



Whitewater CDA –Board of Directors
Thursday, February 23, 2017
5:00 PM
Community Room (Council Chambers)
Whitewater Municipal Building
312 W. Whitewater St.
Whitewater, WI 53190

1. **Call to order and roll call.**
2. **HEARING OF CITIZEN COMMENTS.** *No formal CDA Action will be taken during this meeting although issues raised may become a part of a future agenda. Items on the agenda may not be discussed at this time.*
3. **Approval of agenda**
4. **Approval of Minutes**
 - A. **January 26, 2017**
5. **Acceptance of Financial Statements**
 - A. **January, 2016**
 - B. **Fund Balances**
 - C. **Loan Portfolio**
6. **Presentation and update from Slipstream**
7. **Adjourn to closed session per Wisconsin State Statutes 19.85(1)(e) "Deliberating or negotiating the purchase of public property, the investing of public funds, or conducting other specified public business, whenever competitive or bargaining reasons require a closed session"; 19.85(1)(c) Considering employment, promotion, compensation or performance evaluation data of any public employee over which the governmental body has jurisdiction or exercises responsibility.**
 - A. **Update on negotiations with potential retail, manufacturing and other businesses that are considering locating in the City of Whitewater and are requesting City of Whitewater related financial assistance or concessions.**
 - B. **Consideration and discussion of a Capital Catalyst Fund grant recommendation for Blue Line Battery**
 - C. **Consideration of a Line of Credit request from Slipstream**
 - D. **Consideration and discussion of a request for a TIF #6 economic development incentive for Michael Sina**
 - E. **Consideration and discussion of Candidates for position of Executive Director.**
8. **Reconvene into open session to take action on closed session items as needed.**
9. **CDA/Staff updates on:**
 - A. **Grocery store recruitment**
 - B. **Housing Study**
 - C. **Department of Administration letter regarding CDBG loan program**
10. **Future agenda referrals.**
11. **Adjourn.**

*It is possible that a quorum of Common Council and Technology Park Board members may attend this meeting.
Even if a quorum is present, no Common Council and/or Technology Park Board business will be conducted at this meeting.
Anyone requiring special arrangements is asked to call the office of the
City Manager/ City Clerk at least 24 hours prior to the meeting.*

Future Meetings:

Whitewater Community Development Authority
Meeting Minutes
January 26, 2017

1. Call to order and roll call.

The Meeting was called to order by Chair Jeffrey Knight at 5:30 p.m. The meeting was held at the Innovation Center, Room 205, located at 1221 Innovation Drive, Whitewater, WI 53190.

Present: Knight, Allen, Kachel (5:40 pm), Henry, Parker, Singer (5:43 pm), Winship (5:35 pm)
Also: Patrick Cannon (CDA Executive Director)

2. Authorization to waive 72 hour notice requirement for posting of an agenda:

Motion to approve waiving of the Agenda

Henry [1]; Allen [2]

Aye: All via voice vote [4]

Nay: None

3. Hearing of Citizen Comments. *No formal CDA Action will be taken during this meeting although issues raised may become a part of a future agenda. Items on the agenda may not be discussed at this time.*

- No one from the public wished to make a comment.

4. Approval of agenda.

Motion to approve agenda as amended.

Allen [1]; Parker [2]

Aye: All via voice vote (4)

Nay: None

5. Approval of minutes.

a. December 21, 2016

Motion to approve the minutes as presented:

Allen [1]; Henry [2]

Aye: All via voice vote [4]

Nay: None

6. Acceptance of Financial Statements

a. November, 2016

b. Fund Balances

c. Loan Portfolio

- P.Cannon to review the procedures for handling delinquency notices to ensure compliance.

Motion to approve the financial statements as presented

Allen [1]; Henry [2]

Aye: All via voice vote[4]

Nay: None

7. Consideration and discussion of hiring process and job description for the Executive Director position.

- J. Winship arrives at 5:35 pm.
- Knight evaluates how the hiring process will proceed for the Executive Director position. J. Atkinson- will reduce the application list down to 8 of the most qualified. Candidates would then participate in a SKYPE interview. 2-3 Candidates would then be brought before the board. Process would be completed by the middle of April.
- L. Kachel arrives at 5:40 pm.
- SKYPE Interview Panel will be scheduled in the afternoon.
- Winship suggests using Web-X, from the campus, to conduct the interview instead of SKYPE as everyone would be able to be at different locations instead of in one meeting room. P.Cannon to discuss possibility of using Web-X and making sure necessary posting are completed with J. Atkinson.
- *Ad Hoc Interview Committee established:*
 - Jeff Knight
 - Jim Winship
 - Larry Kachel
 - Donna Henry [Alternate]
 - Bruce Parker [8:30 am -2:00 pm if needed]
- No changes implemented to current job description
- P. Singer arrives 5:43 pm

