



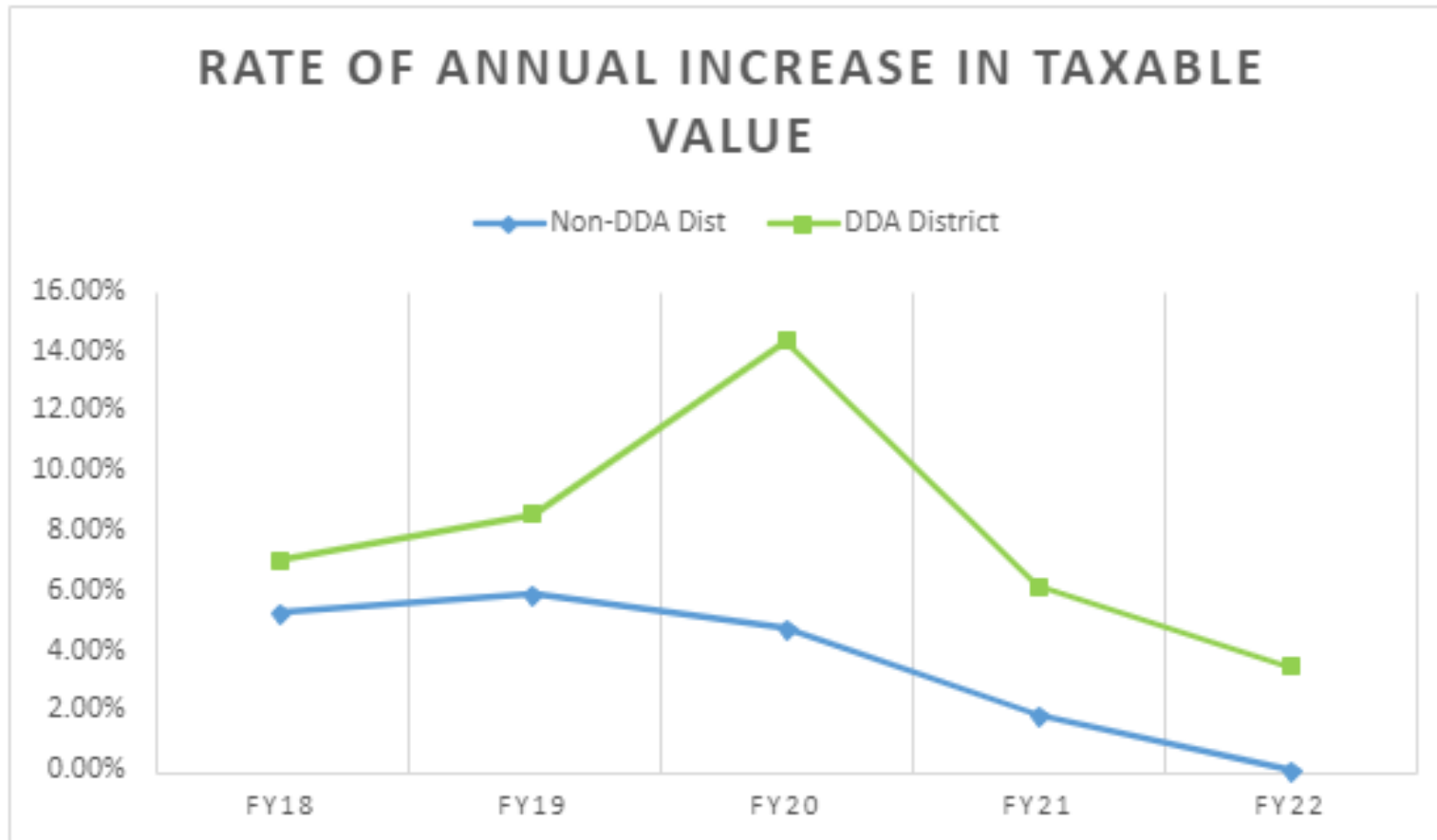
Downtown
Development
Authority
FY23 Budget
Review

March 14, 2022



Downtown Development Authority (STRATEGIC OBJECTIVES)

OBJECTIVE	PERFORMANCE MEASURE
Support a vibrant downtown	<ul style="list-style-type: none">DDA property values increase faster than that of the rest of the city.



