

Management Report

Five Points Business Improvement District
For the period ended November 30, 2022

Prepared by Ryan Brown - 01.06.23

For management use only

Five Points Business Improvement District
Balance Sheet
November 2022

	Beginning Balance January 1, 2022	YTD Changes	Ending Balance November 30, 2022
ASSETS			
Current Assets			
Bank Accounts			
USbank Checking	\$ 243,119	\$ 111,949	\$ 355,068
Total Bank Accounts	243,119	111,949	355,068
Other Current Assets			
Accounts Receivable	947	-	947
Prepaid /Deposits	-	2,993	2,993
Total Other Current Assets	947	2,993	3,940
Total Current Assets	244,066	114,942	359,008
TOTAL ASSETS	\$ 244,066	\$ 114,942	\$ 359,008
LIABILITIES AND EQUITY			
Total Liabilities	\$ 7,971	\$ (4,617)	\$ 3,354
<i>Equity / Fund Balance</i>			
Beginning Fund Balance	236,095	-	236,095
Net Operating Income (Loss)	-	119,559	119,559
Total Equity / Fund Balance	236,095	119,559	355,654
TOTAL LIABILITIES AND EQUITY	\$ 244,066	\$ 114,942	\$ 359,008

Five Points Business Improvement District
Budget vs Actual - By Program/Activity
November 2022

	Actual YTD	Amended Budget YTD	Variance Favorable (Unfavorable)	Amended Budget Annual	Variance Favorable (Unfavorable)
Beginning Fund Balance	\$ 236,095	\$ 236,095	\$ -	\$ 236,095	\$ -
Income and Other Sources					
Mill Levy Income-FPBID	331,379	294,000	37,379	294,000	37,379
DURA Payments	-	30,138	(30,138)	30,138	(30,138)
Donations	-	10,000	(10,000)	10,000	(10,000)
Other Revenue	-	9,999	-	9,999	-
Jazz Activation Grant	-	24,000	(24,000)	24,000	(24,000)
Transfer of funds from 14th Street LMD	9,999	30,654	(30,654)	30,654	(30,654)
Total Income and Other Sources of Funds	341,378	398,791	(57,413)	398,791	(57,413)
Total Available Resources	\$ 577,473	\$ 634,886	\$ (57,413)	\$ 634,886	\$ (57,413)
Expenditures					
Maintenance	110,108	121,472	11,363	127,766	17,658
Marketing/Branding	73,648	95,853	22,205	125,091	51,443
Administrative	31,070	24,615	(6,456)	36,053	4,983
Contingency Funds	-	12,500	12,500	15,000	15,000
Total Ongoing Expenditures	214,826	254,439	39,612	303,910	89,084
Capital Purchases	6,993	101,132	94,138	121,358	114,365
Small Business Relief Grants	-	-	-	-	-
Total Expenditures	\$ 221,820	\$ 355,571	\$ 133,751	\$ 425,268	\$ 203,448
Ending Fund Balance	\$ 355,654	\$ 279,316	\$ 76,338	\$ 209,618	\$ 146,036

Five Points Business Improvement District
Budget vs Actual - By Account
November 2022

	Actual YTD	Amended Budget YTD	Variance Favorable (Unfavorable)	Amended Budget Annual	Variance Favorable (Unfavorable)
Beginning Fund Balance	\$ 236,095	\$ 236,095	\$ -	\$ 236,095	\$ -
Income and Other Sources of Funds					
Mill Levy Income-FPBID	331,379	294,000	37,379	294,000	37,379
DURA Payments	-	30,138	(30,138)	30,138	(30,138)
Donations	-	10,000	(10,000)	10,000	(10,000)
Other Revenue	9,999	9,999	-	9,999	-
Jazz Activation Grant	-	24,000	(24,000)	24,000	(24,000)
Transfer of funds from 14th Street LMD	-	30,654	(30,654)	30,654	(30,654)
Total Income and Sources of Funds	341,378	398,791	(57,413)	398,791	(57,413)
Total Available Resources	\$ 577,473	\$ 634,886	\$ (57,413)	\$ 634,886	\$ (57,413)
Expenditures					
<i>Maintenance</i>					
General Maintenance Contract	58,305	56,472	(1,833)	67,766	9,461
Other Maintenance	11,909	10,833	(1,076)	13,000	1,091
Plaza Maintenance	5,554	8,333	2,780	10,000	4,446
Snow Removal	15,896	30,000	14,104	18,000	2,104
Utilities & Water	2,734	3,333	599	4,000	1,266
Irrigation Repairs	1,274	1,667	393	2,000	726
Tree & Landscape Maintenance	14,437	10,833	(3,604)	13,000	(1,437)
Total Maintenance	110,108	121,472	11,363	127,766	17,658
<i>Marketing/Branding</i>					
Banners	1,029	2,917	1,888	3,500	2,471
Events/Activation					
Grants	-	15,337	15,337	18,404	18,404
First Friday Jazz Hop	-	-	-	400	400
FP History Stroll	-	833	833	1,000	1,000
FP Jazz Festival Sponsorship	8,000	-	-	8,000	-
FP Atlas Advertising	-	-	-	1,668	1,668
Juneteenth	-	3,917	3,917	4,700	4,700
Trick or Treat	-	833	833	1,000	1,000
Holiday Stroll 2022	-	8,333	8,333	10,000	10,000
Holiday Sound System	-	3,333	3,333	4,000	4,000
Other	790	-	-	-	(790)
Holiday Lighting	6,000	12,500	6,500	15,000	9,000
Constant Contact - Email Service	495	450	(45)	540	45
Website Map & Listings (My City Bikes)	-	455	455	546	546
Marketing Administration	46,106	42,778	(3,329)	51,333	5,227
Marketing Programs	11,228	4,167	(7,061)	5,000	(6,228)
Total Marketing/Branding	73,648	95,853	30,995	125,091	51,443
<i>Administrative</i>					
General Administration	20,250	18,333	(1,916)	22,000	1,750
Bank Charges & Fees	96	108	12	130	34
Dues & Memberships	673	673	1	673	1
Insurance	2,802	3,000	198	3,000	198
Legal Fees	-	2,500	2,500	3,000	3,000
Board Planning Retreat	7,250	-	-	7,250	-
Total Administrative	31,070	24,615	794	36,053	4,983
<i>Contingency Funds</i>					
	-	12,500	12,500	15,000	15,000
Total Ongoing Expenditures	214,826	254,439	55,652	303,910	89,084
<i>Capital Expenditures and Reserve Spending</i>					
Capital Purchases	6,993	101,132	94,138	121,358	114,365
Total Capital Expenditures and Reserve	6,993	101,132	94,138	121,358	114,365
Total Expenditures	\$ 221,820	\$ 355,571	\$ 149,791	\$ 425,268	\$ 203,448
Net Income	\$ 119,559	\$ 43,221	\$ 76,338	\$ (26,477)	\$ 146,036
Ending Fund Balance	\$ 355,654	\$ 279,316	\$ 76,338	\$ 209,618	\$ 146,036

