

BROOKS DEVELOPMENT AUTHORITY
BALANCE SHEET
AS OF JUNE 30, 2020
(Unaudited)

ASSETS	9/30/2019	6/30/2020	YTD Change
Current Assets			
Unrestricted Cash	8,114,777	4,224,228	(3,890,549)
Restricted Cash	7,715,391	6,439,194	(1,276,197)
Total Cash	15,830,168	10,663,422	(5,166,746)
Accounts Receivable	3,020,909	3,367,689	346,780
Derivative Instrument-Deferred	1,300,926	1,300,926	-
Prepayments	52,363	134,573	82,210
Parts and Supplies Inventories	-	-	-
Total Current Assets	20,204,367	15,466,611	(4,737,756)
Land, Property, and Equipment			
Land	4,449,180	4,449,180	-
Depreciable Property & Equipment	197,134,966	197,182,948	47,982
Less: Accumulated Depreciation	(67,213,252)	(73,117,825)	(5,904,573)
Total Land, Property, and Equipment	134,370,894	128,514,304	(5,856,591)
Construction In Progress	20,056,883	17,391,227	(2,665,656)
TOTAL ASSETS	174,632,143	161,372,140	(13,260,003)

LIABILITIES AND NET ASSETS	9/30/2019	6/30/2020	YTD Change
LIABILITIES			
Accounts Payable	935,050	374,893	(560,156)
Accrued Expenses	1,857,692	432,036	(1,425,657)
JP Morgan Chase-DPT Loan	8,189,619	7,563,079	(626,540)
SECO Note I, II & III	2,328,836	1,922,624	(406,212)
Tenant's Security Deposits	126,291	172,342	46,052
INB Loan - Aviator Apartments	20,855,912	20,573,472	(282,439)
Bonds Payable Series 2015	49,250,000	49,250,000	-
Bonds Payable Series 2017	36,400,000	36,400,000	-
Industrial Building	3,493,981	-	(3,493,981)
Lease Payable Frost Bank- Maintenance Vehicles	64,576	42,897	(21,680)
Lease Payable Frost Bank- Landscaping Equipment	34,851	21,524	(13,327)
Lease Payable Balboa	110,889	92,857	(18,032)
Lone Star Building 167/176 Loan	5,907,500	1,500,000	(4,407,500)
Other Deferred Revenue	258,167	-	(258,167)
Deferred Rents	1,824,426	1,375,328	(449,098)
Derivative Instrument	1,300,926	1,300,926	-
Total Liabilities	132,938,715	121,021,979	(11,916,736)
Net Assets			
Invested in Capital Assets Net of Related Debt	38,773,235	34,739,659	(4,033,576)
Unrestricted	2,920,194	5,610,502	2,690,309
Total Net Assets	41,693,428	40,350,161	(1,343,267)
TOTAL LIABILITIES AND NET ASSETS	\$ 174,632,143	\$ 161,372,140	\$ (13,260,003)

Highlighted Items

Total Cash - Operating, Debt Service, & Capital Projects. Debt Service payment of \$2.8M in Feb
Accrued Expenses - Bond accrued interest paid in Feb of \$800k. Remaining balance of expenses moved to A/P and paid.
Industrial Building - Closing transaction took place in October
Lone Star Buildings 167/176 - Paid down \$4.4M of loan balance with TIRZ funding

Brooks Development Authority
 Summary of Investment Account Balances
 As of June 30, 2020
 (Unaudited)

Cash Balances	30-Sep-19	30-Jun-20
UMB Corporate Trust Services	7,487,639.31	6,200,582.06
Loan Star National Bank CD	6,670,362.75	3,780,783.19
BBVA Compass Operating	947,964.20	939,715.31
BBVA Compass Lease Deposits	130,029.73	176,812.63
JP Morgan Construction Debt Service Account	281,721.38	59,817.55
Frost Bank Operating Account	366,180.27 *	34,488.21
Inter National Bank	633.00	471.00
Total	\$ 15,884,530.64	\$ 11,192,669.95
Allocation of Funds		
Unrestricted Funds Allocation:		
BBVA Compass Operating Account *	0.00	529,247.81
JP Morgan Construction Debt Service	0.00	0.00
Frost Operating Account *	55,463.63	(0.00)
Unrestricted Operating Funds	\$ 55,463.63	\$ 529,247.81
Designated Funds Allocation:		
Designated Operating Reserve	4,878,879.00	3,537,602.72
Infrastructure Bonds Debt Service Reserve	2,346,499.96	586,624.93
Buildings 167/176 Expenses for final build-out	0.00	100,000.00
General Debt Service Reserve Fund	484,744.15	(0.00)
Designated EDA Grant Reserve	403,552.48	0.00
Designated Operating Funds	\$ 8,113,675.59	\$ 4,224,227.65
Restricted Funds Allocation:		
UMB Corporate Trust Services (Bonds)	7,487,639.31	6,200,582.06
BBVA Compass Lease Deposits	130,029.73	176,812.63
Bond Funds Received To be Paid in July	97,089.38	61,328.80
Inter National Bank (Aviator)	633.00	471.00
Restricted Operating Funds	\$ 7,715,391.42	\$ 6,439,194.49
Grand Total	\$ 15,884,530.64	\$ 11,192,669.95

* Excludes outstanding checks.

