

Agenda Executive Committee & Budget Committee Joint Meeting July 29, 2015

- 1. Update on FRCA Policy Board Meeting;
- 2. Update on financial status now and for remainder of this year;
 - Budget Amendments
- 3. Update on budget projections next year;
 - Proposed Budget FY 2015-2016
- 4. Update on potential sale of property;
 - Budget Comparisons
 - Fact Finding on Rental Options
- 5. A discussion by all Board members on the call or in attendance, without staff.

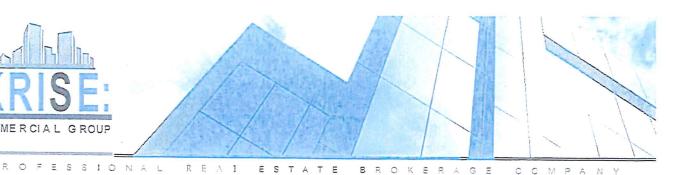
Total Personnel Services 932,228 152,225 2,084 782,081	SOUTHWEST FLORID	A REGION	AL PLANNI	NG COUNC	CIL
Reductions Additions Amendment FY 2015 (Proposed)	PROPOS	ED BUDGET	Amendment		
PY 2015 Reductions Additions FY 2015 (Proposed)		Budget			
Revenues			Reductions	Additions	
Assessments 477,941		(Amended)			
Assessments		Devision			(Proposed)
Federal/State Grants	Accessments				
Contractual 199,169 75,288 123,881 123,881 123,881 123,881 123,881 123,881 123,881 123,881 123,881 13,510 13,511 1,541				70.064	
DRIS/NOPCs/Monitoring 60,000				70,264	
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UNCOLLECTABLE RECEIVABLES 7,233 7,233 7,233 6 Fund Balance 748,895 748,895 748,895 Operational Expense 1,280,918 104,263 - 1,176,655 Fringe/Indirect Allocation -426,011 426,011 6 Utilized Reserve 108,080 -108,080 -108,080 Total Cash Outlays 1,787,135 1,850,662	LONG TERM DEBT	128,000			128,000
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Fringe/Indirect Allocation -426,011 426,011 0 Utilized Reserve 108,080 -108,080 Total Cash Outlays 1,787,135 1,850,662	Fund Balance				748,895
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Utilized Reserve 108,080 -108,080 Total Cash Outlays 1,787,135 1,850,662	Fringe/Indirect Allocation	-426,011		426,011	0
	Utilized Reserve		108,080		-108,080
	Total Cash Outlays	1.787.135			1.850.662
					0

