



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.

SOUTHWEST FLORIDA REGIONAL PLANNING COUNCIL

PROPOSED BUDGET Amendment

	Budget FY 2015 (Amended)	Reductions	Additions	Budget Amendment FY 2015 (Proposed)
Revenues				
Assessments	472,941			472,941
Federal/State Grants	358,630		70,264	428,894
Contractual	199,169	75,288		123,881
DRIs/NOPCs/Monitoring	60,000		14,510	74,510
Rental Income/Interest/Misc	0		1,541	1,541
Fund Balance	748,895			748,895
Miscellaneous Adjustment (Fringe/Indirect)	-52,500			
Total Income	1,787,135	75,288	86,315	1,850,662
Expenditures				
Direct:				
Salaries - Total	694,945	118,425		576,520
FICA	53,209	9,105		44,104
Retirement	56,166	0		56,166
Health Insurance	125,579	24,695		100,884
Workers Comp.	2,329		2,084	4,413
Unemployment				0
				0
Total Personnel Services	932,228	152,225	2,084	782,087
CONSULTANTS	46,850	0		46,850
GRANT/CONSULTING EXPENSE	54,396	0		54,396
AUDIT SERVICES EXPENSE	40,000	5,380		34,620
TRAVEL EXPENSE	35,670	11,000		24,670
TELEPHONE EXPENSE	5,100	0		5,100
POSTAGE / SHIPPING EXPENSE	4,287	0		4,287
EQUIPMENT RENTAL EXPENSE	7,015	0		7,015
INSURANCE EXPENSE	22,500	0		22,500
REPAIR/MAINT. EXPENSE	15,000	5,000		10,000
PRINTING/REPRODUCTION EXPENSE	6,190	0		6,190
UTILITIES (ELEC, WATER, GAR)	23,200	2,500		20,700
ADVERTISING/LEGAL NOTICES EXP	2,454	0		2,454
OTHER MISC. EXPENSE	4,500	1,500		3,000
Bank Service Charges	2,700	0		2,700
Office Supplies	5,175	2,000		3,175
Computer Related Expenses	27,070	3,000		24,070
Dues and Memberships	29,700	15,000		14,700
Publications	461	0		461
Professional Development	10,256	6,000		4,256
Meetings/Events	11,616	3,000		8,616
CAPITAL OUTLAY EXPENSE	7,500	7,500		0
CAPITAL OUTLAY - BUILDING	35,150	35,150		0
LONG TERM DEBT	128,000	0		128,000
UNCOLLECTABLE RECEIVABLES	7,233	7,233		0
Fund Balance	748,895			748,895
Operational Expense	1,280,918	104,263	-	1,176,655
Fringe/Indirect Allocation	-426,011		426,011	0
Utilized Reserve		108,080		-108,080
Total Cash Outlays	1,787,135			1,850,662
Net Income/(Loss)	0			0

FY 16 PROPOSED BUDGET

OCTOBER 1, 2015 TO SEPTEMBER 30, 2016

Revenues	SWFRPC General Fund	SWFRPC 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
Fund Balance	640,816	-	640,816
Total Income (Revenue)	\$ 1,120,103	\$ 392,416	\$ 1,512,519

Expenditures (Expenses)			
Direct:			
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

Expenses			
Consultants (C)	\$ 21,100	\$ 12,000	\$ 33,100
Contractual (D)	-	18,100	18,100
Audit Fees	32,000		32,000
Travel	2,500	10,460	12,960
Telephone	5,100		5,100
Postage	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)	\$ -	\$ (135,714)



A P R O F E S S I O N A L R E A L E S T A T E B R O K E R A G E C O M P A N Y

PREPARED BY:

Gary Crouse, Commercial Advisor
KRIS 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,

Gary 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:	\$1,280,425
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>	<u>181,707</u>	<u>135,707</u>	<u>143,262</u>	<u>85,262</u>
Savings	0.00	46,000	38,445	96,445

REFINANCE OPTION

	Revenues	SWFRPC General Fund	SWFRPC 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
Fund Balance		640,816	-	640,816
Total Income (Revenue)		\$ 1,120,103	\$ 392,416	\$ 1,512,519

Expenditures (Expenses)			
Direct:			
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