LIQUIDITY

Designated Operating Reserve	3,537,602.72
Infrastructure Bonds Debt Service Reserve	586,624.93
BBVA Compass Operating	529,247.81
Buildings 167/176 Expenses for final build-out	100,000.00

TOTAL LIQUIDITY **\$ 4,753,475.46**

Highlighted Items

Total Liquidity - \$6.5M liquidity requirement

BROOKS DEVELOPMENT AUTHORITY
FY 2020 Operating Budget Report Detail - Cash Basis
For the Nine Months Ending June 30, 2020
(Unaudited)

	FY 2020 Budget	October Actuals	November Actuals	December Actuals	January Actuals	February Actuals	March Actuals	April Actuals	May Actuals	June Actuals	YTD Actuals	YTD Budget	YTD Variance	YTD %
Sources of Funds														
Commercial Rents	3,277,238	385,312	105,495	257,457	260,170	355,549	282,582	233,837	215,706	344,236	2,440,344	2,457,929	(17,584)	99%
Enterprise Revenue	1,270,048	91,717	105,517	107,641	138,056	-	203,992	86,679	38,222	106,692	878,516	952,536	(74,020)	92%
CAM & Reimbursable	1,014,298	95,398	53,918	54,259	92,284	89,581	58,507	45,506	43,358	112,991	645,802	760,724	(114,922)	85%
Property Owners Assessments	264,438	-	-	-	119,069	-	-	-	38,913	58,168	216,150	198,329	17,822	109%
Interest Income	135,000	23,646	23,415	21,750	21,970	20,639	17,203	13,115	10,025	9,364	161,127	101,250	59,877	159%
Miscellaneous Income	103,208	43,721	18,250	10,500	29,720	180	836	-	7	-	103,215	77,406	25,809	133%
Sales Proceeds Reimbursement	3,814,324	-	-	20,000	-	-	-	-	-	-	20,000	2,860,743	(2,840,743)	1%
Total Sources of Funds	9,878,554	639,795	306,595	471,606	661,269	465,949	563,120	379,138	346,230	631,452	4,465,154	7,408,916	(2,943,762)	60%
Uses of Funds														
Department 10 - Executive														
1 Salaries and Wages	616,151	42,571	92,436	145,376	36,436	36,436	36,647	36,436	36,436	36,339	499,115	462,113	(37,002)	108%
2 Employee Benefits and Taxes	148,125	25,149	4,758	19,652	13,939	11,841	11,811	11,571	11,362	10,352	120,435	113,794	(6,641)	106%
3 Professional Services	280,699	22,800	22,800	22,800	39,350	6,250	40,199	35,300	22,800	22,800	235,099	210,524	(24,575)	112%
4 Travel	20,173	226	8	5,820	2,988	-	1,207	-	-	-	10,248	15,130	4,881	68%
5 Customer Relations	11,500	855	830	107	1,057	420	250	55	-	-	3,574	8,625	5,051	41%
6 Admin/Other	11,625	162	20	1,450	-	-	4,964	194	286	1,285	8,361	8,719	358	96%
Department 10 - Executive Total	1,088,273	91,763	120,852	195,205	93,770	54,947	95,078	83,556	70,885	70,776	876,832	818,905	(57,928)	107%
Department 11 - Economic Development														
1 Salaries and Wages	163,507	17,280	12,327	12,290	12,475	12,271	12,252	12,401	12,438	12,327	116,060	122,630	6,570	95%
2 Employee Benefits and Taxes	76,502	17,813	3,382	6,033	8,530	5,449	3,733	5,849	4,626	5,052	60,467	59,527	(941)	102%
3 Travel	4,461	461	-	10	-	-	-	-	-	-	471	3,346	2,875	14%
4 Customer Relations	2,065	-	268	-	-	297	-	-	-	-	565	1,549	984	36%
5 Memberships/Dues	100,900	-	-	-	-	100,000	-	-	-	-	100,000	75,675	(24,325)	132%
6 Admin/Other	23,359	-	-	87	2,905	4,819	1,730	1,245	1,245	1,245	13,276	17,519	4,244	76%
Department 11 - Economic Development Total	370,794	35,554	15,976	18,409	23,920	122,836	17,716	19,495	18,309	18,624	290,839	280,246	(10,593)	104%
Department 12 - Human Resources														
1 Salaries and Wages	290,490	34,628	22,171	22,171	22,171	20,596	22,171	22,171	22,171	22,171	210,420	217,868	7,448	97%
2 Employee Benefits and Taxes	145,896	27,855	4,140	12,993	18,087	13,083	12,424	13,735	9,098	12,862	124,277	113,497	(10,780)	109%
3 Contract Labor/Services	11,351	1,033	1,070	877	1,157	778	23	109	1,561	1,036	7,643	8,513	870	90%
4 Legal	5,000	301	-	538	-	-	1,462	-	776	365	3,441	3,750	309	92%
5 Training	5,000	108	2,500	-	-	-	-	-	-	-	2,608	3,750	1,142	70%
6 Admin/Other	13,318	1,588	548	983	3,441	567	1,353	549	371	628	10,029	9,989	(40)	100%
Department 12 - Human Resources Total	471,055	65,514	30,429	37,562	44,856	35,023	37,433	36,564	33,977	37,061	358,418	357,366	(1,052)	100%
Department 13 - Board														
1 Legal	48,000	3,397	-	14,883	-	3,702	2,021	3,311	3,677	3,722	34,712	36,000	1,288	96%
2 Office Supplies	3,563	52	-	20	20	51	20	-	20	-	183	2,672	2,489	7%
3 Security	4,520	400	400	640	160	160	400	160	-	-	2,320	3,390	1,070	68%
4 Customer Relations	6,216	80	135	-	-	-	-	-	-	-	216	4,662	4,446	5%
5 Admin/Other	3,397	29	-	298	156	134	75	35	-	107	835	2,548	1,713	33%
Department 13 - Board Total	65,696	3,958	535	15,841	336	4,047	2,516	3,506	3,697	3,829	38,266	49,272	11,006	78%