FY 16 PROPOSED BUDGET

OCTOBER 1, 2015 TO SEPTEMBER 30, 2016

Revenues	SWFRPC General Fund			C Special enue	2015 Budget Totals			
Assessments	\$	477,787	\$	-	\$	477,787		
Secured Federal/State Grants		-		187,266		187,266		
Program Development (Unsecured Grants/Contracts)				100,000		100,000		
Secured Contractual		=		70,150		70,150		
DRIS		=		35,000		35,000		
Rental/Interest/Misc		1,500		-		1,500		
Fund Balance		640,816		_		640,816		
Total Income (Revenue)	\$	1,120,103	\$	392,416	\$	1,512,519		
Expe	enditures (I	Expenses)						
<u>Direct:</u>								
Salaries (A)	\$	316,875	\$	170,223	\$	487,098		
FICA		37,263		-		37,263		
Unemployment		-		-				
Workers Compensation		3,687				3,687		
Retirement		35,084		_		35,084		
Health Insurance (B)		79,799				79,799		
Total Personnel Expenses	\$	472,708	\$	170,223	\$	642,931		
P	Expense			170,223		042,931		
Consultants (C)	\$		\$	12.000	_	20.420		
Contractual (D)	٦	21,100	\$	12,000	\$	33,100		
Audit Fees				18,100		18,100		
Travel		32,000				32,000		
		2,500		10,460		12,960		
Telephone		5,100				5,100		
Postage Fundament Postal (7)	-	2,000		75		2,075		
Equipment Rental (E)		7,335				7,335		
Insurance (F)		23,207				23,207		
Repair/Maint. (Grounds/Bldg/Equip)		5,000				5,000		
Printing/Reproduction		2,000		580		2,580		
Utilities (Elec, water, garb)		21,500				21,500		
Advertising		1,900		850		2,750		
Other Miscellaneous		2,000		150		2,150		
Bank Service Charges		2,700				2,700		
Office Supplies		4,000				4,000		
Computer Related Expenses (G)	*****	22,969				22,969		
Publications		200				200		
Professional Development		1,000		2,000		3,000		
Dues and Memberships (H)		23,915		1,595		25,510		
Meetings/Events		1,000		250		1,250		
Capital Outlay-Operations		5,000				5,000		
Capital Outlay-Building		4,000				4,000		
Long Term Debt		128,000				128,000		
Operational Expense	\$	318,426	\$	46,060	\$	364,486		
Allocation of Fringe/Indirect (Captured by Grants)	\$	(176,133)	\$	176,133	\$	-		
Total Operational Expenses	\$	142,293	\$	222,193	\$	364,486		
Fund Balance	\$	640,816		*	\$	640,816		
Total Cash Outlays	\$	1,255,817	\$	392,416	\$	1,648,233		
Net Income/Loss	\$	(135,714)	2		\$	(135,714)		





PREPARED BY:

Gary Crouse, Commercial Advisor KRISE COMMERCIAL GROUP, LLC 2040 Virginia Ave. Fort Myers, FL 33901

Dear Ms. Wuerstle.

As you requested, an inspection and analysis have been made of the subject property, 1926 Victoria Ave, Fort Myers, FL 33901. The purpose of this assignment is to estimate the "As Is" market value of the undivided fee simple interest in the land and improvements as if free and clear of all liens, mortgages, encumbrances and/or encroachments, except as amended in the body of this report (there are NONE). The building is currently owned and occupied by the Southwest Florida Regional Planning Council (SWFLRPC). The evaluation assumes the SWFLRPC will NOT be a tenant in this building.

For evaluation purposes the assumption is that the building will be leased at a reasonable market rate for a building of this size, age and location. Our opinion is that currently this rate is \$10.00 per SF with a triple net lease (NNN) and CAM. Also, a reasonable vacancy factor of 10% was factor in over the term of the leases. The caveat being that the building will be brought up to meet current code with the addition of an elevator and a fire suppression system. Also, light rehab costs of parking lot refinishing and a reserve for set aside for AHAC units needed in the foreseeable future were also considered.

This Opinion of Value uses the summary report format. The Sales Comparison and Income Approaches to Value were used to arrive at the "As Is" value. Currently, the replacement costs far exceed market value indications as indicated by sales and rental data, and therefore the Cost Approach to Value is not considered to be applicable.

The intended use of this report is understood to be for the use as a basis of value for determining the appropriate sales price of this property and helping Board of Directors decide whether to sell or refinance the property.

By reason of our investigation and analysis, data contained in this report, our experience in the real estate business, and the Extraordinary Assumptions contained herein, it is our opinion that the "As Is" fee simple market value of the subject property, as of July 6, 2015 is:

ONE MILLION TWO HUNDRED EIGHTY THOUSAND FOUR HUNDRED TWENTY FIVE DOLLARS

\$1,280,425

Respectfully Submitted.