5-Year Average Increase (FY18-FY22)

7.9%

DDA District

3.6%

Non-DDA District

DDA - TWO SYSTEMS

Parking



Downtown Development (TIF)



MISSION: To undertake public improvements that have the greatest impact in strengthening the downtown area and attracting new private investments.

PARKING SYSTEM



PARKING SYSTEM FUND BALANCE TRENDS

**Parking System Fund Balances
FY12-FY23**



Parking System has 2 Funds –
Operating and CIP

FY21 Ending Fund Balance
\$11.1M (44% of Ave Rev)

Facility preservation guided by
a 20-year maintenance plan

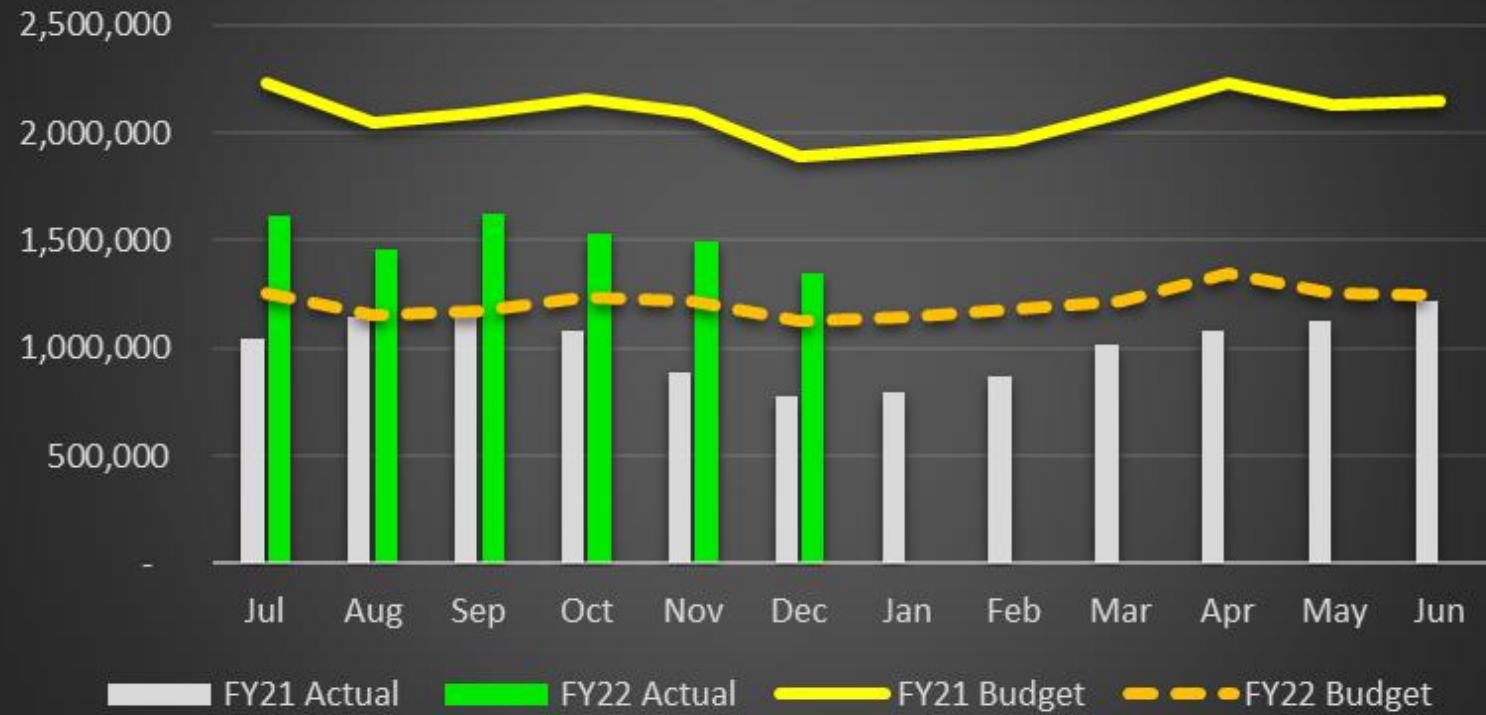
FY22 Projected Fund Balance
\$9.3M, FY23 Budget Fund
Balance \$7.1M (28% Ave Rev)