Expenses			
Consultants (C)	\$ 21,100	\$ 12,000	\$ 33,100
Contractual (D)	-	18,100	18,100
Audit Fees	32,000		32,000
Travel	2,500	10,460	12,960
Telephone	5,100		5,100
Postage	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	82,000		82,000
Operational Expense	\$ 272,426	\$ 46,060	\$ 318,486
Allocation of Fringe/Indirect (Captured by Grants)	\$ (176,133)	\$ 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 Fund	SWFRPC 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)	\$ 1,271,103	\$ 392,416	\$ 1,663,519

Expenditures (Expenses)			
Direct:			
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

Expenses			
Consultants (C)	\$ 21,100	\$ 12,000	\$ 33,100
Contractual (D)	-	18,100	18,100
Audit Fees	32,000		32,000
Travel	2,500	10,460	12,960
Telephone	5,100		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		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 (RENT)	102,000		102,000
Operational Expense	\$ 279,981	\$ 46,060	\$ 326,041
Allocation of Fringe/Indirect (Captured by Grants)	\$ (176,133)	\$ 176,133	\$ -
Total Operational Expenses	\$ 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	SWFRPC 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)	\$ 1,271,103	\$ 392,416	\$ 1,663,519

Expenditures (Expenses)			
Direct:			
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

Expenses			
Consultants (C)	\$ 21,100	\$ 12,000	\$ 33,100
Contractual (D)	-	18,100	18,100
Audit Fees	32,000		32,000
Travel	2,500	10,460	12,960
Telephone	5,100		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)	2,500		2,500
Printing/Reproduction	2,000	580	2,580
Utilities (Elec, water, garb) PARKING	3,000		3,000
Advertising	1,900	850	2,750
Other Miscellaneous MOVING EXPENSES	22,000	150	22,150
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	-		-
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)	\$ 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 Fund	SWFRPC 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)	\$ 1,271,103	\$ 392,416	\$ 1,663,519

Expenditures (Expenses)			
Direct:			
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

Expenses			
Consultants (C)	\$ 21,100	\$ 12,000	\$ 33,100
Contractual (D)	-	18,100	18,100
Audit Fees	32,000		32,000
Travel	2,500	10,460	12,960
Telephone	5,100		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		12,250
Advertising	1,900	850	2,750
Other Miscellaneous MOVING EXPENSES	22,000	150	22,150
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 (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
Net Income/Loss	\$ 50,261	\$ -	\$ 50,261

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			151,000	151,000	151,000
Fund Balance	640,816	640,816	640,816	640,816	640,816
Total Income (Revenue)	\$ 1,512,519	\$ 1,512,519	\$ 1,663,519	\$ 1,663,519	\$ 1,663,519

Expenditures (Expenses)					
Direct:					
Salaries (A)	\$ 487,098	\$ 487,098	\$ 487,098	\$ 487,098	\$ 487,098
FICA	37,263	37,263	37,263	37,263	37,263
Unemployment	-	-	-	-	-
Workers Compensation	3,687	3,687	3,687	3,687	3,687
Retirement	35,084	35,084	35,084	35,084	35,084
Health Insurance (B)	79,799	79,799	79,799	79,799	79,799
Total Personnel Expenses	\$ 642,931	\$ 642,931	\$ 642,931	\$ 642,931	\$ 642,931

Expenses					
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
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ASSESSMENT BUDGET FIGURES

2013 BEBR Estimates	Population	.30/capita	.31/capita	.32/capita	.33/capita	.34/capita	.35/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	.31/capita	.32/capita	.33/capita	.34/capita	.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	37,895	\$ 11,369	\$ 11,747	\$ 12,126	\$ 12,505	\$ 12,884	\$ 13,263
Lee (Unincorporated & Cape 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
City of Sanibel	6,490	\$ 1,947	\$ 2,012	\$ 2,077	\$ 2,142	\$ 2,207	\$ 2,272
Sarasota	387,140	\$ 116,142	\$ 120,013	\$ 123,885	\$ 127,756	\$ 131,628	\$ 135,499
Total	1,592,622	\$ 477,787	\$ 493,713	\$ 509,639	\$ 525,565	\$ 541,491	\$ 557,418
			\$ 15,926	\$ 31,852	\$ 47,779	\$ 63,705	\$ 79,631
City of Cape Coral	163,599	\$ 49,080	\$ 50,716	\$ 52,352	\$ 53,988	\$ 55,624	\$ 57,260