

# **CITY OF BILLINGS TAX INCREMENT FINANCE**

FY2020 Budget

	Tax Increment Funds		
	South	East	Downtown
<b>Estimated Tax Change</b>	6%	3%	-5%
<b>Expenditure</b>			
Operation & Maintenance			
Charges for Services	45,429	69,320	84,994
Development Incentives	195,000	273,000	2,043,333
Operating Agreement	166,790	139,946	279,441
Capital	28,510,000	-	-
Transfer to Other Funds	-	-	100,000
Debt Service	647,595	404,805	948,454
<b>Total FY20 Budgeted Expenditures</b>	<b>29,564,814</b>	<b>887,071</b>	<b>3,456,222</b>



## South Billings Urban Renewal Billings



# FY20 SBURA WORK PLAN ITEMS

## Future South Billings Aquatics & Recreation Center

- Phase 1 has demonstrated the need in the community
- Concept Development Plan has provided options and estimated costs
- Phase 2 to include a funding plan
- Forming of a Public/Private Partnership
- Further refinement of costs and operational model

## Daily Operational Requirements

- Council and City staff interaction
- Project planning and oversight
- TIF Incentive applications

# FY20 SBURA BUDGET DETAIL

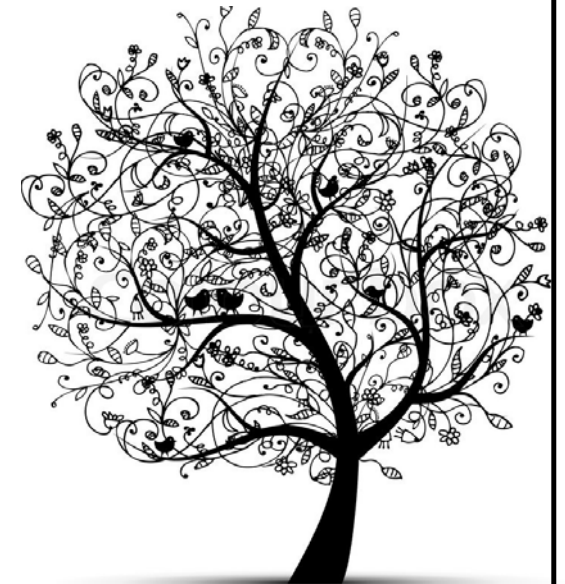
FY 19 Approved Budget \$163,690

FY 20 Draft Budget

- \$96,500 Personnel Services
- \$27,200 Transition Plan
- \$10,000 Travel & Training
- \$5,000 Meeting Space
- \$138,700 Total

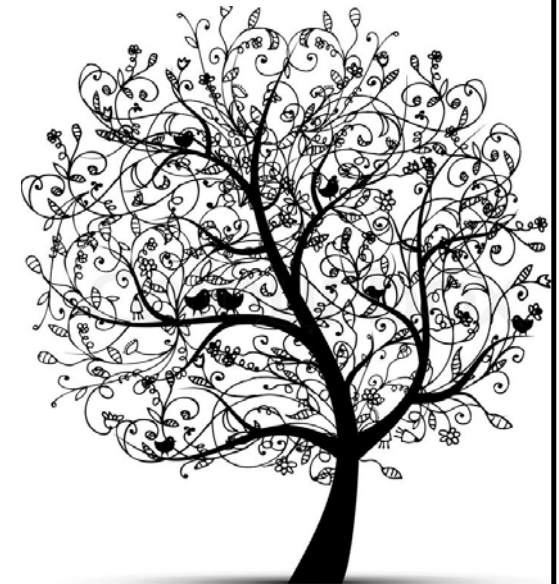
Reduction of \$24,990 over last year

# EAST BILLINGS URBAN RENEWAL



## EBURD 2020 INITIATIVES

- ◆ Landscaping and Beautification
  - Recruit landowners with funding previously approved by council
- ◆ Recruit & Retain Businesses
  - Focus on Tech innovation & Med Tech
  - Communication infrastructure
  - Brand the district
- ◆ Survey district to create accurate businesses database
- ◆ Keep banging the residential development drum!
  - Liberty & Vine added 6 units in 2018, the first since the 40's
- ◆ Add Community Police Officer for patrol and outreach
  - Vagrancy, vandalism & theft are primary property owner concerns
  - Create B.I.D. for property owner participation
  - Perception of safety and security needed to continue growth