TOTAL PARKING FEES

THRU DECEMBER 31, 2021

FY21 Budget YTD	\$12,515,800
FY22 Budget YTD	\$7,158,100
FY21 Actual	\$6,101,500
FY22 Actual	\$9,088,200
FY22 % of Budget	127%

Total Parking Fees FY21 vs FY22



PARKING SYSTEM

EXPENDITURES PRIORITIZED

- Debt Obligation
- City 20% and Credit Card Fees
- Critical Repairs
- Maintaining City Assets

DOWNTOWN DEVELOPMENT (TIF) SYSTEM



COMMUNITY ALIGNMENT

OTHER CITY INITIATIVES AND DIRECTIONS

- Affordable Housing (Housing Commission) & Analysis of City-Owned Properties
- A2 Zero – Carbon Action Plan (Office of Sustainability & Innovation)
- Transportation Master Plan (Transportation Department)

Climate events, lack of access, and significant disparity between wages and housing costs hamper economic health and increase inequities.

We need to build resiliency in these areas!

ECONOMIC DEVELOPMENT FOR ALL

DIRECTION

- Infrastructure provides a foundation for economic activity
- Safe and equitable access to social and economic opportunities downtown
- Economic and demographic diversity downtown
- Improved resilience to significant climate and economic events
- Creating inclusive public spaces



DOWNTOWN DEVELOPMENT (TIF)

DEVELOPMENT PLAN

30-year plan – long-term vision and improvements

- Identity
- Infrastructure
- Transportation
- Business Encouragement
- Housing
- Development Partnerships
- Community Services
- Sustainability

“Maintaining and investing in infrastructure is essential to downtown’s ongoing stability and vitality.”

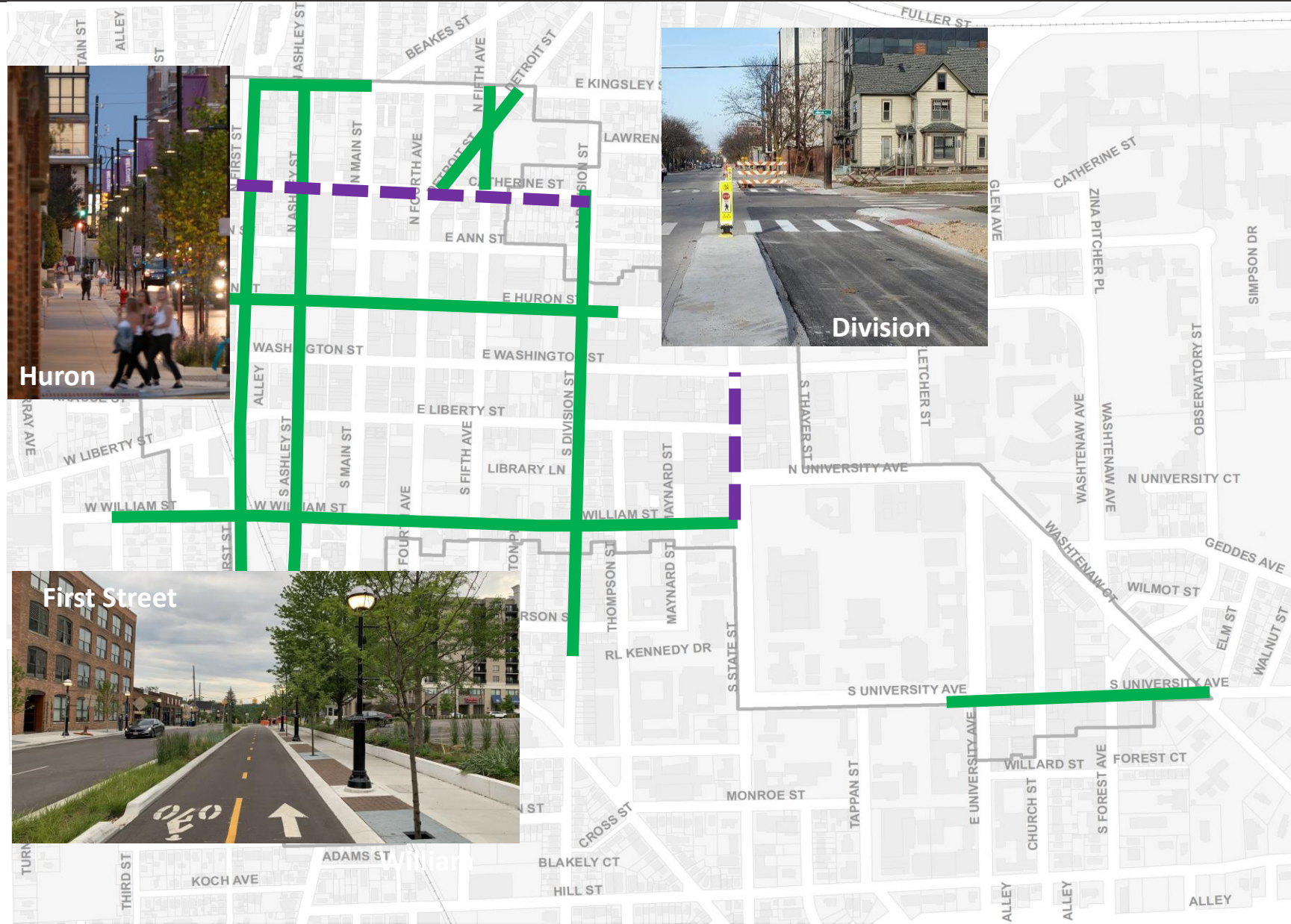
DOWNTOWN DEVELOPMENT (TIF)

