAL EXPENSES	1,225,008.37		
	TOTAL REVENUE OVER/(UNDER) EXPENSES	(1,023,303.41)		
	TOTAL EQUITY & REV. OVER/(UNDER) EXP.		(6,830,116.29)	
	TOTAL LIABILITIES, EQUITY & REV.OVER/(UNDER) EXP.			2,811,773.78
				==============

CITY OF HAPEVILLE
REVENUE & EXPENSE REPORT (UNAUDITED)
AS OF: AUGUST 31ST, 2022

295-DEVELOPMENT AUTHORITY
FINANCIAL SUMMARY

% OF YEAR COMPLETED: 16.67

	CURRENT BUDGET	CURRENT PERIOD	YEAR TO DATE ACTUAL	TOTAL ENCUMBERED	BUDGET BALANCE	% YTD BUDGET
REVENUE SUMMARY						
INVESTMENT INCOME	0	12.33	20.22	0.00	(20.22)	0.00
MISC REVENUE	0	5,842.37	11,684.74	0.00	(11,684.74)	0.00
OTHER FINANCING SOURCES	0	110,000.00	190,000.00	0.00	(190,000.00)	0.00
TOTAL REVENUES	0	115,854.70	201,704.96	0.00	(201,704.96)	0.00
EXPENDITURE SUMMARY						
Operating Expense						
CONTRACTED SERVICES	0	0.00	300.00	0.00	(300.00)	0.00
SUPPLIES & MINOR EQPT	0	94.85	134,284.53	0.00	(134,284.53)	0.00
CAPITAL OUTLAYS > $5000	0	38,266.00	38,781.00	0.00	(38,781.00)	0.00
DEBT SERVICE	0	5,213.33	1,051,642.84	0.00	(1,051,642.84)	0.00
TOTAL Operating Expense	0	43,574.18	1,225,008.37	0.00	(1,225,008.37)	0.00
TOTAL EXPENDITURES	0	43,574.18	1,225,008.37	0.00	(1,225,008.37)	0.00
REVENUE OVER/(UNDER) EXPENDITURES	0	72,280.52	(1,023,303.41)	0.00	1,023,303.41	0.00

295-DEVELOPMENT AUTHORITY

% OF YEAR COMPLETED: 16.67

REVENUES	CURRENT BUDGET	CURRENT PERIOD	YEAR TO DATE ACTUAL	TOTAL ENCUMBERED	BUDGET BALANCE	% YTD BUDGET
INVESTMENT INCOME						
295-0-0000-361100 Interest on Note	0	12.33	20.22	0.00	(20.22)	0.00
TOTAL INVESTMENT INCOME	0	12.33	20.22	0.00	(20.22)	0.00
CONTRIBUTIONS						
MISC REVENUE						
295-0-0000-381100 Mortgage Income	0	1,140.00	2,280.00	0.00	(2,280.00)	0.00
295-0-0000-381101 Cell Tower Lease - MPa	0	3,014.11	6,028.22	0.00	(6,028.22)	0.00
295-0-0000-381102 Cell Phone Lease - PD	0	1,688.26	3,376.52	0.00	(3,376.52)	0.00
TOTAL MISC REVENUE	0	5,842.37	11,684.74	0.00	(11,684.74)	0.00
OTHER FINANCING SOURCES						
295-0-0000-395108 Trf from Gen Fd-2019A	0	11,650.00	23,300.00	0.00	(23,300.00)	0.00
295-0-0000-395109 Trf from Gen Fd-2019B	0	16,100.00	18,400.00	0.00	(18,400.00)	0.00
295-0-0000-395114 Trf from Gen Fd - 2014	0	6,250.01	12,500.02	0.00	(12,500.02)	0.00
295-0-0000-395508 Trf from W&S - 2019A	0	13,350.00	26,700.00	0.00	(26,700.00)	0.00
295-0-0000-395509 Trf from W&S - 2019 B	0	18,900.00	21,600.00	0.00	(21,600.00)	0.00
295-0-0000-395514 Trf fr W&S -2014	0	43,749.99	87,499.98	0.00	(87,499.98)	0.00
TOTAL OTHER FINANCING SOURCES	0	110,000.00	190,000.00	0.00	(190,000.00)	0.00
TOTAL REVENUE	0	115,854.70	201,704.96	0.00	(201,704.96)	0.00

