

## BOARD MEETING AGENDA

Wednesday, October 15, 2023

5:00 – 6:00 p.m.



### Virtual:

[https://teams.microsoft.com/l/meetup-join/19%3ameeting\\_YTIINGIxZTctNDQ1My00ZDdhLTkzYmMtMGVmY2Y3OGNmMzhi%40thread.v2/0?context=%7b%22Tid%22%3a%220a5376b2-b919-40e2-bfa3-b4b75fda823f%22%2c%22Oid%22%3a%224f089a85-c857-4d1d-8012-16100951d81a%22%7d](https://teams.microsoft.com/l/meetup-join/19%3ameeting_YTIINGIxZTctNDQ1My00ZDdhLTkzYmMtMGVmY2Y3OGNmMzhi%40thread.v2/0?context=%7b%22Tid%22%3a%220a5376b2-b919-40e2-bfa3-b4b75fda823f%22%2c%22Oid%22%3a%224f089a85-c857-4d1d-8012-16100951d81a%22%7d)

Meeting ID: 259 652 436 554

Passcode: ScQSiD

5:00	Action	1. Call to Order – Cindy Ju Agenda Approval  Public Comment – <i>public may sign up to address the board for up to 2 minutes on matters on this agenda</i>
5:02	Action/Approval	2. Consent Agenda <ul style="list-style-type: none"><li>• Approve October Meeting Minutes</li><li>• Accept October Expenditure reports</li><li>• Accept Q3 Financials</li><li>• Approve November Concurrence Requests</li></ul>
5:05	Approval/Discussion	3. Staff updates <ul style="list-style-type: none"><li>• Staff request– Jody McCorkle<ul style="list-style-type: none"><li>• Resolution – check signers</li><li>• Resolution – Line of Credit Renewal with Commerce Bank</li></ul></li><li>• RED updates – Jared Jonson/Jamie Lee</li></ul>
5:30	Board Business	4. Discussion <ul style="list-style-type: none"><li>• Board recruitment – Cindy Ju</li><li>• Setting meeting schedule check-in/retreat planning – Cindy Ju</li></ul>
5:55	Action	5. Adjourn – Cindy Ju

### Important meeting dates:

- 2024 Budget Presentation – December 8, noon
- December board meeting – December 12, 5pm (in person)

### \*\*Executive sessions may be held:

- |  |   |
|--|---|
| <input type="checkbox"/> Lease or purchase of real estate if there's a likelihood that disclosure would increase the price | <input type="checkbox"/> Consideration of the minimum offering price for sale or lease of real estate if there's a likelihood that disclosure would decrease the price. |
| <input type="checkbox"/> Negotiations on the performance of a publicly bid contract  | <input type="checkbox"/> Complaints or charges brought against a public officer or employee   |
| <input type="checkbox"/> Qualifications of an application for public employment  | <input type="checkbox"/> Performance of a public employee   |
| <input type="checkbox"/> Agency enforcement actions (requires legal counsel present)                                       | <input type="checkbox"/> Current or potential litigation (requires legal counsel present)   |
| <input type="checkbox"/> Legal risks of current or proposed action (requires presence of legal counsel)                    |   |

The mission of the Seattle Chinatown International District Preservation and Development Authority (SCIDpda) is to *preserve, promote, and develop the Seattle Chinatown International District as a vibrant community and unique ethnic neighborhood.*

## **Resolution 23-11-14-01**

### **RESOLUTION OF SEATTLE CHINATOWN INTERNATIONAL DISTRICT PRESERVATION AND DEVELOPMENT AUTHORITY**

We, the Board of the Seattle Chinatown International District Preservation and Development Authority, via consent agenda:

- Approve October Meeting Minutes
- Accept October Expenditure reports
- Accept Q3 Financials
- Approve November Concurrence Requests

\_\_\_\_\_  
Board President

\_\_\_\_\_  
Date

\_\_\_\_\_  
Board Secretary

\_\_\_\_\_  
Date

## SCIDpda Board Meeting Minutes

October 18, 2023

Virtual:

[https://teams.microsoft.com/dl/launcher/launcher.html?url=%2F %23%2F%2Fmeetup-join%2F19%3Ameeting\\_NjE5N2ZmYzEtYjYy00NDk2LWJiMDgtMTFiNmM3M2E4MGM%40thread.v2%2F0%3Fcontext%3D%257b%2522Tid%2522%253a%25220a5376b2-b919-40e2-bfa3-b4b75fda823f%2522%252c%2522Oid%2522%253a%2522f68ed51-5f66-435d-a67e-5b9c605cff82%2522%257d%26anon%3Dtrue&type=meetup-join&deeplinkId=5ad61438-fa5d-4f9c-96bf-ecf6808cefdd&directDI=true&msLaunch=true&enableMobilePage=true&suppressPrompt=true](https://teams.microsoft.com/dl/launcher/launcher.html?url=%2F%20%2Fmeetup-join%2F19%3Ameeting_NjE5N2ZmYzEtYjYy00NDk2LWJiMDgtMTFiNmM3M2E4MGM%40thread.v2%2F0%3Fcontext%3D%257b%2522Tid%2522%253a%25220a5376b2-b919-40e2-bfa3-b4b75fda823f%2522%252c%2522Oid%2522%253a%2522f68ed51-5f66-435d-a67e-5b9c605cff82%2522%257d%26anon%3Dtrue&type=meetup-join&deeplinkId=5ad61438-fa5d-4f9c-96bf-ecf6808cefdd&directDI=true&msLaunch=true&enableMobilePage=true&suppressPrompt=true)

Meeting ID: 287 902 965 199

Passcode: eux8C5

The October 2023 SCIDpda board meeting was hosted virtually via a Teams conference.

**Board Present (via Phone Conference Call-in):** Lisa Nitze, Tiernan Martin, Cindy Ju, Elliot Sun, Jerilyn Young, Wayne Lau, Samuel Lee, Mindy Au, Miye Moriguchi, Regina Wang

**Staff Present:** Jared Jonson, Jamie Lee, Jody McCorkle, Sophia Ni, Marion Emme

**Others:** Kyle Igarashi

### 1. Call to Order

The meeting was called to order by Cindy Ju, Board President, at 12:02PM.

### 2. Resolution 23-10-18-01

We, the Board of the Seattle Chinatown International District Preservation and Development Authority, via consent agenda:

- Approve September Meeting Minutes
- Accept September Expenditure reports
- Approve October Concurrence Requests

Moved: Tiernan Martin

Second: Mindy Wu

Board Approved: 10

Abstained: 0

Absent: 4

3. RED Updates – Jared Jonson and Jamie Lee
4. Fundraiser – Joseph Guanlao
5. Public Safety Letter to Bruce Harrell – Jamie Lee
6. Setting Meeting Schedule – Cindy Ju

Meeting was adjourned at 12:52PM by Cindy Ju, Board President.

Seattle Chinatown International District Preservation and Development Authority  
409 Maynard Ave S, Ste P2  
Seattle, WA 98114

Expenditure Certification Memorandum

DATE: 10/31/2023  
TO: Board of Directors  
FROM: Jody McCorkle, Director of Finance  
RE: October 2023 Expenditure Certification

I, Jody McCorkle, do hereby certify that the materials have been furnished, the services rendered or the labor performed herein; that the claims represented by the vouchers listed below were just obligations of the SCIDpda; and that I am authorized to authenticate and certify said claims.

  
Jody McCorkle, Director of Finance

Computer Run Checks	General Checking	137	to	155	\$	62,368.40
				13th & Fir	\$	62,368.40
Computer Run Checks	General Checking	2166	to	2177	\$	19,362.46
Electronic Funds Transfers	General Checking		eft		\$	41,037.50
				Bush Hotel Commercial	\$	60,399.96
Computer Run Checks	General Checking	1899	to	1903	\$	22,365.34
				Bush Hotel Condo	\$	22,365.34
Electronic Funds Transfers	General Checking		eft		\$	20,066.61
				Bush Hotel QalicB	\$	20,066.61
Computer Run Checks	General Checking	1618	to	1636	\$	42,387.90
Electronic Funds Transfers	General Checking		eft		\$	20,742.01
				Bush Hotel Residential	\$	63,129.91
Computer Run Checks	General Checking	116	to	120	\$	6,328.60
				CIDPDA	\$	6,328.60
Computer Run Checks	General Checking	4195	to	4214	\$	52,469.37
Electronic Funds Transfers	General Checking		eft		\$	13,987.10
				DVA	\$	66,456.47
Electronic Funds Transfers	General Checking		eft		\$	372.36
				Hing Hay Coworks	\$	372.36
Computer Run Checks	General Checking	1188	to	1204	\$	81,467.02
				IDVS1 Commercial	\$	81,467.02
Computer Run Checks	General Checking	469	to	475	\$	29,610.94
				IDVS2 Condo	\$	29,610.94