8. Presentation and update from Slipstream (deleted at applicant's request)

9. Adjourn to closed session per Wisconsin State Statutes 19.85(1)(e) "Deliberating or negotiating the purchase of public property, the investing of public funds, or conducting other specified public business, whenever competitive or bargaining reasons require a closed session".

A. Update on negotiations with potential retail, manufacturing and other businesses that are considering locating in the City of Whitewater and are requesting City of Whitewater related financial assistance or concessions.

B. Consideration of a Line of Credit request from Slipstream (deleted at applicant's request)

C. Consideration and discussion of a request for a TIF #6 economic development incentive for Michael Sina

D. Consideration and discussion of issuing NOTICES OF ACCELERATION OF FULL AMOUNT OF LOAN AND DEMAND FOR PAYMENT

1. Thermodata

2. JCIB

Motion was made to move into closed session

Knight [1]; Allen [2]

Aye: All via voice vote [4]

Nay: None

10. Reconvene into open session to take action on closed session items as needed.

Motion was made to return into open session

Winship [1]; Singer [2]

Aye: All via voice vote [4]

Nay: None

In open session:

A. Motion made to accelerate the loan for Item D2, JCIB with due process

Allen [1]; Winship [2]

Aye: All via voice vote [7]

Nay: None

11. Consideration and discussion of a establishing a monthly meeting night and time for future CDA meetings.

A. Motion to move meetings to the 4th Thursday of every month at 5:30 pm

Winship [1]; Singer [2]

Aye: All via voice vote [7]

Nay: None

12. CDA/Staff updates on:

A. Grocery store recruitment

- Request to contact Milton Piggly Wiggly, P. Cannon to ensure the Feasibility Study is provided to the owner.

- P. Cannon to follow up on prior grocery store interest at the Sentry site. John Enslin was unavailable until after the first of the year.
- Letter to be sent to Whitewater Foundation from P. Cannon regarding need for grocery store.

B. Housing Study

- P. Cannon to follow up with Russ Kashian on Housing Study which was to be completed and the invoice.

C. Department of Administration letter regarding CDBG loan program

- Knight reviews letter from CDBG loan and stresses policy and procedure manual needs to be followed exactly.
- Auditor will return in March. Currently all tasks have been completed from her prior letter.
- Cannon discusses Pinpoint Software was correctly labeled as a CDBG loan in the Finance Department, but was inadvertently paid from UDAG funds. Item to be corrected by K. Dieter per P. Cannon instruction. By the end of February correct balances will reflect in CDBG and UDAG accounts. Knight requests a meeting with P. Cannon and C. Clapper to discuss issue with the two accounts and corrective actions.

13. Future agenda referrals.

No one from board had future agenda items.

14. Adjourn.

Motion was made to adjourn at 7:14 pm

Kachel [1]; Singer [2]

Aye: All via voice vote [7]

Nay: None

The minutes were reviewed and approved by the CDA at its meeting on:

Jeffrey Knight
Chairperson

Patrick Cannon
Recorder

**CITY OF WHITEWATER
BALANCE SHEET
JANUARY 31, 2017**

CDA FUND

	BEGINNING BALANCE	ACTUAL THIS MONTH	ACTUAL THIS YEAR	ENDING BALANCE
<u>ASSETS</u>				
900-11100 CASH	121,078.30	(12,297.79)	(12,297.79)	108,780.51
900-11200 GENERAL CHECKING-1ST-100-722	18,364.36	6.92	6.92	18,371.28
900-11300 INVESTMENTS	210.12	.09	.09	210.21
900-18400 OFFICE EQUIPMENT	6,990.00	.00	.00	6,990.00
900-19000 NET PENSION ASSETS-CDA	3,561.69	.00	.00	3,561.69
900-19020 DEF OUTFLOW-EXP/ACT-EXP-CDA	516.33	.00	.00	516.33
900-19040 DEF OUTFLOW-EXP/ACT-INC-CDA	1,724.74	.00	.00	1,724.74
900-19060 DEF OUTFLOW-CHANGE-CDA	75.89	.00	.00	75.89
900-19120 CONTRIB AFTER MEASURE DATE-CDA	1,549.55	.00	.00	1,549.55
900-19999 PENSION CLEARING ACCT-CDA	67.97	.00	.00	67.97
TOTAL ASSETS	154,138.95	(12,290.78)	(12,290.78)	141,848.17
<u>LIABILITIES AND EQUITY</u>				
<u>LIABILITIES</u>				
900-21100 VOUCHERS PAYABLE	11,949.13	(11,949.13)	(11,949.13)	.00
900-22000 ACCUM DEPR - EQUIPMENT	6,042.36	.00	.00	6,042.36
TOTAL LIABILITIES	17,991.49	(11,949.13)	(11,949.13)	6,042.36
<u>FUND EQUITY</u>				
900-34300 PROPRIETARY CAPITAL	136,147.46	.00	.00	136,147.46
UNAPPROPRIATED FUND BALANCE REVENUE OVER EXPENDITURES - YTD	.00	(341.65)	(341.65)	(341.65)
BALANCE - CURRENT DATE	.00	(341.65)	(341.65)	(341.65)
TOTAL FUND EQUITY	136,147.46	(341.65)	(341.65)	135,805.81
TOTAL LIABILITIES AND EQUITY	154,138.95	(12,290.78)	(12,290.78)	141,848.17

CITY OF WHITEWATER
REVENUES WITH COMPARISON TO BUDGET
FOR THE 1 MONTHS ENDING JANUARY 31, 2017

CDA FUND

		PERIOD ACTUAL	YTD ACTUAL	BUDGET AMOUNT	VARIANCE	% OF BUDGET
<u>MISCELLANEOUS REVENUE</u>						
900-48100-56	INTEREST INCOME	7.01	7.01	75.00	67.99	9.4
TOTAL MISCELLANEOUS REVENUE		7.01	7.01	75.00	67.99	9.4
<u>OTHER FINANCING SOURCES</u>						
900-49262-56	TRANSFER-TID #4-ADMINISTRATION	.00	.00	75,000.00	75,000.00	.0
900-49263-56	TRANSFER-TID #6-ADMINISTRATION	.00	.00	25,000.00	25,000.00	.0
900-49290-56	CITY TRANSFER INCOME	.00	.00	90,000.00	90,000.00	.0
900-49300-56	FUND BALANCE APPLIED	.00	.00	10,000.00	10,000.00	.0
TOTAL OTHER FINANCING SOURCES		.00	.00	200,000.00	200,000.00	.0
TOTAL FUND REVENUE		7.01	7.01	200,075.00	200,067.99	.0

CITY OF WHITEWATER
EXPENDITURES WITH COMPARISON TO BUDGET
FOR THE 1 MONTHS ENDING JANUARY 31, 2017

CDA FUND

	<u>PERIOD ACTUAL</u>	<u>YTD ACTUAL</u>	<u>BUDGET AMOUNT</u>	<u>VARIANCE</u>	<u>% OF BUDGET</u>
<u>CDA</u>					
900-56500-111 SALARIES	.00	.00	45,000.00	45,000.00	.0
900-56500-151 FRINGE BENEFITS	.00	.00	13,500.00	13,500.00	.0
900-56500-210 PROFESSIONAL DEVELOPMENT	.00	.00	3,500.00	3,500.00	.0
900-56500-211 CONSULTANT FEES	.00	.00	90,000.00	90,000.00	.0
900-56500-212 LEGAL SERVICES	.00	.00	7,000.00	7,000.00	.0
900-56500-219 AUDIT FEES	.00	.00	3,000.00	3,000.00	.0
900-56500-223 MARKETING	.00	.00	25,000.00	25,000.00	.0
900-56500-224 COUNTY/REGIONAL ECON DEV	.00	.00	10,000.00	10,000.00	.0
900-56500-310 OFFICE SUPPLIES	.00	.00	1,500.00	1,500.00	.0
900-56500-311 POSTAGE	.00	.00	400.00	400.00	.0
900-56500-320 DUES	.00	.00	325.00	325.00	.0
900-56500-330 TRAVEL EXPENSE	.00	.00	750.00	750.00	.0
900-56500-341 MISC EXPENSE	348.66	348.66	100.00	(248.66)	348.7
TOTAL CDA	348.66	348.66	200,075.00	199,726.34	.2
TOTAL FUND EXPENDITURES	348.66	348.66	200,075.00	199,726.34	.2
NET REVENUE OVER EXPENDITURES	(341.65)	(341.65)	.00	341.65	.0

