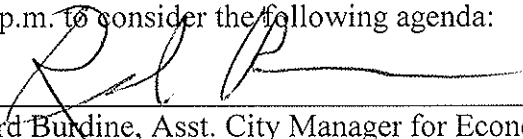


PUBLIC NOTICE

DEVELOPMENT CORPORATION OF ABILENE, INC.

The annual meeting of the Development Corporation of Abilene, Inc. will be held on Tuesday, February 24, 2009, in the Develop Abilene conference room, 174 Cypress St., Abilene, Texas, 3rd floor, commencing at 1:30 p.m. to consider the following agenda:

SIGNED:


Richard Burdine, Asst. City Manager for Economic Development

AGENDA

February 24, 2009
1:30 p.m.

Develop Abilene Conference Room
174 Cypress St., 3rd floor

1. Call the meeting to order.
2. Officer elections for 2009: President, Vice President, and Secretary/Treasurer.
3. Presentation of Certificate of Appreciation to Dee Moore and welcome new board member, Scott Senter.
4. Approval of minutes from December 23, 2008 meeting.
5. Sales Tax report for February 2009 and Preliminary Status of Funds reports for November 2008, December 2008 and January 2009.
6. Executive Session: Pursuant to Tex. Gov't Code Sec. 551.087, an executive session may be held (1) to discuss or deliberate regarding commercial or financial information that the governmental body has received from a business prospect that the governmental body seeks to have locate, stay, or expand in or near the territory of the governmental body and with which the governmental body is conducting economic development negotiations; or (2) to deliberate the offer of a financial or other incentive to a business prospect described by Subdivision (1). After discussion in executive session, any action or vote will be taken in public.

Pursuant to Tex. Gov't Code Sec. 551.072, an executive session may be held to discuss the possible exchange, lease, or value of real property associated with a project to be funded by the DCOA since deliberation in open session would have a detrimental effect on the DCOA's negotiations with a third party. After discussion in executive session, any action or vote will be taken in public.

Pursuant to Tex. Gov't Code Sec. 551.071, an executive session may be held to consult with the DCOA attorney regarding pending or contemplated litigation or a settlement offer regarding DCOA funded projects or on a matter in which the duty of the attorney to the governmental body under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with Chapter 551 of the Government Code. After discussion of the contemplated legal matters in

offer regarding DCOA funded projects or on a matter in which the duty of the attorney to the governmental body under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with Chapter 551 of the Government Code. After discussion of the contemplated legal matters in executive session, any action or vote will be taken in public.

7. Discussion and possible approval of a resolution authorizing assistance for Coca-Cola Bottling Company of North Texas.
8. Discussion and possible approval of an oral resolution authorizing the CEO to consider the laboratory space project and Life Sciences Accelerator project as one project.
9. Adjournment

CERTIFICATE

I hereby certify that the above notice of meeting was posted on the bulletin board at the City Hall of Abilene, Texas, on the _____ day of _____, 2009, at _____.

City Secretary

NOTICE

Persons with disabilities who would like special assistance or need special accommodations to participate in this meeting should contact Department of Economic Development, (325) 676-6390, at least forty-eight (48) hours in advance of this meeting. Telecommunication device for the deaf is (325) 676-6360.

**DEVELOPMENT CORPORATION OF ABILENE, INC.
SPECIAL-CALLED BOARD MEETING MINUTES
DECEMBER 23, 2008**

MEMBERS PRESENT:	Joe Crawford Marelyn Shedd	Mike Schweikhard Paul Cannon
MEMBER ABSENT:	Dee Moore	
STAFF PRESENT:	Richard Burdine Daniel Santee	Kim Tarrant
GUESTS PRESENT:	Brittany Pelletz Doug Myers	KRBC Abilene Reporter-News