Computer Run Checks	General Checking	663	to	672	\$	21,793.37
					<b>IDVS2 Library &amp; Parking</b>	<b>\$ 21,793.37</b>
Computer Run Checks	General Checking	799	to	807	\$	9,453.27
Electronic Funds Transfers	General Checking		eft		\$	5,006.80
					<b>IDVS2 Commercial</b>	<b>\$ 14,460.07</b>
Computer Run Checks	General Checking	174	to	181	\$	485,974.83
					<b>Lot on the Hill</b>	<b>\$ 485,974.83</b>
Computer Run Checks	General Checking	1308	to	1323	\$	12,586.81
Electronic Funds Transfers	General Checking		eft		\$	20,961.00
					<b>New Central Commercial</b>	<b>\$ 33,547.81</b>
Computer Run Checks	General Checking	316	to	316	\$	4,964.84
Electronic Funds Transfers	General Checking		eft		\$	17,368.30
					<b>New Central Hotel</b>	<b>\$ 22,333.14</b>
Computer Run Checks	General Checking	1499	to	1515	\$	18,236.81
Electronic Funds Transfers	General Checking		eft		\$	17,150.00
					<b>New Central Residential</b>	<b>\$ 35,386.81</b>
Computer Run Checks	General Checking	258	to	296	\$	153,156.06
Electronic Funds Transfers	General Checking		eft		\$	13,886.28
EFTs for Payroll	General Checking		10/05/23 & 10/19/23		\$	221,580.68
					<b>SCIDpda</b>	<b>\$ 388,623.02</b>
						<b>\$ 1,414,684.66</b>

The above checks and electronic fund transfers are hereby approved by a majority of all members of the SCIDpda Board and signed by me in open session in authentication of their approval on this \_\_\_\_\_ day of \_\_\_\_\_ 2023.

\_\_\_\_\_  
Treasurer

\_\_\_\_\_  
Chair

## SCID Check Summary

Property=13res,13com,bhcomm,bhcondo,bhfund,bhmanagr,bhmaster,bhqalib,bhres,childpar,cidpda,design,design01,design02,design03,design04,design05,design06,design07,design08,design09,design10,design11,design12,design13,design14,design15,design16,design17,design18,design19,design21,diageo,dva,ethbc,hinghay,idvs1com,idvs2com,idvs2con,idvs2lp,louhill,loumural,ncntcom,ncntres,nchotel,ncmanagr,ncmaster,pdacmmy,pdadev,pdamaint,pdaopacc,scid AND mm/yy=10/2023-10/2023 AND All Checks=Yes

		Check	Total	
Check#	Vendor	Date	Check	Note
<b>13resop - General Checking</b>				
137	apallc - Apartments, LLC	10/5/2023	1,129.00	Advertising/Marketing
138	scidpda - SCIDpda	10/5/2023	14,583.10	ID Billing - 08/2023
139	welfar - Wells Fargo	10/5/2023	8.56	Postage
140	welfar - Wells Fargo	10/5/2023	242.54	Computer Software
141	welfar - Wells Fargo	10/5/2023	1,162.47	Staff Appreciation & Office Supplies/Equipment
142	wesext - Western Exterminator Company	10/5/2023	275.63	Pest Control
143	citseacu - City of Seattle-Combined Utilities	10/12/2023	60.00	Water/Sewer
144	combus - Comcast Holdings Corporation	10/12/2023	158.79	Telecomm
145	ricusa - Ricoh USA, Inc	10/12/2023	205.71	Copier Lease/Maintenance
146	firins - First Insurance Funding Corp.	10/19/2023	12,031.78	Insurance
147	lanlin - LanguageLine Solutions	10/19/2023	166.56	Translation/Interpreters
148	pugsou - Puget Sound Energy	10/19/2023	831.76	Natural Gas
149	reninc - RentGrow, Inc.	10/19/2023	774.00	Credit Screening Fee
150	scidpda - SCIDpda	10/19/2023	15,959.72	ID Billing - 09/2023
151	seahou - Housing Authority of the City of Seattle	10/19/2023	696.65	Garbage/Waste Removal
152	tromorfs - Trotter & Morton Facility Service of PNW, Inc.	10/19/2023	2,813.58	HVAC/Boiler Maint - Contract
153	welfar - Wells Fargo	10/19/2023	0.00	Void
154	welfar - Wells Fargo	10/20/2023	44.05	Small Tools & Equipment
155	pdamaint - SCIDpda Maintenance Dept	10/19/2023	11,224.50	WOs
<b>Total 13resop - General Checking</b>			<b>62,368.40</b>	
<b>bhcommop - General Checking</b>				
2166	wesext - Western Exterminator Company	10/5/2023	179.32	Pest Control
2167	cenlin - CenturyLink	10/12/2023	68.15	Telecomm
2168	firkin - Performance Systems Integration, LLC	10/12/2023	584.34	Fire Systems/Sprinkler - Service Calls
2169	repser - Republic Services	10/12/2023	821.60	Garbage/Waste Removal
2170	verwir - Verizon Wireless	10/12/2023	18.64	Telecomm
2171	wasman - Waste Management of Seattle	10/12/2023	422.65	Garbage/Waste Removal
2172	pdamaint - SCIDpda Maintenance Dept	10/12/2023	4,370.52	WOs
2173	cedgro - Cedar Grove Organics Recycling	10/19/2023	55.40	Garbage/Waste Removal
2174	kincou - King County Treasury	10/19/2023	678.25	Property Tax
2175	welfar - Wells Fargo	10/20/2023	5.34	Telecomm
2176	bushcond - SCIDPDA Bush Hotel Condo Association	10/19/2023	10,244.59	Condo Billing
2177	kone - KONE	10/26/2023	1,913.66	Elevator
ACH	bushqali - SCIDpda Bush Hotel QALICB LLC	10/5/2023	41,037.50	Rent
<b>Total bhcommop - General Checking</b>			<b>60,399.96</b>	
<b>bhcondop - General Checking</b>				
1899	citseacu - City of Seattle-Combined Utilities	10/5/2023	7,681.92	Garbage/Waste Removal & Water/Sewer
1900	firins - First Insurance Funding Corp.	10/19/2023	6,059.38	Insurance
1901	pugsou - Puget Sound Energy	10/19/2023	1,614.82	Natural Gas
1902	tromorfs - Trotter & Morton Facility Service of PNW, Inc.	10/19/2023	4,791.47	HVAC/Boiler Maint - Contract
1903	seacitli - Seattle City Light	10/26/2023	2,217.75	Electricity
<b>Total bhcondop - General Checking</b>			<b>22,365.34</b>	
<b>bhqalop - General Checking</b>				
ACH	bannymel - The Bank of New York Mellon Trust Co.	10/13/2023	11,833.33	Deposits with Other Entities
ACH	bannymel - The Bank of New York Mellon Trust Co.	10/13/2023	3,237.92	Interest Expense
ACH	bannymel - The Bank of New York Mellon Trust Co.	10/13/2023	-104.64	Interest Expense- 08/2023 adjustment

