

# ROUSE FRETS WHITE GOSS GENTILE RHODES, P.C.

BRIAN E. ENGEL  
bengel@rousepc.com  
816.502.4747

August 31, 2021

Missouri Dept. of Economic Development  
ATTN: CID Annual Report  
301 W. High Street, P.O. Box 118  
Jefferson City MO 65102

Becky Behrens, City Clerk  
City of Independence  
111 E. Maple  
Independence MO 64050

*Sent via email [missouridevelopment@ded.mo.gov](mailto:missouridevelopment@ded.mo.gov)*

*Sent via email [cityclerk@indepmo.org](mailto:cityclerk@indepmo.org)*

**Re: 23<sup>rd</sup> & Sterling Community Improvement District**

Dear Sir/Madam:

The 23<sup>rd</sup> & Sterling Community Improvement District ("District") is a political subdivision created by the City of Independence, Missouri, on June 20, 2016, under the authority of the Missouri Community Improvement District Act, Sections 67.1401, *et seq.*, of the Revised Statutes of Missouri, as amended ("Act"). In accordance with Section 67.1471.4 of the Act, enclosed is a copy of the District's Annual Report for the fiscal year ending June 30, 2021.

Please feel free to call with any questions concerning this matter.

Very truly yours,

  
Brian E. Engel

BEE:bz  
Enclosures

{33041 / 68690; 931151. }

## MISSOURI DEPARTMENT OF ECONOMIC DEVELOPMENT

### **COMMUNITY IMPROVEMENT DISTRICT ANNUAL REPORT**

*JUNE 30, 2021 FISCAL YEAR END*

67.1471.4 RSMo "Within one hundred twenty days after the end of each fiscal year, the District shall submit a report to the Municipal Clerk and the Missouri Department of Economic Development stating the services provided, revenues collected and expenditures made by the district during such fiscal year, and copies of written resolutions approved by the Board during the fiscal year. The Municipal Clerk shall retain this report as part of the official records of the municipality and shall also cause this report to be spread upon the records of the governing body.

#### **Section 1: Description**

1. Name of CID: 23<sup>rd</sup> & Sterling Community Improvement District
2. Name of municipality: City of Independence, Missouri
3. Report period from: July 1, 2020 to June 30, 2021
4. Name of person preparing this report: Brian E. Engel, Esq.
5. Municipality contact information: Becky Behrens (cityclerk@indepmo.org); (816-325-7010)
6. Contact information: Alisha Bultemeier, Chairman
7. Names of the members of the governing board of the CID as of May 4, 2021:  
Tim Cosens, J.T. Hilderbrand, Alicia Bultemeier, Alan Johnson, and Jeff Blobaum
8. Date of the most recent meeting of the CID: May 24, 2021
9. Original date of establishment of the CID: June 20, 2016
10. CID establishing Ordinance No.: 18600

#### **Section 2: Purpose**

1. State the primary responsibility(s) of the CID, and the specific services provided during the previous fiscal year:

The CID was formed for the purpose of facilitating development within the CID, paying costs of eligible services and financing, and imposing a sales tax. Eligible services include, but are not necessarily limited to, the following: (a) Capital Improvements and Maintenance, including remediation of blighting conditions by contracting with private property owner to demolish and remove, renovate, or rehabilitate any building or structure and to spend CID revenues or loan funds for the public purpose of remediating blighting conditions as determined by the City Council; (b) Administration and Operations; (c) Maintenance; and (d) Additional Improvements and Services authorized by the formation petition approved by the City Council and the CID statute.

#### **Section 3: Financials**

1. The CID is established as a:   X   Political subdivision        Not-for-profit Corporation

2. State the total amount of CID revenues collected during the previous fiscal year, and list revenues by their source (special assessments, rent, fees, grants, etc.): Missouri Local Government Financial Statement FYE 6/30/21 is attached
3. List all expenditures made by the CID during the previous fiscal year: Missouri Local Government Financial Statement FYE 6/30/21 is attached

**Section 4: Administrative**

1. Copies of resolutions approved by governing board for the FYE 6/30/21 are attached.
2. Budget for FY 7/1/21-6/30/22 was submitted to City on 2/19/21.
3. CID Annual Report FYE 6/30/20 was submitted to City/MO Dept of Eco. Dev. On 9/30/20.

