



CITY OF SHERWOOD

2021 URBAN RENEWAL FY2024-25 ADOPTED BUDGET



City of Sherwood 2021 Urban Renewal Agency Annual Budget

For the Fiscal Year

July 1, 2024 - June 30, 2025

BOARD OF DIRECTORS:

Tim Rosener, *Board Chair*

Kim Young, *Board President*

Renee Brouse, *Board Member*

Taylor Giles, *Board Member*

Doug Scott, *Board Member*

Dan Standke, *Board Member*

Keith Mays, *Board Member*

BUDGET COMMITTEE:

Kady Strode, *Chair*

Lana Painter, *Vice Chair*

Thomas Sherwood

Matt Kaufman

Paul Mayer

Brian Fairbanks

Nancy Taylor

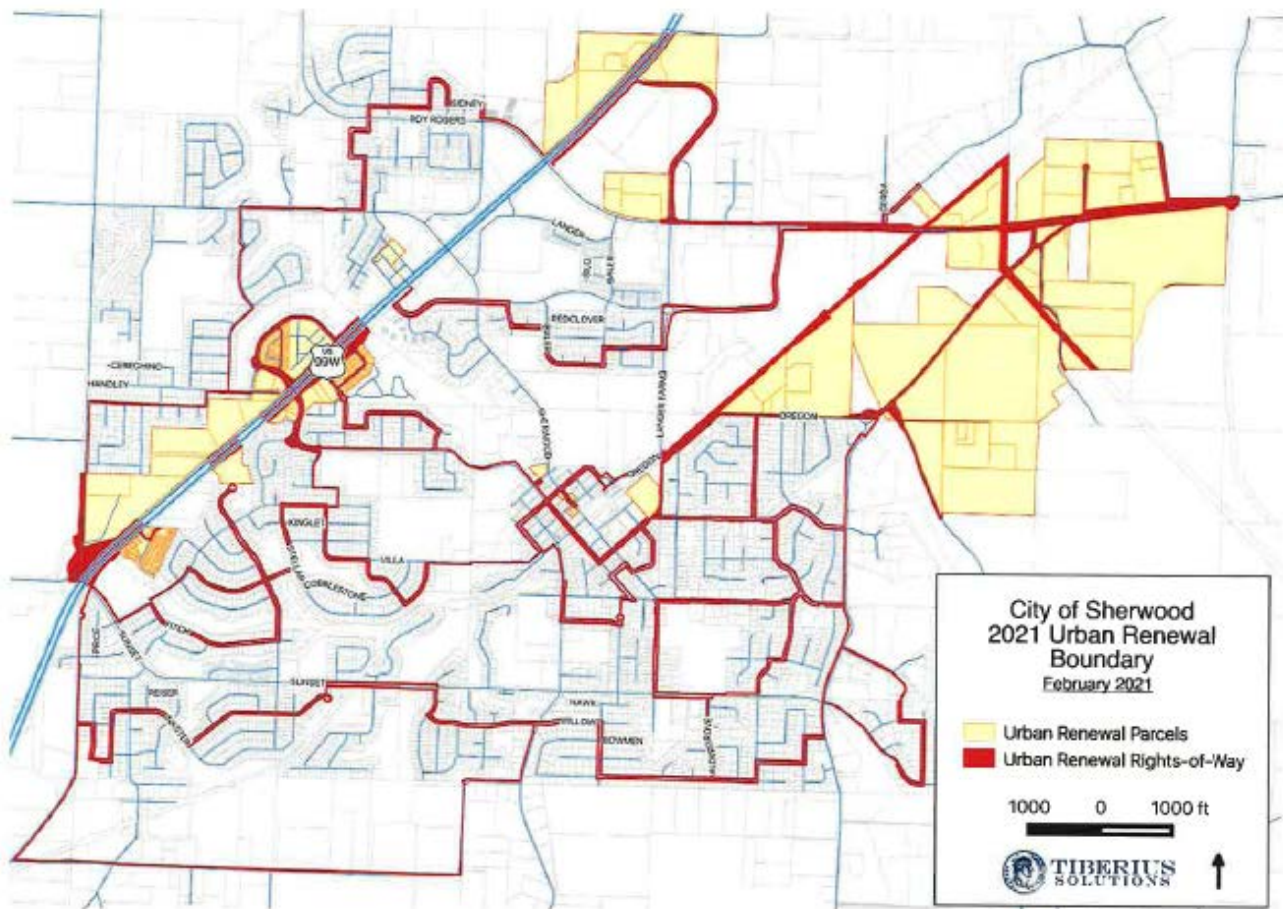
CITY STAFF:

Craig Sheldon, *City Manager Pro Tem/URA Manager*

Kristen Switzer, *Assistant City Manager*

David Bodway, *Finance Director*

- 1 About the Agency
- 2 Budget Message
- 3 Operations Budget
- 4 Capital Budget
- 5 Debt Service



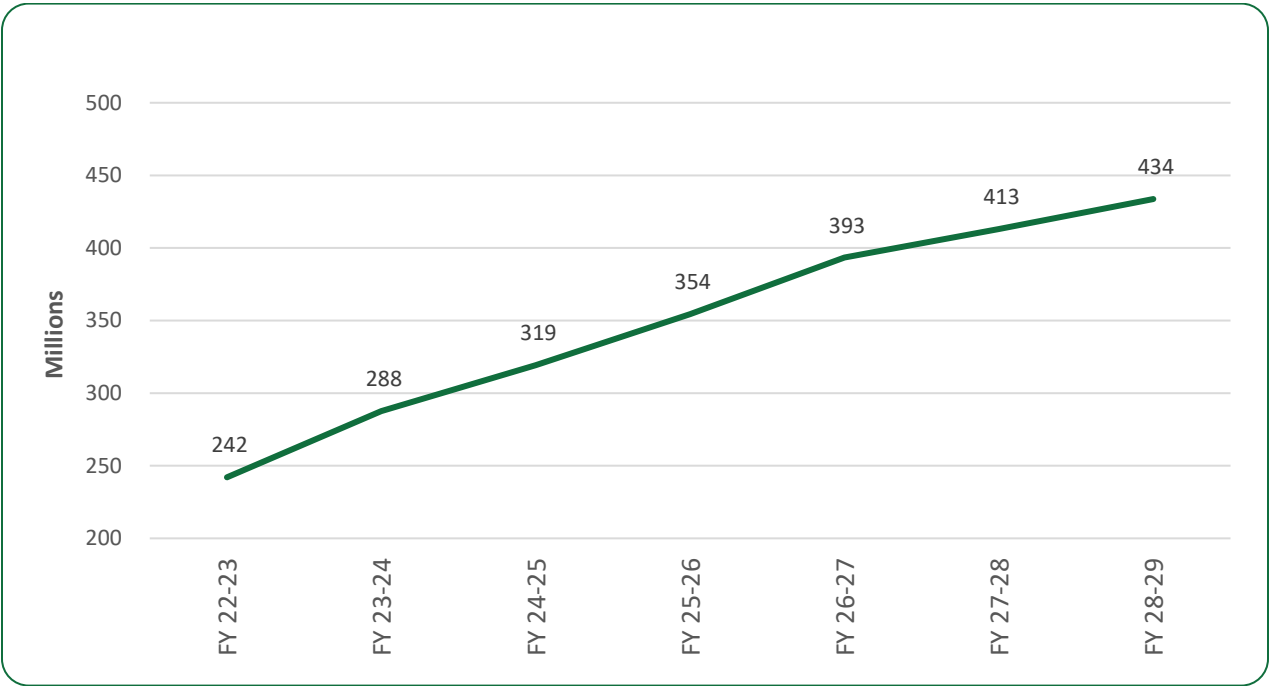
About the Agency

The 2021 Urban Renewal Agency (URA) is a separate entity from the City of Sherwood. The Sherwood City Council serves as the Board of Directors for the URA and is financially accountable for its operations. In accordance with Oregon budget law, the URA prepares its own budget, and the Board of Directors approves its annual appropriations.

Urban renewal agencies are designed to borrow money and make expenditure for economic and community development projects included in the Urban Renewal Plan. When the Sherwood 2021 Urban Renewal Plan was adopted in 2021, property values were frozen. The taxes collected on that frozen value continues to flow to the taxing authorities (City, County, Schools, TVF&R, etc.). The taxes collected on increased property values that typically occur with new development generate incremental tax revenue. This tax increment is then used to repay the URA debt and implement the URA plan.