Sary Crouse, Commercial Advisor

EXECUTIVE SUMMARY

OWNER OF RECORD:	Southwest Florida Regional Planning Council
LOCATION:	The subject property is located at 1926 Victoria Avenue, Fort Myers, FL 33901
LAND AREA:	The land area is 70,840 SF or 1.63 acres according to Lee County Public Records. This report is subject to survey.
IMPROVEMENTS:	The subject property is improved with a two story office building with 13,426 SF of net rentable area.
ZONING:	The zoning is C-1
HIGHEST AND BEST USE:	C-1 office space
"AS IS" MARKET VALUE:	
COST APPROACH:	N/A
INCOME APPROACH:	\$1,280425
DATE OF VALUATION:	July 3, 2015
BPO REPORTER:	Gary Crouse, Commercial Advisor

EXTRAORDINARY ASSUMPTIONS

No environmental site assessment was provided. No conditions were observed that would indicate any environmental concerns. We are not experts in this area and cannot give environmental expertise. Accordingly, this report is subject to an environmental assessment. This report assumes there are no environmental concerns.

This inspection was limited to the area and exterior structure. We did not inspect the plumbing and electrical systems. No structural or component problems are known to exist. This report assumes all systems and components of the subject property are adequate. The final Price Opinion did take into account the fact that the new owners, whether they be owner occupiers or an investor, will have to bring the building up to code with a fire suppression system and elevator.

Calculations by a qualified architect/engineer ascertaining the exact dimensions of the subject site and enclosed area of the subject property have not been used. We have utilized the data from the Lee County Property Appraiser's records and measurements for this report.

The valuation does not include any furniture, fixtures or equipment which are not attached to the property structure.

If any of these assumptions are found to be false, it could alter our opinion or conclusions.

SWFLRPC PRO FROMA

• Rentable square footage: 13,462 SF

Potential Gross Rent @ \$10/SF plus CAM: \$134,260

• Vacancy factor of 10%: \$13,426

Adjusted Potential Gross Rent: \$120,834

Gross Potential Value. Value of the property at an 8% cap rate
 IF the building was code compliant and leased to 90%

occupancy. \$1,510,425

Capital costs to bring the building up to code compliance:

A. Elevator: \$75,000

B. Fire Suppression system: \$100,000

Total capital costs: \$175,000

Rehab costs to bring the building to "market ready":

A. Resurface parking lot: \$15,000

B. A/C units: \$40,000

Total rehab costs: \$55,000

BPO reconciliation:

Gross Potential Value: \$1,510,245

Less Capital Costs: \$175,000

Less Rehab Costs: \$55,000

BPO "As Is" market value: \$1,280,425

COMPARISONS

	No Change	Refinance	Sale w/Lease Back	Rent New Location
Insurance	23,207	23,207	10,762	10,762
Repair/Maint.	5,000	5,000	5,000	2,500
Utilities	21,500	21,500	21,500	3,00
Cap. Outlay-Bldg	4,000	4,000	4,000	0
Debt Service	128,000	82,000	0	0
Rent	0	0	102,000	49,000
Total Reoccurring	181,700	135,707	143,262	65,262
Moving Expenses	0	0	0	20,000
<u>Total</u>	181,707	135,707	143,262	<u>85,262</u>
Savings	0.00	46,000	38,445	96,445

