DOWNTOWN DAYBREAK PUBLIC INFRASTRUCTURE DISTRICT NO. 1

FINANCIAL STATEMENTS

MARCH 31, 2026

DOWNTOWN DAYBREAK PUBLIC INFRASTRUCTURE DISTRICT NO. 1
BALANCE SHEET

	3/31/2026
Assets	
Current Assets	
Cash - Admin Fund	$ 164,020
Cash - Surplus Fund	$ 8,376,000
Cash - Capital Interest Fund	$ 14,228,250
Cash - Construction Fund	$ 61,079,836
Cash - COI Fund	$ 179,257
Total Current Assets	$ 84,027,363
Long-Term Assets	
Construction in Progress	$ -
Total Long-Term Assets	$ -
Total Assets	**$ 84,027,363**
Liabilities	
Current Liabilities	
Accounts Payable	$ -
Total Current Liabilities	$ -
Long-Term Liabilities	
Bond Payable	$ 86,320,000
Bond Interest Payable	$ 158,092
Total Long-Term Liabilities	$ 86,478,092
Total Liabilities	**$ 86,478,092**
Fund Equity	
Net Investment in Fixed Assets	$ (86,478,092)
Fund Balance	
Restricted	83,863,343
Unassigned	164,020
Total Fund Equity	**$ (2,450,729)**
Total Liabilities and Fund Equity	**$ 84,027,363**
	=

DOWNTOWN DAYBREAK PUBLIC INFRASTRUCTURE DISTRICT NO. 1
GENERAL FUND

	2026 Proposed Final Budget	Actual Through 3/31/2026	Variance Through 3/31/2026
Revenues			
Interest & Other Income	$ 4,750	$ -	$ (4,750)
Total Revenues	**$ 4,750**	**$ -**	**$ (4,750)**
Expenditures			
Accounting and Finance	$ 18,000	$ -	$ (18,000)
Audit	-	-	-
Insurance	5,000	-	(5,000)
Legal/District Management	27,000	-	(27,000)
Total Expenditures	**$ 50,000**	**$ -**	**$ (50,000)**
Other Sources/(Uses) of Funds:			
Transfer from Other Fund	$ 164,020	$ 164,020	$ -
Net Other Sources/(Uses) of Funds:	**$ 164,020**	**$ 164,020**	**$ -**
Revenues Over/(Under) Expenditures	**$ 118,770**	**$ 164,020**	**$ 45,250**
Beginning Fund Balance	**$ -**	**$ -**	**$ -**
Ending Fund Balance	**$ 118,770**	**$ 164,020**	**$ 45,250**
TOTAL EXPENDITURES REQUIRING APPROPRIATION	**$ 50,000**	**$ -**	**$ (50,000)**

DOWNTOWN DAYBREAK PUBLIC INFRASTRUCTURE DISTRICT NO. 1
DEBT SERVICE FUND

	2026 Proposed Final Budget	Actual Through 3/31/2026	Variance Through 3/31/2026
Revenues			
Interest and Other Income	$ 652,700	$ -	$ (652,700)
Tax Increment - HTRZ	513,268	-	(513,268)
Tax Increment - CRA	30,493	-	(30,493)
Total Revenues	**$ 1,196,461**	**$ -**	**$ (1,196,461)**
Expenditures			
Bond Interest	$ -	$ -	$ -
Total Expenditures	**$ -**	**$ -**	**$ -**
Other Sources/(Uses) of Funds:			
Transfer from Other Fund	22,604,250	$ 22,604,250	$ -
Net Other Sources/(Uses) of Funds:	**$ 22,604,250**	**$ 22,604,250**	**$ -**
Revenues Over/(Under) Expenditures	**$ 23,800,711**	**$ 22,604,250**	**$ (1,196,461)**
Beginning Fund Balance	**$ -**	**$ -**	**$ -**
Ending Fund Balance	**$ 23,800,711**	**$ 22,604,250**	**$ (1,196,461)**
Components of Ending Fund Balance			
Capitalized Interest	$ 14,639,093	$ 14,228,250	$ (410,843)
Surplus Fund	8,617,857	8,376,000	(241,857)
Bond Fund	543,761	-	(543,761)
Ending Fund Balance	**$ 23,800,711**	**$ 22,604,250**	**$ (1,196,461)**
TOTAL EXPENDITURES REQUIRING APPROPRIATION	**$ -**	**$ -**	**$ -**

DOWNTOWN DAYBREAK PUBLIC INFRASTRUCTURE DISTRICT NO. 1
CAPITAL PROJECTS FUND

	2026 Proposed Final Budget	Actual Through 3/31/2026	Variance Through 3/31/2026
Revenues			
Interest and Other Income	$ 250,000	$ -	$ (250,000)
Total Revenues	**$ 250,000**	**$ -**	**$ (250,000)**
Expenditures			
Capital Outlay	$ 61,329,836	$ -	$ (61,329,836)
Total Expenditures	**$ 61,329,836**	**$ -**	**$ (61,329,836)**
Other Sources/(Uses) of Funds:			
Bond Proceeds	$ 86,320,000	$ 86,320,000	$ -
Cost of Issuance	(2,471,894)	(2,292,637)	179,257
Transfer to General Fund	(164,020)	(164,020)	-
Transfer to Debt Service Fund	(22,604,250)	(22,604,250)	-
Net Other Sources/(Uses) of Funds:	**$ 61,079,836**	**$ 61,259,093**	**$ 179,257**
Revenues Over/(Under) Expenditures	**$ 0**	**$ 61,259,093**	**$ 61,259,093**
Beginning Fund Balance	**$ -**	**$ -**	**$ -**
Ending Fund Balance	**$ 0**	**$ 61,259,093**	**$ 61,259,093**

TOTAL EXPENDITURES REQUIRING APPROPRIATION	**$ 86,570,000**	**$ 25,060,907**	**$ (61,509,093)**