INFRASTRUCTURE PROJECTS

- South University
- Fifth & Detroit
- Huron Street
- William Street
- First & Ashley Streets
- Division Street
- Miller/Catherine Street
- State Street

Completed

2022 construction start

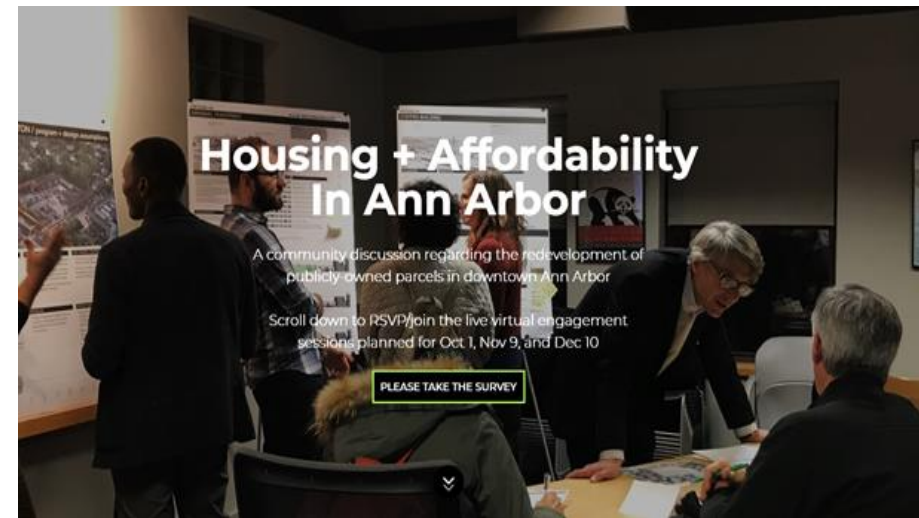


DOWNTOWN DEVELOPMENT (TIF)

RESILIENCE

“Resilience is the capacity to prepare for disruptions, recover from shocks and stresses, and adapt and grow from a disruptive experience.”

-From the Rockefeller Center’s 100 Resilient Cities program core definition of resilience





DOWNTOWN
DEVELOPMENT (TIF)
PEOPLE FRIENDLY
STREETS ROUND 2

PEOPLE FRIENDLY STREETS

SHARED VALUES

DDA BOARD APPROVAL JULY 2020



**Safe, comfortable
downtown streets**



**Equitable, just
access for all
people**



**Affordable and
inclusive
community**



**Resilient, energy
responsible
downtown**



**Vibrant and
thriving local
economy**



**Responsible
design and
implementation**



**Connected
community with
streets as civic
space**

VALUES USED...