REFINANCE OPTION

REFINANCE OPTION											
Revenues	SWFI	SWFRPC General Fund		RPC Special Revenue	2015 Budget Totals						
Assessments	\$	477,787	\$	-	\$ 477,78						
Secured Federal/State Grants		-		187,266	187,260						
Program Development (Unsecured Grants/Contracts)				100,000	100,000						
Secured Contractual		-		70,150	70,150						
DRIs		-		35,000	35,000						
Rental/Interest/Misc		1,500		-	1,500						
Fund Balance		640,816		_	640,810						
Total Income (Revenue)	\$		\$	392,416	\$ 1,512,519						
Exp	enditure	s (Expenses)									
Direct:											
Salaries (A)	\$	316,875	\$	170,223	\$ 487,098						
FICA		37,263	Ť		37,269						
Unemployment		-			37,20						
Workers Compensation		3,687		-	3,687						
Retirement		35,084			35,084						
Health Insurance (B)		79,799		-	79,799						
Total Personnel Expenses	\$	472,708	\$	170,223	\$ 642,931						
		nses									
Consultants (C)	\$	21,100	\$	12,000	\$ 33,100						
Contractual (D)	-	21,100	7								
Audit Fees		22,000		18,100	18,100						
Travel		32,000 2,500	-	10.460	32,000						
Telephone			-	10,460	12,960						
Postage	-	5,100 2,000		75	5,100						
Equipment Rental (E)				75	2,075						
Insurance (F)		7,335			7,335						
Repair/Maint. (Grounds/Bldg/Equip)		23,207	 		23,207						
Printing/Reproduction		5,000	-	500	5,000						
Utilities (Elec, water, garb)		2,000	-	580	2,580						
Advertising	_	21,500	-	050	21,500						
Other Miscellaneous		1,900		850	2,750						
Bank Service Charges		2,000		150	2,150						
Office Supplies		2,700			2,700						
Computer Related Expenses (G)		4,000			4,000						
Publications		22,969			22,969						
Professional Development		200			200						
Dues and Memberships (H)		1,000		2,000	3,000						
Meetings/Events		23,915	-	1,595	25,510						
Capital Outlay-Operations	-	1,000	-	250	1,250						
	-	5,000		and the state of t	5,000						
Capital Outlay-Building		4,000			4,000						
Long Term Debt		82,000			82,000						
Operational Expense	\$	272,426		46,060	\$ 318,486						
Allocation of Fringe/Indirect (Captured by Grants)	\$	(176,133)	Paralle of the Land	176,133	\$ -						
Total Operational Expenses	\$	96,293	\$	222,193	\$ 318,486						
Fund Balance	\$	640,816			\$ 640,816						
Total Cash Outlays	\$	1,209,817	\$	392,416	\$ 1,602,233						
Net Income/Loss	\$	(89,714)	\$		\$ (89,714						

SALE WITH LEASE BACK OPTION

Revenues		SWFRPC General		PC Special	2015 Budge	et Totals
A		Fund	1	venue	_	
Assessments	\$	477,787	\$	-	\$	477,787
Secured Federal/State Grants				187,266		187,266
Program Development (Unsecured Grants/Contracts)				100,000		100,000
Secured Contractual DRIs				70,150		70,150
				35,000	-	35,000
Rental/Interest/Misc		1,500		-		1,500
Cash from Sale of Building		151,000				151,000
Fund Balance		640,816		-		640,816
Total Income (Revenue)	\$	1,271,103	\$	392,416	\$	1,663,519
	enditures	(Expenses)				
<u>Direct:</u>						
Salaries (A)	\$	316,875	\$	170,223	\$	487,098
FICA		37,263		-		37,263
Unemployment		_		-		-
Workers Compensation		3,687		-		3,687
Retirement		35,084		-		35,084
Health Insurance (B)		79,799		-		79,799
Total Personnel Expenses	\$	472,708	\$	170,223	\$	642,931
	Expe	nses				
Consultants (C)	\$	21,100	\$	12,000	\$	33,100
Contractual (D)			_	18,100	<u> </u>	18,100
Audit Fees		32,000		10,100		32,000
Travel		2,500		10,460		12,960
Telephone		5,100		10,400		5,100
Postage		2,000		75		2,075
Equipment Rental (E)		7,335		,,,		7,335
Insurance (F)		10,762				10,762
Repair/Maint. (Grounds/Bldg/Equip)	-	5,000				5,000
Printing/Reproduction		2,000		580		2,580
Utilities (Elec, water, garb)		21,500		300		21,500
Advertising		1,900		850		2,750
Other Miscellaneous		2,000		150		2,150
Bank Service Charges		2,700		150		2,700
Office Supplies		4,000				4,000
Computer Related Expenses (G)		22,969				22,969
Publications		200				200
Professional Development		1,000		2,000		3,000
Dues and Memberships (H)		23,915		1,595		25,510
Meetings/Events		1,000		250		1,250
Capital Outlay-Operations		5,000		250		5,000
Capital Outlay-Building		4,000				4,000
Long Term Debt (RENT)		102,000				102,000
Operational Expense	\$	279,981	\$	46,060	\$	326,041
Allocation of Fringe/Indirect (Captured by Grants)	\$	(176,133)		176,133	\$	320,041
Total Operational Expenses	\$	No. of Control of Cont		ALIGNO CONTROL STORY		225.045
		103,848	\$	222,193	\$	326,041
Fund Balance	\$	640,816			\$	640,816
Total Cash Outlays	\$	1,217,372	\$	392,416	\$	1,609,788
Net Income/Loss	\$	53,731	\$	-	\$	53,731