**Report Sent To:**

Missouri Department of Economic Development  
Attn: Community Improvement District Annual Report  
301 W. High Street, P.O. Box 118, Jefferson City, MO 65102  
Email [missouridevelopment@ded.mo.gov](mailto:missouridevelopment@ded.mo.gov)

Becky Behrens, City Clerk  
City of Independence  
111 East Maple, Independence MO 64050  
Email [cityclerk@indepmo.org](mailto:cityclerk@indepmo.org)

# MISSOURI LOCAL GOVERNMENT FINANCIAL STATEMENT

1. Financial Statement Summary the Year Ended	for	Month	Year
		June	2021
2. Name of political subdivision	23rd & Sterling Community Improvement District		
3. Political subdivision number	101-00323		
4. Name of county	Jackson		
5. Name of contact Jeff Blobaum	6. Mailing address	4216 S Hocker Independence, Missouri 64055	
7. Telephone number 816-759-3724	8. Fax number 816-478-0045	9. Email address jeff.blobaum@mckeeverpc.com	

10. List up to 3 funds (other than General Fund) in the order you want them to appear in the Local Government Financial Statement (omit the word "fund")

1. \_\_\_\_\_
2. \_\_\_\_\_
3. \_\_\_\_\_

The undersigned attests that this report is a true and accurate account of all financial transactions for the political subdivision listed above.

Preparer's name, title and date (required)

Jeff Blobaum  
Preparer's Name

Treasurer  
Title

18-Aug-21  
Date

## INSTRUCTIONS FOR COMPLETING FINANCIAL REPORT FOR POLITICAL SUBDIVISIONS

Please mail  
the completed  
form to

State Auditor's Office  
P.O. Box 869  
Jefferson City, MO 65102

OR Email to: [localgovernment@auditor.mo.gov](mailto:localgovernment@auditor.mo.gov)

### Part I – FINANCIAL STATEMENT

#### A. Receipts (pages 3 and 4)

1. **Property Tax** – Include real, personal, and other property tax, but do not include any tax revenues which you collect as agent for another governmental entity.
2. **Sales Tax** – Include any and all sales taxes by fund and type. Municipalities in St. Louis County should report their share of the county sales tax.
3. **Amusement Sales Tax** – Taxes on admission tickets and on gross receipts of all or specified types of amusement businesses.
4. **Motor Fuel Tax** – Taxes on gasoline, diesel oil, aviation fuel, gasohol, "ethanol," and any other fuels used in motor vehicles or aircraft.
5. **Public Utilities Sales Tax** – Taxes imposed distinctively on public utilities, and measured by gross receipts, gross earnings, or units of service sold, either as a direct tax on consumers or as a percentage of gross receipts of utility.
6. **Tobacco Products Tax** – Taxes on tobacco products and synthetic cigars and cigarettes, including related products like cigarette tubes and paper.
7. **Hotel/Motel and Restaurant/Meals Tax** – Sales tax on hotel/motel and restaurant/meals.
8. **Alcoholic Beverages Licensing and Permit Taxes** – Licenses for manufacturing, importing, wholesaling, and retailing of alcoholic beverages.
9. **Amusements Licensing and Permit Taxes** – Licenses on amusement businesses generally and on specific types of amusement enterprises or devices.
10. **Motor Vehicles Licensing and Permit Taxes** – Licenses imposed on owners or operators of motor vehicles for the right to use public roads.
11. **Franchise Tax (Public Utilities Tax)** – Licenses distinctively imposed on public utilities, whether distinctively imposed on public utilities, whether privately or publicly owned.
12. **Occupation and Business Licensing and Permit Taxes** – Licenses required of persons engaged in particular professions, trades, or occupations.