**CITY OF WHITEWATER
BALANCE SHEET
JANUARY 31, 2017**

CDA PROGRAMS FUND

	BEGINNING BALANCE	ACTUAL THIS MONTH	ACTUAL THIS YEAR	ENDING BALANCE
<u>ASSETS</u>				
910-11101	144,981.48	57.19	57.19	145,038.67
910-11102	251,898.48	17,616.75	17,616.75	269,515.23
910-11103	137,512.06	1,245.09	1,245.09	138,757.15
910-11104	14,902.26	5.62	5.62	14,907.88
910-11105	13,700.10	5.40	5.40	13,705.50
910-11106	2,713.99	1.02	1.02	2,715.01
910-11110	14,828.65	25.42	25.42	14,854.07
910-11305	25,000.00	.00	.00	25,000.00
910-14303	86,245.70	(844.95)	(844.95)	85,400.75
910-14310	67,307.84	(477.67)	(477.67)	66,830.17
910-14331	23,565.58	(1,139.18)	(1,139.18)	22,426.40
910-14332	102,500.00	.00	.00	102,500.00
910-14333	51,500.00	.00	.00	51,500.00
910-14334	104,300.00	.00	.00	104,300.00
910-14335	70,330.46	(2,338.33)	(2,338.33)	67,992.13
910-14345	94,166.37	(2,363.97)	(2,363.97)	91,802.40
910-14346	6,912.63	(6,911.82)	(6,911.82)	.81
910-14348	41,008.33	(995.85)	(995.85)	40,010.48
910-14349	34,600.00	.00	.00	34,600.00
910-14350	8,220.00	.00	.00	8,220.00
910-14351	10,203.84	.00	.00	10,203.84
910-14353	18,420.02	.00	.00	18,420.02
910-14356	8,062.00	.00	.00	8,062.00
910-14359	10,818.00	.00	.00	10,818.00
910-14361	11,000.90	.00	.00	11,000.90
910-14363	11,000.00	.00	.00	11,000.00
910-14366	12,504.15	.00	.00	12,504.15
910-14368	15,517.48	.00	.00	15,517.48
910-14375	18,422.00	.00	.00	18,422.00
910-14378	34,448.00	.00	.00	34,448.00
910-14379	12,630.00	.00	.00	12,630.00
910-14382	8,000.00	.00	.00	8,000.00
910-14384	37,795.00	.00	.00	37,795.00
910-14387	25,530.00	.00	.00	25,530.00
910-14391	14,671.00	.00	.00	14,671.00
910-14392	102,510.00	.00	.00	102,510.00
910-14393	90,375.05	(827.79)	(827.79)	89,547.26
910-14394	42,000.00	.00	.00	42,000.00
910-14395	102,000.00	.00	.00	102,000.00
910-14396	102,000.00	.00	.00	102,000.00
910-14397	27,500.00	.00	.00	27,500.00
910-14398	102,000.00	.00	.00	102,000.00
910-14399	87,305.85	.00	.00	87,305.85
910-14400	102,510.00	.00	.00	102,510.00
910-14401	102,510.00	.00	.00	102,510.00
910-14402	102,510.00	.00	.00	102,510.00
910-14403	102,000.00	.00	.00	102,000.00
910-14404	12,500.00	.00	.00	12,500.00
910-14405	49,962.42	(402.73)	(402.73)	49,559.69
910-14406	102,500.00	.00	.00	102,500.00
910-14407	97,500.00	.00	.00	97,500.00
910-14408	77,500.00	.00	.00	77,500.00
910-14409	21,710.00	.00	.00	21,710.00
910-14410	82,310.00	.00	.00	82,310.00
910-14411	100,000.00	.00	.00	100,000.00