RENTAL OPTIONS – FACT FINDING

SOUTHWEST FLORIDA REGION PLANNING COUNCIL

Location	Contact Person	Space Available	Sq Feet	Price per Sq Ft	Estimated Costs per Year
City of Cape Coral	Assistant City Manager	No			
City of LaBelle	Ron Zimmerly	Yes	1,800	They don't have a pricing structure in place for it. Did a lease historically with Tax Collector and for \$1 a year	Make an offer
Lee County	Roger Desgarlais/ Glen Slayer	Yes	Approx. 7,000	\$7 - gov't rate – must be approved by board will find out details	\$49,000 + \$3,000 parking
City of Fort Myers	Marvin Collins/Bob Gardner	No			
FDOT	Laura Lockwood, Interim Director of SWAO	No			
Charlotte County	County Manager	No governmental space	Commercial Space Varies	\$8.00 to \$18.50	
Edison Mall Broadway	Krise Commercial Group	Yes	4,000 (vacant building)	\$9	\$36,000
North Port	Cheryl Cook /Jonathan Lewis	Yes? Have not received information yet			
McGregor Ave	Commissioner Mann	Yes	4,000	\$16	\$64,000

SALE WITH RENT - FULL YEAR OPTION

Revenues		SWFRPC General Fund		WFRPC Special Revenue	2015 Budget Totals		
Assessments	\$	477,787	\$	-	\$	477,787	
Secured Federal/State Grants		-		187,266		187,266	
Program Development (Unsecured Grants/Contracts)				100,000		100,000	
Secured Contractual		-		70,150		70,150	
DRIS		_		35,000		35,000	
Rental/Interest/Misc		1,500		-		1,500	
Cash from Sale of Building		151,000				151,000	
Fund Balance		640,816		_		640,816	
Total Income (Revenue)	\$		\$	392,416	\$	1,663,519	
Ехр	enditure	s (Expenses)					
Direct:							
Salaries (A)	\$	316,875	\$	170,223	\$	487,098	
FICA	A CONTRACTOR OF THE PARTY OF TH	37,263	Ť			37,263	
Unemployment		-		•		-	
Workers Compensation	emby (AAA)	3,687		_		3,687	
Retirement		35,084		-		35,084	
Health Insurance (B)		79,799		_		79,799	
Total Personnel Expenses	\$	472,708	Ś	170,223	\$	642,931	
	Expe						
Consultants (C)	\$	21,100	\$	12,000	\$	22.100	
Contractual (D)	٦	21,100	3		\$	33,100	
Audit Fees		22,000	-	18,100		18,100	
Travel		32,000	├-	10.460		32,000	
Telephone		2,500	-	10,460		12,960	
Postage		5,100	-			5,100	
Equipment Rental (E)		2,000	-	75		2,075	
Insurance (F)		7,335				7,335	
Repair/Maint. (Grounds/Bldg/Equip)	-	10,762	-			10,762	
Printing/Reproduction		2,500		500		2,500	
Utilities (Elec, water, garb)PARKING	_	2,000		580		2,580	
Advertising		3,000	-	050		3,000	
Other Miscellaneous MOVING EXPENSES		1,900		850		2,750	
Bank Service Charges	-	22,000		150		22,150	
Office Supplies		2,700	-			2,700	
Computer Related Expenses (G)		4,000	-			4,000	
Publications		22,969	-			22,969	
Professional Development		200	-	2.000		200	
Dues and Memberships (H)		1,000	\vdash	2,000		3,000	
Meetings/Events		23,915	-	1,595		25,510	
Capital Outlay-Operations		1,000	-	250		1,250	
Capital Outlay-Operations Capital Outlay-Building		5,000				5,000	
	-	40.000	-			-	
Long Term Debt (RENT)		49,000	_			49,000	
Operational Expense	\$	221,981	\$	46,060	\$	268,041	
Allocation of Fringe/Indirect (Captured by Grants)	\$	(176,133)	A STATE OF	176,133	\$		
Total Operational Expenses	\$	45,848	\$	222,193	\$	268,041	
Fund Balance	\$	640,816			\$	640,816	
Total Cash Outlays	\$	1,159,372	\$	392,416	\$	1,551,788	
Net Income/Loss	\$	111,731	\$		\$	111,731	