**Part I - FINANCIAL STATEMENT - Continued**

- 13. Other Licenses and Permit Fees** – License and inspections charges on buildings, animals, marriage, guns, etc.
- 14. Intergovernmental Receipts** – Specify source of intergovernmental grants and monies received (federal, state or local).
- 16. Charges for Services** – Include fees and service revenue.
- 17. Utility Receipts** – Gross receipts of any water, electric, gas, or transit systems operated by your government, from utility sales and charges.
- 18. Interest Earned** – Interest earned from investments.
- 19. Fines, Costs, and Forfeitures** – Receipts from penalties imposed for violations of law and civil penalties.
- 20. Rents** – Revenues from temporary possession or use of government-owned buildings, land, and other properties.
- 21. Donations** – Gifts of cash or securities from private individuals or corporations.
- 22. Other Receipts and Transfers** – Include any other receipts that your political subdivision receives that would not be included in the above categories.
- Sections B and C Disbursements** – Should be broken down by function and/or object. Governments having multiple functions, (such as police, fire, etc.) or objects (salaries, supplies, etc.) should provide both (if available) and the totals of both should agree.
- B. Disbursements By Function (pages 5 and 6)** – List amounts on the line pertaining to the category or write in a category on one of the blank lines.
- C. Disbursements By Object (pages 6 and 7)** – List amounts on the line pertaining to the category or write in a category on one of the blank lines.
- D. Statement Of Indebtedness (pages 7 and 8)** – This section requests information on debt issued by your political subdivision. Debt outstanding at the beginning of the fiscal year, plus debt issued less debt retired should equal the debt outstanding at the end of the fiscal year. All types of debt (e.g., general obligation bonds, revenue bonds, leases, notes) should be reported here.
- E. Interest on Debt – (page 8)** – Amounts of interest paid, including any interest paid on short-term or non-guaranteed obligations as well as general obligations.
- F. Statement of Assessed Valuation and Tax Rates (page 8)** – The assessed valuation information, will be available from your county. The tax rate information will pertain to the tax rate set for the fiscal year reported.

**Part II – FINANCIAL STATEMENT SUMMARY (page 9)** – Five columns are provided, one for the total of all funds, one for your General Fund, and three for any other funds which you may have. If you have funds in addition to your General Fund, such as a Debt Service, Street, Water, or Sewer Fund, you need to insert the name of any such fund in the blanks provided. If you have more than three funds in addition to your General Fund, you will need to attach a separate page showing the additional funds.

The beginning balance of each fund, plus total receipts, less total disbursements should equal your ending balance. Total receipts for each fund should equal the total receipts shown on page 3. Total disbursements for each fund should equal the total disbursements shown on page 6.

**Part III - TAX ABATEMENT SUMMARY (page 10)** - Amounts from tax abatements resulting from an agreement between your political subdivision and individuals or entities in which your political subdivision has agreed to forgo tax revenues it otherwise would be entitled to in return for the individuals or entities taking a specific action after the agreement is entered into for economic development or other activities that benefit your political subdivision.

If you have any questions regarding the completion of this form, please feel free to call the Missouri State Auditor's Office, telephone (573) 751-4213.

**NOTICE** – State law requires political subdivisions to file a financial report with the State Auditor's Office each year pursuant to Section 105.145, RSMo, and 15 CSR 40-3.030.

# Part I - FINANCIAL STATEMENT

23rd & Sterling Community Improvement District

## A. Receipts

FUNDS - Report in whole dollars					
TOTAL all funds	General Fund	Fund	Fund	Fund	Fund
1. Total property tax	\$ 0	\$	\$	\$	
2. Total sales tax	118,476	118,476			
3. Amusement sales tax	0				
4. Motor fuel tax	0				
5. Public utilities sales tax	0				
6. Tobacco products tax	0				
7. Hotel/Motel and restaurant/meals tax	0				
8. Alcoholic beverages licensing and permit taxes	0				
9. Amusement licensing and permit taxes	0				
10. Motor vehicles licensing and permit taxes	0				
11. Franchise tax (public utilities tax)	0				
12. Occupation and business licensing and permit taxes	0				
13. Other licenses and permit fees	0				
14. Intergovernmental receipts					
a. _____	0				
b. _____	0				
c. _____	0				
d. _____	0				
e. _____	0				
f. _____	0				
g. _____	0				
h. _____	0				
i. <b>TOTAL</b> Sum of lines 14a-h	\$ 0	\$ 0	\$ 0	\$ 0	0
15. <b>SUBTOTAL</b> Sum of items 1-14i	\$ 118,476	\$ 118,476	\$ 0	\$ 0	0