...during planning/design to identify and prioritize project opportunities.

...after implementation to measure success and impact.



PEOPLE-FRIENDLY STREETS PROJECTS

Access Improvements

- Complete the bikeway network
- Enhance streets for transit



PEOPLE-FRIENDLY STREETS PROJECTS

Social, Economic, & Environmental Improvements

- Design for flexibility – for events, environment, and future needs
- Enhance resiliency to climate and economic events
- Create inclusive spaces & increase pedestrian space

PEOPLE-FRIENDLY STREETS PROJECTS

Affordable Housing Improvements

- Construct street and utility infrastructure to support affordable housing downtown



DOWNTOWN DEVELOPMENT (TIF)

Projects FY23

Planned Commitments/Capacity

- State Street Improvement Project
- Miller/Catherine Street Improvement Project
- 4th Avenue Street & Transit Improvement Project



COMMUNITY SUPPORT

COMMUNITY SUPPORT

PARKING SYSTEM ANNUAL SUPPORT

- goPass!
- getDowntown program
- Bike parking
- Meter bags

COMMUNITY SUPPORT

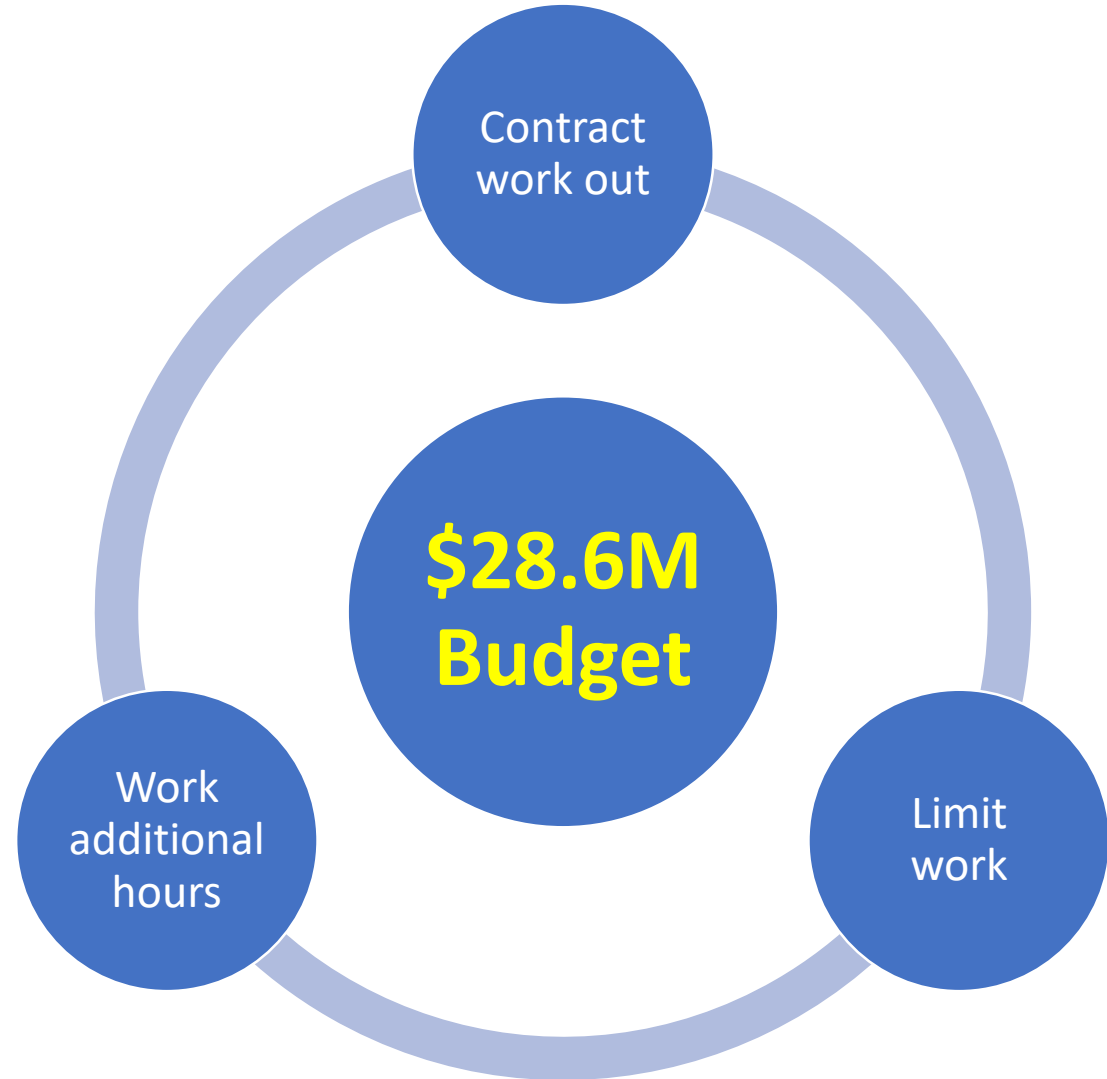
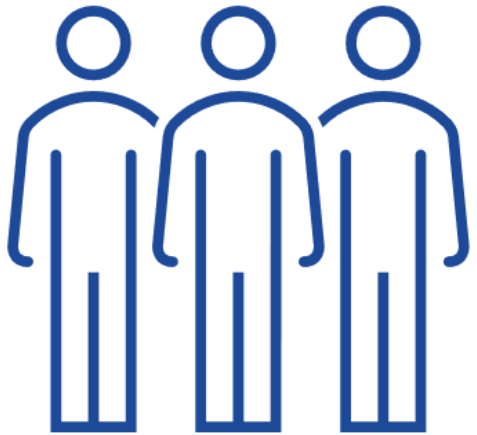
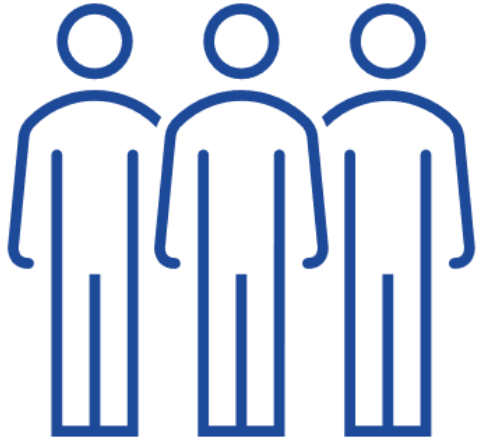
DOWNTOWN DEVELOPMENT (TIF) ANNUAL SUPPORT

