

**EXHIBIT A**

**FRONT STREET  
COMMUNITY IMPROVEMENT DISTRICT**

**AMENDED BUDGET  
FISCAL YEAR ENDING JUNE 30, 2021**

**PRELIMINARY BUDGET  
FISCAL YEAR ENDING JUNE 30, 2022**

**BOARD OF DIRECTORS**

**Chair Gary Grewe**

**Director  
Kyle Lenzen**

**Secretary/Treasurer  
William Appelbaum**

**Director  
Angie Baer**

**Director  
Madison Troin**

Development Dynamics  
District Administrator

## **BUDGET MESSAGE**

On January 23, 2020, pursuant to the Community Improvement District Act, Sections 67.1401 to 67.1571 of the Revised Statutes of Missouri, as amended (the “CID Act”), the Board of Aldermen of the City of Troy, Missouri (the “City”) approved Ordinance No. 1258 (the “Ordinance”), which established the Front Street Community Improvement District (the “District”). The District is a political subdivision of the State of Missouri.

The Ordinance provided that the District be established for the sole purpose of funding various improvements within the District boundaries (the “CID Project”), which public improvements are anticipated to be made in connection with the development, operation and maintenance of a new commercial development within the District. Specifically, the District is proposed to provide funding for the following items: (a) various public improvements within the boundaries of the District, including without limitation (i) the demolition of existing public improvements, (ii) sidewalks, (iii) alleys, (iv) utility burial, and (v) landscaping and site improvements; (b) various services within the District boundaries, including without limitation (i) architectural fees, (ii) interest carry, (iii) legal/accounting fees, (iv) civil engineering, (v) landscape design, (vi) permits, (vii) insurance, and (viii) construction fee; (c) contract with the property owner to provide for the demolition and removal of the existing buildings and structures; and (d) any related public improvements, services or activities outlined in the Ordinance.

The District adopted a resolution imposing a sales tax (the “CID Sales Tax”) at the rate of one percent (1%) on the receipts from the retail sales of all eligible tangible personal property or taxable services within its boundaries pursuant to the CID Act, which CID Sales Tax became effective on October 1, 2020, following its approval by the qualified voters of the District at a mail-in election held in accordance with the CID Act.

In the fiscal year ending June 30, 2021, the District began the year with a fund balance of \$0.00. The District anticipates receiving approximately \$18,000 in CID Sales Tax. The District further anticipates incurring approximately \$17,750 in expenses related to administration, banking, and project cost reimbursement. The anticipated year end fund balance is expected to be \$250.

In the fiscal year ending June 30, 2022, the District anticipates beginning the year with a fund balance of approximately \$250. The District anticipates receiving approximately \$20,000 in CID Sales Tax. The District further anticipates incurring approximately \$20,000 in expenses related to administration, banking, and project cost reimbursement. The anticipated year end fund balance is expected to be \$250.

**Front Street Community Improvement District  
Proposed Budget  
Fiscal Year Ending June 30, 2022**

		<b>Proposed Budget</b>		
<b>Income</b>				
Sales Tax Revenue		20,000.00		
<b>Total Income</b>		20,000.00		
<b>Expense</b>				
Banking Fee		100.00		
Project Cost Reimbursement		15,900.00		
<b>Operating Expense</b>				
Administration Fee		4,000.00		
Other		0.00		
<b>Total Operating Expense</b>		4,000.00		
<b>Total Expense</b>		20,000.00		
<b>Net Income</b>		<b>0.00</b>		
<b>Beginning Balance</b>		\$ 250.00		
<b>Ending Balance</b>		\$ 250.00		
<b>Debt Outstanding</b>	<b>7/1/2021</b>	<b>Issued</b>	<b>Retired</b>	<b>6/30/2022</b>
Certificates/Notes	\$ 334,850.00	\$ -	\$ (15,900.00)	\$ 318,950.00

**Front Street Community Improvement District  
Budget to Actual  
Fiscal Year Ending June 30, 2021**

	Actual July 2020 to Feb 2021	Amended Budget	Original Budget
<b>Income</b>			
Sales Tax Revenue	12,133.18	18,000.00	15,000.00
<b>Total Income</b>	<b>12,133.18</b>	<b>18,000.00</b>	<b>15,000.00</b>
<b>Expense</b>			
Banking Fee	0.00	100.00	100.00
Project Cost Reimbursement	9,155.00	13,650.00	10,800.00
<b>Operating Expense</b>			
Administration Fee	0.00	4,000.00	4,000.00
Other	0.00	0.00	0.00
<b>Total Operating Expense</b>	<b>0.00</b>	<b>4,000.00</b>	<b>4,000.00</b>
<b>Total Expense</b>	<b>9,155.00</b>	<b>17,750.00</b>	<b>14,900.00</b>
<b>Net Income</b>	<b>2,978.18</b>	<b>250.00</b>	<b>100.00</b>

Beginning Balance	\$ -
Ending Balance	\$ 250.00

Debt Outstanding	7/1/2020	Issued	Retired	6/30/2021
Certificates/Notes	\$ 348,500.00	\$ 348,500.00	\$ (13,650.00)	\$ 334,850.00