295-DEVELOPMENT AUTHORITY
DEPARTMENT - Operating Expense

% OF YEAR COMPLETED: 16.67

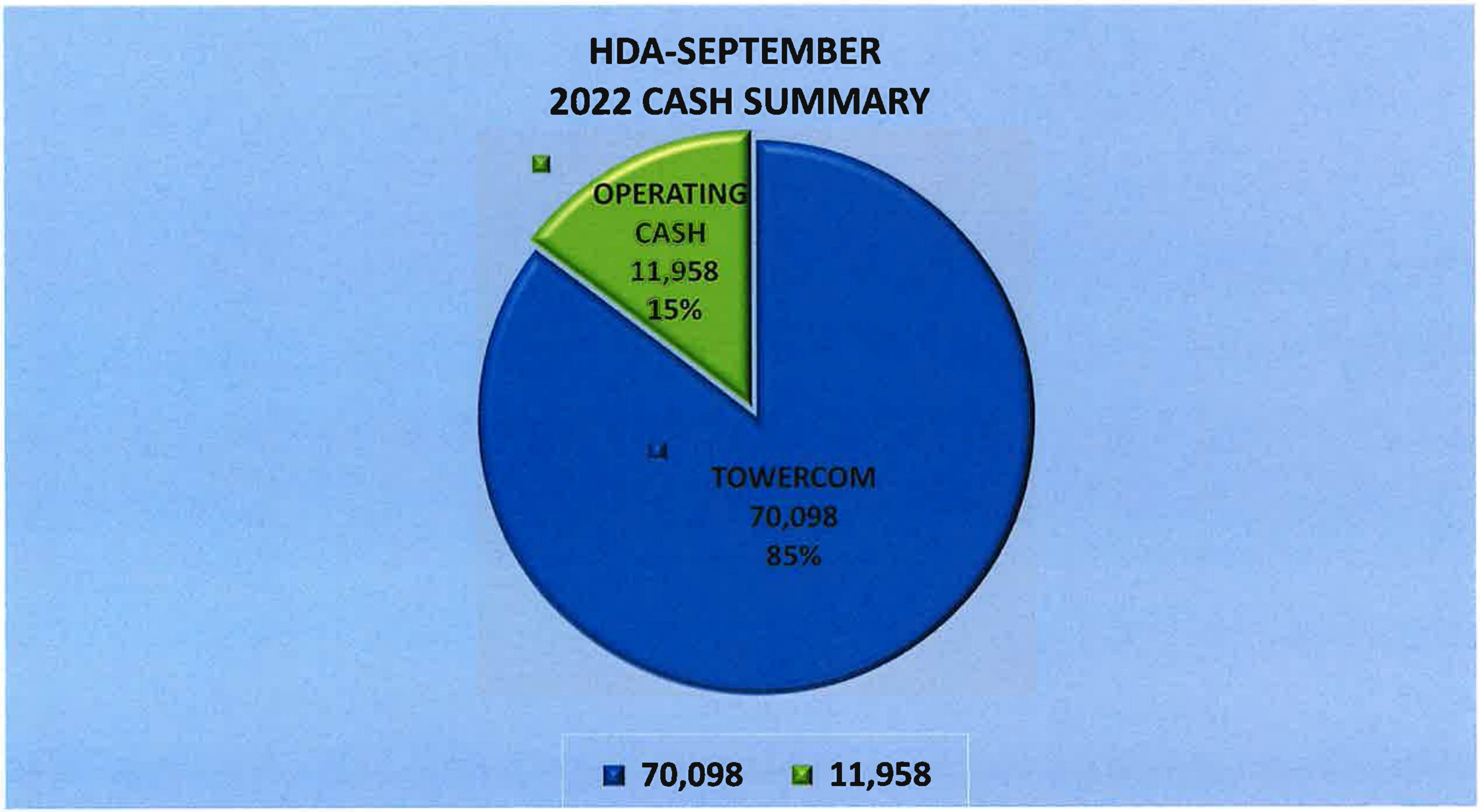
DEPARTMENTAL EXPENDITURES	CURRENT BUDGET	CURRENT PERIOD	YEAR TO DATE ACTUAL	TOTAL ENCUMBERED	BUDGET BALANCE	% YTD BUDGET
CONTRACTED SERVICES						
295-5-7520-522201 Maintenance Expense	0	0.00	300.00	0.00	(300.00)	0.00
TOTAL CONTRACTED SERVICES	0	0.00	300.00	0.00	(300.00)	0.00
SUPPLIES & MINOR EQPT						
295-5-7520-531200 Bank Charges	0	94.85	140.32	0.00	(140.32)	0.00
295-5-7520-531300 Closing Costs and Fees	0	0.00	134,144.21	0.00	(134,144.21)	0.00
TOTAL SUPPLIES & MINOR EQPT	0	94.85	134,284.53	0.00	(134,284.53)	0.00
CAPITAL OUTLAYS > $5000						
295-5-7520-541245 Remediation - 748 VA	0	0.00	14,813.23	0.00	(14,813.23)	0.00
295-5-7520-541246 Construction - 748 VA	0	38,266.00	23,967.77	0.00	(23,967.77)	0.00
TOTAL CAPITAL OUTLAYS > $5000	0	38,266.00	38,781.00	0.00	(38,781.00)	0.00
DEPRECIATION & AMORT						
OTHER COSTS (NOC)						
DEBT SERVICE						
295-5-7520-582108 Principal - 2019 B Bon	0	0.00	355,000.00	0.00	(355,000.00)	0.00
295-5-7520-582109 Interest Exp - 2019 B	0	0.00	14,763.01	0.00	(14,763.01)	0.00
295-5-7520-582207 Principal - 2019A Bond	0	0.00	135,000.00	0.00	(135,000.00)	0.00
295-5-7520-582208 Int Exp - 2019A Bonds	0	0.00	12,535.00	0.00	(12,535.00)	0.00
295-5-7520-582400 Int Exp - 2014 Bonds	0	0.00	69,131.50	0.00	(69,131.50)	0.00
295-5-7520-582410 Principal - 2014 Bonds	0	0.00	460,000.00	0.00	(460,000.00)	0.00
295-5-7520-583400 Int Exp - 2022 Bond	0	5,213.33	5,213.33	0.00	(5,213.33)	0.00
TOTAL DEBT SERVICE	0	5,213.33	1,051,642.84	0.00	(1,051,642.84)	0.00
INTERFUND TRANSACTIONS						
TOTAL Operating Expense	0	43,574.18	1,225,008.37	0.00	(1,225,008.37)	0.00
TOTAL EXPENDITURES	0	43,574.18	1,225,008.37	0.00	(1,225,008.37)	0.00
REVENUE OVER/(UNDER) EXPENDITURES	0	72,280.52	(1,023,303.41)	0.00	1,023,303.41	0.00

TOWERCOM PAYMENTS

Deposit Date	POLICE	MASTER PK		Dev Auth Pmts to city		Balance Due City
	381102	381101				
06/28/2021		2,926.32				**2,926.32**
07/01/2021	1,639.09					**1,639.09**
07/27/2021		2,926.32				**2,926.32**
08/02/2021	1,639.09					**1,639.09**
08/31/2021		2,926.32				**2,926.32**
09/01/2021	1,688.26					**1,688.26**
09/29/2021		2,926.32				**2,926.32**
10/04/2021	1,688.26					**1,688.26**
10/29/2021		2,926.32				**2,926.32**
11/02/2021	1,688.26					**1,688.26**
11/30/2021		2,926.32				**2,926.32**
12/02/2021	1,688.26					**1,688.26**
12/30/2021		**2,926.32**				**2,926.32**
01/03/2022	1,688.26					**1,688.26**
01/31/2022		2,926.32				**2,926.32**
02/01/2022	1,688.26					**1,688.26**
02/28/2022		2,931.99				**2,931.99**
03/02/2022	1,688.26					**1,688.26**
03/30/2022		3,014.11				**3,014.11**
04/01/2022	1,688.26					**1,688.26**
04/29/2022		3,014.11				**3,014.11**
05/02/2022	1,688.26					**1,688.26**
05/31/2022		3,014.11				**3,014.11**
06/01/2022	1,688.26					**1,688.26**
06/30/2022		3,014.11				**3,014.11**
06/30/2022	**TRANSFER TO GENERAL FUND**					**(52,619.34)**
07/01/2022	1,688.26					**1,688.26**
07/29/2022		3,014.11				**3,014.11**
08/01/2022	1,688.26					**1,688.26**
08/31/2022		3,014.11				**3,014.11**
						0.00
						0.00
						0.00
						0.00
						0.00
						0.00
						0.00
						0.00
						0.00
TOTAL						**15,345.17**