	FY 2020 Budget	October Actuals	November Actuals	December Actuals	January Actuals	February Actuals	March Actuals	April Actuals	May Actuals	June Actuals	YTD Actuals	YTD Budget	YTD Variance	YTD %
Department 20 - Finance														
1 Salaries and Wages	658,124	84,688	54,525	55,882	50,094	49,790	54,805	44,796	42,042	42,346	478,968	493,593	14,625	97%
2 Employee Benefits and Taxes	273,307	55,784	18,093	25,333	24,928	15,811	16,291	10,066	11,933	12,750	190,990	211,780	20,790	90%
3 Professional Services/Audit	250,290	2,005	30,000	40,700	77,535	-	18,700	10,460	38,300	217,700	187,718	(29,983)	116%	
4 Legal	10,000	452		1,157		282	1,116	796	695	688	5,184	7,500	2,316	69%
5 Insurance	211,366	11,692	21,679	97,361	24,123	1,792	1,792	13,029		21,619	193,085	158,525	(34,561)	122%
6 Other	65,986	163	229	4,502	650	2,704	8,700	3,036	2,658	6,579	29,221	49,490	20,269	59%
Department 20 - Finance Total	1,469,073	154,783	124,526	224,936	177,330	70,379	101,403	71,723	67,788	122,281	1,115,148	1,108,604	(6,544)	101%
Department 32 - Facilities														
1 Salaries and Wages	216,463	48,233	20,612	26,984	17,767	15,377	20,917	33,255	31,906	34,219	249,269	162,347	(86,922)	154%
2 Employee Benefits and Taxes	134,880	83,561	(20,703)	14,762	31,219	4,052	9,528	20,632	15,228	15,390	173,670	116,310	(57,360)	149%
3 Security	36,733	3,440	3,092	3,675	1,925	5,131	1,519	6,568	1,759	8,066	35,176	27,550	(7,627)	128%
4 Landscaping/Trees/Irrigation/Roads	19,757	4,940	(775)	2,189	184	(639)	3,189	1,351	731	(2,798)	8,371	14,818	6,447	56%
5 HVAC	125,091	18,932	2,676	4,495	17,747	13,635	10,065	18,978	8,768	11,978	107,273	93,818	(13,455)	114%
6 Custodial	59,186	7,424	2,361	4,375	7,633	3,603	4,599	7,441	3,102	(807)	39,371	44,390	4,658	90%
7 Fleet	16,454		1,841	1,061			1,060	1,256			5,218	12,341	7,123	42%
8 Utilities	525,000	51,835	55,605	45,564	35,199	47,241	36,895	28,326	42,387	40,058	383,109	393,750	10,641	97%
9 Repairs & Maintenance/Electrical/Plumbing	93,613	11,821	12,758	7,383	5,712	8,269	11,049	5,389	1,618	21,093	85,090	70,210	(14,881)	121%
10 Vehicles/Equipment Payment	67,138	3,909	2,571	12,380	3,941	2,590	12,045	3,972	2,656	11,716	55,780	50,354	(5,427)	111%
11 Admin/Other	27,231	2,815	686	1,910	1,335	1,588	3,056	1,605	2,357	1,388	16,740	20,423	3,683	82%
Department 32 - Facilities Total	1,321,546	236,911	80,722	124,778	122,664	100,846	113,922	128,771	110,511	140,304	1,159,429	1,006,310	(153,120)	115%
Department - POA														
1 POA Greenline Park	325,328	30,948	19,396	20,077	26,899	17,913	19,365	18,142	6,719	17,170	176,628	243,996	67,368	72%
2 POA Security	552,605	40,376	38,966	58,873	41,560	38,861	38,739	38,563	39,435	39,251	374,625	414,454	39,829	90%
3 POA Medians, Sidewalks, Roads	762,600	74,548	49,565	45,430	50,788	44,669	39,848	22,271	26,422	25,825	379,366	571,950	192,584	66%
4 POA Playgrounds & Ponds	160,680	8,761	6,216	5,644	4,857	7,133	11,365	2,543	1,828	8,012	56,358	120,510	64,152	47%
