

**FREIGHT HOUSE  
COMMUNITY IMPROVEMENT DISTRICT**

**FISCAL YEAR  
MAY 1, 2025 - APRIL 30, 2026  
BUDGET**

*and*

**FISCAL YEAR  
MAY 1, 2024 - APRIL 30, 2025  
AMENDED BUDGET**

# **FREIGHT HOUSE COMMUNITY IMPROVEMENT DISTRICT**

**FISCAL YEAR MAY 1, 2025 - APRIL 30, 2026 BUDGET**

## ***BUDGET MESSAGE***

The Freight House Community Improvement District ("District") was created by Ordinance No. 220717, adopted by the City Council of the City of Kansas City, Missouri on September 22, 2022, pursuant to the Community Improvement District Act, Sections 67.1401 et seq., RSMo ("Act"). The District desires to fund, or assist in the funding of, certain services and improvements as allowed by Sections 67.1401 to 67.1571 RSMo, as amended.

On October 19, 2022, the District's Board of Directors passed Resolution No. 2022:04 which imposed, upon approval of the qualified voters of the District, a one percent (1%) sales tax on retail sales in the District for the life of the district. The sales tax collection began July 1, 2023.

The District has entered into a Reimbursement Agreement with Freight House Condominium Association Inc, which will provide for formation costs, administration costs, public services and improvements within the District Project and related reimbursement.

The District has adopted a fiscal year beginning May 1 and ending April 30 of each year.

# FREIGHT HOUSE COMMUNITY IMPROVEMENT DISTRICT

**PROPOSED BUDGET**  
FISCAL YEAR MAY 1, 2025 - APRIL 30, 2026  
**PROPOSED AMENDED BUDGET**  
FISCAL YEAR MAY 1, 2024 - APRIL 30, 2025

	<b>Proposed Budget</b>				<b>Proposed Amended Budget</b>	<b>Previously Approved Budget</b>	<b>Actual (unaudited)</b>
	Operating Fund Budget	Debt Service Budget	Project Funds Budget	Fiscal Year Ending April 30, 2026	Fiscal Year Ending April 30, 2025	Fiscal Year Ending April 30, 2025	Fiscal Year Ending April 30, 2024
<b>REVENUES:</b>							
<b>Debt Service Funds:</b>							
Advances from Association	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 140,414
Bank loan proceeds	-	-	500,000	500,000	535,000	-	-
<b>Revenue Funds:</b>							
CID Sales Tax Revenues (1%)	-	250,000	-	250,000	250,000	200,000	169,702
<b>TOTAL REVENUES</b>	-	250,000	500,000	750,000	\$ 785,000	\$ 200,000	\$ 310,116
<b>EXPENDITURES:</b>							
<b>Project expenditures:</b>							
Parking Lot Improvements:							
Pavement replacement & sign repair	-	-	500,000	500,000	-	-	-
Stair replacement	-	-	-	-	250,000	-	-
Pavement repairs and patch repairs	-	-	-	-	285,000	-	-
Landscaping Improvements	-	-	10,000	10,000	10,000	10,000	2,325
Parking Lot Maintenance:							
Attendant	-	-	24,000	24,000	24,000	24,000	21,120
Groundskeeping	-	-	20,000	20,000	20,000	20,000	9,000
Lighting	-	-	7,200	7,200	7,200	7,200	2,426
Security	-	-	12,000	12,000	12,000	12,000	10,526
Site maintenance	-	-	6,000	6,000	6,000	6,000	18,074
Snow Removal	-	-	15,000	15,000	15,000	15,000	7,632
Utilities - Electric	-	-	22,000	22,000	22,000	22,000	15,457
Formation Costs	-	-	-	-	-	-	26,860
Repayment of bank loan (including accrued interest)	-	85,000	-	85,000	35,000	-	-
Repayment of debt on advances (including accrued interest)	-	26,800	-	26,800	72,150	57,150	127,500
<b>Operating expenditures:</b>							
Accounting fees	3,000	-	-	3,000	3,000	3,000	-
Legal fees	4,800	-	-	4,800	10,000	10,000	17,740
Insurance costs	1,200	-	-	1,200	1,200	1,200	1,200
Management Fees	12,000	-	-	12,000	12,000	12,000	6,000
Other operating costs of the district	1,000	-	-	1,000	450	450	1,130
<b>TOTAL EXPENDITURES</b>	22,000	111,800	616,200	750,000	\$ 785,000	\$ 200,000	\$ 266,990
<b>TRANSFERS TO/(FROM) OTHER FUNDS</b>	22,000	(138,200)	116,200	-	-	-	-
<b>EXCESS OF REVENUES OVER EXPENDITURES AND TRANSFERS</b>	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 43,126

**FREIGHT HOUSE  
COMMUNITY IMPROVEMENT DISTRICT**

**FISCAL YEAR MAY 1, 2025 - APRIL 30, 2026 BUDGET**

***BUDGET SUMMARY***

The District budget is presented in accordance with the requirements of Missouri statute on a cash basis.