TRADES & TECHNOLOGY

EAST BILLINGS URBAN RENEWAL DISTRICT

# DOWNTOWN BILLINGS PARTNERSHIP



# DBP BOARD OF DIRECTORS

**Randy Hafer – Business Improvement District**

**David Fishbaugh - Parking Board**

**Zack Dunn – Downtown Billings Alliance**

**Steve Arveschoug - Big Sky Economic Development**

**Chris Kukulski- City of Billings**

**Russ Hall - Billings Public Schools**

**Denis Pitman - Yellowstone County Commission**

**Kim Olsen - Downtown Prop. Own. Assn., Inc**

**Ignacio Barron Viela - Billings Cultural Partners, Inc.**

**Jock West – at Large Member**

**Ethan Kanning - at Large Member**

**Lauri Patterson – at Large Member**

**OPEN - at Large Member**

**Steve Tostenrud - at Large BANKING**

**Sam Merrick - at Large Member**

**Joni Harman - at-Large Member**

**James A. Patten - at Large Member**

**Norman Miller - at Large Member**

## **Board Alternates**

**Katy Easton – BID, DBA and/or BCP**

## **Ex-Officio & Affiliates**

**OPEN– City Council Appointee**



# DBP GOVERNING DOCUMENTS

ORDINANCE 04-5273 – Extended TIFD Boundary

ORDINANCE 05-5333 – Create Urban Renewal Area

ORDINANCE 06-5394 – Modify Urban Renewal Plan

ORDINANCE 08-5483 - Modify Urban Renewal Plan

ORDINANCE 12-5590 – Retail Retention & Recruitment

Resolution 18-10750 – TIF Policy

2019 Urban Renewal District MOU



Allocation of Shared Overhead Expenses	BID	DBA	DBP	CI	TOTAL BUDGET
	40%	25%	27%	9%	100%
Staffing/Payroll	\$ 212,265.40	\$ 126,831.53	\$ 184,411.45	\$ 50,599.23	\$ 574,107.61
Rent and Occupancy	\$ 17,546.57	\$ 10,793.49	\$ 11,666.08	\$ 3,793.86	\$ 43,800.00
Office Maintenance/Cleaning	\$ 4,807.28	\$ 2,957.12	\$ 3,196.19	\$ 1,039.41	\$ 12,000.00
Office Equipment	\$ 4,807.28	\$ 2,957.12	\$ 3,196.19	\$ 1,039.41	\$ 12,000.00
Office Supplies	\$ 4,807.28	\$ 2,957.12	\$ 3,196.19	\$ 1,039.41	\$ 12,000.00
Phones/Internet	\$ 2,884.37	\$ 1,774.27	\$ 1,917.71	\$ 623.65	\$ 7,200.00
Printing	\$ 901.36	\$ 554.46	\$ 599.28	\$ 194.89	\$ 2,250.00
Postage	\$ 600.91	\$ 369.64	\$ 399.52	\$ 129.93	\$ 1,500.00
Marketing	\$ 9,013.65	\$ 5,544.60	\$ 5,992.85	\$ 1,948.90	\$ 22,500.00
Professional Services	\$ 7,411.22	\$ 4,558.89	\$ 4,927.45	\$ 1,602.43	\$ 18,500.00
Dues/Membership	\$ 3,104.70	\$ 1,909.81	\$ 2,064.20	\$ 671.29	\$ 7,750.00
Staff Development	\$ 2,003.03	\$ 1,232.13	\$ 1,331.74	\$ 433.09	\$ 5,000.00
Travel	\$ 3,805.76	\$ 2,341.05	\$ 2,530.31	\$ 822.87	\$ 9,500.00
Insurance	\$ 6,009.10	\$ 3,696.40	\$ 3,995.23	\$ 1,299.27	\$ 15,000.00
Meeting Expenses	\$ 2,403.64	\$ 1,478.56	\$ 1,598.09	\$ 519.71	\$ 6,000.00
Special Projects	\$ 2,403.64	\$ 1,478.56	\$ 1,598.09	\$ 519.71	\$ 6,000.00
TOTALS	\$ 284,775.19	\$ 171,434.76	\$ 232,620.59	\$ 66,277.07	\$ 755,107.61

