

Downtown Development Authority

Debt Tax Increment Fund Only

Proposed FY2019 Revenue and Appropriation Request and FY2020 - 2023 Forecasts

Prepared on April 26, 2018

A360: 2482-740-Unit 1000-xxxx

Table 1 - Projected Revenue	FY2018			FY2019	FY2020	FY2021	FY2022	FY2023	FY2019-23	NOTES
	Budget	YTD Actual ¹	Estimate	Request	Forecast	Forecast	Forecast	Forecast	TOTAL	
Property Tax Increment - Estimated Mills ²	\$ 10,139,113			\$ 10,283,135	\$ 10,334,551	\$ 10,386,223	\$ 10,438,155	\$ -		FY2019-23 less \$300,000 reserve for current appeals
Share of Revenue Required for Eligible Obligations	60.00%			90.00%	85.00%	80.00%	75.00%	0.00%		
Tax Increment to be Captured	\$ 6,083,468	\$ 6,175,319	\$ 6,083,468	\$ 9,254,822	\$ 8,784,368	\$ 8,308,979	\$ 7,828,616	\$ -	\$ 34,176,784	FY2022 is final year of school increment capture
Prior Year Tax Increment Adjustments	(75,000)	(55,328)	(75,000)	(75,000)	(75,000)	(75,000)	(75,000)	(35,000)	(335,000)	Reimbursements and appeal adjustments
Interest on Investments	20,000	68,045	30,000	8,616	12,413	15,097	15,029	1,882	53,037	Revenues decrease once DSRF is depleted
Draw from Series 1994 Debt Service Reserve Funds	3,995,000	-	3,995,000	845,000	-	-	-	-	845,000	DSRF required only for Series 1994 bond issue
TOTAL PROJECTED REVENUE	\$ 10,023,468	\$ 6,188,036	\$ 10,033,468	\$ 10,033,438	\$ 8,721,781	\$ 8,249,075	\$ 7,768,645	\$ (33,118)	\$ 34,739,821	
Table 2 - Committed Expenditures - Investment										
Debt service - 1994 Van Andel Arena CAB Bonds										Final debt service payment due 06/01/2019
Principal	\$ 734,601	\$ -	\$ 734,601	\$ 144,554	\$ -	\$ -	\$ -	\$ -	\$ 144,554	
Interest	3,260,399	-	3,260,399	700,446	-	-	-	-	700,446	
Debt service - 2009A Van Andel Arena Refunding										Final debt service payment due 05/01/2019
Principal	345,000	-	345,000	3,510,000	-	-	-	-	3,510,000	
Interest	190,163	95,081	190,163	175,500	-	-	-	-	175,500	
Debt service - 2017 Van Andel Arena Refunding										Final debt service payment due 05/01/2022
Principal	3,665,000	-	3,665,000	2,080,000	6,275,000	6,345,000	6,490,000	-	21,190,000	
Interest	1,185,300	592,650	1,185,300	1,038,700	955,500	641,750	324,500	-	2,960,450	
SUB-TOTAL "ELIGIBLE OBLIGATIONS"	\$ 9,380,463	\$ 687,731	\$ 9,380,463	\$ 7,649,200	\$ 7,230,500	\$ 6,986,750	\$ 6,814,500	\$ -	\$ 28,680,950	
Estimate of Maximum Capture to be Returned ³	623,005	-	623,005	1,000,000	1,250,000	1,250,000	1,500,000	-	5,000,000	Excess revenue returned to State, GRPS, & KISD
TOTAL PROJECTED EXPENDITURES	\$ 10,003,468	\$ 687,731	\$ 10,003,468	\$ 8,649,200	\$ 8,480,500	\$ 8,236,750	\$ 8,314,500	\$ -	\$ 33,680,950	
Table 3 - Excess / (Deficit) of Revenues Over Expenses										
Fund Balance & Series 1994 DSRF - Beginning	\$ 4,129,339	\$ 4,129,339	\$ 4,129,339	\$ 164,339	\$ 703,577	\$ 944,858	\$ 957,183	\$ 411,329	\$ 164,339	
Draw from Series 1994 Debt Service Reserve Funds	(3,995,000)	-	(3,995,000)	(845,000)	-	-	-	-	(845,000)	
Plus: Projected Revenue	10,023,468	6,188,036	10,033,468	10,033,438	8,721,781	8,249,075	7,768,645	(33,118)	34,739,821	
Less: Committed Expenditures/Payments	(10,003,468)	(687,731)	(10,003,468)	(8,649,200)	(8,480,500)	(8,236,750)	(8,314,500)	-	(33,680,950)	
Fund Balance - Ending	\$ 154,339	\$ 9,629,644	\$ 164,339	\$ 703,577	\$ 944,858	\$ 957,183	\$ 411,329	\$ 378,210	\$ 378,210	

Note 1 - Actual data as of March 31, 2018.

Note 2 - FY2019 budgeted tax increment revenues were estimated using March, 2018 Board of Review taxable values and 2017 millage rates since local units haven't finalized 2018 rates yet.

Note 3 - the DDA may only capture school millage-related property tax increment revenue in amounts sufficient to support eligible obligations existing prior to January 1, 1995 and for refunding bonds related to those eligible obligations.