5 POA Other	474,854	12,291	10,562	37,475	10,058	11,557	8,959	7,658	11,241	11,144	120,945	356,141	235,196	34%
POA - Total	2,276,067	166,924	124,705	167,500	134,161	120,132	118,276	89,178	85,644	101,402	1,107,922	1,707,050	599,129	310%
Department 41 - Information Technology														
1 Salaries and Wages	81,542	10,962	7,308	7,308	3,654	-	5,481	7,308	7,308	7,308	56,635	61,157	4,522	93%
2 Employee Benefits and Taxes	34,862	8,259	1,308	3,280	3,223	1,251	2,010	3,280	2,486	2,463	27,559	27,222	(337)	101%
3 IT Professional Services/Maintenance Agreement	103,011	270		122	9,958	7,825	7,819	3,598	36,250	2,507	68,348	77,258	8,910	88%
4 Computer Equip/Office Equip Lease/Software	55,338		897	2,789	2,773	422	2,739	3,530	1,534	20,094	34,777	41,504	6,726	84%
5 Other	48,205	10,013	1,426	2,510	3,695	920		747		3,572	22,883	36,154	13,270	63%
Department 41 - Information Technology Total	322,958	29,503	10,938	16,008	23,304	10,418	18,048	18,463	47,577	35,943	210,202	243,294	33,091	86%
Department 50 - Marketing														
1 Salaries and Wages	203,838	19,170	12,858	12,716	15,600	16,753	16,160	16,408	16,473	16,408	142,546	152,879	10,332	93%
2 Employee Benefits and Taxes	76,310	13,319	4,108	5,026	6,958	4,964	6,135	6,418	4,631	5,150	56,709	58,783	2,073	96%
3 Embassy Sponsorships	69,198	34,578	10,559	3,791	1,800	15,423	4,571				70,723	51,899	(18,825)	136%
4 Sponsorships/Conferences	128,300	43,000	30,300	9,250	7,590	10,870	7,486	4,500	1,500	6,977	121,472	96,225	(25,247)	126%
5 Advertising	262,943	24,807	22,661	27,681	23,763	7,715	24,887	11,839	7,960	10,730	162,042	197,207	35,165	82%
6 Marketing Contract	300,000	25,000	25,000	25,000	25,000	25,000	25,000	25,000	25,000	25,000	225,000	225,000	-	100%
7 Ground Breaking/Special Events	109,702	12,579	5,337	5,510	43,598	20,192	8,900	(5,863)			90,253	82,277	(7,977)	110%
8 Other	169,968	10,091	3,332	1,382	2,103	39,939	19,188	1,403	962	11,195	89,595	127,476	37,881	70%
Department 50 - Marketing Total	1,320,259	182,544	114,156	90,356	126,413	140,856	112,327	59,704	56,526	75,460	958,341	991,744	33,403	97%
Department 60 - Planning & Development														
1 Salaries and Wages	362,154	36,759	27,736	27,736	27,736	27,736	27,736	27,736	27,159	27,496	257,831	271,616	13,784	95%
2 Employee Benefits and Taxes	132,212	21,502	3,510	11,814	13,661	9,210	9,204	11,687	7,989	8,570	97,147	101,534	4,387	96%
3 Other	37,529			870	203	6			140	10,688	11,906	28,147	16,240	42%
Department 60 - Planning & Development Total	531,895	58,261	31,246	40,420	41,600	36,953	36,940	39,423	35,288	46,753	366,884	401,296	34,412	91%
Total Uses of Funds	9,237,616	1,025,716	654,087	931,014	788,354	696,436	653,658	550,382	530,202	652,433	6,482,282	6,928,212	445,930	94%
Net Income (Loss) from Operatons	640,938	(385,921)	(347,493)	(459,408)	(127,084)	(230,487)	(90,538)	(171,244)	(183,972)	(20,981)	(2,017,128)	480,704	\$ (2,497,832)	