**Part I - FINANCIAL STATEMENT - Continued**

23rd & Sterling Community Improvement District

**A. Receipts - Continued**

*FUNDS - Report in whole dollars*

	<b>TOTAL all funds</b>	<b>General Fund</b>	<b>Fund</b>	<b>Fund</b>	<b>Fund</b>
<b>15. SUBTOTAL</b> (from page 3)	\$ 118,476	\$ 118,476	\$ 0	\$ 0	\$ 0
<b>16. Charges for Services</b>					
a. _____	0				
b. _____	0				
c. _____	0				
d. <b>TOTAL</b> Sum of lines 16a-c	\$ 0	\$ 0	\$ 0	\$ 0	\$ 0
<b>17. Utility receipts</b>					
a. _____	0				
b. _____	0				
c. _____	0				
d. _____	0				
e. <b>TOTAL</b> Sum of lines 17a-d	\$ 0	\$ 0	\$ 0	\$ 0	\$ 0
<b>18. Interest earned</b>	0				
<b>19. Fines, costs, and forfeitures</b>	0				
<b>20. Rents</b>	0				
<b>21. Donations</b>	0				
<b>22. Other receipts and transfers</b>					
a. _____	0				
b. _____	0				
c. Interfund transfers	0				
d. <b>TOTAL</b> Sum of lines 22a-c	\$ 0	\$ 0	\$ 0	\$ 0	\$ 0
<b>23. TOTAL RECEIPTS</b> Sum of items 15 through 22d	\$ 118,476	\$ 118,476	\$ 0	\$ 0	\$ 0

PLEASE CONTINUE WITH **DISBURSEMENTS** ON PAGE 5

**Part I - FINANCIAL STATEMENT - Continued**

23rd & Sterling Community Improvement District

**B. Disbursements (by function)**

*FUNDS - Report in whole dollars*

	<b>TOTAL all funds</b>	<b>General Fund</b>	<b>Fund</b>	<b>Fund</b>	<b>Fund</b>
1. Highways and streets	\$ 0	\$	\$	\$	\$
2. Financial administration	0				
3. Central administration	0				
4. Fire	0				
5. Parks and recreation	0				
6. Solid waste management	0				
7. Sewerage	0				
8. Water supply system	0				
9. Hospitals	0				
10. Health (other than hospital)	0				
11. Police	0				
12. Judicial and legal	0				
13. Correctional institutions	0				
14. Probation	0				
15. General public buildings	0				
16. Libraries	0				
17. Public welfare	0				
18. Protective inspection and regulation	0				
19. Housing and community development	0				
20. Economic development	0				
21. Natural resources	0				
22. Airports	0				
<b>23. SUBTOTAL</b>					
Sum of lines 1-22	\$ 0	\$ 0	\$ 0	\$ 0	\$ 0



**Part I - FINANCIAL STATEMENT - Continued**

23rd & Sterling Community Improvement District

**B. Disbursements (by function)**  
**Continued**

*FUNDS - Report in whole dollars*

	<b>TOTAL all funds</b>	<b>General Fund</b>	<b>Fund</b>	<b>Fund</b>	<b>Fund</b>
<b>23. SUBTOTAL</b> <i>(from page 5)</i>	\$ 0	\$ 0	\$ 0	\$ 0	\$ 0
<b>24.</b> Electric power system	0				
<b>25.</b> Parking facilities	0				
<b>26.</b> Gas supply system	0				
<b>27.</b> Transit or bus system	0				
<b>28.</b> Sea and inland port facilities	0				
<b>29.</b> Miscellaneous commercial activities	0				
<b>30. Other - Specify</b> Payments for District					
a. Improvements	117,396	117,396			
b. Insurance	1,280	1,280			
c. _____	0				
<b>31.</b> Interfund transfers	0				
<b>32. TOTAL DISBURSEMENTS</b> <b>(by function)</b> <b>Sum of items 23-31</b>	\$ 118,676	\$ 118,676	\$ 0	\$ 0	\$ 0
<b>C. Disbursements</b> <b>(by object)</b>					
<b>1.</b> Salaries	0				
<b>2.</b> Fringe benefits	0				
<b>3.</b> Operations	0				
<b>4. SUBTOTAL</b> <b>Sum of items C1-3</b>	\$ 0	\$ 0	\$ 0	\$ 0	\$ 0

PLEASE CONTINUE WITH **DISBURSEMENTS** ON PAGE 7

**Part I - FINANCIAL STATEMENT - Continued**

23rd & Sterling Community Improvement District

**B. Disbursements (by object) - Continued**

FUNDS - Report in whole dollars					
TOTAL all funds	General Fund	Fund	Fund	Fund	Fund
<b>4. SUBTOTAL</b> (from page 6)	\$ 0	\$ 0	\$ 0	\$ 0	\$ 0
<b>5. Capital expenditures - Specify</b> Payments for District					
a. Improvements	117,396	117,396			
b. Insurance	1,280	1,280			
c.	0				
d.	0				
e.	0				
f.	0				
g.	0				
<b>6. Interfund transfers - Specify</b>					
a.	0				
b.	0				
<b>7. TOTAL DISBURSEMENTS</b> (by object) Sum of items 4-6b	\$ 118,676	\$ 118,676	\$ 0	\$ 0	\$ 0