		Check	Total	
Check#	Vendor	Date	Check	Note
ACH	thecomm - The Commerce Bank of WA	10/30/2023	5,100.00	Loan
<b>Total bhqalop - General Checking</b>			<b>20,066.61</b>	
<b>bhresope - General Checking</b>				
1158	t0002792 - Niu	10/24/2023	-439.00	Voided and reissued ACH to DOR - Unclaimed Property
1618	busimp - Seattle Economic Development Fund	10/5/2023	1,604.68	Loan
1619	hdsupp - HD Supply Facilities Maintenance, LTD	10/5/2023	482.35	Supplies
1620	t0006883 - Weng	10/5/2023	668.00	Move Out Refund
1621	paclam - Pacific Lamp & Supply Company	10/12/2023	198.78	Supplies
1622	relcon - AWA Enterprises, LLC	10/12/2023	2,722.83	Maintenance - Other Vendors
1623	seacitli - Seattle City Light	10/12/2023	46.25	Electricity
1624	verwir - Verizon Wireless	10/12/2023	130.11	Telecomm
1625	cenlin - CenturyLink	10/19/2023	145.48	Telecomm
1626	citseacu - City of Seattle-Combined Utilities	10/19/2023	63.27	Water/Sewer
1627	hdsupp - HD Supply Facilities Maintenance, LTD	10/19/2023	613.35	Supplies
1628	kinco - King County Treasury	10/19/2023	678.25	Property Tax
1629	pucred - Puckett & Redford PLLC	10/19/2023	927.50	Legal - Tenant Related
1630	reninc - RentGrow, Inc.	10/19/2023	54.00	Credit Screening Fee
1631	seacitli - Seattle City Light	10/19/2023	116.51	Electricity
1632	seacitli - Seattle City Light	10/19/2023	392.39	Electricity
1633	welfar - Wells Fargo	10/20/2023	67.77	Telecomm
1634	pdamaint - SCIDpda Maintenance Dept	10/19/2023	17,511.00	WOs
1635	bushcond - SCIDPDA Bush Hotel Condo Association	10/19/2023	12,577.07	Condo Billing
1636	kone - KONE	10/26/2023	3,827.31	Elevator
ACH	scidpda - SCIDpda	10/12/2023	16,239.01	ID Billing
ACH	stwaups - Department of Revenue	10/24/2023	439.00	Unclaimed Property - Security Deposit Refund
ACH	thecomm - The Commerce Bank of WA	10/31/2023	4,064.00	Loan
<b>Total bhresope - General Checking</b>			<b>63,129.91</b>	
<b>cidpd4 - General Checking</b>				
116	kascre - Kristina Capulong	10/5/2023	1,000.00	Direct Fund Raising Expenses
117	monros - Ross Monroe	10/5/2023	600.00	Direct Fund Raising Expenses
118	ngucan - Canh Nguyen	10/5/2023	400.00	Direct Fund Raising Expenses
119	welfar - Wells Fargo	10/5/2023	3,928.60	Direct Fund Raising Expenses
120	tiajes - Jesse Tabora Tiamson Jr.	10/12/2023	400.00	Direct Fund Raising Expenses
<b>Total cidpd4 - General Checking</b>			<b>6,328.60</b>	
<b>dvaop - General Checking</b>				
4195	hdsupp - HD Supply Facilities Maintenance, LTD	10/5/2023	235.89	Supplies
4196	idvs2lib - IDVS2 Library/Parking	10/5/2023	17,593.75	Loan
4197	paclam - Pacific Lamp & Supply Company	10/5/2023	331.28	Supplies
4198	tromorfs - Trotter & Morton Facility Service of PNW, Inc.	10/5/2023	8,399.84	HVAC/Boiler Maint - Service Calls
4199	acccar - Guy Williamson	10/12/2023	800.00	Janitorial - Service
4200	guasec - Guardian Security Systems, Inc	10/12/2023	120.40	Access Control Systems
4201	verwir - Verizon Wireless	10/12/2023	109.68	Telecomm
4202	wesext - Western Exterminator Company	10/12/2023	363.38	Pest Control
4203	pdamaint - SCIDpda Maintenance Dept	10/12/2023	9,378.46	WOs
4204	hdsupp - HD Supply Facilities Maintenance, LTD	10/19/2023	283.98	Supplies
4205	kelsup - Keller Supply Company	10/19/2023	59.37	Supplies
4206	kinco - King County Treasury	10/19/2023	524.54	Property Tax
4207	kone - KONE	10/19/2023	6,046.16	Elevator
4208	wavbro - WAVE	10/19/2023	104.72	Telecomm
4209	welfar - Wells Fargo	10/20/2023	30.43	Telecomm
4210	idvs2con - IDVS2 Condo Association	10/19/2023	2,850.80	Condo Billing

\$23,012 to date

\$139,788 to date

\$116,776 Net

Hot water pump  
repair - funded by  
Repl. Reserves as  
approved by OH



		Check	Total		
Check#	Vendor	Date	Check	Note	
4211	boboat - Bob Oates Sewer Rooter, LLC	10/26/2023	488.05	Plumbing	
4212	cenlin - CenturyLink	10/26/2023	480.13	Telecomm	
4213	kone - KONE	10/26/2023	2,891.57	Elevator	
4214	pdamaint - SCIDpda Maintenance Dept	10/26/2023	1,376.94	WOs	
ACH	scidpda - SCIDpda	10/12/2023	13,987.10	ID Billing	
Total dvaop - General Checking			66,456.47		
hingop3 - General Checking					
ACH	paypal - PayPal	10/10/2023	372.36	Bank Fees/Charges	
Total hingop3 - General Checking			372.36		
idvs2op4 - General Checking					
799	wesext - Western Exterminator Company	10/5/2023	145.36	Pest Control	
800	pdamaint - SCIDpda Maintenance Dept	10/12/2023	1,422.52	WOs	
801	repser - Republic Services	10/12/2023	3,169.33	Garbage/Waste Removal	
802	verwir - Verizon Wireless	10/12/2023	3.88	Telecomm	
803	wasman - Waste Management of Seattle	10/12/2023	3,874.80	Garbage/Waste Removal	
804	hdsupp - HD Supply Facilities Maintenance, LTD	10/19/2023	282.19	Small Tools/Equipment	
805	idvs2con - IDVS2 Condo Association	10/19/2023	30.55	Condo Billing	
806	kinco - King County Treasury	10/19/2023	521.44	Property Tax	
807	welfar - Wells Fargo	10/20/2023	3.20	Telecomm	
ACH	herban - Heritage Bank	10/20/2023	5,006.80	Loan	
Total idvs2op4 - General Checking			14,460.07		
lotconst - Construction Account					
174	scidpda - SCIDpda	10/5/2023	13,170.00	Development Project - North Lot Housing Draw 9	
175	beecon - B.E.E. Consulting, LLC	10/12/2023	3,870.00	Development Project - North Lot Housing Draw 9	
176	kraass - Krazan & Associates, Inc.	10/12/2023	9,120.00	Development Project - North Lot Housing Draw 9	
177	pangeo - PanGEO, Inc.	10/12/2023	3,189.47	Development Project - North Lot Housing Draw 9	
178	stupac - Studio Pacific Ltd	10/12/2023	4,000.00	Development Project - North Lot Housing Draw 9	
179	thipla - Third Place Design Co-operative Inc.	10/12/2023	2,690.05	Development Project - North Lot Housing Draw 9	
180	webtho - Weber Thompson	10/19/2023	38,478.33	Development Project - North Lot Housing Draw 9	
181	marcon - Marpac Construction LLC	10/19/2023	411,456.98	Development Project - North Lot Housing Draw 9	
Total lotconst - Construction Account			485,974.83		
nccomop2 - General Checking					
1308	cenlin - CenturyLink	10/5/2023	135.35	Telecomm	
1309	citseacu - City of Seattle-Combined Utilities	10/12/2023	3,182.56	Water/Sewer	
1310	scidpda - SCIDpda	10/12/2023	1,222.29	ID Billing	
1311	verwir - Verizon Wireless	10/12/2023	13.11	Telecomm	
1312	wasman - Waste Management of Seattle	10/12/2023	129.87	Garbage/Waste Removal	
1313	wesext - Western Exterminator Company	10/12/2023	145.36	Pest Control	
1314	pdamaint - SCIDpda Maintenance Dept	10/12/2023	2,532.50	WOs	
1315	firins - First Insurance Funding Corp.	10/19/2023	1,594.02	Insurance	
1316	kinco - King County Treasury	10/19/2023	458.01	Property Tax	
1317	tromorfs - Trotter & Morton Facility Service of PNW, Inc.	10/19/2023	768.09	HVAC/Boiler Maint - Contract	
1318	welfar - Wells Fargo	10/19/2023	0.00	Void	
1319	wesext - Western Exterminator Company	10/19/2023	252.14	Pest Control	
1320	kone - KONE	10/26/2023	1,445.74	Elevator	
1321	seacitli - Seattle City Light	10/26/2023	59.21	Electricity	
1322	seacitli - Seattle City Light	10/26/2023	503.20	Electricity	
1323	wesext - Western Exterminator Company	10/26/2023	145.36	Pest Control	
ACH	newcenth - New Central Hotel LLC	10/5/2023	20,961.00	Rent	
Total nccomop2 - General Checking			33,547.81		