- City Justice Center
- Sidewalk & Alley Repairs
- Streetlights
- Housing Fund
- Holiday lights

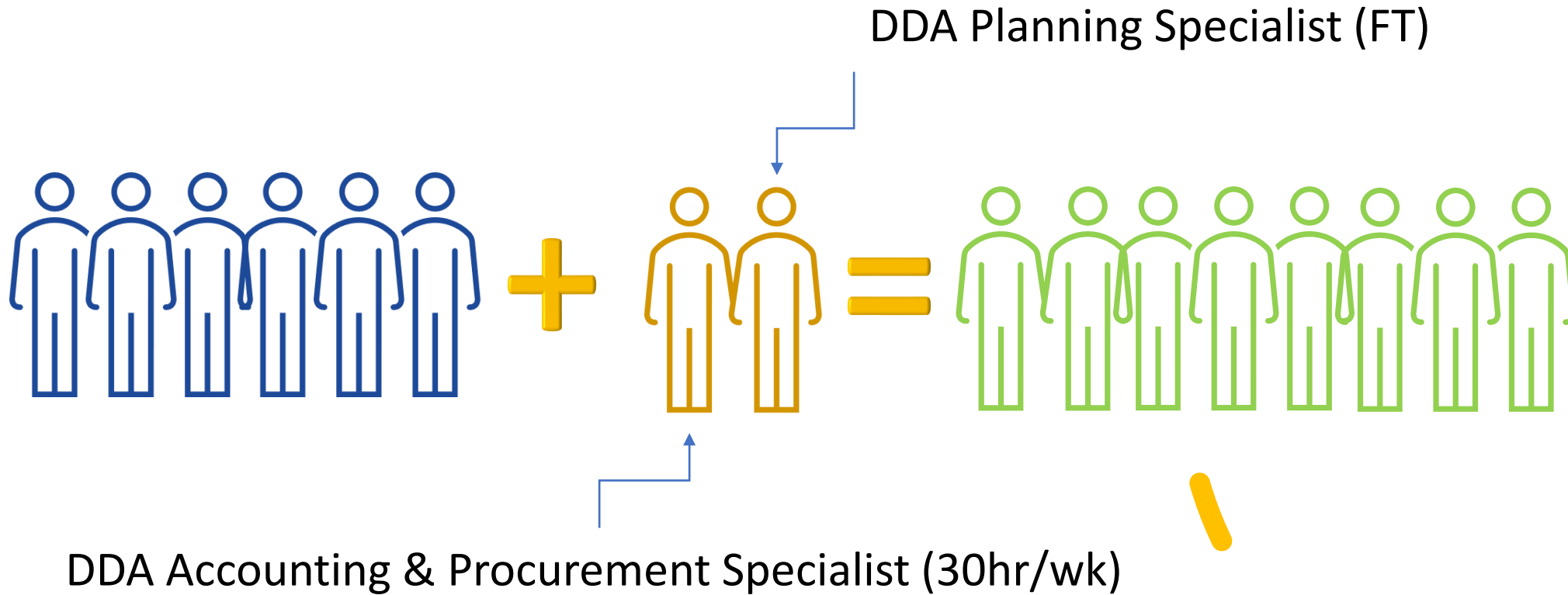
Downtown
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FY23 Budget