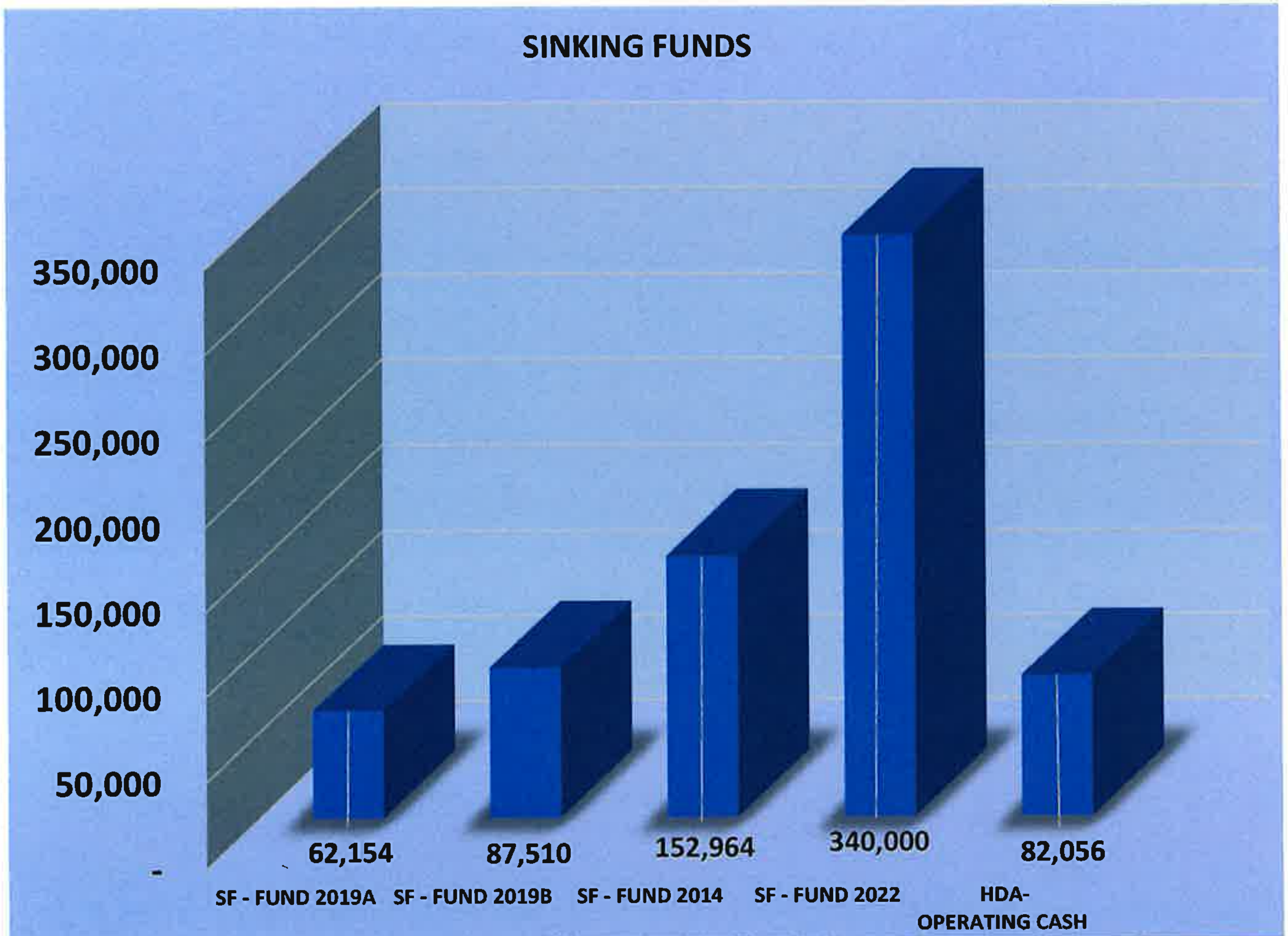
HAPEVILLE DEVELOPMENT AUTHORITY
OPERATING ACCOUNT

	SEPTEMBER 2022
TOWERCOM (Transfer Due to City)	$ 70,098
OPERATING CASH BALANCE (HDA)	11,958
TOTAL	**$ 82,056**



HAPEVILLE DEVELOPMENT AUTHORITY
CASH SUMMARY

		SEPTEMBER 2022
SF - FUND 2019A	$	62,154
SF - FUND 2019B		87,510
SF - FUND 2014		152,964
SF - FUND 2022		340,000
HDA- OPERATING CASH		82,056
TOTAL	$	724,684