	FY 2020 Budget	October Actuals	November Actuals	December Actuals	January Actuals	February Actuals	March Actuals	April Actuals	May Actuals	June Actuals	YTD Actuals	YTD Budget	YTD Variance	YTD %
Non Operating Revenues														
JP Morgan Chase/DPT Debt Service	1,386,525	118,803	112,536	115,624	117,150	114,115	115,692	117,094	114,118	115,733	1,040,866	1,039,894	972	100%
Grants	220,000										-	165,000	(165,000)	0%
Capital Projects Allocation	495,037	41,253	41,253	41,253	41,253	41,253	41,253	41,253	41,253	41,253	371,278	371,278	-	100%
2015 A-1 Bonds	2,346,500	195,542	195,542	195,542	195,542	195,542	195,542	195,542	195,542	195,542	1,759,875	1,759,875	-	100%
General Debt Service Reserve	616,095										-	462,071	(462,071)	0%
Tenants Utility Reimbursement	259,348	33,037	16,037	28,963	33,537	18,929	13,577	29,798	23,396	10,747	208,020	194,511	13,509	107%
Total Non Operating Revenue	5,323,505	388,635	365,368	381,382	387,482	369,839	366,063	383,687	374,309	363,274	3,380,039	3,992,629	(612,590)	85%
Non Operating Expenditures														
JP Morgan Chase/DPT Debt Service Payment	1,386,525	118,803	112,536	115,624	117,150	114,115	115,692	117,094	114,118	115,733	1,040,866	1,039,894	(972)	100%
2015 A-1 Bonds Debt Service Payment	2,346,500	195,542	195,542	195,542	195,542	195,542	195,542	195,542	195,542	195,542	1,759,875	1,759,875	(0)	100%
2015 B-1 Bonds Debt Service Payment	504,000	42,000	24,883	42,000	42,000	42,000	42,000	42,000	42,000	42,000	360,883	378,000	17,117	95%
2015 B-2 Bonds Debt Service Payment	520,625	43,385	27,342	43,385	43,385	43,385	43,385	43,385	43,385	43,385	374,425	390,469	16,043	96%
2017 A-1 Bonds Debt Service Payment	243,750	20,313	20,313	20,313	20,313	20,313	20,313	20,313	20,313	20,313	182,813	182,813	-	100%
SECO Debt Service Payment	431,977		215,988			215,988					431,977	323,983	(107,994)	133%
Tenants Utility Expenditures	259,345	33,040	22,811	20,474	24,859	19,632	19,120	22,938	22,403	22,403	207,681	194,509	(13,172)	107%
Hotel Debt Service	193,679					185,663					185,663	145,259	(40,403)	128%
Lone Star Debt Service - OKIN	78,042			14,882	6,875	6,563	6,563	6,781	4,688	4,844	51,194	58,532	7,337	87%
Total Non Operating Expenditures	5,964,443	453,082	619,414	452,219	450,124	843,200	442,614	448,053	442,448	444,219	4,595,375	4,473,332	(122,043)	103%
Total Non Operating Revenues & Expenditures	(640,938)	(64,448)	(254,046)	(70,838)	(62,642)	(473,361)	(76,550)	(64,366)	(68,140)	(80,945)	(1,215,336)	(480,704)	\$ (734,633)	253%
Net Income (Loss) after Operations & Debt Service	0	(450,368)	(601,539)	(530,246)	(189,726)	(703,848)	(167,089)	(235,611)	(252,111)	(101,926)	(3,232,464)	0	(3,232,465)	