FUNDS - Report in whole dollars				
D. Statement of Indebtedness	Outstanding Beginning of Fiscal Year	During Fiscal Year --		Outstanding End of Fiscal Year
		Issued	Retired	
<b>1. General obligation bonds</b>				
a.				0
b.				0
c.				0
<b>2. Revenue bonds</b>				
a.				0
b.				0
c.				0
<b>3. SUBTOTAL</b> Sum of items D1 and 2	\$ 0	\$ 0	\$ 0	\$ 0

**Part I - FINANCIAL STATEMENT - Continued**

23rd & Sterling Community Improvement District

**D. Statement of Indebtedness**  
Continued

FUNDS - Report in whole dollars

Outstanding Beginning of Fiscal Year	During Fiscal Year --		Outstanding End of Fiscal Year
	Issued	Retired	
3. SUBTOTAL (from page 7)	\$ 0	\$ 0	\$ 0
4. Other debt - Specify			
a. _____			0
b. _____			0
c. _____			0
5. Conduit debt			0
6. TOTAL STATEMENT OF INDEBTEDNESS Sum of items 3-5	\$ 0	\$ 0	\$ 0

**E. Interest on Debt**

1. Interest on water supply system debt \$ \_\_\_\_\_
2. Interest on electric power system debt \$ \_\_\_\_\_
3. Interest on gas supply system debt \$ \_\_\_\_\_
4. Interest on transit or bus system debt \$ \_\_\_\_\_
5. Interest on all other debt \$ \_\_\_\_\_

**F. Statement of Assessed Valuation  
and Tax Rates**

1. Real estate \$ \_\_\_\_\_
2. Personal property \_\_\_\_\_
3. State assessed railroad and utility \_\_\_\_\_

**TOTAL VALUATION**

4. Sum of items F1-3 \$ \_\_\_\_\_ 0

**Tax Rates Funds - Specify** **Tax rate  
(per \$100)**

1. \_\_\_\_\_
2. \_\_\_\_\_
3. \_\_\_\_\_
4. \_\_\_\_\_
5. \_\_\_\_\_
6. \_\_\_\_\_

# Part II - FINANCIAL STATEMENT SUMMARY

FUNDS - Report in whole dollars					
	TOTAL all funds	General Fund	Fund	Fund	Fund
A. Beginning balance	\$ 300	\$ 300	\$	\$	
B. Total receipts	118,476	118,476	0	0	0
C. Total disbursements	118,676	118,676	0	0	0
D. Ending balance	\$ 100	\$ 100	0 \$	0 \$	0

## NOTES

*Please use this space to provide additional explanations if the space provided for any item was not sufficient. Be sure to reference the item number.*

**23RD & STERLING COMMUNITY IMPROVEMENT DISTRICT**

**RESOLUTION APPROVING A BUDGET, APPROPRIATING REVENUE FOR DISTRICT OPERATIONS, AND AUTHORIZING FURTHER ACTIONS RELATED THERETO**

**ADOPTED MAY 24, 2021**

WHEREAS, by Ordinance No. 18600 ("Creation Ordinance"), passed on June 20, 2016, and pursuant to the Community Improvement District Act, Sections 67.1401 *et seq.*, RSMo ("Act"), the City Council of Independence, Missouri ("City Council ") approved the Petition to Establish the 23rd & Sterling Community Improvement District ("Petition"), thereby creating the 23rd & Sterling Community Improvement District ("District") in accordance with the Act; and

WHEREAS, the Creation Ordinance further determined and found that the District is a blighted area pursuant to Section 67.1401.2(3)(a), RSMo; and

WHEREAS, by Resolution No. 2016-03 dated August 11, 2016, the District authorized imposition of a one percent (1.0%) sales tax ("Sales Tax") on all retail sales made within the District, subject to approval by the qualified voters in accordance with the Act and to the limitations set forth in Section 67.1545, RSMo, for a minimum period of thirty (30) years from the effective date of the city ordinance creating the District or such other period to coincide with the termination of the District; and