BALANCE SHEET

AS OF: SEPTEMBER 30TH, 2022

295-DEVELOPMENT AUTHORITY

ACCOUNT #	ACCOUNT DESCRIPTION	BALANCE		
ASSETS				
======				
295-0-0000-111100	CLAIM ON CASH - DEV AUTHORITY	332,044.13		
295-0-0000-111109	Cash Project-HDA-(2022 Bond)	1,167,727.78		
295-0-0000-111114	Cash - Sinking Fd - 2014	152,963.69		
295-0-0000-111118	Cash- Dev Auth-COH	4,579.77		
295-0-0000-111120	Cash -- Hapeville Dev Auth	82,055.82		
295-0-0000-111121	Cash Sinking-HDA-(2022 Bond)	340,000.00		
295-0-0000-111122	Cash-Bond Sink Fd-Ser 2019A	62,154.42		
295-0-0000-111123	Cash-Bd Sink Fd-Ser 2019B	87,510.11		
295-0-0000-111125	Regions - Sinking Fund 2014	57.56		
295-0-0000-112800	N/R - 625 N Central - Short	8,619.09		
295-0-0000-112801	Note Receivable - 625 N Centra	79,102.02		
295-0-0000-116201	Property and Land	99,873.00		
295-0-0000-116202	Delta Property - Land & Bldg	67,998.00		
295-0-0000-116205	Land - 840 S Central Ave	73,733.35		
295-0-0000-116208	Dearborn Plaza Property	406,314.01		
295-0-0000-119100	Loss on Issuance 2019 Bond Ser	12,864.03		
			2,977,596.78	
	TOTAL ASSETS			2,977,596.78
				===============
LIABILITIES				
===========				
295-0-0000-121100	A/P - DEVELOPMENT AUTHORITY	159,202.10		
295-0-0000-121700	Retainage Payable	78,095.05		
295-0-0000-122404	Accrued Interest on 2014 Bds	69,131.50		
295-0-0000-122407	Accrued Int - 2019 Ser A Bonds	10,445.83		
295-0-0000-122408	Accrued Int - 2019 Ser B Bonds	12,302.70		
295-0-0000-125100	Due to General Fund	201,914.99		
295-0-0000-125599	Bonds Payable - Short term	1,085,000.00		
295-0-0000-125600	Bonds Pay (ST)-Contra	(1,085,000.00)		
295-0-0000-125605	Series 2014 A1 W-S Cap Proj	3,140,700.00		
295-0-0000-125606	Series 2014 A1 - Gen Fd Proj	469,300.00		
295-0-0000-125607	Bonds Payable 2019 A (City)	1,150,000.00		
295-0-0000-125608	Bonds Payable 2019 B (HDA)	1,110,000.00		
295-0-0000-125609	Bonds Payable 2022 Bd (HDA)	3,400,000.00		
	TOTAL LIABILITIES		9,801,092.17	
EQUITY				
======				
295-0-0000-134200	Fund Balance	(5,806,812.88)		
	TOTAL BEGINNING EQUITY	(5,806,812.88)		
	TOTAL REVENUE	367,608.23		
	TOTAL EXPENSES	1,384,290.74		
	TOTAL REVENUE OVER/(UNDER) EXPENSES	(1,016,682.51)		
	TOTAL EQUITY & REV. OVER/(UNDER) EXP.		(6,823,495.39)	
	TOTAL LIABILITIES, EQUITY & REV.OVER/(UNDER) EXP.			2,977,596.78
				===============

CITY OF HAPEVILLE
REVENUE & EXPENSE REPORT (UNAUDITED)
AS OF: SEPTEMBER 30TH, 2022

295-DEVELOPMENT AUTHORITY
FINANCIAL SUMMARY

% OF YEAR COMPLETED: 25.00

	CURRENT BUDGET	CURRENT PERIOD	YEAR TO DATE ACTUAL	TOTAL ENCUMBERED	BUDGET BALANCE	% YTD BUDGET
REVENUE SUMMARY						
INVESTMENT INCOME	0	10.25	30.47	0.00	(30.47)	0.00
MISC REVENUE	0	55,893.02	67,577.76	0.00	(67,577.76)	0.00
OTHER FINANCING SOURCES	0	110,000.00	300,000.00	0.00	(300,000.00)	0.00
TOTAL REVENUES	0	165,903.27	367,608.23	0.00	(367,608.23)	0.00
EXPENDITURE SUMMARY						
Operating Expense						
CONTRACTED SERVICES	0	0.00	300.00	0.00	(300.00)	0.00
SUPPLIES & MINOR EQPT	0	80.27	134,364.80	0.00	(134,364.80)	0.00
CAPITAL OUTLAYS > $5000	0	159,202.10	197,983.10	0.00	(197,983.10)	0.00
DEBT SERVICE	0	0.00	1,051,642.84	0.00	(1,051,642.84)	0.00
TOTAL Operating Expense	0	159,282.37	1,384,290.74	0.00	(1,384,290.74)	0.00
TOTAL EXPENDITURES	0	159,282.37	1,384,290.74	0.00	(1,384,290.74)	0.00
REVENUE OVER/(UNDER) EXPENDITURES	0	6,620.90	(1,016,682.51)	0.00	1,016,682.51	0.00

REVENUE & EXPENSE REPORT (UNAUDITED)

AS OF: SEPTEMBER 30TH, 2022

295-DEVELOPMENT AUTHORITY

% OF YEAR COMPLETED: 25.00

REVENUES	CURRENT BUDGET	CURRENT PERIOD	YEAR TO DATE ACTUAL	TOTAL ENCUMBERED	BUDGET BALANCE	% YTD BUDGET
INVESTMENT INCOME						
295-0-0000-361100 Interest on Note	0	10.25	30.47	0.00	(30.47)	0.00
TOTAL INVESTMENT INCOME	0	10.25	30.47	0.00	(30.47)	0.00
CONTRIBUTIONS						
MISC REVENUE						
295-0-0000-381100 Mortgage Income	0	1,140.00	3,420.00	0.00	(3,420.00)	0.00
295-0-0000-381101 Cell Tower Lease - MPa	0	3,014.11	9,042.33	0.00	(9,042.33)	0.00
295-0-0000-381102 Cell Phone Lease - PD	0	51,738.91	55,115.43	0.00	(55,115.43)	0.00
TOTAL MISC REVENUE	0	55,893.02	67,577.76	0.00	(67,577.76)	0.00
OTHER FINANCING SOURCES						
295-0-0000-395108 Trf from Gen Fd-2019A	0	11,650.00	34,950.00	0.00	(34,950.00)	0.00
295-0-0000-395109 Trf from Gen Fd-2019B	0	16,100.00	34,500.00	0.00	(34,500.00)	0.00
295-0-0000-395114 Trf from Gen Fd - 2014	0	6,250.01	18,750.03	0.00	(18,750.03)	0.00
295-0-0000-395508 Trf from W&S - 2019A	0	13,350.00	40,050.00	0.00	(40,050.00)	0.00
295-0-0000-395509 Trf from W&S - 2019 B	0	18,900.00	40,500.00	0.00	(40,500.00)	0.00
295-0-0000-395514 Trf fr W&S -2014	0	43,749.99	131,249.97	0.00	(131,249.97)	0.00
TOTAL OTHER FINANCING SOURCES	0	110,000.00	300,000.00	0.00	(300,000.00)	0.00
TOTAL REVENUE	0	165,903.27	367,608.23	0.00	(367,608.23)	0.00