Notes on highlighted items:

Sources of Funds - Land Sale of UIW expected and budgeted in September. Enterprise Revenue: Unfavorable due to higher Capital expenditures for Heritage Oaks (tree trimming).

CAM: Cuisine Solutions began in July, timing of payments for Aviator

Dept 10: Salaries & Benefits - 2019 Incentive paid in Nov. Unfavorability will decrease through rest of the year

Dept 11: Memberships - Timing of SA EDF membership payment

Dept 20: Professional Services - timing of payment for appraisal, audit, and TXP report will become more favorable throughout year

Insurance - Timing of payments at beginning of the year will become more favorable throughout the year

Dept 32: Salaries & Benefits - Budget allocation with POA miss.

POA: Non-salaried hour allocation lower than expected due to COVID-19. Other - Insurance will be reclassified at year end, Allocation of salaried employee hours lower than budgeted due to turnover

Dept 50: Sponsorships/Conferences - Sponsorships front-loaded in FY, will smooth out by year-end; Advertising down due to COVID-19.

Non Op Revenue: Grants - Payment comes in July/Aug; General Debt Service Reserve - Will be moved at year end

Non Op Expenditures: SECO Debt Service variance will balance at year end

Brooks Development Authority
Unaudited Capital Budget Report - Cash Basis
As of June 30, 2020

Sources	FY2020 Budget	Brooks Bonds	CoSA Funding	SARA Grant	Bexar Cty Funding	Commercial Loans	Brooks Cash	Totals	Prior Fiscal Years	Total
Bond - Infrastructure	\$ 1,173,697	666,992	-	-	-	-	-	666,992	18,189,472	18,856,464
Greenline Park to Mission Reach	\$ 1,453,184	-	-	-	10,400	-	-	10,400	333,259	343,659
CoSA Capital Funding - S New Braunfels/ Lyster to 410	\$ -	-	-	-	-	-	-	-	277,201	277,201
CoSA Bond Projects	\$ 156,246	-	139,834	-	-	-	-	139,834	1,283,092	1,422,926
EDU Credits	\$ -	-	-	-	-	-	-	-	-	-
SARA Grant	\$ -	-	-	14,144	-	-	-	14,144	941,813	955,957
Construction Loans	\$ 1,525,221	-	-	-	-	-	-	-	5,869,117	5,869,117
Brooks Capital Contribution/Land Sales	\$ 3,666,839	-	-	-	-	-	1,708,671	1,708,671	10,835,251	12,543,922
Stabilization Funds	\$ -	-	-	-	-	-	-	-	786,303	786,303
BDA Building Self Insurance Fund	\$ -	-	-	-	-	-	-	-	-	-
POA - Special Assessment	\$ 598,509	-	-	-	-	-	78,272	78,272	28,504	106,776
0 \$	\$ -	-	-	-	-	-	-	-	-	-
Brooks Land Contribution	\$ 871,200	-	-	-	-	-	-	-	-	-
3rd Party Equity Contribution	\$ 88,213	-	-	-	-	-	-	-	-	-
Total Sources	9,533,109	666,992	139,834	14,144	10,400	-	1,786,943	2,618,313	38,544,012	41,162,325

Uses	FY2020 Budget	Brooks Bonds	CoSA Funding	SARA Grant	Bexar Cty Funding	Commercial Loans	Brooks Cash	Totals	Prior Fiscal Years	Total
Infrastructure Projects										
OFFSITE SEWER - TOWN CENTER ALONG SE MILITARY	\$ -	-	-	-	-	-	-	-	-	-
LA GLORIA SEWER	\$ -	-	-	-	-	-	-	-	-	-
GFR SEWER	\$ -	-	-	-	-	-	-	-	-	-
GREENLINE PARK LINKAGE TO MISSION REACH	\$ 1,794,732	-	-	-	10,400	-	2,278	12,678	413,675	426,353
S. NEW BRAUNFELS/LYSTER TO 410 DESIGN	\$ 352,000	352,000	-	-	-	-	-	352,000	530,547	882,547
CITY BASE COMMONS - TRAFFIC LIGHT	\$ 74,172	72,902	-	-	-	-	1,270	74,172	425,590	499,762
RESEARCH PLAZA EXTENSION - INNER CIRCLE TO PRESA	\$ 25,284	-	34,815	-	-	-	-	34,815	700,849	735,664
SNB TO LYSTER TO AVIATION	\$ 94,974	-	47,487	-	-	-	-	47,487	929,385	976,872
INNER CIRCLE	\$ 35,988	-	57,533	-	-	-	-	57,533	386,953	444,485
Total Infrastructure Projects	2,377,150	424,902	139,834	-	10,400	-	3,548	578,684	3,386,999	3,965,684

Vertical Projects	FY2020 Budget	Brooks Bonds	CoSA Funding	SARA Grant	Bexar Cty Funding	Commercial Loans	Brooks Cash	Totals	Prior Fiscal Years	Total
INDUSTRIAL BUILDING	\$ 253,493	-	-	-	-	-	253,923	253,923	1,003,516	1,257,439
CUISINE SOLUTIONS	\$ 2,735	-	-	-	-	-	3,401	3,401	27,175	30,576
AVIATOR	\$ 1,000	-	-	-	-	-	1,785	1,785	2,072	3,856
SENIOR LIVING CENTER	\$ -	-	-	-	-	-	-	-	10,215	10,215
BUILDING 176 RENOVATION	\$ 250,266	375	-	-	-	-	154,549	154,924	3,568,095	3,723,019
BUILDING 167 RENOVATION	\$ 250,266	375	-	-	-	-	279,916	280,291	2,865,941	3,146,233
GREENLINE VILLAGE	\$ 86	-	-	-	-	-	86	86	95,369	95,455
BUILDING 804 RENOVATION - OKIN	\$ -	-	-	-	-	-	-	-	50,707	50,707
BUILDING 805 RENOVATION - OKIN	\$ -	-	-	-	-	-	-	-	5,009	5,009
BUILDING 175 RENOVATION	\$ -	-	-	-	-	-	-	-	14,811	14,811
OFFICE BUILDING	\$ -	-	-	-	-	-	1,118	1,118	1,061,113	1,062,231
LA GLORIA	\$ 2,572,847	-	-	-	-	-	5,229	5,229	1,054,614	1,059,844
MEDICAL OFFICE BUILDING	\$ 452	-	-	-	-	-	688	688	573,663	574,351
Total Vertical Projects	3,331,144	750	-	-	-	-	700,696	701,446	10,332,299	11,033,744