Five Points Business Improvement District
Expenditures by Vendor Summary
November 2022

	January 2022	February 2022	March 2022	April 2022	May 2022	June 2022	July 2022	August 2022	September 2022	October 2022	November 2022	YTD 2022
2 Keys Asset Management Corp	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 6,000	\$ 6,000
BackFlow Tech	-	-	-	-	-	-	-	-	-	190	-	190
Big Onion Partnerships, LLC	-	-	-	-	-	-	-	3,625	-	-	3,625	7,250
Colorado Barricade	-	2,610	-	-	-	-	-	-	-	-	-	2,610
Colorado Lighting Inc	-	-	-	2,964	-	4,257	-	-	534	-	409	8,164
Colorado Special Districts Property and Liability**	-	2,802	-	-	-	-	-	-	-	-	-	2,802
Consolidated Services Group 2, LLC	9,688	14,646	7,171	922	1,247	5,767	15,609	6,065	8,845	5,252	10,154	85,364
Constant Contact	45	-	90	-	90	45	-	90	45	45	45	495
Denver Permits Online	-	-	50	-	-	50	-	-	-	-	-	100
Denver Water	121	98	74	148	23	-	113	101	131	146	122	1,077
Denver Weekly News	-	-	-	-	-	-	-	-	-	83	-	83
Diversified Underground Inc	-	340	-	-	-	-	-	-	-	-	-	340
Downtown Denver Partnership Inc	6,000	6,000	6,000	6,000	6,000	6,000	6,000	6,000	6,000	6,000	6,000	66,000
Five Points Marketing Group	-	-	-	-	-	-	-	-	-	450	-	450
Five Points Atlas	-	-	-	-	-	-	-	-	1,668	-	-	1,668
Mile High Festivals	-	-	-	-	-	8,000	-	-	-	-	-	8,000
Maxwell Printing	-	-	-	-	-	-	-	-	-	-	804	804
My City Bikes	-	-	-	-	273	-	-	-	-	-	-	273
Outfront Media	-	-	-	-	-	-	-	-	-	9,523	-	9,523
Savatree	-	-	2,205	-	-	120	-	2,610	-	-	7,222	12,157
Sin Jac Electric	-	878	972	878	-	1,350	-	-	1,350	618	-	6,045
Special District Association	-	-	-	673	-	-	-	-	-	-	-	673
US Bank	-	-	-	-	24	24	24	24	-	-	-	96
XCEL ENERGY	248	219	229	223	57	134	88	97	96	131	135	1,657
Total Expenditures by Vendor	\$ 16,102	\$ 27,593	\$ 16,791	\$ 11,807	\$ 7,713	\$ 25,747	\$ 21,834	\$ 18,612	\$ 18,669	\$ 22,437	\$ 34,515	\$ 221,820

Five Points Business Improvement District
Statement of Cash Flows
November 2022

	November 2022
OPERATING ACTIVITIES	
Net Income	\$ 119,559
Adjustments to reconcile Net Income to Net Cash provided by operations	
Accounts Receivable	-
Prepaid / Deposits	(2,993)
Accounts Payable	(4,617)
Total Adjustments to reconcile Net Income to Net Cash provided by operations:	(7,610)
Net cash provided by operating activities	\$ 111,949
NET CASH INCREASE (DECREASE) FOR PERIOD	\$ 111,949
Cash at beginning of period	243,119
CASH AT END OF PERIOD	\$ 355,068