REVENUE & EXPENSE REPORT (UNAUDITED)
AS OF: SEPTEMBER 30TH, 2022

295-DEVELOPMENT AUTHORITY
DEPARTMENT - Operating Expense

% OF YEAR COMPLETED: 25.00

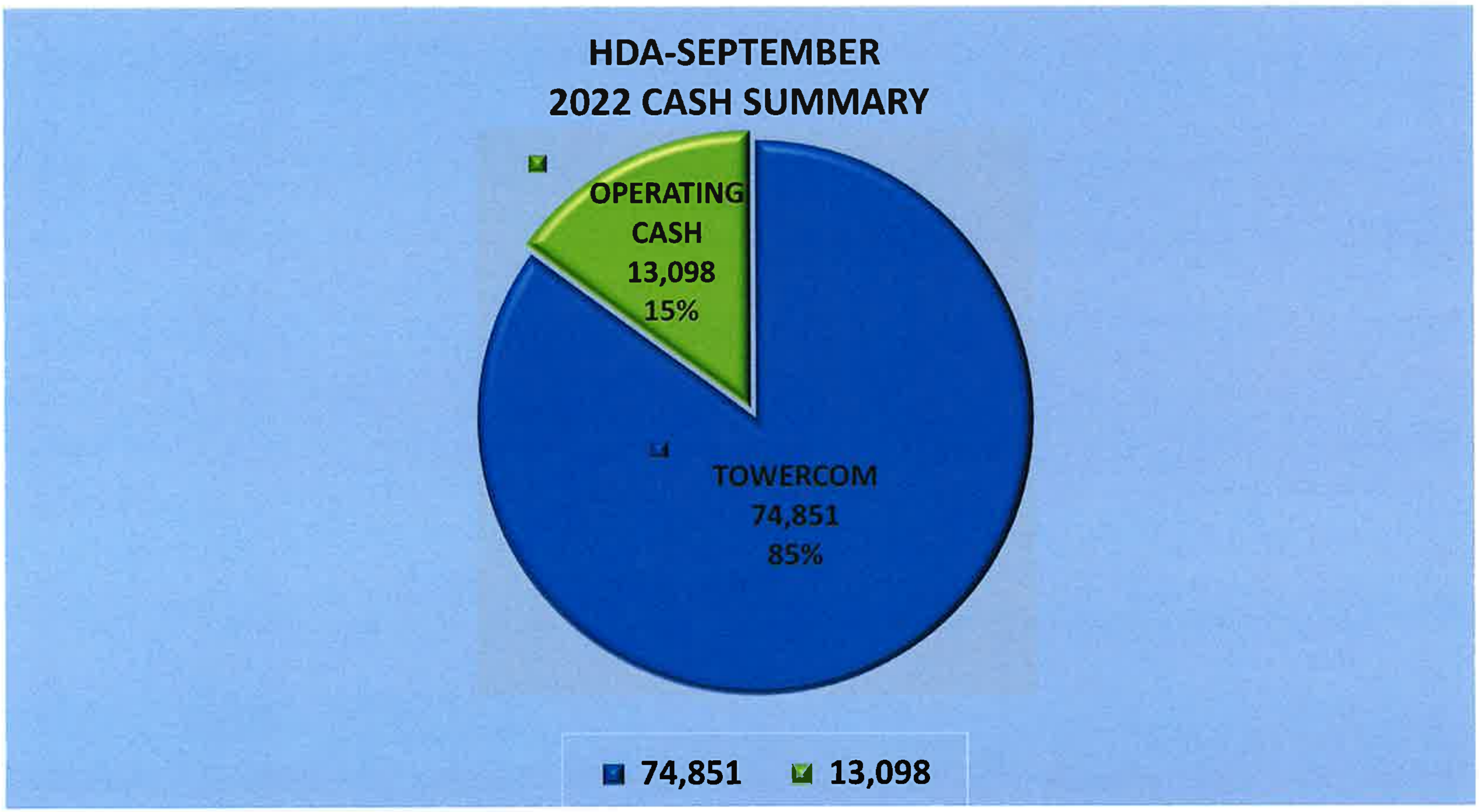
DEPARTMENTAL EXPENDITURES	CURRENT BUDGET	CURRENT PERIOD	YEAR TO DATE ACTUAL	TOTAL ENCUMBERED	BUDGET BALANCE	% YTD BUDGET
CONTRACTED SERVICES						
295-5-7520-522201 Maintenance Expense	0	0.00	300.00	0.00	(300.00)	0.00
TOTAL CONTRACTED SERVICES	0	0.00	300.00	0.00	(300.00)	0.00
SUPPLIES & MINOR EQPT						
295-5-7520-531200 Bank Charges	0	80.27	220.59	0.00	(220.59)	0.00
295-5-7520-531300 Closing Costs and Fees	0	0.00	134,144.21	0.00	(134,144.21)	0.00
TOTAL SUPPLIES & MINOR EQPT	0	80.27	134,364.80	0.00	(134,364.80)	0.00
CAPITAL OUTLAYS > $5000						
295-5-7520-541245 Remediation - 748 VA	0	116.05	14,929.28	0.00	(14,929.28)	0.00
295-5-7520-541246 Construction - 748 VA	0	159,086.05	183,053.82	0.00	(183,053.82)	0.00
TOTAL CAPITAL OUTLAYS > $5000	0	159,202.10	197,983.10	0.00	(197,983.10)	0.00
DEPRECIATION & AMORT						
OTHER COSTS (NOC)						
DEBT SERVICE						
295-5-7520-582108 Principal - 2019 B Bon	0	0.00	355,000.00	0.00	(355,000.00)	0.00
295-5-7520-582109 Interest Exp - 2019 B	0	0.00	14,763.01	0.00	(14,763.01)	0.00
295-5-7520-582207 Principal - 2019A Bond	0	0.00	135,000.00	0.00	(135,000.00)	0.00
295-5-7520-582208 Int Exp - 2019A Bonds	0	0.00	12,535.00	0.00	(12,535.00)	0.00
295-5-7520-582400 Int Exp - 2014 Bonds	0	0.00	69,131.50	0.00	(69,131.50)	0.00
295-5-7520-582410 Principal - 2014 Bonds	0	0.00	460,000.00	0.00	(460,000.00)	0.00
295-5-7520-583400 Int Exp - 2022 Bond	0	0.00	5,213.33	0.00	(5,213.33)	0.00
TOTAL DEBT SERVICE	0	0.00	1,051,642.84	0.00	(1,051,642.84)	0.00
INTERFUND TRANSACTIONS						
TOTAL Operating Expense	0	159,282.37	1,384,290.74	0.00	(1,384,290.74)	0.00
TOTAL EXPENDITURES	0	159,282.37	1,384,290.74	0.00	(1,384,290.74)	0.00
REVENUE OVER/(UNDER) EXPENDITURES	0	6,620.90	(1,016,682.51)	0.00	1,016,682.51	0.00