WHEREAS, the Sales Tax was approved by the qualified voters as evidenced by the certification of election results dated October 25, 2016 issued by the Jackson County Board of Election Commissioners. The Sales Tax became effective on April 1, 2017; and

WHEREAS, the Sales Tax will be imposed for the purpose of providing funding for construction of public infrastructure improvements within the District, specifically including: (a) public infrastructure improvements within the District as part of the development project contemplated in the Petition; (b) remediation of blighting conditions on private property within the District as permitted under the Act provided that the City Council first determines that the action to be taken is reasonably anticipated to remediate the blighting conditions and will serve a public purpose (c) the land acquisition, landscaping, public utilities, streetlights, and professional consultant costs associated with such improvements, all as authorized pursuant to Section 67.1461.1, RSMo; and (d) further all other lawful purposes of the District under the Act (collectively, "Project"); and

WHEREAS, the District reasonably anticipates that there will be sufficient funds available to the District from the Sales Tax and other revenue to pay all expenditures that the District will be reasonably expected to make during the referenced fiscal year; and

WHEREAS, pursuant to Section 67.010, RSMo, the District is required to budget expenditures and appropriate funds for fiscal year ending June 30, 2022; and

WHEREAS, the District desires to adopt a budget setting forth the District's projected revenues and expenditures and to appropriate funds for operations for the fiscal year ending June 30, 2022.

**NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF DIRECTORS OF THE 23rd & STERLING COMMUNITY IMPROVEMENT DISTRICT, AS FOLLOWS:**

1. The budget ("Budget") attached to this Resolution as Exhibit A for fiscal year beginning July 1, 2021 and ending June 30, 2022, is approved.
2. The District reasonably anticipates that there will be sufficient funds available to the District from the Sales Tax to pay all operating expenditures that the District will be reasonably expected to make.
3. The Chairman, Vice Chairman and Treasurer are authorized to expend the funds appropriated in accordance with the Budget.
4. This Resolution shall be effective immediately upon its approval.

  
Alisha Bultemeier, Chairperson

ATTEST:

  
Becky Ziegler, Secretary

## EXHIBIT A

### **23RD & STERLING COMMUNITY IMPROVEMENT DISTRICT**

#### **BUDGET**

**Fiscal year beginning July 1, 2021 and ending June 30, 2022**

#### BUDGET MESSAGE

The 23rd & Sterling Community Improvement District ("District") was formed as a political subdivision of the State of Missouri on June 20, 2016 by virtue of Ordinance No. 18600 ("Creation Ordinance") adopted by the City Council of Independence, Missouri approving the Petition to Establish the 23rd & Sterling Community Improvement District ("Petition") pursuant to the Community Improvement District Act, Sections 67.1401 *et seq.*, RSMo ("Act"). The stated purpose of the District is to provide funding for the services and improvements described in the Petition, specifically including: (a) public infrastructure improvements within the District as part of the development project contemplated in the Petition; (b) remediation of blighting conditions on private property within the District as permitted under the Act provided that the City Council first determines that the action to be taken is reasonably anticipated to remediate the blighting conditions and will serve a public purpose; (c) the land acquisition, landscaping, public utilities, streetlights, and professional consultant costs associated with such improvements, all as authorized pursuant to Section 67.1461.1, RSMo; and (d) further all other lawful purposes of the District under the Act (collectively, "Project").

The source of revenue for the District is a community improvement district sales tax ("CID Sales Tax") imposed at a rate of one percent (1.0%) on retail sales subject to taxation under Section 67.1545 of the Revised Statutes of Missouri for a minimum period of thirty (30) years from the effective date of the city ordinance creating the District or such other period to coincide with the termination of the District.

The CID Sales Tax became effective on April 1, 2017.

The District has adopted a fiscal year beginning July and ending June 30 of each year. The budget for fiscal year beginning July 1, 2021 and ending June 30, 2022 provides funds for administrative costs.

#### BUDGET SUMMARY

The District shall apply TDD Sales Tax revenues to fund operating costs of the District.