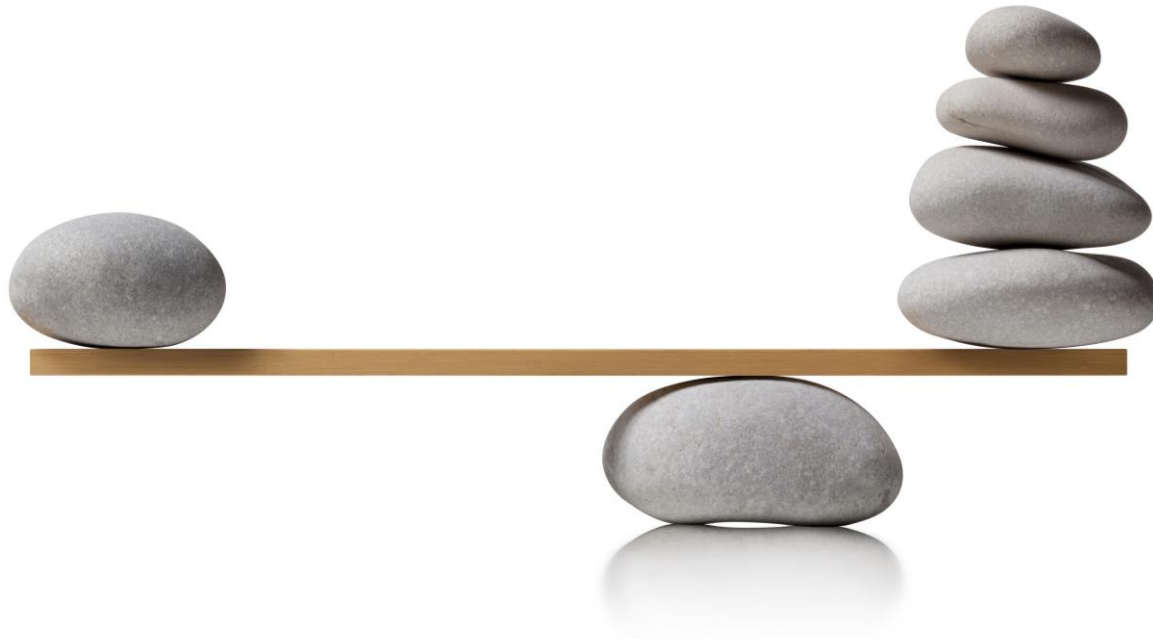
FTE's – CURRENT SITUATION



FTE'S – PROPOSED INCREASE



FTE's – BUDGET IMPACT



DDA BUDGET EFFECT

Salary/benefits	\$200K
<u>Contract services</u>	<u>(\$304K)</u>
Net Effect	(\$104K)
City budget effect	\$0