TOWERCOM PAYMENTS

Deposit Date	POLICE	MASTER PK		Dev Auth Pmts to city		Balance Due City
	381102	381101				
06/28/2021		2,926.32				2,926.32
07/01/2021	1,639.09					1,639.09
07/27/2021		2,926.32				2,926.32
08/02/2021	1,639.09					1,639.09
08/31/2021		2,926.32				2,926.32
09/01/2021	1,688.26					1,688.26
09/29/2021		2,926.32				2,926.32
10/04/2021	1,688.26					1,688.26
10/29/2021		2,926.32				2,926.32
11/02/2021	1,688.26					1,688.26
11/30/2021		2,926.32				2,926.32
12/02/2021	1,688.26					1,688.26
12/30/2021		**2,926.32**				2,926.32
01/03/2022	1,688.26					1,688.26
01/31/2022		2,926.32				2,926.32
02/01/2022	1,688.26					1,688.26
02/28/2022		2,931.99				2,931.99
03/02/2022	1,688.26					1,688.26
03/30/2022		3,014.11				3,014.11
04/01/2022	1,688.26					1,688.26
04/29/2022		3,014.11				3,014.11
05/02/2022	1,688.26					1,688.26
05/31/2022		3,014.11				3,014.11
06/01/2022	1,688.26					1,688.26
06/30/2022		3,014.11				3,014.11
06/30/2022	**TRANSFER TO GENERAL FUND**					(52,619.34)
07/01/2022	1,688.26					1,688.26
07/29/2022		3,014.11				3,014.11
08/01/2022	1,688.26					1,688.26
08/31/2022		3,014.11				3,014.11
09/01/2022	1,738.91					1,738.91
09/06/2022	50,000.00					50,000.00
09/30/2022		3,014.11				3,014.11
						0.00
						0.00
						0.00
						0.00
						0.00
						0.00
						0.00
TOTAL						**70,098.19**

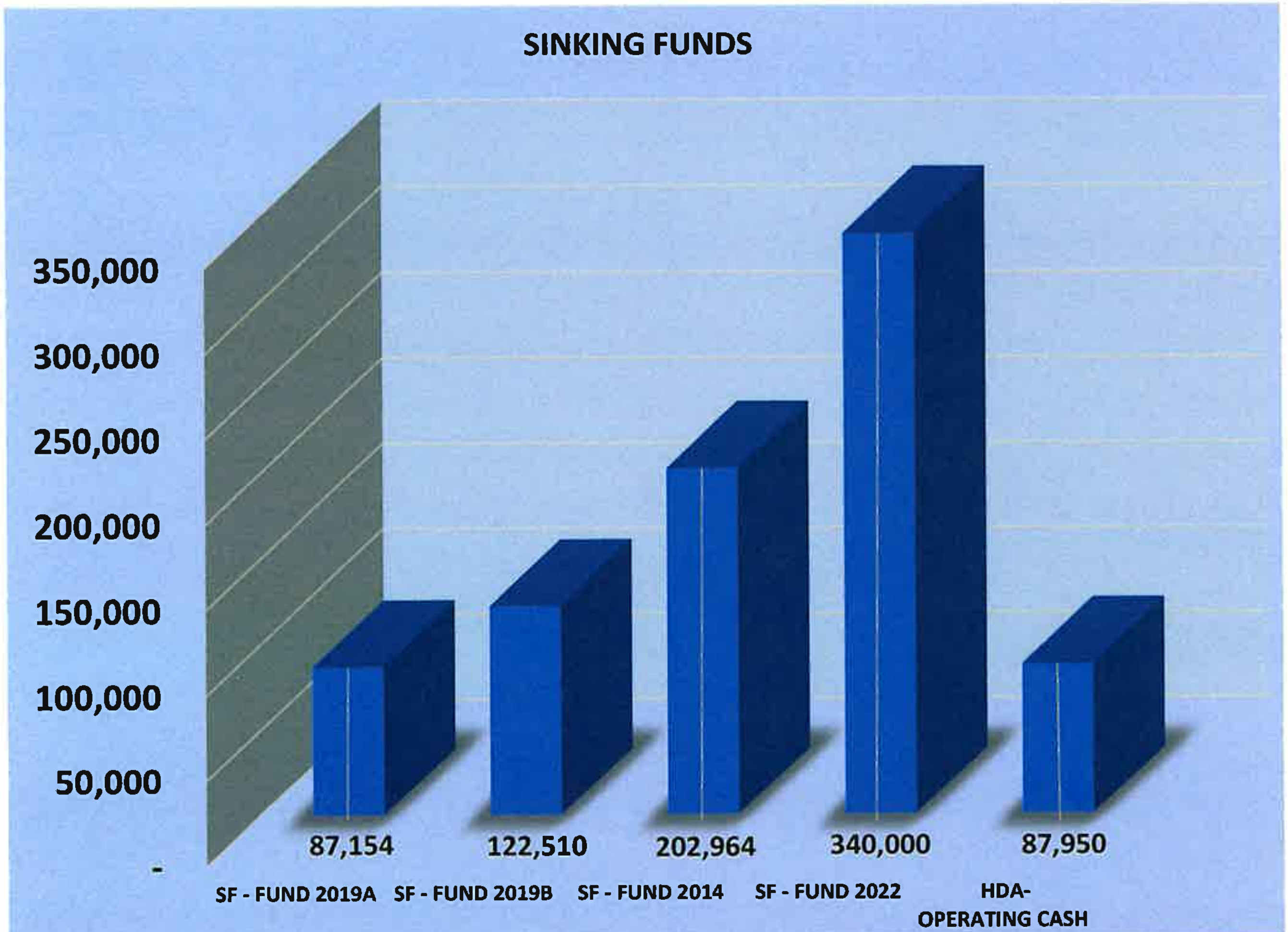
HAPEVILLE DEVELOPMENT AUTHORITY
OPERATING ACCOUNT

		OCTOBER 2022
TOWERCOM (Transfer Due to City)	$	74,851
OPERATING CASH BALANCE (HDA)		13,098
TOTAL	**$**	**87,950**



HAPEVILLE DEVELOPMENT AUTHORITY
CASH SUMMARY

		OCTOBER 2022
SF - FUND 2019A	$	87,154
SF - FUND 2019B		122,510
SF - FUND 2014		202,964
SF - FUND 2022		340,000
HDA- OPERATING CASH		87,950
TOTAL	$	840,578



