



# LAUBER MUNICIPAL LAW, LLC

*Serving those who serve the public*

March 10, 2023

**VIA EMAIL:**

**SSTROUD@excelsiorspings.gov**

City of Excelsior Springs, Missouri  
Attn: Ms. Shannon Stroud, City Clerk  
201 E. Broadway  
Excelsior Springs, Missouri 64024

**VIA EMAIL: [localgov@dor.mo.gov](mailto:localgov@dor.mo.gov)**

Missouri Department of Revenue  
Harry S. Truman State Office Building  
301 West High Street  
Jefferson City, Missouri 65101

**VIA EMAIL: [localgov@auditor.mo.gov](mailto:localgov@auditor.mo.gov)**

Missouri State Auditor  
Truman State Office Building  
301 West High Street, Room 880  
P.O. Box 869  
Jefferson City, Missouri 65102

**VIA EMAIL: [ecodev@ded.mo.gov](mailto:ecodev@ded.mo.gov)**

Missouri Department of Economic  
Development  
P.O. Box 1157  
Jefferson City, Missouri 65102

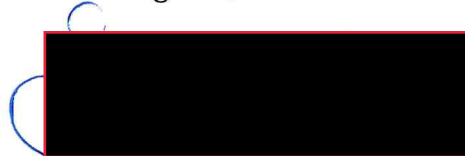
Re: Downtown Excelsior Springs Commercial Community Improvement  
District (the "District") Annual Report – FY 2021-2022

To Whom It May Concern:

Pursuant to RSMo 67.1471, attached please find the District's Annual Report  
for Fiscal Year 2021-2022. Attached to the report are copies of resolutions passed by  
the District in that corresponding fiscal year.

Should you have any questions, please feel free to contact me.

Best Regards,



General Counsel to the District

Cc: Lyndsey Baxter, Executive Director  
Enclosure

**Downtown Excelsior Springs Commercial  
Community Improvement District**

Fiscal Year Ended September 30, 2022

State Auditor's Report

Prepared by Lauber Municipal Law, LLC  
information supplied by Downtown Excelsior Partnership, Inc.

March 3, 2023

**Downtown Excelsior Springs Commercial Community Improvement District**  
*For the Year Ended*

	<i>Total All Funds</i>	<i>General Fund</i>	<i>Debt Service Fund</i>	<i>Project Fund</i>
<b>Summary of Receipts</b>				
Property Tax	-	-	-	-
Sales Tax	52,268.59	52,268.59	-	-
Special Assessments	-	-	-	-
Interest earned	-	-	-	-
Other Receipts and Transfers:	-	-	-	-
Interfund Transfers	-	-	-	-
	<hr/>	<hr/>	<hr/>	<hr/>
Total Receipts	\$ 52,268.59	\$ 52,268.59	\$ -	\$ -

**Downtown Excelsior Springs Commercial Community Improvement District**  
*For the Year Ended*

**Statement of Indebtedness**

<i>Issue Description</i>	<i>Outstanding Beginning of Period</i>	<i>Issued During Period</i>	<i>Retired During Period</i>	<i>Outstanding End of Period</i>
General Obligation Bonds NONE	\$ -	\$ -	\$ -	\$ -
Revenue Bonds NONE	-	-	-	-
Other Debt Certified Costs due to Developer	-	-	-	-
<b>Totals</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>

**Statement of Assessed Valuation and Tax Rates**

<i>Assessed Valuation</i>	
Real Estate	\$ -
Personal property	-
State Assessed Railroad and Utility	-
<b>Total Valuation</b>	<b>\$ -</b>

<i>Tax Rates</i>	<i>Tax Rate</i>
Property Tax	0.00%
Sales Tax	75.00%
Special Assessment Tax	0.00%

**Downtown Excelsior Springs Commercial Community Improvement District**

201 E. Broadway Street  
Excelsior Springs, Missouri  
816-522-4362

**Certification**

I, David Rhodus, Budget Officer of the Downtown Excelsior Springs Commercial Community Improvement District of Excelsior Springs, Missouri, Missouri, do attest, under oath, the enclosed financial report is a true and accurate account of all fiscal transactions of the Downtown Excelsior Springs Commercial Community Improvement District for the fiscal year ended .