**CITY OF WHITEWATER
BALANCE SHEET
JANUARY 31, 2017**

CDA PROGRAMS FUND

	BEGINNING BALANCE	ACTUAL THIS MONTH	ACTUAL THIS YEAR	ENDING BALANCE
910-14554 ADVANCE TO TID #4	750,000.00	.00	.00	750,000.00
910-15521 LAND	275,171.53	.00	.00	275,171.53
910-15531 REAL ESTATE	6,087,994.00	.00	.00	6,087,994.00
TOTAL ASSETS	10,267,583.17	2,654.20	2,654.20	10,270,237.37
 LIABILITIES AND EQUITY				
LIABILITIES				
910-22000 ACCUM DEPREC-BUILDING	487,581.00	.00	.00	487,581.00
TOTAL LIABILITIES	487,581.00	.00	.00	487,581.00
FUND EQUITY				
910-30110 CONTRIBUTED CAPITAL	456,815.37	.00	.00	456,815.37
910-34300 PROPRIETARY CAPITAL	8,686,221.87	.00	.00	8,686,221.87
910-35000 HOUSING LOANS RESERVE	174,316.71	.00	.00	174,316.71
910-35100 ECONOMIC DEV LOANS RESERVE	433,615.17	.00	.00	433,615.17
910-35160 FACADE LOANS RESERVE	29,033.05	.00	.00	29,033.05
UNAPPROPRIATED FUND BALANCE: REVENUE OVER EXPENDITURES - YTD	.00	2,654.20	2,654.20	2,654.20
BALANCE - CURRENT DATE	.00	2,654.20	2,654.20	2,654.20
TOTAL FUND EQUITY	9,780,002.17	2,654.20	2,654.20	9,782,656.37
TOTAL LIABILITIES AND EQUITY	10,267,583.17	2,654.20	2,654.20	10,270,237.37

CITY OF WHITEWATER
REVENUES WITH COMPARISON TO BUDGET
FOR THE 1 MONTHS ENDING JANUARY 31, 2017

CDA PROGRAMS FUND

	PERIOD ACTUAL	YTD ACTUAL	BUDGET AMOUNT	VARIANCE	% OF BUDGET
MISCELLANEOUS REVENUE					
910-48101-00 INTEREST INC-BUS DEV-101 127	52.05	52.05	.00	(52.05)	0
910-48102-00 INTEREST INC-ECON DEV 101 020	98.59	98.59	.00	(98.59)	0
910-48103-00 INTEREST INCOME-FACADE	57.19	57.19	.00	(57.19)	0
910-48104-00 INTEREST INCOME-HOUSING	5.40	5.40	.00	(5.40)	0
910-48105-00 INTEREST INC-ED DEV 102 023	5.62	5.62	.00	(5.62)	0
910-48106-00 INT INC-MORAIN VIEW 101 282	1.02	1.02	.00	(1.02)	0
910-48108-00 INTEREST INCOME-SEED FUND	25.42	25.42	.00	(25.42)	0
910-48615-00 LOAN INT-SWEETSPOT-\$41,360	147.46	147.46	.00	(147.46)	0
910-48645-00 LOAN INTEREST-LEARNING DEPOT	220.38	220.38	.00	(220.38)	0
910-48658-00 LOAN INT.-960 E. MILWAUKEE LLC	462.05	462.05	.00	(462.05)	0
910-48663-00 LOAN INT-BLACK SHEEP-1/20/12	23.04	23.04	.00	(23.04)	0
910-48665-00 LOAN INT-BIKEWISE-\$62,600-4%	271.73	271.73	.00	(271.73)	0
910-48667-00 LOAN INT-IBUTTONLINK	464.97	464.97	.00	(464.97)	0
910-48668-00 LOAN INT-V2 LEAGUE-\$51,560	166.54	166.54	.00	(166.54)	0
910-48674-00 INT-PINPOINT-LOAN-\$102,510	365.25	365.25	.00	(365.25)	0
910-48679-00 THERMODATA-INT-100K LOAN	287.49	287.49	.00	(287.49)	0
TOTAL MISCELLANEOUS REVENUE	2,654.20	2,654.20	.00	(2,654.20)	0
TOTAL FUND REVENUE	2,654.20	2,654.20	.00	(2,654.20)	0
NET REVENUE OVER EXPENDITURES	2,654.20	2,654.20	.00	(2,654.20)	0