TOWERCOM PAYMENTS

Deposit Date	POLICE	MASTER PK		Dev Auth Pmts to city		Balance Due City
	381102	381101				
06/28/2021		2,926.32				**2,926.32**
07/01/2021	1,639.09					**1,639.09**
07/27/2021		2,926.32				**2,926.32**
08/02/2021	1,639.09					**1,639.09**
08/31/2021		2,926.32				**2,926.32**
09/01/2021	1,688.26					**1,688.26**
09/29/2021		2,926.32				**2,926.32**
10/04/2021	1,688.26					**1,688.26**
10/29/2021		2,926.32				**2,926.32**
11/02/2021	1,688.26					**1,688.26**
11/30/2021		2,926.32				**2,926.32**
12/02/2021	1,688.26					**1,688.26**
12/30/2021		**2,926.32**				**2,926.32**
01/03/2022	1,688.26					**1,688.26**
01/31/2022		2,926.32				**2,926.32**
02/01/2022	1,688.26					**1,688.26**
02/28/2022		2,931.99				**2,931.99**
03/02/2022	1,688.26					**1,688.26**
03/30/2022		3,014.11				**3,014.11**
04/01/2022	1,688.26					**1,688.26**
04/29/2022		3,014.11				**3,014.11**
05/02/2022	1,688.26					**1,688.26**
05/31/2022		3,014.11				**3,014.11**
06/01/2022	1,688.26					**1,688.26**
06/30/2022		3,014.11				**3,014.11**
06/30/2022	**TRANSFER TO GENERAL FUND**					**(52,619.34)**
07/01/2022	1,688.26					**1,688.26**
07/29/2022		3,014.11				**3,014.11**
08/01/2022	1,688.26					**1,688.26**
08/31/2022		3,014.11				**3,014.11**
09/01/2022	1,738.91					**1,738.91**
09/06/2022	50,000.00					**50,000.00**
09/30/2022		3,014.11				**3,014.11**
10/03/2022	1,738.91					**1,738.91**
10/31/2022		3,014.11				**3,014.11**
						0.00
						0.00
						0.00
						0.00
						0.00
TOTAL						**74,851.21**

BALANCE SHEET
AS OF: OCTOBER 31ST, 2022

295-DEVELOPMENT AUTHORITY

ACCOUNT #	ACCOUNT DESCRIPTION	BALANCE		
ASSETS				
======				
295-0-0000-111100	CLAIM ON CASH - DEV AUTHORITY	345,541.98		
295-0-0000-111109	Cash Project-HDA-(2022 Bond)	995,009.42		
295-0-0000-111114	Cash - Sinking Fd - 2014	202,963.69		
295-0-0000-111118	Cash- Dev Auth-COH	4,552.85		
295-0-0000-111120	Cash -- Hapeville Dev Auth	87,949.56		
295-0-0000-111121	Cash Sinking-HDA-(2022 Bond)	340,000.00		
295-0-0000-111122	Cash-Bond Sink Fd-Ser 2019A	87,154.42		
295-0-0000-111123	Cash-Bd Sink Fd-Ser 2019B	122,510.11		
295-0-0000-111125	Regions - Sinking Fund 2014	57.56		
295-0-0000-112800	N/R - 625 N Central - Short	8,619.09		
295-0-0000-112801	Note Receivable - 625 N Centra	79,102.02		
295-0-0000-112810	Lease Receivable	1,313,203.90		
295-0-0000-116201	Property and Land	99,873.00		
295-0-0000-116202	Delta Property - Land & Bldg	67,998.00		
295-0-0000-116205	Land - 840 S Central Ave	73,733.35		
295-0-0000-116208	Dearborn Plaza Property	406,314.01		
295-0-0000-117600	Construction in Progress	1,991,741.55		
295-0-0000-119100	Loss on Issuance 2019 Bond Ser	10,564.63		
			6,236,889.14	
	TOTAL ASSETS			6,236,889.14
				==============
LIABILITIES				
===========				
295-0-0000-121100	A/P - DEVELOPMENT AUTHORITY	522.13		
295-0-0000-121700	Retainage Payable	78,095.05		
295-0-0000-122404	Accrued Interest on 2014 Bds	69,131.50		
295-0-0000-122407	Accrued Int - 2019 Ser A Bonds	10,445.83		
295-0-0000-122408	Accrued Int - 2019 Ser B Bonds	12,302.70		
295-0-0000-125100	Due to General Fund	201,914.99		
295-0-0000-125599	Bonds Payable - Short term	1,085,000.00		
295-0-0000-125600	Bonds Pay (ST)-Contra	(1,085,000.00)		
295-0-0000-125605	Series 2014 A1 W-S Cap Proj	3,140,700.00		
295-0-0000-125606	Series 2014 A1 - Gen Fd Proj	469,300.00		
295-0-0000-125607	Bonds Payable 2019 A (City)	1,150,000.00		
295-0-0000-125608	Bonds Payable 2019 B (HDA)	1,110,000.00		
295-0-0000-125609	Bonds Payable 2022 Bd (HDA)	3,400,000.00		
295-0-0000-125700	Deferred Inflow-TowerCom	1,348,574.76		
	TOTAL LIABILITIES		10,990,986.96	
EQUITY				
======				
295-0-0000-134200	Fund Balance	(3,852,741.59)		
	TOTAL BEGINNING EQUITY	(3,852,741.59)		
	TOTAL REVENUE	483,510.56		
	TOTAL EXPENSES	1,384,866.79		
	TOTAL REVENUE OVER/(UNDER) EXPENSES	(901,356.23)		
	TOTAL EQUITY & REV. OVER/(UNDER) EXP.		(4,754,097.82)	
	TOTAL LIABILITIES, EQUITY & REV.OVER/(UNDER) EXP.			6,236,889.14
				==============