	FY2020	Brooks	CoSA	SARA	Bexar Cty	Commercial	Brooks		Prior	
Landscape Projects	Budget	Bonds	Funding	Grant	Funding	Loans	Cash	Totals	Fiscal Years	Total
POND RENOVATIONS (POA SPECIAL ASSESSMENT)	\$ 196,893	-	-	-	-	-	3,328	3,328	60,586	63,914
Total Landscape Projects	\$ 196,893	-	-	-	-	-	3,328	3,328	60,586	63,914

	FY2020	Brooks	CoSA	SARA	Bexar Cty	Commercial	Brooks		Prior	
Tenant/Campus Improvements	Budget	Bonds	Funding	Grant	Funding	Loans	Cash	Totals	Fiscal Years	Total
DEMOLITION	\$ -	-	-	-	-	-	-	-	2,275	2,275
DRAINAGE @ RUNNING W/MOON	\$ 15,000	-	-	-	-	-	-	-	-	-
HANGAR 9 - JENNY PLANE	\$ -	-	-	-	-	-	-	-	5,500	5,500
CAMPUS MARQUEE	\$ 26,198	-	-	-	-	-	26,198	26,198	-	26,198
SAFETY RAILS OVER LOW CROSSINGS	\$ 15,000	-	-	-	-	-	-	-	-	-
WAYFINDING SIGNS (POA CAPITAL ASSESSMENT)	\$ -	-	-	-	-	-	7,808	7,808	5,952	13,760
PARK CANOPIES (POA CAPITAL ASSESSMENT)	\$ 129,675	24,675	-	-	-	-	-	24,675	20,875	45,550
POA CAMPUS-WIDE SIGNAGE (POA CAPITAL ASSESSMENT)	\$ -	-	-	-	-	-	-	-	-	-
FLOOD ARM BARCADES (POA CAPITAL ASSESSMENT)	\$ -	-	-	-	-	-	-	-	14,750	14,750
EMERGENCY 911 POLES (2) (POA CAPITAL ASSESSMENT)	\$ 3,600	-	-	-	-	-	3,600	3,600	15,100	18,700
DOG PARK (POA CAPITAL ASSESSMENT)	\$ 71,941	-	-	14,144	-	-	42,661	56,805	15,502	72,307
STUDY/DESIGN FOR POND BRIDGE	\$ 100,000	-	-	-	-	-	-	-	-	-
POA PARK CHARGING STATIONS	\$ -	11,989	-	-	-	-	-	11,989	-	11,989
PAVERS IN THE PARK FOR FOOD TRUCKS (POA CAPITAL ASSESSMENT)	\$ 70,000	-	-	-	-	-	-	-	-	-
EMBASSY SUITES HOTEL SALON	\$ 162,943	162,393	-	-	-	-	550	162,943	122,145	285,087
SPA REBRANDING	\$ -	-	-	-	-	-	-	-	36,000	36,000
B532 IMPROVEMENTS	\$ 42,312	-	-	-	-	-	42,312	42,312	23,334	65,646
STREET REPAIRS	\$ 50,000	-	-	-	-	-	37,008	37,008	-	37,008
UNIT 20C SEWER	\$ 200,000	-	-	-	-	-	-	-	-	-
HERITAGE OAKS MASTER PLAN	\$ -	-	-	-	-	-	-	-	-	-
COMPASS ROSE ADA COMPLIANCE	\$ 150,000	-	-	-	-	-	36,263	36,263	-	36,263
COMPASS ROSE NEW SCHOOL SITE - ELECTRIC UTILITIES	\$ -	-	-	-	-	-	-	-	-	-
LEVELING _ BLDG 510 (NEW TENANT)	\$ 7,830	-	-	-	-	-	9,330	9,330	-	9,330
COMPASS ROSE	\$ 2,841	-	-	-	-	-	2,841	2,841	3,253	6,093
COMPASS ROSE BUILDING 532 RENOVATIONS	\$ 5,375	-	-	-	-	-	20,748	20,748	104,646	125,394
Total Tenant/ Campus Improvements	\$ 1,052,715	199,057	-	14,144	-	-	229,319	442,520	369,331	811,851