DDA FY23 BUDGET BY CATEGORY

REVENUES BY CATEGORY	ACTUAL FY 2020	ACTUAL FY 2021	BUDGET FY 2022	FORECASTED FY 2022	REQUEST FY 2023
CHARGES FOR SERVICES	19,172,371	12,541,047	14,548,000	15,950,520	17,784,100
INVESTMENT INCOME	438,336	160,187	75,800	75,800	70,800
MISCELLANEOUS REVENUE	38,311	414,500	194,000	194,000	194,000
OPERATING TRANSFERS IN	1,339,526	4,136,100	4,445,800	4,445,800	2,975,700
PRIOR YEAR SURPLUS			6,860,627		2,276,840
TAX REVENUES	7,017,309	7,350,768	7,607,900	7,929,000	8,206,500
SALE OF BONDS (PROCEEDS)	5,074,228	3,910,224	4,225,200	4,224,900	
TOTAL REVENUES	33,080,081	28,512,826	37,957,327	32,820,020	31,507,940

EXPENSES BY CATEGORY	ACTUAL FY 2020	ACTUAL FY 2021	BUDGET FY 2022	FORECASTED FY 2022	REQUEST FY 2023
PERSONNEL SERVICES	627,266	503,430	529,770	529,770	685,029
PERSONNEL SERVICES OTHER		89,550	220,000	220,000	440,000
PAYROLL FRINGES	314,542	283,782	318,973	318,973	346,868
EMPLOYEE ALLOWANCES	4,810	711,150	963,500	1,036,500	1,682,021
MATERIALS & SUPPLIES	75,751	4,420	3,510	3,510	4,680
OTHER SERVICES	12,450,975	15,416	90,800	90,800	190,800
OTHER CHARGES	1,132,527	9,638,426	11,659,700	11,951,700	13,184,400
GRANT/LOAN RECIPIENTS	1,532,638	1,973,288	2,210,000	2,210,000	1,575,516
CAPITAL OUTLAY	7,493,757	6,895,202	12,028,574	12,028,574	4,771,000
PASS THROUGHES	7,504,045	9,597,232	9,932,500	9,932,500	8,627,626
TOTAL EXPENSES	31,136,311	29,711,896	37,957,327	38,322,327	31,507,940

DDA FY23 BUDGET BY FUND

REVENUES BY FUND	ACTUAL FY 2020	ACTUAL FY 2021	BUDGET FY 2022	FORECASTED FY 2022	REQUEST FY 2023
DDA PARKING FUND	19,398,096	12,816,776	17,599,936	16,165,520	19,944,567
DDA HOUSING FUND	346,808	756,470	721,300	363,800	392,800
DDA GENERAL (TIF) FUND	7,184,947	7,422,771	12,285,917	9,455,800	8,267,573
DDA PARKING CIP FUND	66,341	3,606,207	2,613,000	2,610,000	2,903,000
DDA (TIF) CONSTRUCTION FUND	6,083,889	3,910,602	4,737,174	4,224,900	
TOTAL REVENUES	33,080,081	28,512,826	37,957,327	32,820,020	31,507,940

EXPENSES BY FUND	ACTUAL FY 2020	ACTUAL FY 2021	BUDGET FY 2022	FORECASTED FY 2022	REQUEST FY 2023
DDA PARKING FUND	16,326,301	15,285,481	17,599,936	17,964,936	19,944,567
DDA HOUSING FUND	487,216	1,084,207	721,300	721,300	392,800
DDA GENERAL (TIF) FUND	6,342,328	5,533,807	12,285,917	12,285,917	8,267,573
DDA PARKING CIP FUND	1,962,786	3,009,273	2,613,000	2,613,000	2,903,000
DDA (TIF) CONSTRUCTION FUND	6,017,680	4,799,128	4,737,174	4,737,174	
TOTAL EXPENSES	31,136,311	29,711,896	37,957,327	38,322,327	31,507,940

QUESTIONS/CLARIFICATION???

Please send any FY23 budget questions to **Sara Higgins**, copying Milton Dohoney, Marti Praschan, and Kim Buselmeier. Responses will be organized by topic and responded to throughout the budget season.



Thank You!!!