Signature



Subscribed and sworn to before me on this 9 day of March, 2023

Notary Public



Seal:

My Commission Expires:

May 13, 2025

RAMONA LISA MORGAN  
Notary Public - Notary Seal  
State of Missouri  
Commissioned for Ray County  
My Commission Expires: May 13, 2025  
Commission Number: 21572926

**Financial Statement Summary**  
For The Year Ended

	<i>Total All Funds</i>	<i>General Fund</i>	<i>Debt Service Fund</i>	<i>Project Fund</i>
Beginning Balance	\$ 50,935.58	\$ 50,935.58		\$ -
Total Receipts	52,265.59	52,268.59	-	-
Total Disbursements	60,258.11	60,258.11	-	-
Ending Balance	<u>\$ 42,943.06</u>	<u>\$ 42,946.06</u>	<u>\$ -</u>	<u>\$ -</u>

**RESOLUTION 2022-01**

**THE DOWNTOWN EXCELSIOR SPRINGS COMMERCIAL  
COMMUNITY IMPROVEMENT DISTRICT**

**A RESOLUTION OF THE BOARD OF DIRECTORS OF THE DOWNTOWN EXCELSIOR SPRINGS  
COMMERCIAL COMMUNITY IMPROVEMENT DISTRICT ADOPTING AND APPROVING THE  
DISTRICT'S ANNUAL BUDGET FOR FISCAL YEAR 2023.**

WHEREAS, Section 67.010 of the Revised Statutes of Missouri requires each political subdivision of the State of Missouri ("State") to prepare an annual budget and establishes the requirements for the budget; and


WHEREAS, according to Section 67.1411, RSMo, and City of Excelsior Springs Ordinance No. 13-08-09 (adopted August 12, 2013), the Downtown Excelsior Springs Commercial Community Improvement District ("District") is a political subdivision of the State of Missouri; and

WHEREAS, the Board of Directors of the District desires to adopt and approve the District's proposed annual budget for Fiscal Year 2021 in accordance with the requirements of Section 67.010, RSMo.

NOW THEREFORE, BE IT RESOLVED BY THE BOARD OF DIRECTORS OF THE DOWNTOWN EXCELSIOR SPRINGS COMMERCIAL COMMUNITY IMPROVEMENT DISTRICT, AS FOLLOWS:

1. The proposed annual budget for Fiscal Year 2022 (beginning October 1, 2022, and ending September 30, 2023) attached hereto as **Exhibit A** is hereby adopted and approved.
2. Funds are hereby appropriated for the objects and purposes of expenditure set forth in the aforementioned budget.
3. The Executive Director and Treasurer are hereby authorized to take all actions necessary, including the execution of any documents needed, to carry out the intent of this Resolution and to distribute the reports related to these budgets to the appropriate administrative agencies, including but not limited to the annual financial reports to the Auditor of the State of Missouri in accordance with Section 105.145, RSMo.
4. This Resolution shall take effect immediately upon its approval by the Board of Directors.

PASSED by the Board of Directors of the Downtown Excelsior Springs Commercial Community Improvement District on August 17, 2022.

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# **EXHIBIT A**

**Downtown Excelsior Springs Commercial  
Community Improvement District**

*Fiscal Year 2022*

Prepared by the Downtown Excelsior Partnership, Inc. & Downtown  
Excelsior Springs Commercial Community Improvement District  
Executive Director

August 17, 2022

Reviewed by Lauber Municipal Law

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**Downtown Excelsior Springs Commercial  
Community Improvement District**

***Fiscal Year 2022 Budget***


**Budget Message**

The Downtown Excelsior Springs Commercial Community Improvement District (the “District”) was established as a political subdivision of the State of Missouri on August 13, 2013, by virtue of an ordinance adopted by the Excelsior Springs, Missouri City Council. The stated purpose of the District is to provide District Services, Public Improvements, and operation of the District, pursuant to the CID Petition.