		Check	Total	
Check#	Vendor	Date	Check	Note
<b>nchotop - General Checking</b>				
316	easwes - East-West Investment Co.	10/12/2023	4,964.84	Ground Lease Expense
ACH	welfar - Wells Fargo	10/10/2023	17,368.30	Loan
<b>Total nchotop - General Checking</b>			<b>22,333.14</b>	
<b>ncresop - General Checking</b>				
1192	t0003128 - Wei/Yiping Lei	10/17/2023	-149.00	Voided and reissued Check #1511
1499	hdsupp - HD Supply Facilities Maintenance, LTD	10/5/2023	410.86	Supplies
1500	citseacu - City of Seattle-Combined Utilities	10/12/2023	3,159.13	Garbage/Waste Removal & Water/Sewer
1501	newcentc - SCIDpda New Central Commercial, Inc	10/12/2023	135.35	Telecomm
1502	paclam - Pacific Lamp & Supply Company	10/12/2023	198.78	Supplies
1503	scidpda - SCIDpda	10/12/2023	6,496.35	ID Billing
1504	verwir - Verizon Wireless	10/12/2023	88.29	Telecomm
1505	wesext - Western Exterminator Company	10/12/2023	363.38	Pest Control
1506	citseacu - City of Seattle-Combined Utilities	10/19/2023	83.13	Water/Sewer
1507	firins - First Insurance Funding Corp.	10/19/2023	1,383.22	Insurance
1508	kincou - King County Treasury	10/19/2023	458.01	Property Tax
1509	kone - KONE	10/19/2023	342.78	Elevator
1510	pugsou - Puget Sound Energy	10/19/2023	313.21	Natural Gas
1511	t0003128 - Wei/Yiping Lei	10/19/2023	149.00	Move Out Refund
1512	tromorfs - Trotter & Morton Facility Service of PNW, Inc.	10/19/2023	954.75	HVAC/Boiler Maint - Contract
1513	welfar - Wells Fargo	10/19/2023	0.00	Void
1514	kone - KONE	10/26/2023	1,445.74	Elevator
1515	seacitli - Seattle City Light	10/26/2023	2,403.83	Electricity
ACH	newcenth - New Central Hotel LLC	10/5/2023	17,150.00	Rent
<b>Total ncresop - General Checking</b>			<b>35,386.81</b>	
<b>pdaop1 - General Checking</b>				
251	kaifou - of Washington Options Inc	10/1/2023	28,815.31	Employee Benefits - Medical (post dated)
252	visser - Vision Service Plan	10/1/2023	366.50	Employee Benefits - Vision (post dated)
253	wasden - Delta Dental of Washington	10/1/2023	2,397.05	Employee Benefits - Dental (post dated)
258	fenliy - Liyan Feng	10/5/2023	710.31	Staff Appreciation
259	forinc - Forterra, Inc	10/5/2023	550.03	Dues/Subscriptions
260	hartfo - The Hartford	10/5/2023	1,074.29	Employee Benefits - Life Insurance
261	idvs2lib - IDVS2 Library/Parking	10/5/2023	160.00	Employee Parking
262	louhot - Louisa Hotel Master Tenant LLC	10/5/2023	315.00	Employee Parking
263	mitdam - Damien Mitchell	10/5/2023	0.00	Void
264	newcentc - SCIDpda New Central Commercial, Inc	10/5/2023	683.00	Rent
265	ricusa - Ricoh USA, Inc	10/5/2023	205.80	Copier Lease/Maintenance
266	scidpda - SCIDpda	10/5/2023	2,187.50	LH Replacement Reserve Deposit
267	welfar - Wells Fargo	10/5/2023	2,523.44	Employee Parking, Job Listings, Postage & Office Supplies/Equipment
268	welfar - Wells Fargo	10/5/2023	548.45	Computer Hardware/Licenses
269	welfar - Wells Fargo	10/5/2023	2,498.07	Office Supplies/Equipment
270	welfar - Wells Fargo	10/5/2023	924.72	Staff Appreciation, Office Supplies/Equipment & Board Expenses
271	wontra - Tracey Wong	10/5/2023	200.00	Professional Fees/Consulting
272	berkco - BERK Consulting, Inc	10/12/2023	4,138.24	Program - Professional Fees/Consulting
273	cenlin - CenturyLink	10/12/2023	128.93	Telecomm
274	pbseng - PBS Engineering and Environmental Inc.	10/12/2023	2,058.75	Professional Fees/Consulting
275	verwir - Verizon Wireless	10/12/2023	1,000.41	Telecomm - A/R 13res
276	alfgro - The Alford Group Inc.	10/19/2023	8,230.00	Professional Fees/Consulting
277	bresha - Shanti Breznau Consulting, LLC	10/19/2023	7,350.00	Program - Professional Fees/Consulting
278	coupor - Coughlin Porter Lundeen Inc.	10/19/2023	1,798.75	Program Expenses
279	frillt - Friends of Little Saigon	10/19/2023	14,352.21	Program - Subcontracts

Check#	Vendor	Check	Total	Note
		Date	Check	
280	geoinc - GeoEngineers, Inc.	10/19/2023	1,255.50	Program Expenses
281	govchr - Christopher George Govella	10/19/2023	285.00	Training/Education
282	heapeo - Headwater People Consulting, LLC	10/19/2023	41,536.90	Program - Professional Fees/Consulting
283	percoi - Perkins Cole LLP	10/19/2023	2,380.00	Legal - Other
284	pitbowes - Pitney Bowes Inc	10/19/2023	142.74	Postage
285	ricoh - Ricoh USA, Inc	10/19/2023	23.15	Copier Lease/Maintenance
286	tecave - Techie Avenger Inc	10/19/2023	1,050.35	Computer Maintenance
287	welfar - Wells Fargo	10/19/2023	0.00	Void
288	welfar - Wells Fargo	10/19/2023	0.00	Void
289	wesext - Western Exterminator Company	10/19/2023	143.27	Pest Control
290	yarsys - Yardi Systems, Inc.	10/19/2023	30.00	Computer Maintenance
291	idvs2con - IDVS2 Condo Association	10/19/2023	10,000.00	Cash Flow Loan
292	net2ph - Net2Phone Inc.	10/26/2023	699.83	Telecomm
293	pergla - Perkins Glass & Mirror Co., Inc.	10/26/2023	273.65	Program Expenses
294	relcol - Relman Colfax PLLC	10/26/2023	6,800.00	Program - Professional Fees/Consulting
295	seacitli - Seattle City Light	10/26/2023	156.61	Electricity
296	tecave - Techie Avenger Inc	10/26/2023	5,162.30	Computer Maintenance
ACH	pdamaint - SCIDpda Maintenance Dept	10/11/2023	2,163.99	WOs
ACH	citsearc - City of Seattle	10/28/2023	490.11	B&O Tax
ACH	navben - Navia Benefit Solutions	10/31/2023	200.00	Payroll Benefits
ACH	bushcomm - SCIDpda Bush Hotel Commercial	10/5/2023	11,032.18	Rent
Subtotal pdaop1 - General Checking			167,042.34	
ACH	Paylocity	10/5/2023	104,852.73	Payroll
ACH	Paylocity	10/19/2023	116,727.95	Payroll
Subtotal pdaop1 - General Checking - Payroll			221,580.68	
Total pdaop1 - General Checking			388,623.02	
vs1op - General Checking				
1188	seacitli - Seattle City Light	10/5/2023	16,982.84	Electricity
1189	welfar - Wells Fargo	10/5/2023	4.40	Postage
1190	cenlin - CenturyLink	10/12/2023	81.00	Telecomm
1191	mckser - McKinstry Service	10/12/2023	1,234.80	Fire Systems/Sprinklers - Contract
1192	pdamaint - SCIDpda Maintenance Dept	10/12/2023	1,799.75	WOs
1193	repser - Republic Services	10/12/2023	2,896.34	Garbage/Waste Removal
1194	verwir - Verizon Wireless	10/12/2023	56.55	Telecomm
1195	wasman - Waste Management of Seattle	10/12/2023	2,873.65	Garbage/Waste Removal
1196	citseacu - City of Seattle-Combined Utilities	10/19/2023	7,892.15	Water/Sewer
1197	hdsupp - HD Supply Facilities Maintenance, LTD	10/19/2023	282.19	Small Tools/Equipment
1198	kincou - King County Treasury	10/19/2023	3,611.32	Property Tax
1199	kone - KONE	10/19/2023	8,474.86	Elevator
1200	pugsou - Puget Sound Energy	10/19/2023	687.00	Natural Gas
1201	scidpda - SCIDpda	10/19/2023	19,157.66	ID Billing
1202	tromorfs - Trotter & Morton Facility Service of PNW, Inc.	10/19/2023	12,499.04	HVAC/Boiler Maint - Contract
1203	welfar - Wells Fargo	10/19/2023	0.00	Void
1204	kone - KONE	10/26/2023	2,933.47	Elevator
Total vs1op - General Checking			81,467.02	
vs2conop - General Checking				
469	seacitli - Seattle City Light	10/5/2023	247.84	Electricity
470	cenlin - CenturyLink	10/12/2023	67.11	Telecomm
471	pdamaint - SCIDpda Maintenance Dept	10/12/2023	375.77	WOs
472	seacitli - Seattle City Light	10/12/2023	3,026.95	Electricity
473	citseacu - City of Seattle-Combined Utilities	10/19/2023	16,005.18	Garbage/Waste Removal & Water/Sewer

Cmnty Ctr. sent out -  
 standing balance  
 as of 10/30/23  
 ⇒ pay back  
 cash loan

		Check	Total		
Check#	Vendor	Date	Check	Note	
474	firins - First Insurance Funding Corp.	10/19/2023	7,420.69	Insurance	
475	tromorfs - Trotter & Morton Facility Service of PNW, Inc.	10/19/2023	2,467.40	HVAC/Boiler Maint - Contract	
<b>Total vs2conop - General Checking</b>			<b>29,610.94</b>		
<b>vs2lpop - General Checking</b>					
663	centlin - CenturyLink	10/5/2023	272.55	Telecomm	
664	usbank - US Bank/TFM/97298300/Mainyua Yang	10/5/2023	14,607.29	Loan	
665	welfar - Wells Fargo	10/5/2023	4.40	Postage	
666	coapac - Pacific Coast Electrical Contractors, Inc	10/12/2023	2,425.50	Maintenance - Other Vendors	
667	pdamaint - SCIDpda Maintenance Dept	10/12/2023	1,188.28	WOs	
668	verwir - Verizon Wireless	10/12/2023	35.43	Telecomm	
669	idvs2con - IDVS2 Condo Association	10/19/2023	771.20	Condo Billing	
670	kincou - King County Treasury	10/19/2023	1,042.88	Property Tax	
671	welfar - Wells Fargo	10/19/2023	0.00	Void	
672	kone - KONE	10/26/2023	1,445.84	Elevator	
<b>Total vs2lpop - General Checking</b>			<b>21,793.37</b>		
			<b>1,414,684.66</b>		