CITY OF HAPEVILLE
REVENUE & EXPENSE REPORT (UNAUDITED)
AS OF: OCTOBER 31ST, 2022

295-DEVELOPMENT AUTHORITY
FINANCIAL SUMMARY

% OF YEAR COMPLETED: 33.33

	CURRENT BUDGET	CURRENT PERIOD	YEAR TO DATE ACTUAL	TOTAL ENCUMBERED	BUDGET BALANCE	% YTD BUDGET
REVENUE SUMMARY						
INVESTMENT INCOME	0	9.31	39.78	0.00	(39.78)	0.00
MISC REVENUE	0	5,893.02	73,470.78	0.00	(73,470.78)	0.00
OTHER FINANCING SOURCES	0	110,000.00	410,000.00	0.00	(410,000.00)	0.00
TOTAL REVENUES	0	115,902.33	483,510.56	0.00	(483,510.56)	0.00
EXPENDITURE SUMMARY						
Operating Expense						
CONTRACTED SERVICES	0	0.00	300.00	0.00	(300.00)	0.00
SUPPLIES & MINOR EQPT	0	53.92	134,418.72	0.00	(134,418.72)	0.00
CAPITAL OUTLAYS > $5000	0	522.13	198,505.23	0.00	(198,505.23)	0.00
DEBT SERVICE	0	0.00	1,051,642.84	0.00	(1,051,642.84)	0.00
TOTAL Operating Expense	0	576.05	1,384,866.79	0.00	(1,384,866.79)	0.00
TOTAL EXPENDITURES	0	576.05	1,384,866.79	0.00	(1,384,866.79)	0.00
REVENUE OVER/(UNDER) EXPENDITURES	0	115,326.28	(901,356.23)	0.00	901,356.23	0.00

REVENUE & EXPENSE REPORT (UNAUDITED)
AS OF: OCTOBER 31ST, 2022

295-DEVELOPMENT AUTHORITY

% OF YEAR COMPLETED: 33.33

REVENUES	CURRENT BUDGET	CURRENT PERIOD	YEAR TO DATE ACTUAL	TOTAL ENCUMBERED	BUDGET BALANCE	% YTD BUDGET
INVESTMENT INCOME						
295-0-0000-361100 Interest on Note	0	9.31	39.78	0.00	(39.78)	0.00
TOTAL INVESTMENT INCOME	0	9.31	39.78	0.00	(39.78)	0.00
CONTRIBUTIONS						
MISC REVENUE						
295-0-0000-381100 Mortgage Income	0	1,140.00	4,560.00	0.00	(4,560.00)	0.00
295-0-0000-381101 Cell Tower Lease - MPa	0	3,014.11	12,056.44	0.00	(12,056.44)	0.00
295-0-0000-381102 Cell Phone Lease - PD	0	1,738.91	56,854.34	0.00	(56,854.34)	0.00
TOTAL MISC REVENUE	0	5,893.02	73,470.78	0.00	(73,470.78)	0.00
OTHER FINANCING SOURCES						
295-0-0000-395108 Trf from Gen Fd-2019A	0	11,650.00	46,600.00	0.00	(46,600.00)	0.00
295-0-0000-395109 Trf from Gen Fd-2019B	0	16,100.00	50,600.00	0.00	(50,600.00)	0.00
295-0-0000-395114 Trf from Gen Fd - 2014	0	6,250.01	25,000.04	0.00	(25,000.04)	0.00
295-0-0000-395508 Trf from W&S - 2019A	0	13,350.00	53,400.00	0.00	(53,400.00)	0.00
295-0-0000-395509 Trf from W&S - 2019 B	0	18,900.00	59,400.00	0.00	(59,400.00)	0.00
295-0-0000-395514 Trf fr W&S -2014	0	43,749.99	174,999.96	0.00	(174,999.96)	0.00
TOTAL OTHER FINANCING SOURCES	0	110,000.00	410,000.00	0.00	(410,000.00)	0.00
TOTAL REVENUE	0	115,902.33	483,510.56	0.00	(483,510.56)	0.00

REVENUE & EXPENSE REPORT (UNAUDITED)
AS OF: OCTOBER 31ST, 2022

295-DEVELOPMENT AUTHORITY
DEPARTMENT - Operating Expense % OF YEAR COMPLETED: 33.33

DEPARTMENTAL EXPENDITURES	CURRENT BUDGET	CURRENT PERIOD	YEAR TO DATE ACTUAL	TOTAL ENCUMBERED	BUDGET BALANCE	% YTD BUDGET
CONTRACTED SERVICES						
295-5-7520-522201 Maintenance Expense	0	0.00	300.00	0.00	(300.00)	0.00
TOTAL CONTRACTED SERVICES	0	0.00	300.00	0.00	(300.00)	0.00
SUPPLIES & MINOR EQPT						
295-5-7520-531200 Bank Charges	0	53.92	274.51	0.00	(274.51)	0.00
295-5-7520-531300 Closing Costs and Fees	0	0.00	134,144.21	0.00	(134,144.21)	0.00
TOTAL SUPPLIES & MINOR EQPT	0	53.92	134,418.72	0.00	(134,418.72)	0.00
CAPITAL OUTLAYS > $5000						
295-5-7520-541245 Remediation - 748 VA	0	290.13	15,219.41	0.00	(15,219.41)	0.00
295-5-7520-541246 Construction - 748 VA	0	232.00	183,285.82	0.00	(183,285.82)	0.00
TOTAL CAPITAL OUTLAYS > $5000	0	522.13	198,505.23	0.00	(198,505.23)	0.00
DEPRECIATION & AMORT						
OTHER COSTS (NOC)						
DEBT SERVICE						
295-5-7520-582108 Principal - 2019 B Bon	0	0.00	355,000.00	0.00	(355,000.00)	0.00
295-5-7520-582109 Interest Exp - 2019 B	0	0.00	14,763.01	0.00	(14,763.01)	0.00
295-5-7520-582207 Principal - 2019A Bond	0	0.00	135,000.00	0.00	(135,000.00)	0.00
295-5-7520-582208 Int Exp - 2019A Bonds	0	0.00	12,535.00	0.00	(12,535.00)	0.00
295-5-7520-582400 Int Exp - 2014 Bonds	0	0.00	69,131.50	0.00	(69,131.50)	0.00
295-5-7520-582410 Principal - 2014 Bonds	0	0.00	460,000.00	0.00	(460,000.00)	0.00
295-5-7520-583400 Int Exp - 2022 Bond	0	0.00	5,213.33	0.00	(5,213.33)	0.00
TOTAL DEBT SERVICE	0	0.00	1,051,642.84	0.00	(1,051,642.84)	0.00
INTERFUND TRANSACTIONS						
TOTAL Operating Expense	0	576.05	1,384,866.79	0.00	(1,384,866.79)	0.00
TOTAL EXPENDITURES	0	576.05	1,384,866.79	0.00	(1,384,866.79)	0.00
REVENUE OVER/(UNDER) EXPENDITURES	0	115,326.28	(901,356.23)	0.00	901,356.23	0.00