**Important Budget Features**

The District’s source of revenue is a Community Improvement (“CID”) Sales & Use Tax, a sales and use tax levied pursuant to the Community Improvement District Act, Sections 67.1401 to 67.1571, RSMo.

This District has adopted a fiscal year beginning October 1 and ending September 30 of each year, which is the same as the City of Excelsior Springs, Missouri.

  
David Rhodus  
Budget Officer

## Downtown Excelsior Springs Commercial Community Improvement District

### *Budget*

### Fiscal Year Ending September 30, 2023

	<i>Proposed Budget</i>			<i>Actual (Unaudited)*</i>		<i>Actual (Unaudited)</i>	
	General Fund	Debt Service Fund	Capital Funds	Fiscal Year	Fiscal Year	Fiscal Year	Fiscal Year
	Budget	Budget	Budget	Ending September 30, 2023	Ending September 30, 2022	Ending September 30, 2021	Ending September 30, 2021
REVENUES:							
CID Sales & Use Tax Revenues	\$50,000.00	-	-	\$50,000.00	\$41,273.42	-	\$38,997.29
Plus: Penalties/Interest on sales tax revenues	-	-	-	-	-	-	-
Less: Timely filing discounts	-	-	-	-	-	-	-
Plus: Overpayment of sales tax	-	-	-	-	-	-	-
Interest Earned on District Bank Accounts	-	-	-	-	-	-	-
User Fees and Charges	-	-	-	-	-	-	-
Short-term loans	-	-	-	-	-	-	-
Long-term loans	-	-	-	-	-	-	-
Other	-	-	-	-	-	-	-
<b>TOTAL REVENUES</b>	<b>\$50,000.00</b>	<b>-</b>	<b>-</b>	<b>\$50,000.00</b>	<b>\$41,273.42</b>	<b>-</b>	<b>\$46,448.97</b>
EXPENDITURES:							
Administrative Fees	\$5,000.00	-	-	\$5,000.00	\$5,000.00	-	\$5,000.00
Operating Costs	\$500.00	-	-	\$500.00	\$34.68	-	\$378.18
Debt Payments (principal, interest and accrued interest)	-	-	-	-	-	-	-
Collection Fees	-	-	-	-	-	-	-
Legal Fees	\$1,500.00	-	-	\$1,500.00	\$1,588.50	-	\$726.34
District Services	-	-	-	-	-	-	-
Business Retention/Recruitment	\$8,000.00	-	-	\$8,000.00	\$8,500.00	-	-
Marketing (e.g. magazine, billboard, etc.)	\$25,000.00	-	-	\$25,000.00	\$18,383.67	-	\$12,861.08
Public Improvements	\$20,000.00	-	-	\$20,000.00	\$19,777.06	-	\$12,950.06
Other	\$3,000.00	-	-	\$3,000.00	\$1,045.00	-	-
<b>TOTAL EXPENDITURES</b>	<b>\$63,000.00</b>	<b>-</b>	<b>-</b>	<b>\$63,000.00</b>	<b>\$54,328.91</b>	<b>-</b>	<b>\$31,815.80</b>
Transfers to (From) Other Funds	-	-	-	-	-	-	-
<b>Balance Carried Forward</b>	<b>\$37,935.58</b>	<b>\$</b>	<b>-</b>	<b>\$</b>	<b>\$37,935.58</b>	<b>\$</b>	<b>-</b>

**DOWNTOWN EXCELSIOR SPRINGS COMMERCIAL  
COMMUNITY IMPROVEMENT DISTRICT**

*Fiscal Year 2022 Budget*

**Budget Summary**

For the Year Ending September 30, 2023

	Total All Funds	General Fund	Debt Service Fund	Capital Fund
Beginning Balance	\$50,935.58	\$50,935.58	\$ -	\$ -
Total Receipts	\$50,000.00	\$50,000.00	\$ -	\$ -
Total Disbursements	\$63,000.00	\$63,000.00	\$ -	\$ -
Ending Balance	<u>\$37,935.58</u>	<u>\$37,935.58</u>	<u>\$ -</u>	<u>\$ -</u>

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