ECONOMIC DEV. OF COO. CHGO

ACCT #	CLIENT	12/31/2018 ORIGINAL LOAN BALANCE	12/31/2018 BALANCE	PRINCIPAL	INTEREST	TOTAL	01/31/2017 BALANCE	01/31/2017 GL Balances	Differences	NOTES
910-14347	DR Plastics-2/24/12	\$153,235.00	\$0.00			\$0.00	\$0.00	\$0.00	\$0.00	Loan paid off
910-14310	Walentyn/Learning Depot	\$101,925.00	\$67,307.84	\$477.67	\$220.38	\$698.05	\$66,830.17	\$66,830.17	\$0.00	current-thru December
910-14345	960 East Milwaukee	\$204,611.00	\$94,166.37	\$2,363.97	\$462.05	\$2,826.02	\$91,802.40	\$91,802.40	\$0.00	current-thru December
910-14346	Black Sheep-1/20/2012	\$21,114.00	\$6,912.63	\$6,911.62	\$23.04	\$6,934.66	\$0.81	\$0.81	\$0.00	paid thru June 2017
910-14348	Blewies-12/27/2012	\$62,600.00	\$41,006.33	\$395.85	\$271.73	\$1,267.58	\$40,010.48	\$40,010.48	\$0.00	current-thru December
910-14331	Sweetspot-7-29-13-NEW	\$41,360.00	\$23,565.58	\$1,139.18	\$147.46	\$1,286.64	\$22,426.40	\$22,426.40	\$0.00	No-delq. From 2/2016-loan being renegotiated
910-14335	Blutton-12/4/2013-new	\$102,544.00	\$70,330.48	\$2,338.33	\$461.08	\$2,799.41	\$67,992.13	\$67,992.13	\$0.00	current-First monthly payment due 5/28/2017
910-14399	Thermoblasts-New-April 22,2014	\$102,567.50	\$86,245.70	\$844.95	\$287.49	\$1,132.44	\$85,400.75	\$85,400.75	\$0.00	current-First monthly payment due 4/25/2017
910-14399	ICB-New-12/12/2014	\$87,984.00	\$87,305.85			\$0.00	\$87,305.85	\$87,305.85	\$0.00	Delq.-first payment was due 10/10/15-\$1131.81
910-14409	Mobile Mesh-4/28/2016-New	\$21,710.00	\$21,710.00			\$0.00	\$21,710.00	\$21,710.00	\$0.00	Delq.-first payment was due 2/29/2016-\$1131.81 plus int-\$4100.40
910-14410	Meepor-4/28/2016-New	\$82,310.00	\$82,310.00			\$0.00	\$82,310.00	\$82,310.00	\$0.00	Delq.-first payment was due 3/12/2016-\$1131.81 plus int-\$4100.40
910-14393	Pinpoint Software	\$102,510.00	\$90,375.05	\$827.79	\$365.25	\$1,193.04	\$89,547.26	\$89,547.26	\$0.00	current-thru December
910-14392	Edwards-9/8/2014	\$102,510.00	\$102,510.00			\$0.00	\$102,510.00	\$102,510.00	\$0.00	Delq.-first payment was due 10/10/15-\$1131.81
910-14400	SOLJMG-1/30/2015	\$102,510.00	\$102,510.00			\$0.00	\$102,510.00	\$102,510.00	\$0.00	Delq.-first payment was due 2/29/2016-\$1131.81 plus int-\$4100.40
910-14401	Meepor Tech-2/12/2015	\$102,510.00	\$102,510.00			\$0.00	\$102,510.00	\$102,510.00	\$0.00	Delq.-first payment was due 3/12/2016-\$1131.81 plus int-\$4100.40
910-14401	Mobile Mesh-2/12/2015	\$102,510.00	\$102,510.00			\$0.00	\$102,510.00	\$102,510.00	\$0.00	No-delq. from March 2016
910-14405	V2 League-July 1, 2015	\$51,560.00	\$49,962.42	\$402.73	\$166.54	\$569.27	\$49,559.69	\$49,559.69	\$0.00	current-thru December
TOTALS		\$1,546,070.50	\$1,131,238.23	\$16,302.29	\$2,405.02	\$18,707.31	\$1,114,935.94	\$1,114,935.94	\$0.00	