SALE WITH RENT- HALF YEAR OPTION

Revenues		SWFRPC General		C Special	2015 Budget Tota		
		Fund		enue		•	
Assessments	\$	477,787	\$	-	\$	477,787	
Secured Federal/State Grants		•		187,266		187,266	
Program Development (Unsecured Grants/Contracts)				100,000		100,000	
Secured Contractual		-		70,150		70,150	
DRIS				35,000		35,000	
Rental/Interest/Misc		1,500		-		1,500	
Cash from Sale of Building		151,000				151,000	
Fund Balance		640,816		-		640,816	
Total Income (Revenue)	\$	1,271,103	\$	392,416	\$	1,663,519	
Ехр	enditure	s (Expenses)					
<u>Direct:</u>							
Salaries (A)	\$	316,875	\$	170,223	\$	487,098	
FICA		37,263		-		37,263	
Unemployment		-		-		-	
Workers Compensation		3,687		-		3,687	
Retirement		35,084		-		35,084	
Health Insurance (B)		79,799		-		79,799	
Total Personnel Expenses	\$	472,708	\$	170,223	\$	642,931	
	Expe	nses					
Consultants (C)	\$	21,100	\$	12,000	\$	33,100	
Contractual (D)	7	-	<u> </u>	18,100	<u> </u>	18,100	
Audit Fees		32,000		10,100		32,000	
Tra vel		2,500		10,460		12,960	
Telephone		5,100		10,400		5,100	
Postage		2,000		75		2,075	
Equipment Rental (E)		7,335		, ,,,		7,335	
Insurance (F)		16,982				16,982	
Repair/Maint. (Grounds/Bldg/Equip)		5,000				5,000	
Printing/Reproduction		2,000		580		2,580	
Utilities (Elec, water, garb) AND PARKING		12,250		500		12,250	
Advertising		1,900		850		2,750	
Other Miscellaneous MOVING EXPENSES		22,000		150		22,150	
Bank Service Charges		2,700		130		2,700	
Office Supplies		4,000				4,000	
Computer Related Expenses (G)		22,969				22,969	
Publications		200				200	
Professional Development		1,000		2,000		3,000	
Dues and Memberships (H)		23,915		1,595		25,510	
Meetings/Events		1,000		250	-	1,250	
Capital Outlay-Operations		5,000				5,000	
Capital Outlay-Building		4,000				4,000	
Long Term Debt (RENT)		88,500				88,500	
Operational Expense	\$	283,451	\$	46,060	\$	329,511	
Allocation of Fringe/Indirect (Captured by Grants)	\$	(176,133)		176,133	\$		
Total Operational Expenses	\$	107,318	\$	222,193	\$	329,511	
Fund Balance	\$	640,816			\$	640,816	
Total Cash Outlays	\$	1,220,842	\$	392,416	\$	1,613,258	
rotal dustrough							