## SCIDpda Consolidated Balance Sheet (With Period Change)

Period = Jan 2023 - Sep 2023

Book = Accrual ; Tree = .fc\_bs

PDA Reporting=PDA Admin (RE, Mktg, Fundraising, Admin),Community Initiatives,Affordable,Commercial,Property Mgmt/Maint,Other  
Legal Holdings;

	Balance	Beginning	Net
	Current Period	Balance	Change
<b>ASSETS</b>			
<b><i>CURRENT ASSETS</i></b>			
CASH & CASH EQUIVALENTS			
Cash & Cash Equivalents	3,456,380	3,401,334	55,047
Operating Reserve - Unrestricted - Coastal	202,378	1,016,910	-814,532
Op Reserve Invest - Unrestricted - Coastal	816,910	0	816,910
Operating Reserve #3.1 - Unrestricted	1,500	1,500	0
Investments	1,570,808	1,594,047	-23,238
Restricted Cash	5,241,668	5,201,391	40,276
Restricted Investments	133,404	132,658	746
TOTAL CASH & CASH EQUIVALENTS	11,423,049	11,347,839	75,209
ACCOUNTS RECEIVABLE			
Accounts Receivable - Net	940,212	513,028	427,184
Deferred Rent Receivable	391,760	391,760	0
TOTAL ACCOUNTS RECEIVABLE	1,331,972	904,788	427,184
OTHER RECEIVABLES			
Note Receivable	3,270,870	3,345,727	-74,856
Interest Receivable - Leases	26,571	26,571	0
Other Receivables	117,182	17,182	100,000
Short Term Receivable - Leases	4,838,458	4,838,458	0
TOTAL OTHER RECEIVABLES	8,253,081	8,227,937	25,144
DEPOSITS & PREPAIDS			
Prepaid Insurance	86,046	92,929	-6,883
Prepaid Expenses & Deposits	348,445	370,788	-22,342
TOTAL DEPOSITS & PREPAIDS	434,491	463,717	-29,225
<b><i>TOTAL CURRENT ASSETS</i></b>	<b><i>21,442,593</i></b>	<b><i>20,944,281</i></b>	<b><i>498,311</i></b>
<b><i>LONG-TERM ASSETS</i></b>			
PROPERTY			
Property - Net Accum. Depreciation	31,675,949	31,803,297	-127,348
TOTAL PROPERTY	31,675,949	31,803,297	-127,348
FIXED ASSETS			

**Balance Sheet (With Period Change)**

Period = Jan 2023 - Sep 2023

Book = Accrual ; Tree = .fc\_bs

PDA Reporting=PDA Admin (RE, Mktg, Fundraising, Admin),Community Initiatives,Affordable,Commercial,Property Mgmt/Maint,Other Legal Holdings;

	Balance	Beginning	Net
	Current Period	Balance	Change
Furniture Fixtures & Equipment - Net Accum. Deprec	353,960	344,022	9,938
<b>TOTAL FIXED ASSETS</b>	<b>353,960</b>	<b>344,022</b>	<b>9,938</b>
<b>TOTAL LONG-TERM ASSETS</b>	<b>32,029,909</b>	<b>32,147,319</b>	<b>-117,410</b>
<b>OTHER ASSETS</b>			
OTHER ASSETS			
Other Receivables	12,296,160	12,103,513	192,646
Lease Asset	6,385,572	6,385,572	0
Long Term Receivable - Leases	10,978,872	10,978,872	0
Investments in & Deposits with Other Entities	21,181,954	21,170,120	11,833
Development Projects	11,263	11,263	0
<b>TOTAL OTHER ASSETS</b>	<b>50,853,820</b>	<b>50,649,340</b>	<b>204,480</b>
<b>TOTAL OTHER ASSETS</b>	<b>50,853,820</b>	<b>50,649,340</b>	<b>204,480</b>
<b>TOTAL ASSETS</b>	<b>104,326,321</b>	<b>103,740,940</b>	<b>585,381</b>
<b>LIABILITIES &amp; CAPITAL</b>			
<b>LIABILITIES</b>			
<b>CURRENT LIABILITIES</b>			
PAYABLES & OBLIGATIONS			
Accounts Payable	253,883	224,238	29,645
Prepaid Rent	84,816	88,991	-4,175
Current Portion Due of Mortgages & Other Obligation	1,346,482	1,346,482	0
Short Term Liability - Leases	3,238	3,238	0
Taxes & Benefits Payable	3,440	2,419	1,020
<b>TOTAL PAYABLES &amp; OBLIGATIONS</b>	<b>1,691,858</b>	<b>1,665,367</b>	<b>26,490</b>
ACCRUED EXPENSES			
Accrued Expenses	1,890,100	1,828,611	61,489
<b>TOTAL ACCRUED EXPENSES</b>	<b>1,890,100</b>	<b>1,828,611</b>	<b>61,489</b>
<b>TOTAL CURRENT LIABILITIES</b>	<b>3,581,957</b>	<b>3,493,978</b>	<b>87,979</b>
<b>LONG-TERM LIABILITIES</b>			
MORTGAGES & OTHER OBLIGATIONS			
Loan Payable	41,681,167	41,505,902	175,266