URBAN BUSINESS DEV. OF CHGO

ACCT #	CLIENT	12/31/2018 ORIGINAL LOAN BALANCE	12/31/2018 BALANCE	PRINCIPAL	INTEREST	TOTAL	01/31/2017 BALANCE	01/31/2017 GL Balances	Differences	NOTES
910-14340	DP Electronic Recycling-3/27/13	\$34,600.00	\$34,600.00			\$0.00	\$34,600.00	\$34,600.00	\$0.00	Delq.-from May 2014-no payments have ever been received
910-14404	Stepstream-LOC-3/2K-May 2015	\$12,500.00	\$12,500.00			\$0.00	\$12,500.00	\$12,500.00	\$0.00	current
TOTALS		\$47,100.00	\$47,100.00	\$0.00	\$0.00	\$0.00	\$47,100.00	\$47,100.00	\$0.00	

CAPITAL CATALYTIC ASSOC BANK

ACCT #	CLIENT	12/31/2018 ORIGINAL LOAN BALANCE	12/31/2018 BALANCE	PRINCIPAL	INTEREST	TOTAL	01/31/2017 BALANCE	01/31/2017 GL Balances	Differences	NOTES
910-14394	Stepstream-9/23/2014	\$42,000.00	\$42,000.00			\$0.00	\$42,000.00	\$42,000.00	\$0.00	annual net revenue royalty-no payments have been received.
910-14332	Stepstream-9/29/13	\$102,500.00	\$102,500.00			\$0.00	\$102,500.00	\$102,500.00	\$0.00	annual net revenue royalty-no payments have been received.
910-14395	Meepor Tech-\$102,000--10/20/2014	\$102,000.00	\$102,000.00			\$0.00	\$102,000.00	\$102,000.00	\$0.00	annual net revenue royalty-no payments have been received.
910-14396	SOLJMG Tech-\$102,000--10/20/2014	\$102,000.00	\$102,000.00			\$0.00	\$102,000.00	\$102,000.00	\$0.00	annual net revenue royalty-no payments have been received.
910-14397	Inventalator-Royalty Dec. 1-2014	\$27,500.00	\$27,500.00			\$0.00	\$27,500.00	\$27,500.00	\$0.00	annual net revenue royalty-no payments have been received.
910-14398	Mobile Mesh-Royalty Dec. 1-2014	\$102,000.00	\$102,000.00			\$0.00	\$102,000.00	\$102,000.00	\$0.00	annual net revenue royalty-no payments have been received.
910-14333	DP Electronic Recycling-12/4/13-royalty	\$51,500.00	\$51,500.00			\$0.00	\$51,500.00	\$51,500.00	\$0.00	annual net revenue royalty-no payments have been received.
910-14334	Bombard-12/4/13-royalty invest	\$104,300.00	\$104,300.00			\$0.00	\$104,300.00	\$104,300.00	\$0.00	annual net revenue royalty-no payments have been received.
910-14403	V2 LEAGUE, LLC-\$102,000-April-2015	\$102,000.00	\$102,000.00			\$0.00	\$102,000.00	\$102,000.00	\$0.00	annual net revenue royalty-no payments have been received.
910-14408	Kalbar-Royalty Agreement-July 2015	\$102,500.00	\$102,500.00			\$0.00	\$102,500.00	\$102,500.00	\$0.00	annual net revenue royalty-no payments have been received.
910-14407	Scanalytics-Royalty Agreement-Oct 2015	\$97,500.00	\$97,500.00			\$0.00	\$97,500.00	\$97,500.00	\$0.00	annual net revenue royalty-no payments have been received.
910-14408	Inventalator-Royalty Agreement-March 2016	\$77,500.00	\$77,500.00			\$0.00	\$77,500.00	\$77,500.00	\$0.00	annual net revenue royalty-no payments have been received.
910-14411	Policy Confluence-POLCO-Royalty-July 2016	\$30,000.00	\$100,000.00			\$0.00	\$100,000.00	\$100,000.00	\$0.00	First payment due March 2017
TOTALS		\$1,043,300.00	\$1,113,300.00	\$0.00	\$0.00	\$0.00	\$1,113,300.00	\$1,113,300.00	\$0.00	