	FY2020	Brooks	CoSA	SARA	Bexar Cty	Commercial	Brooks		Prior	
MISC	Budget	Bonds	Funding	Grant	Funding	Loans	Cash	Totals	Fiscal Years	Total
CAPITAL LEGAL FEES	\$ 253,454	-	-	-	-	-	61,141	61,141	354,302	415,443
PRE-DEVELOPMENT - MULTIPLE PROJECTS	\$ 105,000	-	-	-	-	-	151,468	151,468	383,944	535,412
BROKER'S COMMISSIONS	\$ 520,206	-	-	-	-	-	221,203	221,203	731,060	952,263
STREET RENAMING	\$ 14,000	-	-	-	-	-	-	-	60,105	60,105
COMMUNICATIONS	\$ -	-	-	-	-	-	-	-	11,185	11,185
CONSTRUCTION COSTS	\$ -	-	-	-	-	-	-	-	16,127	16,127
MASTER PLANNING	\$ 42,284	42,284	-	-	-	-	-	42,284	253,083	295,366
ARCHITECTURE/ENGINEERING	\$ -	-	-	-	-	-	-	-	176,272	176,272
LANDSCAPING MOWERS	\$ 44,753	-	-	-	-	-	8,951	8,951	-	8,951
LANDSCAPING MOWERS (POA CAPITAL ASSESSMENT)	\$ -	-	-	-	-	-	35,802	35,802	1	35,803
HVAC CONTRACTS	\$ -	-	-	-	-	-	-	-	47,082	47,082
UNUSED FUNDS	\$ -	-	-	-	-	-	-	-	-	-
LFO07 ENVIRONMENT INSURANCE	\$ -	-	-	-	-	-	-	-	-	-
DEBT SERVICE RESERVE REIMBURSEMENT	\$ 836,212	-	-	-	-	-	-	-	-	-
TRANSFER OUT TO OPERATING BUDGET - CAPITAL PROJECTS	\$ 495,347	-	-	-	-	-	371,490	371,490	952,504	1,323,995
TRANSFER OUT TO POA BUDGET - SPECIAL ASSESSMENT	\$ 263,951	-	-	-	-	-	-	-	-	-
Total Other	\$ 2,575,207	42,284	-	-	-	-	850,055	892,339	2,985,666	3,878,004

TOTAL USES	9,533,109	666,992	139,834	14,144	10,400	-	1,786,946	2,618,316	17,134,880	19,753,196
NET	-	-	-	-	-	-	(3)	(3)	21,409,132	21,409,129

Highlighted Items:

Industrial Building: American South payoff
Buildings 167/176: OKIN make ready expenses
Embassy Suites Salon: Buildout of Salon
Broker's Commission: Compass Rose
Transfer to Operating: Transfer of Capital Projects Salaries to Operating

**BROOKS DEVELOPMENT AUTHORITY
STATEMENT OF CASH FLOWS
FOR THE NINE MONTHS ENDED JUNE 30, 2020
(Unaudited)**

	FY 2020
CASH FLOWS FROM OPERATING ACTIVITIES	
Receipts from Tenants and Others	\$ 4,613,905
Payments to employees	\$ (2,192,982)
Payments to suppliers for goods and services	\$ (4,772,318)
Net Cash (Used for) Provided by Operating Activities	(2,351,394)
CASH FLOWS FROM CAPITAL AND RELATED FINANCING ACTIVITIES	
Acquisition and construction of assets	(1,657,208)
Proceeds from TIRZ #16	6,000,000
Industrial building closeout	2,665,656
Payments on Loans	(5,775,728)
Interest Received	160,155
Interest Payments	(4,372,604)
Net Cash (Used for) Provided by Capital and Related Financing Activities	(2,979,729)
CASH FLOWS FROM NON-CAPITAL FINANCING ACTIVITIES	
Contributions from Local and Federal Governments	164,378
Net Cash (Used for) Provided by Non-Capital Financing Activities	164,378
NET (DECREASE) INCREASE IN CASH	(5,166,746)
CASH AND CASH EQUIVALENTS BALANCE AT BEGINNING OF PERIOD	15,830,168
CASH AND CASH EQUIVALENTS BALANCE AT THE END OF THE PERIOD	\$ 10,663,422
RECONCILIATION OF OPERATING INCOME TO NET CASH PROVIDED BY OPERATING ACTIVITIES:	
Income (Loss) From Operations	(1,096,227)
(Increase)/Decrease in Allowance for Doubtful accounts	4,613
Changes in assets and liabilities:	
(Increase)/Decrease in Tenants Receivable	123,958
(Increase)/Decrease in Other Receivables	(475,352)
(Increase)/Decrease in Pre-Payments	175,957
Increase(Decrease) in Accounts Payable	(514,105)
Increase/(Decrease) in Accrued Expenses	(570,240)
Net Cash (Used for) Provided by Operating Activities	\$ (2,351,395)