**Balance Sheet (With Period Change)**

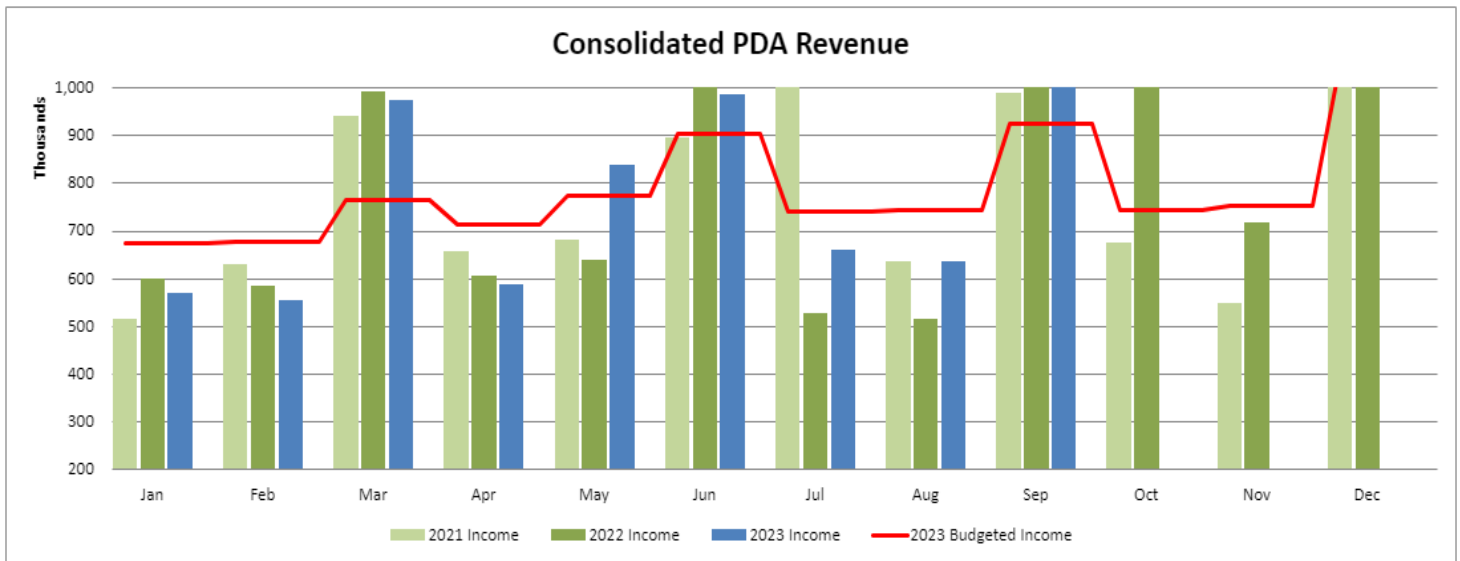
Period = Jan 2023 - Sep 2023

Book = Accrual ; Tree = .fc\_bs

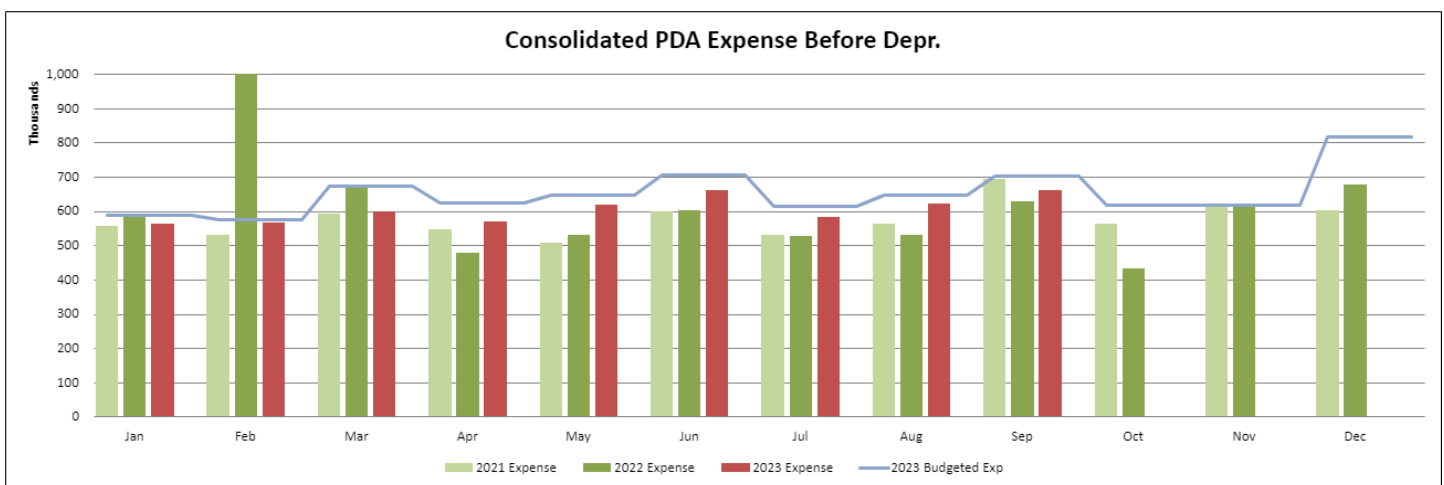
PDA Reporting=PDA Admin (RE, Mktg, Fundraising, Admin),Community Initiatives,Affordable,Commercial,Property Mgmt/Maint,Other Legal Holdings;

	Balance	Beginning	Net
	Current Period	Balance	Change
Deferred Inflow of Resources - Net Accum. Amortiza	16,705,228	16,707,830	-2,602
Long Term Liability - Leases	6,382,334	6,382,334	0
<b>TOTAL MORTGAGES &amp; OTHER OBLIGATIONS</b>	<b>64,768,729</b>	<b>64,596,066</b>	<b>172,664</b>
<b>TOTAL LONG-TERM LIABILITIES</b>	<b>64,768,729</b>	<b>64,596,066</b>	<b>172,664</b>
<b>OTHER LIABILITIES</b>			
Security Deposit Liability	151,274	151,226	47
Other Liabilities	795,018	855,336	-60,318
Deferred Rent Payable	130,024	130,024	0
<b>TOTAL OTHER LIABILITIES</b>	<b>1,076,315</b>	<b>1,136,587</b>	<b>-60,271</b>
<b>TOTAL LIABILITIES</b>	<b>69,427,002</b>	<b>69,226,630</b>	<b>200,372</b>
<b>CAPITAL</b>			
Retained Earnings	34,899,319	34,514,309	385,009
<b>TOTAL CAPITAL</b>	<b>34,899,319</b>	<b>34,514,309</b>	<b>385,009</b>
<b>TOTAL LIABILITIES &amp; CAPITAL</b>	<b>104,326,321</b>	<b>103,740,940</b>	<b>585,381</b>

## SCIDpda Consolidated – Q3 2023 Financial Summary



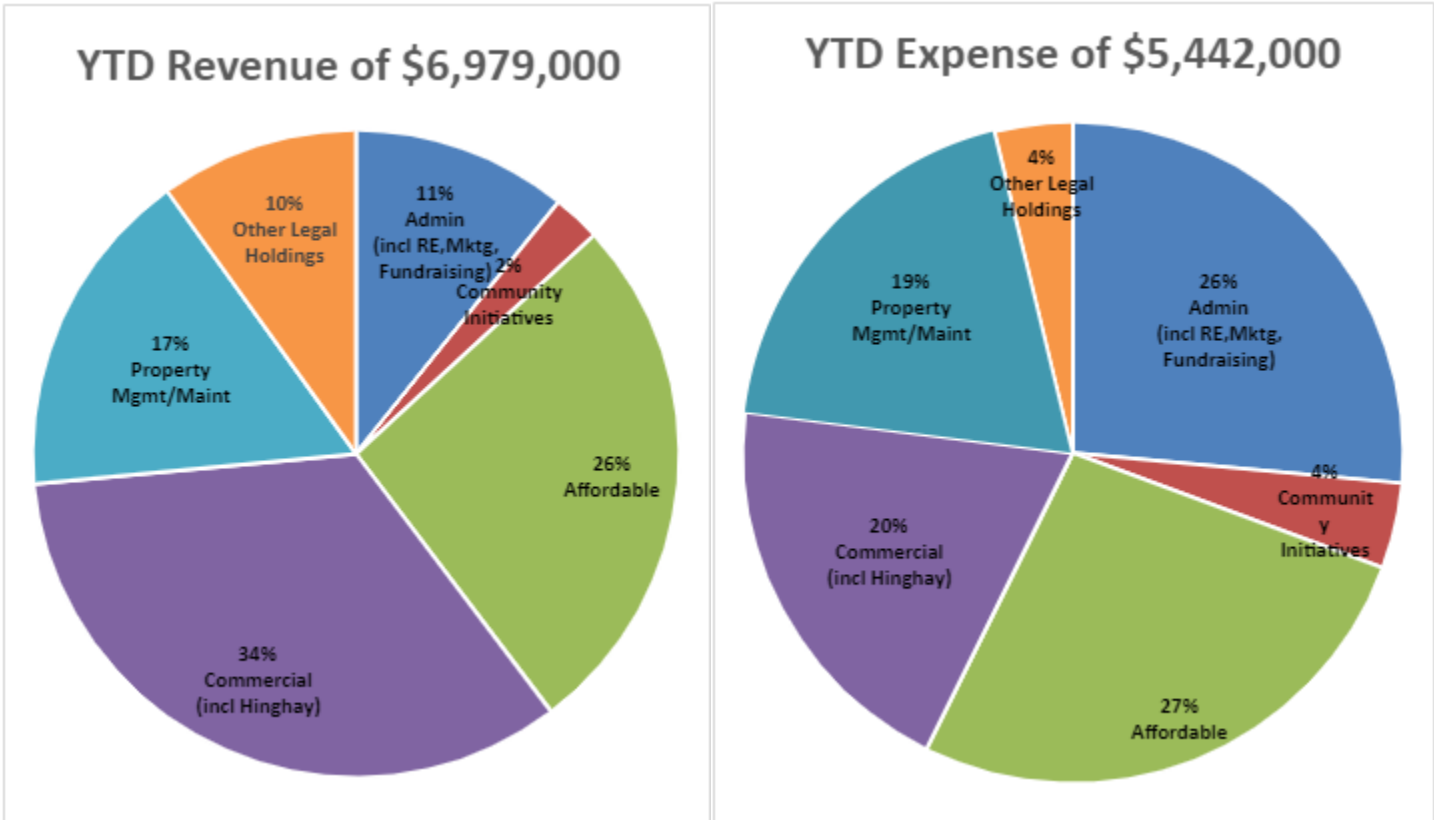
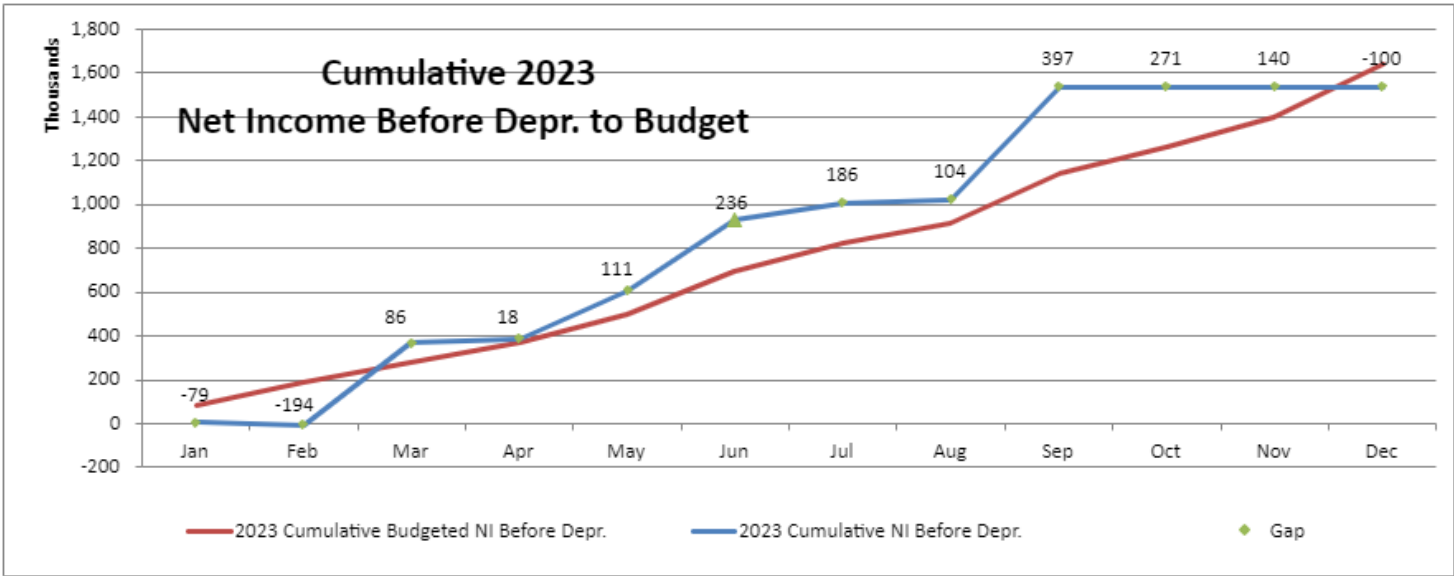
Total Revenue was \$54K favorable to budget for the entire organization. Interest Income was \$68K favorable to budget due to increased interest rates and Grant Income was \$316K favorable to budget primarily due to the \$240k Commerce Grant to SCID Admin for North Lot. However, Bad Debt was \$77K unfavorable to budget, as the Parks Dept carried a \$39k outstanding balance – which was paid in full as of November, \$33k for a growing Gourmet Noodle/Crawfish King debt, and \$10k for DSK at the Bush for utility charges. Also, Service Income was \$170K unfavorable to budget, largely due to the delayed opening of 13<sup>th</sup>&Fir, which reduced Accounting and Operations Reimbursements, R&M Income, Management Fees and Property Staff Reimbursement. And Grant Program Expenses, which are listed under Revenue as an offset to Grant Income, were \$35K unfavorable to budget, including \$37.5k for 13<sup>th</sup>&Fir leasing expenses that were covered by a Bank of America Grant recognized in 2022. Again, due to GASB, grant income and expenses will not offset one another in the same year unless the grant is both purpose and time restricted.