FY 16 PROPOSED COMBINED OPTIONSS BUDGET

OCTOBER 1, 2015 TO SEPTEMBER 30, 2016

Revenues	2015 Budget Totals	REFINANCE	SALE OF BLDG W/ LEASE BACK	RENTAL OPTION FULL YEAR	RENTAL OPTION HALF YEAR
Assessments	\$ 477,787	\$ 477,787	\$ 477,787	\$ 477,787	\$ 477,787
Secured Federal/State Grants	187,266	187,266	187,266	187,266	187,266
Program Development (Unsecured Grants/Contracts)	100,000	100,000	100,000	100,000	100,000
Secured Contractual	70,150	70,150	70,150	70,150	70,150
DRIS	35,000	35,000	35,000	35,000	35,000
Rental/Interest/Misc	1,500	1,500	1,500	1,500	1,500
Cash from Sale of Building		2,500	151,000	151,000	151,000
Fund Balance	640,816	640,816	640,816	640,816	640,816
Total Income (Revenue)	\$ 1,512,519			\$ 1,663,519	
	Expenditures	- annument and a second			-)
Direct:	Experiarea	(LAPETISES)	Total College State of		las constant de
Salaries (A)	\$ 487,098	\$ 487,098	\$ 487,098	\$ 487,098	\$ 487,098
FICA	37,263	37,263	37,263	37,263	37,263
Unemployment		37,203	37,203	31,203	37,203
Workers Compensation	3,687	3,687	3,687	3,687	3,687
Retirement	35,084	35,084	35,084		
Health Insurance (B)	79,799	79,799		35,084	35,084
Total Personnel Expenses	\$ 642,931	\$ 642,931	79,799 \$ 642,931	79,799 \$ 642,931	79,799 \$ 642,931
Total 1 Cloumer Expenses		lusaria e a compressione	3 642,931	\$ 642,931	\$ 642,931
	Expen	A SANDER CONTROL CHARLESTON OF STREET THE SAND			
Consultants (C)	\$ 33,100	\$ 33,100	\$ 33,100	\$ 33,100	\$ 33,100
Contractual (D)	18,100	18,100	18,100	18,100	18,100
Audit Fees	32,000	32,000	32,000	32,000	32,000
Travel	12,960	12,960	12,960	12,960	12,960
Telephone	5,100	5,100	5,100	5,100	5,100
Postage	2,075	2,075	2,075	2,075	2,075
Equipment Rental (E)	7,335	7,335	7,335	7,335	7,335
Insurance (F)	23,207	23,207	10,762	10,762	16,982
Repair/Maint. (Grounds/Bldg/Equip)	5,000	5,000	5,000	2,500	5,000
Printing/Reproduction	2,580	2,580	2,580	2,580	2,580
Utilities (Elec, water, garb) / PARKING	21,500	21,500	21,500	3,000	12,250
Advertising	2,750	2,750	2,750	2,750	2,750
Other Miscellaneous / MOVING EXPENSES	2,150	2,150	2,150	22,150	22,150
Bank Service Charges	2,700	2,700	2,700	2,700	2,700
Office Supplies	4,000	4,000	4,000	4,000	4,000
Computer Related Expenses (G)	22,969	22,969	22,969	22,969	22,969
Publications	200	200	200	200	200
Professional Development	3,000	3,000	3,000	3,000	3,000
Dues and Memberships (H)	25,510	25,510	25,510	25,510	25,510
Meetings/Events	1,250	1,250	1,250	1,250	1,250
Capital Outlay-Operations	5,000	5,000	5,000	5,000	5,000
Capital Outlay-Building	4,000	4,000	4,000	-	4,000
Long Term Debt	128,000	82,000	102,000	49,000	88,500
Operational Expense	\$ 364,486	\$ 318,486	\$ 326,041	\$ 268,041	\$ 329,511
Allocation of Fringe/Indirect (Captured by Grants)	\$ -	\$ -	\$ -	\$ -	\$ -
Total Operational Expenses	\$ 364,486	\$ 318,486	\$ 326,041	\$ 268,041	\$ 329,511
Fund Balance	\$ 640,816	\$ 640,816	\$ 640,816	\$ 640,816	\$ 640,816
Total Cash Outlays	\$ 1,648,233	\$ 1,602,233	\$ 1,609,788	\$ 1,551,788	\$ 1,613,258
Net Income/Loss	\$ (135,714)	\$ (89,714)	\$ 53,731	\$ 111,731	\$ 50,261