- 1. CALL TO ORDER.** Joe Crawford called the meeting to order at 8:00 a.m. in the Develop Abilene conference room located at 174 Cypress, 3rd floor, Abilene, TX.
- 2. APPROVAL OF MINUTES FROM NOVEMBER 11, 2008 AND DECEMBER 9, 2008 MEETINGS.** Paul Cannon made a motion to approve the minutes from the November 11, 2008 and December 9, 2008 meetings. Mike Schweikhard seconded and the motion carried.
- 3. REVIEW OF PRELIMINARY STATUS OF FUNDS REPORTS FOR SEPTEMBER AND OCTOBER 2008.** The sales tax rebate for economic development for December 2008 was \$707,338.86, which is 10.5% above this same time last year. Fixed Assets of approximately \$17,395,000 are reflected in the September and October 2008 Balance Sheets, but October's numbers haven't been adjusted for FY08 closeout.
- 4. DISCUSSION AND POSSIBLE APPROVAL OF A RESOLUTION AUTHORIZING ASSISTANCE FOR PROJECT BG.** Project BG provides operations, maintenance, installation and technical services to the energy industry worldwide with offices in Houston, Australia and England. The company specializes in wind power, engine power, and gas systems. Services range from short-term technical assistance and skilled labor supply, to regular equipment servicing, to total responsibility for long-term plant operation and maintenance. The company began servicing for the wind industry in 2006 and opened a satellite office in Abilene in 2008, which currently employs 24. In exchange for assistance from the DCOA to expand in Abilene, Project BG will relocate its U.S. headquarters to Abilene and create 80 additional jobs (with 75 paying \$40,000+) for a total of 104.

With the creation of 80 new jobs Project BG would qualify for \$1,111,000 paid out over 5 years. The company will retain its existing 24 jobs. Staff proposes the DCOA authorize one-half of the qualifying funding (\$555,500) for new job creation with the stipulation that the other one-half may be requested of the board once Project BG creates 40 new jobs.

Staff recommends the DCOA authorize a total assistance package of up to \$748,000 to be paid in arrears as follows: \$555,500 job creation incentive for 40 new jobs, capital

investment incentive of up to \$145,000, job training grant of up to \$37,500 and up to \$10,000 as a relocation grant.

Mike Schweikhard moved to approve DCOA-2009.08 as presented. Marelyn Shedd seconded and the motion passed.

5. Item tabled until after Executive Session.

- 6. EXECUTIVE SESSION.** I hereby announce we are going into Executive Session pursuant to Texas Government Code Sections 551.071, .072, and .087 to consult with our legal counsel, discuss real property transactions, and discuss economic development negotiations involving a business prospect, as set forth on the agenda. Any vote or action will be taken in open session.

President Joe Crawford announced the date is December 23, 2008 and the time is 8:11 a.m. Mr. Crawford then announced the date is still December 23, 2008 and the time is 9:13 a.m. No vote or action was taken in Executive Session.

- 5. DISCUSSION AND POSSIBLE APPROVAL OF ADDENDUM C TO THE LEASE AGREEMENT WITH AFFILIATED FOOD STORES, INC. FOR THE PROPERTY AT 4109 VINE ST., ABILENE, TEXAS.** There was no discussion and this item was tabled until further notice.

- 7. ADJOURNMENT.** The next regularly scheduled meeting will be January 27, 2009. There being no further business, the meeting was adjourned.

Joe Crawford, President

MEMORANDUM

February 11, 2009

TO: Larry D. Gilley, City Manager
Evalin E. McClain, Assistant City Manager

FROM: Mindy Patterson, Director of Finance

SUBJECT: February Sales Tax

The sales tax rebate for February is \$3,823,554.23, which represents December sales. This is 2.22% below last year. The breakdown of the February rebate is \$2,867,665.67 to the General Fund and \$955,888.56 for economic development. Of this rebate, \$64,722 is from prior periods, audit payments, future payments, and unidentified payments. Based on this rebate, sales tax is 6.25% above last year for the period of October through February. I have requested the detail from the state.

Should you have any questions, please contact me.