Total Expense was \$317K fav to budget for the entire organization. Professional Fees & Consulting was \$44K unfav to budget due to executive coaching expenses, Other Administrative Expenses were unfav to budget as this captures computer maintenance and hardware expenses related to the cyber attack which we submitted a claim, and Maintenance \$44K unfav to budget with \$12K for a plumbing issue at New Central that Jared submitted a claim, plus \$17K for Bush Residential UTO WOs. However, offsetting this, Salaries continue to be favorable to budget by \$355K through Q3, and Management Fees are \$41K favorable to budget for the 13<sup>th</sup> & Fir slower ramp up and higher vacancies than planned impacts in Revenue.



As a result, our NOI before Depreciation was \$1,536,673, which was \$397K favorable to budget.



PDA Reporting Comparison Income Statement

Book = Accrual ; Tree = .fc\_is\_report\_ne

PDA Reporting=PDA Admin (RE, Mktg, Fundraising, Admin),Community Initiatives,Affordable,Commercial,Property Mgmt/Maint,Other Legal Holdings;

	Year to Date through 3rd Quarter 2023																				
	Admin (incl RE,Mktg,Fundraising)			Community Initiatives			Affordable			Commercial (incl Hinghay)			Property Mgmt/Maint			Other Legal Holdings			SCIDpda Consolidated		
	Actual	Budget	Variance Fav (Unfav)	Actual	Total Budget	Variance Fav (Unfav)	Actual	Total Budget	Variance Fav (Unfav)	Actual	Total Budget	Variance Fav (Unfav)	Actual	Total Budget	Variance Fav (Unfav)	Actual	Total Budget	Variance Fav (Unfav)	Total SCIDpda	Total Budget	Variance Fav (Unfav)
REVENUE																					
RENT INCOME																					
Rent	0	0	0	0	0	0	1,833,849	1,839,157	(5,308)	2,138,164	2,144,298	(6,133)	0	0	0	702,030	702,032	(2)	4,674,044	4,685,486	(11,443)
Vacancies	0	0	0	0	0	0	(22,407)	(13,363)	(9,044)	(58,873)	(56,838)	(2,035)	0	0	0	0	0	0	(81,280)	(70,201)	(11,079)
Concessions and Bad Debt	0	0	0	0	0	0	(9,467)	0	(9,467)	23,271	54,820	(31,549)	0	0	0	(11,967)	24,102	(36,069)	1,837	78,922	(77,085)
NET RENT INCOME	0	0	0	0	0	0	1,801,975	1,825,794	(23,819)	2,102,563	2,142,279	(39,717)	0	0	0	690,063	726,134	(36,071)	4,594,601	4,694,208	(99,607)
TOTAL OTHER RENTAL INCOME	0	0	0	0	0	0	0	0	0	164,013	164,950	(937)	0	0	0	0	0	0	164,013	164,950	(937)
TOTAL SERVICE INCOME	103,081	119,536	(16,455)	0	0	0	0	0	0	0	0	0	1,088,210	1,242,655	(154,445)	0	0	0	1,191,291	1,362,191	(170,900)
TOTAL OTHER INCOME	141,879	123,468	18,411	2,401	0	2,401	9,950	8,689	1,261	13,627	2,542	11,084	32,432	33,075	(643)	0	0	0	200,288	167,774	32,514
TOTAL INTEREST INCOME	104,510	86,292	18,218	0	0	0	36,425	2,385	34,040	80,591	67,521	13,070	0	0	0	2,416	108	2,308	223,942	156,306	67,636
Grants	281,771	37,798	243,973	594,350	538,883	55,467	0	0	0	0	0	0	66,166	49,707	16,459	0	0	0	942,288	626,388	315,899
LESS Grant Program Expense	(37,500)	0	(37,500)	(429,671)	(429,670)	(1)	0	0	0	0	0	0	(30,746)	(33,075)	2,329	0	0	0	(497,916)	(462,745)	(35,171)
Other Fundraising	159,181	158,968	213	1,017	56,365	(55,348)	0	0	0	0	0	0	158	0	158	0	0	0	160,356	215,333	(54,977)
TOTAL FUNDRAISING INCOME	403,452	196,766	206,686	165,696	165,578	118	0	0	0	0	0	0	35,578	16,632	18,946	0	0	0	604,727	378,976	225,751
TOTAL REVENUE	752,922	526,062	226,860	168,097	165,578	2,519	1,848,350	1,836,868	11,482	2,360,793	2,377,293	(16,500)	1,156,220	1,292,362	(136,142)	692,480	726,242	(33,763)	6,978,862	6,924,406	54,457
EXPENSES																					
ADMINISTRATIVE																					
Professional Fees & Consulting	168,785	125,853	(42,932)	3,993	2,808	(1,185)	29,575	29,222	(353)	26,318	27,292	974	0	0	0	13,660	13,283	(377)	242,330	198,458	(43,872)
Rent Expense	37,197	37,197	0	0	0	0	152,350	152,350	0	582,623	584,089	1,466	6,615	6,615	0	0	0	0	778,785	780,251	1,466
Salaries	927,413	993,203	65,790	220,016	235,587	15,571	129,999	135,517	5,518	45,049	52,910	7,861	949,164	1,209,406	260,242	0	0	0	2,271,639	2,626,623	354,984
Other Admin Expenses	139,384	103,067	(36,317)	3,224	2,510	(714)	25,508	26,928	1,420	(77)	19,161	19,238	18,868	28,588	9,720	348	260	(88)	187,256	180,513	(6,742)
TOTAL ADMINISTRATIVE	1,272,779	1,259,320	(13,459)	227,232	240,905	13,673	337,432	344,016	6,585	653,912	683,452	29,540	974,647	1,244,609	269,962	14,008	13,543	(465)	3,480,010	3,785,845	305,835
TOTAL MANAGEMENT FEE	4,762	2,974	(1,788)	181	0	(181)	146,824	149,023	2,199	148,954	173,580	24,626	65,240	81,027	15,787	0	0	0	365,961	406,604	40,643
TOTAL MAINTENANCE	25,094	25,434	340	0	0	0	415,591	379,878	(35,713)	82,803	76,215	(6,588)	5,449	3,584	(1,865)	0	0	0	528,938	485,111	(43,826)
TOTAL UTILITIES	22,400	35,568	13,168	0	0	0	316,151	306,098	(10,053)	72,656	84,703	12,047	409	1,053	644	0	0	0	411,615	427,422	15,806
TOTAL TAXES	7,286	1,757	(5,529)	15	0	(15)	15,957	13,777	(2,180)	5,122	5,744	622	13	1,969	1,956	12,794	12,000	(794)	41,187	35,247	(5,941)
TOTAL INSURANCE	6,288	10,713	4,425	0	0	0	90,850	89,609	(1,241)	26,900	25,839	(1,061)	112	1,188	1,076	0	0	0	124,151	127,349	3,198
TOTAL PROGRAM EXPENSES	23,012	24,000	988	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	23,012	24,000	988
TOTAL OPERATING EXPENSES	1,361,622	1,359,766	(1,856)	227,428	240,905	13,477	1,322,805	1,282,402	(40,404)	990,346	1,049,532	59,186	1,045,869	1,333,430	287,561	26,802	25,543	(1,259)	4,974,873	5,291,578	316,704
NOI BEFORE DEBT SERVICE & GROUND LEASE	(608,700)	(833,704)	225,004	(59,331)	(75,327)	15,996	525,544	554,466	(28,922)	1,370,447	1,327,761	42,686	110,351	(41,068)	151,419	665,678	700,700	(35,022)	2,003,989	1,632,828	371,161
TOTAL DEBT SERVICE & GROUND LEASE	0	0	0	0	0	0	111,014	109,668	(1,346)	123,171	123,374	203	0	0	0	178,365	163,232	(15,133)	412,550	396,274	(16,276)
NOI AFTER DEBT SERVICE & GROUND LEASE	(608,701)	(833,704)	225,003	(59,331)	(75,327)	15,996	414,531	444,798	(30,267)	1,247,276	1,204,387	42,889	110,351	(41,068)	151,419	487,313	537,468	(50,155)	1,591,439	1,236,554	354,885
TOTAL OTHER EXPENSES	78,781	122,418	43,637	0	0	0	18,032	17,874	(158)	(44,297)	(45,826)	(1,529)	0	0	0	2,250	2,250	0	54,765	96,716	41,950
NET INCOME BEFORE DEPR & AMORT	(687,482)	(956,122)	268,640	(59,331)	(75,327)	15,996	396,499	426,924	(30,425)	1,291,573	1,250,213	41,360	110,351	(41,068)	151,419	485,063	535,218	(50,155)	1,536,673	1,139,838	396,835