Employee Allocation				
Staffing/Payroll	BID	DBA	DBP	CI
CEO	30%	20%	50%	
Development Director	0%	0%	100%	
Events Director	0%	100%	0%	
BID Director	75%	0%	25%	
Membership Director	33%	33%	33%	
Arts & Culture Coord.	33%	33%	33%	
Community Innov. Coord.	0%	0%	0%	100%
Purple 1	100%	0%	0%	
Purple 2	100%	0%	0%	
Purple 3	100%	0%	0%	
Marketing and Social Media	33%	33%	33%	
Office Manager	33%	33%	33%	
Bookkeeper	33%	33%	33%	
Payroll mgmt	33%	33%	33%	

<b>Downtown Billings Partnership, Inc.</b>		
DBP Operating Budget - line item in Fund 203		
	FY 20	FY 19
	Budget	Budget
<b>REVENUE</b>		
Service Fee from Fund 203 via City (URD Management Agreement)	\$ 279,441	\$ 279,441.00
Property Management	\$ 60,000	\$ 72,000.00
Grants	\$ -	\$ -
Other Revenue (Special Projects, Partner Sponsorships, Donations)	\$ 10,000	\$ 10,000.00
<b>Total Revenue</b>	<b>\$ 349,441</b>	<b>\$ 361,441.00</b>
<b>EXPENDITURES</b>		
<b>DBP Allocation to Alliance Operations - fills the Alliance Operations Budget Line items</b>		\$ 234,139.76
Staffing/Payroll (79.6%)	\$ 184,411	\$ 197,753.47
Rent and Occupancy (6.5%)	\$ 11,666	\$ 16,431.71
Office Maintenance/Cleaning (1.3%)	\$ 3,196	\$ 3,260.26
Office Equipment(1.3%)	\$ 3,196	\$ 3,260.26
Office Supplies (1.3%)	\$ 3,196	\$ 3,260.26
Phones/Internet (.8%)	\$ 1,918	\$ 1,956.16
Printing (.3%)	\$ 599	\$ 611.30
Postage (.2%)	\$ 400	\$ 407.53
Marketing (2%)	\$ 5,993	\$ 4,754.55
Professional Services (1.3%)	\$ 4,927	\$ 3,056
Dues/Membership (1%)	\$ 2,064	\$ 2,105.58
Staff Development/Incentives (.5%)	\$ 1,332	\$ 1,358.44
Travel (1.2%)	\$ 2,530	\$ 2,581.04
Insurance(1.5%)	\$ 3,995	\$ 3,667.79
Meeting Expense (.6%)	\$ 1,598	\$ 1,630.13
Special Projects (.6%)	\$ 1,598	\$ 1,630.13
<b>Subtotal - DBP Allocation to Alliance Operations*</b>	<b>\$ 232,621</b>	<b>\$ 246,094.98</b>
<b>DBP Specific Expenses</b>		
Legal (TIF project based)	\$ 5,000	\$ 13,000.00
Accounting	\$ 1,500	\$ 1,500.00
Insurance (liability D&O - specific to DBP board)	\$ 2,500	\$ 2,000.00
Business Development (Recruitment/Retention)	\$ 40,000	\$ 1,500.00
Meetings	\$ 1,000	\$ 200.00
Marketing	\$ 1,000	\$ 200.00
Reserve/Savings	\$ 5,000	\$ 200.00
<b>Subtotal - DBP Specific Expenses</b>	<b>\$ 56,000</b>	<b>\$ 18,600.00</b>
<b>Property Management</b>		
Property Taxes, save each month, (tax prep)	\$ 16,500	\$ 15,000.00
Property Insurance	\$ 9,200	\$ 9,200.00
Electricity	\$ 14,400	\$ 14,400
Gas	\$ 7,000	\$ 10,800.00
Water, Sewer, Garbage	\$ 1,200	\$ 2,400.00
Fire Line, 24 hour	\$ 500	\$ 500.00
Maintenance & Repairs	\$ 1,200	\$ 12,000.00
Reserve Fund	\$ 10,000	\$ 7,700.00
<b>Subtotal - Property Management Expenses</b>	<b>\$ 60,000</b>	<b>\$ 72,000.00</b>
<b>Total Expenditures</b>	<b>\$ 348,621</b>	<b>\$ 336,694.98</b>
<b>NET REVENUE FY19</b>	<b>\$ 820</b>	<b>\$ 24,746.02</b>