Urban Renewal tax collections are not an additional tax. Urban Renewal tax collections are used to initiate development that would not be financially feasible without infrastructure improvements made possible by urban renewal financing.

Urban Renewal Agency Actual and Projected Assessed Value



Budget Message

It is my privilege to provide you, the citizens of the City of Sherwood, with the proposed 2021 Urban Renewal Agency (URA) budget for Fiscal Year 2024-2025 (FY2024-25).

The Agency budget consists of two funds: a General Operating Fund and a Capital Projects Fund. The Operating Fund is used to account for Agency administration costs and some economic development activities within the Urban Renewal Area. The Capital Projects Fund is used to account for construction projects and property purchases. All of the projects funded through the URA Capital Projects Fund are transferred to City ownership upon completion.

The Agency operates under direction from the Agency Board of Directors.

FY2024-25 Proposed Budget

The proposed FY2024-25 Operations Fund budget consists of personal services, allocated overhead, and material and services expenses needed to continue administering the URA. Debt service payments account for 58% of the proposed expenditures, while personal services account for 29% of the proposed expenditures.

The proposed FY2024-25 Capital Projects Fund budget primarily includes appropriations for construction of a High-Arched Pedestrian Bridge across Highway 99W, final design and start of construction on Ice Age Drive and continuing moving forward with developing Tannery design plans for mass grading and site cleanup for approval by Department of Environmental Quality (DEQ). Funding for these projects will come from tax increment revenue and loans.

This promises to be another exciting year for the Agency. Projects that have lived in the imaginations of elected officials and Sherwood citizens for years are proceeding through meticulous planning, design and construction. I am looking forward to another active year of Agency progress and community achievement.

Respectfully Submitted,



Craig Sheldon
URA Manager

Operations Budget

2021-22 Actual	2022-23 Actual	2023-24 Budget		2024-25 Proposed	2024-25 Approved	2024-25 Adopted
RESOURCES						
\$ -	\$ 862,643	\$ 487,788	Beginning fund balance	\$ 504,513	\$ 504,513	\$ 504,513
-	594,413	814,400	Revenue			
5,467	15,505	10,000	Taxes	1,266,696	1,266,696	1,266,696
5,467	609,918	824,400	Fines, interest and other	52,000	52,000	52,000
			Total revenue	1,318,696	1,318,696	1,318,696
			Other sources			
1,613,031	-	-	Issuance of long-term debt	-	-	-
1,613,031	-	-	Total other sources	-	-	-
1,618,498	1,472,561	1,312,188	Total resources	1,823,209	1,823,209	1,823,209
REQUIREMENTS						
			Expenditures			
			Personal services			
567	42,902	148,047	Salaries and wages	285,168	285,168	285,168
49	3,775	13,907	Payroll taxes	26,827	26,827	26,827
134	10,089	67,944	Benefits	129,890	129,890	129,890
750	56,766	229,898	Total personal services	441,885	441,885	441,885
			Materials and services			
-	9,250	10,750	Professional & technical	12,500	12,500	12,500
1,963	1,316	3,250	Other purchased services	7,250	7,250	7,250
-	-	-	Supplies	1,000	1,000	1,000
-	1,000	-	Community activities	-	-	-
273	12,730	138,041	Cost Allocation	167,053	167,053	167,053
2,236	24,296	152,041	Total materials & services	187,803	187,803	187,803
2,986	81,062	381,939	Total expenditures	629,688	629,688	629,688
			Debt service			
752,869	871,488	871,488	Interest	871,488	871,488	871,488
752,869	871,488	871,488	Total debt service	871,488	871,488	871,488
862,643	520,011	-	Ending Fund Balance	-	-	-
-	-	41,220	Contingency	131,870	131,870	131,870
-	-	17,541	Reserved for Future Years	190,163	190,163	190,163
\$ 1,618,498	\$ 1,472,561	\$ 1,312,188	Total requirements	\$ 1,823,209	\$ 1,823,209	\$ 1,823,209

Capital Projects:

Pedestrian Bridge: Construct a pedestrian bridge across 99W, Elwert and Kruger.

