DOWNTOWN DAYBREAK PUBLIC INFRASTRUCTURE DISTRICT NO. 1

FINANCIAL STATEMENTS

JUNE 30, 2026

DOWNTOWN DAYBREAK PUBLIC INFRASTRUCTURE DISTRICT NO. 1
BALANCE SHEET

	6/30/2026
Assets	
Current Assets	
Cash - Admin Fund	$ 161,191
Cash - Surplus Fund	8,442,563
Cash - Capital Interest Fund	14,341,320
Cash - Construction Fund	129,855
Cash - COI Fund	145,071
Total Current Assets	$ 23,220,000
Long-Term Assets	
Construction in Progress	$ 61,079,836
Total Long-Term Assets	$ 61,079,836
Total Assets	**$ 84,299,836**
Liabilities	
Current Liabilities	
Accounts Payable	$ 2,366
Total Current Liabilities	$ 2,366
Long-Term Liabilities	
Bond Payable	$ 86,320,000
Bond Interest Payable	1,343,779
Total Long-Term Liabilities	$ 87,663,779
Total Liabilities	**$ 87,666,145**
Fund Equity	
Net Investment in Fixed Assets	$ (26,583,943)
Fund Balance	
Restricted	23,058,809
Unassigned	158,826
Total Fund Equity	**$ (3,366,309)**
Total Liabilities and Fund Equity	**$ 84,299,836**
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DOWNTOWN DAYBREAK PUBLIC INFRASTRUCTURE DISTRICT NO. 1
GENERAL FUND

	2026 Final Budget	Actual Through 6/30/2026	Variance Through 6/30/2026
Revenues			
Interest & Other Income	$ 4,750	$ 1,296	$ 3,454
Total Revenues	**$ 4,750**	**$ 1,296**	**$ 3,454**
Expenditures			
Accounting and Finance	$ 18,000	$ 4,935	$ 13,066
Insurance	5,000	1,256	$ 3,744
Legal/District Management	27,000	300	$ 26,700
Total Expenditures	**$ 50,000**	**$ 6,491**	**$ 43,509**
Other Sources/(Uses) of Funds:			
Transfer To/From Other Fund	$ 164,020	$ 164,020	$ -
Net Other Sources/(Uses) of Funds:	**$ 164,020**	**$ 164,020**	**$ -**
Revenues Over/(Under) Expenditures	**$ 118,770**	**$ 158,826**	**$ (40,056)**
Beginning Fund Balance	**$ -**	**$ -**	**$ -**
Ending Fund Balance	**$ 118,770**	**$ 158,826**	**$ (40,056)**
			=
TOTAL EXPENDITURES REQUIRING APPROPRIATION	**$ 50,000**	**$ 6,491**	**$ 43,509**

DOWNTOWN DAYBREAK PUBLIC INFRASTRUCTURE DISTRICT NO. 1
DEBT SERVICE FUND

	2026 Final Budget	Actual Through 6/30/2026	Variance Through 6/30/2026
Revenues			
Interest and Other Income	$ 652,700	$ 179,632	$ 473,068
Tax Increment - HTRZ	513,268	-	$ 513,268
Tax Increment - CRA	30,493	-	$ 30,493
Total Revenues	**$ 1,196,461**	**$ 179,632**	**$ 1,016,829**
Expenditures			
Bond Interest	$ -	$ -	$ -
Total Expenditures	**$ -**	**$ -**	**$ -**
Other Sources/(Uses) of Funds:			
Transfer To/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**	**$ 22,783,882**	**$ 1,016,829**
Beginning Fund Balance	**$ -**	**$ -**	**$ -**
Ending Fund Balance	**$ 23,800,711**	**$ 22,783,882**	**$ 1,016,829**
			=
Components of Ending Fund Balance			
Capitalized Interest	$ 14,639,093	$ 14,341,320	$ 297,773
Surplus Fund	8,617,857	8,442,563	$ 175,294
Bond Fund	543,761	-	$ 543,761
Ending Fund Balance	**$ 23,800,711**	**$ 22,783,882**	**$ 1,016,829**
TOTAL EXPENDITURES REQUIRING APPROPRIATION	**$ -**	**$ -**	**$ -**

DOWNTOWN DAYBREAK PUBLIC INFRASTRUCTURE DISTRICT NO. 1
CAPITAL PROJECTS FUND

	2026 Final Budget	Actual Through 6/30/2026	Variance Through 6/30/2026
Revenues			
Interest and Other Income	$ 250,000	$ 131,296	$ 118,704
Total Revenues	**$ 250,000**	**$ 131,296**	**$ 118,704**
Expenditures			
Capital Outlay	$ 61,329,836	$ 61,079,836	$ 250,000
Total Expenditures	**$ 61,329,836**	**$ 61,079,836**	**$ 250,000**
Other Sources/(Uses) of Funds:			
Bond Proceeds	$ 86,320,000	$ 86,320,000	$ -
Cost of Issuance	(2,471,894)	(2,328,264)	(143,630)
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**	**$ 61,223,466**	**$ (143,630)**
Revenues Over/(Under) Expenditures	**$ -**	**$ 274,926**	**$ (274,926)**
Beginning Fund Balance	**$ -**	**$ -**	**$ -**
Ending Fund Balance	**$ -**	**$ 274,926**	**$ (274,926)**
			=
TOTAL EXPENDITURES REQUIRING APPROPRIATION	**$ 86,570,000**	**$ 86,176,370**	**$ 250,000**