## PDA Reporting Comparison Cash Flow Statement

Book = Accrual ; Tree = .fc\_is\_report\_ne

PDA Reporting=PDA Admin (RE, Mktg, Fundraising, Admin),Community Initiatives,Affordable,Commercial,Property Mgmt/Maint,Other Legal Holdings;

### REVENUE

RENT INCOME
Rent
Vacancies
Concessions and Bad Debt
NET RENT INCOME
TOTAL OTHER RENTAL INCOME
TOTAL SERVICE INCOME
TOTAL OTHER INCOME
TOTAL INTEREST INCOME
Grants
LESS Grant Program Expense
Other Fundraising
TOTAL FUNDRAISING INCOME
TOTAL REVENUE

### EXPENSES

ADMINISTRATIVE
Professional Fees & Consulting
Rent Expense
Salaries
Other Admin Expenses
TOTAL ADMINISTRATIVE
TOTAL MANAGEMENT FEE
TOTAL MAINTENANCE
TOTAL UTILITIES
TOTAL TAXES
TOTAL INSURANCE
TOTAL PROGRAM EXPENSES
TOTAL OPERATING EXPENSES
NOI BEFORE DEBT SERVICE & GROUND LEASE
TOTAL DEBT SERVICE & GROUND LEASE
NOI AFTER DEBT SERVICE & GROUND LEASE
TOTAL OTHER EXPENSES
NET INCOME BEFORE DEPR & AMORT

Year to Date through 3rd Quarter 2023						
Admin (incl RE,Mktg, Fundraising)	Community Initiatives	Affordable	Commercial (incl Hinghay)	Property Mgmt/Maint	Other Legal Holdings	Total
0	0	1,833,849	2,138,164	0	702,030	4,674,044
0	0	(22,407)	(58,873)	0	0	(81,280)
0	0	(9,467)	23,271	0	(11,967)	1,837
0	0	1,801,975	2,102,563	0	690,063	4,594,601
0	0	0	164,013	0	0	164,013
103,081	0	0	0	1,088,210	0	1,191,291
141,879	2,401	9,950	13,627	32,432	0	200,288
104,510	0	36,425	80,591	0	2,416	223,942
281,771	594,350	0	0	66,166	0	942,288
(37,500)	(429,671)	0	0	(30,746)	0	(497,916)
159,181	1,017	0	0	158	0	160,356
403,452	165,696	0	0	35,578	0	604,727
752,922	168,097	1,848,350	2,360,793	1,156,220	692,480	6,978,862
0	0	0	0	0	0	0
168,785	3,993	29,575	26,318	0	13,660	242,330
37,197	0	152,350	582,623	6,615	0	778,785
927,413	220,016	129,999	45,049	949,164	0	2,271,639
139,384	3,224	25,508	(77)	18,868	348	187,256
1,272,779	227,232	337,432	653,912	974,647	14,008	3,480,010
4,762	181	146,824	148,954	65,240	0	365,961
25,094	0	415,591	82,803	5,449	0	528,938
22,400	0	316,151	72,656	409	0	411,615
7,286	15	15,957	5,122	13	12,794	41,187
6,288	0	90,850	26,900	112	0	124,151
23,012	0	0	0	0	0	23,012
1,361,622	227,428	1,322,805	990,346	1,045,869	26,802	4,974,873
(608,700)	(59,331)	525,544	1,370,447	110,351	665,678	2,003,989
0	0	111,014	123,171	0	178,365	412,550
(608,701)	(59,331)	414,531	1,247,276	110,351	487,313	1,591,439
78,781	0	18,032	(44,297)	0	2,250	54,765
(687,482)	(59,331)	396,499	1,291,573	110,351	485,063	1,536,673

### CASH FLOWS FROM INVESTING ACTIVITIES

Operating Reserve Deposits
Replacement Reserve Deposits
Replacement Reserve Draws
Building Improvements, Furniture & Equipment
NET CASH PROVIDED (USED) BY INVESTING ACTIVITIES

### CASH FLOWS FROM FINANCING ACTIVITIES

Accrued Interest not paid
Principal payments on notes payable
NET CASH PROVIDED (USED) BY FINANCING ACTIVITIES

### NET INCREASE (DECREASE) IN CASH & CASH EQUIVALENTS

		(5,989)				(5,989)
(19,688)		(28,059)	(75,653)		(22,121)	(145,521)
		136,182	27,542			163,724
		(76,038)	(32,808)			(108,846)
(19,688)	0	26,096	(80,919)	0	(22,121)	(96,632)
		30,119				30,119
		(94,170)	(670,583)		(207,005)	(971,757)
0	0	(64,051)	(670,583)	0	(207,005)	(941,639)
(707,170)	(59,331)	358,544	540,071	110,351	255,937	498,403

Concurrence Requests:

*Staff are required to seek concurrence for items that:*

- the consideration exchanged or received by the SCIDpda exceeds \$10,000, or*
- the performance by the SCIDpda extends over a one year period.*

**November 2023 Items**

**Community Initiatives**

ARTS Hopecorps Grant - \$150,000 – Two-year grant for CID Small Business Relief Team to install 3 murals in the Chinatown International District.

**Resolution 23-11-14-\_\_**

**RESOLUTION OF SEATTLE CHINATOWN INTERNATIONAL DISTRICT  
PRESERVATION AND PUBLIC DEVELOPMENT AUTHORITY**

We, the Seattle Chinatown International District Preservation and Development Authority (SCIDpda) Board, approve that the following members of the staff and Board are authorized to sign disbursements and provide telephone authorizations to banking institutions on behalf of SCIDpda; in addition, the staff are authorized to request the opening or closure of bank accounts on behalf of SCIDpda.

Further, we authorize the transfer of banking administrative functions from Jody McCorkle to Winston Samson by December 31, 2023.

Staff

Jamie Lee

Jared Jonson

Winston Samson

Sophia Ni

Jody McCorkle through December 31, 2023

Board

May Wu

Wayne Lau

Mindy Au

Miye Moriguchi

\_\_\_\_\_  
Board President

\_\_\_\_\_  
Date

\_\_\_\_\_  
Board Secretary

\_\_\_\_\_  
Date

**Resolution 23-11-14-\_\_**

**RESOLUTION OF SEATTLE CHINATOWN INTERNATIONAL DISTRICT  
PRESERVATION AND DEVELOPMENT AUTHORITY**

We, the Governing body of the Seattle Chinatown International District Preservation and Development Authority ("SCIDpda"), authorize and approve the renewal of the line of credit between The Commerce Bank of Washington and SCIDpda in an amount up to \$500,000. The purpose of the credit line is to provide financing to bridge the timing gap between grants and contract payments received by borrower. Further, we authorize either of the Co-Executive Directors to sign loan documents with respect to the foregoing on behalf of the agency.

\_\_\_\_\_  
Board President

\_\_\_\_\_  
Date

\_\_\_\_\_  
Board Secretary

\_\_\_\_\_  
Date