Advance to TD #4

ACCT #	CLIENT	12/31/2018 ORIGINAL LOAN BALANCE	12/31/2018 BALANCE	PRINCIPAL	INTEREST	TOTAL	01/31/2017 BALANCE	01/31/2017 GL Balances	Differences	NOTES
910-14354	TD #4	\$750,000.00	\$750,000.00			\$0.00	\$750,000.00	\$750,000.00	\$0.00	Y-agreement in process
TOTALS		\$750,000.00	\$750,000.00	\$0.00	\$0.00	\$0.00	\$750,000.00	\$750,000.00	\$0.00	

HOUSING

ACCT #	CLIENT	12/31/2018 ORIGINAL LOAN BALANCE	12/31/2018 BALANCE	PRINCIPAL	INTEREST	TOTAL	01/31/2017 BALANCE	01/31/2017 GL Balances	Differences	NOTES
910-14351	AB416	\$10,203.84	\$10,203.84			\$0.00	\$10,203.84	\$10,203.84	\$0.00	Current
910-14353	B935	\$18,420.02	\$18,420.02			\$0.00	\$18,420.02	\$18,420.02	\$0.00	O-deferred
910-14378	B0803-0901	\$34,448.00	\$34,448.00			\$0.00	\$34,448.00	\$34,448.00	\$0.00	O-deferred
910-14366	C021	\$15,517.48	\$15,517.48			\$0.00	\$15,517.48	\$15,517.48	\$0.00	O-deferred
910-14356	C932	\$8,062.00	\$8,062.00			\$0.00	\$8,062.00	\$8,062.00	\$0.00	O-deferred
910-14379	HO #1	\$12,630.00	\$12,630.00			\$0.00	\$12,630.00	\$12,630.00	\$0.00	O-deferred
910-14381	HO #3	\$7,205.00	\$0.00			\$0.00	\$0.00	\$0.00	\$0.00	IN PROCESS
910-14384	HO #4	\$37,795.00	\$37,795.00			\$0.00	\$37,795.00	\$37,795.00	\$0.00	Loan paid in full-October 2016
910-14387	HO #7	\$25,515.00	\$25,530.00			\$0.00	\$25,530.00	\$25,530.00	\$0.00	O-deferred
910-14391	HO #11	\$14,671.00	\$14,671.00			\$0.00	\$14,671.00	\$14,671.00	\$0.00	O-deferred
910-14382	HO #13	\$8,000.00	\$8,000.00			\$0.00	\$8,000.00	\$8,000.00	\$0.00	O-deferred
910-14359	J8602	\$10,818.00	\$10,818.00			\$0.00	\$10,818.00	\$10,818.00	\$0.00	O-deferred
910-14381	M8501	\$11,000.90	\$11,000.90			\$0.00	\$11,000.90	\$11,000.90	\$0.00	O-deferred
910-14350	M0301	\$8,220.00	\$8,220.00			\$0.00	\$8,220.00	\$8,220.00	\$0.00	O-deferred
910-14375	M0801	\$18,422.00	\$18,422.00			\$0.00	\$18,422.00	\$18,422.00	\$0.00	O-deferred
910-14363	P954	\$11,000.00	\$11,000.00			\$0.00	\$11,000.00	\$11,000.00	\$0.00	O-deferred
910-14366	V802	\$12,504.15	\$12,504.15			\$0.00	\$12,504.15	\$12,504.15	\$0.00	O-deferred
TOTALS		\$264,432.39	\$257,242.39	\$0.00	\$0.00	\$0.00	\$257,242.39	\$257,242.39	\$0.00	

Blue shaded items must create or maintain file

Whitewater Community Development Authority

Financial Assets

01/31/2017

Fund	Cash/Checking	Investments	Loans	Balance
Façade Checking	145,038.67	25,000.00		170,038.67
Econ Dev Checking	269,515.23		1,114,935.94	1,384,451.17
Bus Dev - UDAG	138,757.15		89,100.00	227,857.15
Program Admin	14,907.88			14,907.88
Housing Checking	13,705.50		257,242.39	270,947.89
Moraine View Dev	2,715.01			2,715.01
Capital Catalyst	14,854.07		1,071,300.00	1,086,154.07
TIF #4 Advance	-	-	750,000.00	750,000.00
	<u>599,493.51</u>	<u>25,000.00</u>	<u>3,282,578.33</u>	<u>3,907,071.84</u>
			cash loans	3,907,071.84
			land	275,171.53
			real estate	6,087,994.00
				<u>10,270,237.37</u>
			statement	<u>10,270,237.37</u>