Ice Age Drive: Design Ice Age Drive in the Tonquin Employment Area to provide an east/west collector between Oregon Street and 124th.

Tannery Site Clean Up: Developing design plans for mass grading and site cleanup for approval by (DEQ).

Capital Fund Budget

2021-22 Actual	2022-23 Actual	2023-24 Budget		2024-25 Proposed	2024-25 Approved	2024-25 Adopted
			RESOURCES			
\$ -	\$ 25,034,596	\$ 23,387,706	Beginning fund balance	\$ 8,887,064	\$ 8,887,064	\$ 8,887,064
-	-	7,000,000	Revenue			
131,207	438,655	133,000	Intergovernmental	4,000,000	4,000,000	4,000,000
131,207	438,655	7,133,000	Fines, interest and other	500,000	500,000	500,000
			Total revenue	4,500,000	4,500,000	4,500,000
			Other sources			
25,996,536	-	-	Issuance of long-term debt	12,000,000	12,000,000	12,000,000
25,996,536	-	-	Total other sources	12,000,000	12,000,000	12,000,000
26,127,743	25,473,251	30,520,706	Total resources	25,387,064	25,387,064	25,387,064
			REQUIREMENTS			
			Expenditures			
			Personal services			
33,075	332,958	83,220	Salaries and wages	63,087	63,087	63,087
2,725	3,830	8,783	Payroll taxes	11,804	11,804	11,804
11,584	18,590	49,598	Benefits	38,128	38,128	38,128
47,383	355,378	141,601	Total personal services	113,019	113,019	113,019
			Materials and services			
200	350,116	200,000	Professional & technical	-	-	-
-	64,469	-	Facility and equipment	-	-	-
495	149,841	2,500	Other purchased services	55,500	55,500	55,500
-	118,624	-	Supplies	-	-	-
-	15,839	-	Minor equipment	-	-	-
41,143	46,295	177,345	Cost Allocation	145,890	145,890	145,890
41,838	745,184	379,845	Total materials & services	201,390	201,390	201,390
			Capital outlay			
-	2,693,457	54,000	Land	-	-	-
790,009	4,449,968	13,129,967	Infrastructure	23,789,250	23,789,250	23,789,250
-	2,975	-	Buildings	-	-	-
790,009	7,146,399	13,183,967	Total capital outlay	23,789,250	23,789,250	23,789,250
879,231	8,246,962	13,705,413	Total expenditures	24,103,659	24,103,659	24,103,659
			Debt service			
213,916	-	-	Issuance costs	-	-	-
213,916	-	-	Total debt service	-	-	-
25,034,596	17,226,289	-	Ending Fund Balance	-	-	-
-	-	16,815,293	Reserved for Future Years	1,283,405	1,283,405	1,283,405
\$26,127,743	\$ 25,473,251	\$ 30,520,706	Total requirements	\$ 25,387,064	\$ 25,387,064	\$ 25,387,064

Urban Renewal Debt Service

City Loans for Sherwood 2021 Urban Renewal Agency Projects			
	2021 Series A Full Faith and Credit	2021 Series B Full Faith and Credit	Total Debt on behalf of 2021 URA
Original Amount	\$ 3,975,300	\$ 19,640,000	\$ 23,615,300
Balance at 6/30/2024	3,975,300	19,640,000	23,615,300
Payment Source	Tax Increment		
Paying Fund	URA Operations		
Year Ending June 30			
2025	85,888	785,600	871,488
2026	85,888	785,600	871,488
2027	326,338	785,600	1,111,938
2028	326,324	785,600	1,111,924
2029	325,903	785,600	1,111,503
2030-2034	1,632,023	3,928,000	5,560,023
2035-2039	1,632,439	3,928,000	5,560,439
2040-2044	511,809	9,260,400	9,772,209
2045-2049	-	11,692,400	11,692,400
2050-2051	-	4,676,400	4,676,400
	<u>\$ 4,926,611</u>	<u>\$ 37,413,200</u>	<u>\$ 42,339,811</u>

Above is the current debt service schedule