ASSESSMENT BUDGET FIGURES

2013 BEBR Estimates	Population		.30/capita	.3	1/capita	.3	2/capita	.3	3/capita	.3	4/capita	.3	5/capita
Charlotte	163,679	\$	49,104	\$	50,740	\$	52,377	\$	54,014	\$	55,651	\$	57,288
Collier	333,663	\$	100,099	\$	103,436	\$	106,772	\$	110,109	\$	113,445	\$	116,782
Glades	12,658	\$	3,797	\$	3,924	\$	4,051	\$	4,177	\$	4,304	\$	4,430
Hendry	37,808	\$	11,342	\$	11,720	\$	12,099	\$	12,477	\$	12,855	\$	13,233
Lee (Unincorporated & Cape Coral)	518,237	\$	155,471	\$	160,653	\$	165,836	\$	171,018	\$	176,201	\$	181,383
City of Bonita Springs	45,229	\$	13,569	\$	14,021	\$	14,473	\$	14,926	\$	15,378	\$	15,830
City of Fort Myers	67,081	\$	20,124	\$	20,795	\$	21,466	\$	22,137	\$	22,808	\$	23,478
Town of Fort Myers Beach	6,323	\$	1,897	\$	1,960	\$	2,023	\$	2,087	\$	2,150	\$	2,213
City of Sanibel	6,497	\$	1,949	\$	2,014	\$	2,079	\$	2,144	\$	2,209	\$	2,274
Sarasota	385,292	\$	115,588	\$	119,441	\$	123,293	\$	127,146	\$	130,999	\$	134,852
Total	1,576,467	\$	472,940	\$	488,705	\$	504,469	\$	520,234	\$	535,999	\$	551,763
				\$	15,765	\$	31,529	\$	47,294	\$	63,059	\$	78,823
City of Cape Coral	161,069	\$	48,321	\$	49,931	\$	51,542	\$	53,153	\$	54,763	\$	56,374
2014 BEBR Estimates	Population		.30/capita	.3	1/capita	.3	32/capita	.3	3/capita	.3	34/capita	.3	35/capita
Charlotte	164,467	\$	49,340	\$	50,985	\$	52,629	\$	54,274	\$	55,919	\$	57,563
Collier	336,783	\$	101,035	\$	104,403	\$	107,771	\$	111,138	\$	114,506	\$	117,874
Glades	12,852	\$	3,856	\$	3,984	\$	4,113	\$	4,241	\$	4,370	\$	4,498
Hendry Lee (Unincorporated & Cape	37,895	\$	11,369	\$	11,747	\$	12,126	\$	12,505	\$	12,884	\$	13,263
Coral)	525,489	\$	157,647	\$	162,902	\$	168,156	\$	173,411	\$	178,666	\$	183,921
City of Bonita Springs	45,819	\$	13,746	\$	14,204	\$	14,662	\$	15,120	\$	15,578	\$	16,037
City of Fort Myers	69,437	\$	20,831	\$	21,525	\$	22,220	\$	22,914	\$	23,609	\$	24,303
Town of Fort Myers Beach	6,250	\$	1,875	\$	1,938	\$	2,000	\$	2,063	\$	2,125	\$	2,188
					2.012	\$	2,077	\$	2.142	\$	2,207	Ś	2,272
City of Sanibel	6,490	\$	1,947	Ş	2,012	7	_,0		_,	7	2,207	~	
City of Sanibel Sarasota	6,490 387,140	\$ \$									131,628		135,499
		\$	116,142	\$	120,013	\$	123,885	\$	127,756	\$		\$	
Sarasota	387,140	\$	116,142	\$	120,013 493,713	\$ \$	123,885 509,639	\$ \$	127,756 525,565	\$ \$	131,628	\$ \$	557,418