**23rd & Sterling Community Improvement District**

**Budget - Fiscal Year Ending June 30, 2022**

	<b>FY 2021-2022 Budget</b>	<b>FY 2020-2021 Budget</b>
<b>REVENUE</b>		
CID sales tax revenues	\$ 123,000	\$ 112,000
Advances from developer		
<b>TOTAL REVENUES</b>	<b>123,000</b>	<b>112,000</b>
<b>EXPENDITURES</b>		
Project Expenditures		
Repayment of debt on developers advances (including accrued interest)	120,620	109,620
Operating Expenditures		
Accounting fees		
Insurance costs	1,280	1,280
Legal fees	1,100	1,100
<b>TOTAL EXPENDITURES</b>	<b>123,000</b>	<b>112,000</b>
<b>EXCESS OF REVENUES OVER EXPENDITURES AND TRANSFERS</b>	<b>\$ -</b>	<b>\$</b>

**BUDGET SUMMARY**

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



23RD & STERLING COMMUNITY IMPROVEMENT DISTRICT

**RESOLUTION AUTHORIZING PREPARATION OF AN ANNUAL REPORT AND  
AUTHORIZING FURTHER ACTIONS RELATED THERETO**

**ADOPTED MAY 24, 2021**

WHEREAS, by Ordinance No. 18600 ("Creation Ordinance"), adopted on June 20, 2016, and pursuant to the Community Improvement District Act, Sections 67.1401 *et seq.*, RSMo ("Act"), the City Council of Independence, Missouri ("City") approved the Petition to Establish the 23rd & Sterling Community Improvement District ("Petition"), thereby creating the 23rd & Sterling Community Improvement District ("District") in accordance with the Act; and

WHEREAS, Section 67.1471.4 of the Revised Statutes of Missouri requires that the District annually submit a report ("Annual Report") stating the services provided, revenues collected and expenditures made during each fiscal year, together with copies of resolutions approved by the District during the fiscal year, to the City of Independence, Missouri, and to the Missouri Department of Economic Development.

**NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF DIRECTORS OF 23RD & STERLING COMMUNITY IMPROVEMENT DISTRICT, AS FOLLOWS:**

1. The Chairman or his designee is directed to prepare an Annual Report for the District's fiscal year ending June 30, 2021, subject to such changes, additions or deletions as the officers of the District, with advice of counsel, may deem necessary or desirable.
2. The Chairman or his designee is authorized to execute and deliver the final version of the Annual Report for and on behalf of the District, with such execution being conclusive evidence of the Board's acceptance of the information contained in the Annual Report.
3. The Chairman, Vice Chairman and Secretary, collectively and individually, are authorized to take all actions necessary to carry out the actions contemplated by and the intent of this Resolution.
4. This Resolution shall take effect immediately.

  
Alisha Bultemeier, Chairperson

ATTEST:

  
Becky Ziegler, Secretary

23<sup>RD</sup> & STERLING COMMUNITY IMPROVEMENT DISTRICT

RESOLUTION RATIFYING PAST ACTIONS TAKEN BY, OR ON BEHALF OF, THE DISTRICT

ADOPTED MAY 24, 2021

WHEREAS, by Ordinance No. 18600 ("Creation Ordinance"), adopted on June 20, 2016, and pursuant to the Community Improvement District Act, Sections 67.1401 *et seq.*, RSMo ("Act"), the City Council of Independence, Missouri ("City") approved the Petition to Establish the 23rd & Sterling Community Improvement District ("Petition"), thereby creating the 23rd & Sterling Community Improvement District ("District") in accordance with the Act; and

WHEREAS, pursuant to the Act and the District's bylaws, a Board of Directors ("Board") has been elected to exercise all of the District's powers necessary to carry out the District's purpose as set forth in the Petition and authorized by the Act; and

WHEREAS, the Board recognizes that at certain times throughout the year, officers of the District may take certain actions that are consistent with and in furtherance of the District's purpose, but not expressly authorized by the Board; and

WHEREAS, the Board desires to ratify, acknowledge, and accept all actions taken by or on behalf of the District that were not previously expressly approved by the Board and that are consistent with the officers' powers under the Act.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF DIRECTORS OF THE 23RD & STERLING COMMUNITY IMPROVEMENT DISTRICT, AS FOLLOWS:

Section 1. All actions taken by the officers of the District, by or on behalf of the District, which are consistent with their powers under the Act and which are in the furtherance of the projects proposed in the Petition, are hereby ratified, acknowledged, and accepted.

Section 2. This Resolution shall take effect immediately.

  
Alisha Bultemeier, Chairperson

ATTEST:

  
Becky Ziegler, Secretary