MP:ls

cc: Richard Burdine, Assistant City Manager
David Vela, Assistant City Manager

**CITY OF ABILENE
SALES TAX COMPARISION**

Accounting Period Month	GENERAL FUND	ECONOMIC DEVELOPMENT	TOTAL	GENERAL FUND	ECONOMIC DEVELOPMENT	TOTAL
	Actual 2007-08	Actual 2007-08		Actual 2008-09	Actual 2008-09	
October	\$2,029,217.53	\$676,405.84	\$2,705,623.37	\$2,110,326.56	\$703,442.19	\$2,813,768.75
November	2,293,733.19	764,577.73	3,058,310.92	2,680,326.85	893,442.28	3,573,769.13
December	1,934,180.44	644,726.81	2,578,907.25	2,122,016.60	707,338.86	2,829,355.46
January	1,880,105.59	626,701.86	2,506,807.45	1,981,869.70	660,623.23	2,642,492.93
February	2,932,831.13	977,610.37	3,910,441.50	2,867,665.67	955,888.56	3,823,554.23
YTD	<u>\$11,070,067.88</u>	<u>\$3,690,022.61</u>	<u>\$14,760,090.49</u>	<u>\$11,762,205.38</u>	<u>\$3,920,735.12</u>	<u>\$15,682,940.50</u>
March	1,798,311.71	599,437.23	2,397,748.94			
April	1,794,413.90	598,137.96	2,392,551.86			
May	2,472,581.86	824,193.95	3,296,775.81			
June	1,970,650.71	656,883.57	2,627,534.28			
July	2,054,110.32	684,703.44	2,738,813.76			
August	2,592,932.85	864,310.95	3,457,243.80			
September	2,171,258.39	723,752.80	2,895,011.19			
FY TOTAL	<u>\$25,924,327.62</u>	<u>\$8,641,442.51</u>	<u>\$34,565,770.13</u>			

NOTE: REPORT REFLECTS THE MONTH SALES TAX IS RECEIVED FROM AUSTIN. REVENUE IS RECORDED ON THIS BASIS FOR BUDGETARY PURPOSES.

THE COMPREHENSIVE ANNUAL FINANCIAL REPORT (CAFR) WILL REFLECT GASB 33 REQUIREMENT IN ADDITION TO THE BUDGET BASIS.

DEVELOPMENT CORPORATION OF ABILENE, INC.
1/2 CENT SALES TAX REVENUE
FY 2008: Monthly and Year-to-Year Comparisons

Accounting Period Month	Actual 2007-08	Actual 2008-09	% Change
October	\$676,406	\$703,442	4.00%
November	764,578	893,442	16.85%
December	644,727	707,339	9.71%
January	626,702	660,623	5.41%
February	977,610	955,889	-2.22%
YTD	\$3,690,023	\$3,920,735	6.25%
March	599,437		
April	598,138		
May	824,194		
June	656,884		
July	684,703		
August	864,311		
September	723,753		
FY TOTAL	\$8,641,443		

Note: Report reflects the month sales tax is received from Austin.
Revenue is recorded on this basis for budgetary purposes.

The Comprehensive Annual Financial Report (CAFR) will reflect
GASB 33 requirement in addition to the budget basis.

Revenue for February '09 represents December '08 sales. Approximately
\$16,180 of the rebate is from prior periods, audit, and future payments.

Audit Payments: Larger businesses submit sales tax collections to the State
Comptroller every month and smaller ones either quarterly or annually. The
Comptroller audits the books of these businesses on a four year cycle to
determine if sales tax was collected on all taxable sales. Audit collections
represent the sales tax revenue from prior sales and submitted or refunded
subsequent to the audit.

CITY OF ABILENE, TEXAS

DEVELOPMENT CORPORATION OF ABILENE, INC.

Balance Sheet
January 31, 2009

ASSETS:

Cash and Investments	\$14,164,757
Notes receivable	12,561,488
Accounts receivable	13,500
Due from other governments	1,588,750
Prepaid Expense	0
Total Current Assets	<u>\$28,328,495</u>

OTHER ASSETS:

Fixed assets	\$32,973,333
Accumulated depreciation	<u>(3,813,001)</u>
Total Other Assets	<u>29,160,332</u>

TOTAL ASSETS

\$57,488,827

LIABILITIES:

Vouchers payable	\$997,011
Deferred revenues	193,778
Total Liabilities	<u>\$1,190,789</u>

FUND BALANCES:

Investment in general fixed assets	\$29,160,332
Reserved for contractual obligations(external)	26,551,582
Reserved for obligated programs(internal)	647,631
Undesignated Balance	<u>(61,507)</u>
Total Fund Balance	<u>\$56,298,038</u>

TOTAL LIABILITIES AND FUND BALANCES

\$57,488,827

FIXED ASSETS:

	<u>Original Cost</u>	<u>Improvements</u>	<u>Depreciation</u>	<u>Total</u>
Land:				
473.405 acres - Five Pts Bus Park	\$507,681			\$507,681
303.53 acres Hwy 36 & FM 18	449,238			449,238
Pine Street Lots	246,258			246,258
Walnut Street Lots	81,000			81,000
Construction-in-Progress	3,947,320			3,947,320
Buildings and Improvements:				0
2601 Airport Blvd.	1,563,210	540,633	324,585	1,779,258
2809 Airport Blvd.	396,519	444,583	310,280	530,822
2841 Airport Blvd.	456,736	62,923	272,654	247,005
4002 Loop 322	1,290,916	2,384,891	1,279,036	2,396,771
Five Pts Bus Park	0	2,435,431	292,252	2,143,179
6450 Five Points Parkway	5,809,354	7,016,797	761,876	12,064,275
Grant Bldg 341 Pine	147,194	405,726	195,882	357,039
2742 Lance Dr. (EASI Storage)	2,527,408	9,987	202,426	2,334,969
4109 Vine St	583,524	168,600	49,492	702,632
4009 Vine St	583,524	0	46,682	536,842
Equipment	895,867		67,030	828,837
Vehicle: 2005 Dodge Caravan	18,011	0	10,806	7,205
TOTAL FIXED ASSETS	<u>\$19,503,762</u>	<u>\$13,469,571</u>	<u>\$3,813,001</u>	<u>\$29,160,332</u>

DEVELOPMENT CORPORATION OF ABILENE
STATUS OF FUNDS @ JANUARY 31, 2009

<u>REVENUE-TO-DATE</u>	Object	Beginning I-T-D Revenues	Current Month Revenues	Current FY Revenues	(MARCH, 1990) Ending I-T-D Revenues
City Sales Tax	3131	\$ 111,480,065.98	656,842.45	\$ 2,948,351.15	\$ 114,428,417.13
Sales Tax Retained	3132	292,521.01	3,780.78	16,495.41	309,016.42
Other Services Charges	3731	25.00		-	25.00
Princ. - Loans & Assess	3775	3,014,709.44		4,332.85	3,019,042.29
Int. - Loans & Assess	3802	2,085,473.13	761.20	3,372.64	2,088,845.77
Interest	3803	6,517,778.51	14,771.54	93,660.61	6,611,439.12
Land Lease	3810	13,835.41		-	13,835.41
Building/Space Rent	3816	3,433,860.16	237,684.50	394,167.26	3,828,027.42
City Pay Phones	3890	9,170.58	-	-	9,170.58
Miscellaneous Revenue	3892	30,238.49	-	-	30,238.49
EDA Grant	3305	242,100.00	-	-	242,100.00
Miscellaneous State Grants	3359	6,500.00	-	-	6,500.00
Miscellaneous Federal	3379	937,926.00	-	-	937,926.00
Interest on Investments	3800	176,263.67	-	-	176,263.67
Other Interest	3809	32,252.85	-	-	32,252.85
Interfund Recovery	3828	1,534,976.08	-	-	1,534,976.08
Miscellaneous Recovery	3839	1,896,652.91	-	-	1,896,652.91
Miscellaneous Prior Year	3840	16,464.88	-	-	16,464.88
DCOA Admin	3847	7,070.55	-	-	7,070.55
Other Contributions	3860	96,866.60	-	-	96,866.60
Sale of Land	3870	273,554.84	-	-	273,554.84
Sale of Buildings	3871	981,647.87	-	-	981,647.87
Gain (loss) Sale of Asset	3873	555,393.43	-	-	555,393.43
Miscellaneous Damage Claims	3889	1,173.04	-	-	1,173.04
GASB 22 Restatement		355,634.89	-	-	355,634.89
GASB 34 FY 03 Adjustment		579,426.49	-	-	579,426.49
GASB 34 FY 08 Adjustment		44,606.57	-	-	44,606.57
		<u>\$ 134,616,188.38</u>	<u>\$ 913,840.47</u>	<u>\$ 3,460,379.92</u>	<u>\$ 138,076,568.30</u>

DEVELOPMENT CORPORATION OF ABILENE
STATUS OF FUNDS @ JANUARY 31, 2009

	Project	Beginning I-T-D Expenditures	Current Month Expenditures	Current FY Expenditures	Ending I-T-D Expenditures	Outstanding Contracts
CONTRACTS ENCUMBERED/ EXPENDITURES-TO-DATE						
Prior Years Programs		\$ 61,769,775.97	\$ -	\$ -	\$ 61,769,775.97	
Business Services Division	Div 2760	6,756,496.24	46,069.64	170,604.63	6,927,100.87	20,000.00
DCOA Annual Contracts	Div 2775	1,891,328.02	16,040.36	103,774.77	1,995,102.79	
Abilene Industrial Foundation	2775-4950	11,208,898.09	44,018.52	153,479.38	11,362,377.47	616,929.62
TTU Small Business Dev Cntr	2775-4951	2,240,621.05	-	50,043.75	2,290,664.80	144,956.25
Chamber Military Affairs	2775-4952	1,081,976.83	-	-	1,081,976.83	70,000.00
Airport Business Dev Mgr	2775-4953	416,681.40	-	8,849.51	425,530.91	161,920.21
Murf Systems	4998	151,665.00	-	-	151,665.00	-
Bandag Training	5203	545,470.20	179,015.00	179,015.00	724,485.20	117,734.80
Rentech 04	5207	367,680.00	-	-	367,680.00	-
Sunoco Logistics	5208	193,024.00	-	-	193,024.00	8,976.00
EASI 04	5213	1,345,237.66	-	247,251.57	1,592,489.23	884,448.43
Glazer Phase II	5215	182,000.00	80,000.00	80,000.00	262,000.00	-
EHT	5216	98,300.00	32,600.00	32,600.00	130,900.00	-
Fehr Food	5220	1,045,020.00	518,790.00	518,790.00	1,563,810.00	-
Transcend Services	5227	348,621.66	-	101,378.34	450,000.00	-
Bandag Building Improv	5228	-	-	-	-	44,259.24
Glazers Ph III	5229	44,340.00	21,280.00	21,280.00	65,620.00	25,380.00
Highland Campus Health	5231	253,865.00	-	4,000.00	257,865.00	24,000.00
Rentech	5232	48,800.00	-	-	48,800.00	-
Robinson Fan	5237	229,406.00	-	-	229,406.00	428,794.09
Spec II / R/E	5239	75,787.50	700.00	176,700.00	252,487.50	
CBER Website	5240	4,317.07	-	-	4,317.07	3,999.93
TTU Pharmacy School	5242	149,232.00	-	-	149,232.00	-
Teleperformance USA	5247	190,270.00	-	-	190,270.00	566,730.00
Shelter Distribution	5250	67,434.29	-	-	67,434.29	25,407.71
PWP (Project LF)	5251	1,058,761.13	-	-	1,058,761.13	2,148,701.87
Integrated Clinic Research	5253	7,440.00	-	-	7,440.00	688,062.00
Genesis Network	5258	399,133.33	-	427,609.49	826,742.82	216,780.81
Carter Burgess	5260	310,362.48	5,591.79	6,836.41	317,198.89	32,121.11
Fehr Foods	5261	118,091.53	-	-	118,091.53	-
TMAC	5262	52,500.00	-	-	52,500.00	7,500.00
SBIR/STTR	5263	66,880.65	172.40	612.20	67,492.85	203,907.15
EASI 7th Doc	5265	123,256.24	-	115,918.90	239,175.14	35,824.86
BMWT Leasing	5266	25,000.00	-	25,000.00	50,000.00	-
ABTEX Beverage	5267	-	-	-	-	1,599,040.00
MSSC Training	5269	71,762.03	-	-	71,762.03	74,353.05
Receptor Log	5270	1,043,534.87	1,275.00	213,703.54	1,257,238.41	705,296.89
Sr. Safe at Home	5271	-	-	-	-	402,455.00
WTCIC	5272	16,582.00	-	-	16,582.00	16,582.00
TTU HSC Research	5273	490,000.00	-	-	490,000.00	2,510,000.00
Accelerator A/E	5274	304,899.78	-	(29,642.50)	275,257.28	76,217.72
Spec 2 Expansion A/E	5275	6,978,018.64	-	92,030.93	7,070,049.57	447,170.43
Spec 3 Construction	5276	3,600,681.31	166,457.10	995,664.54	4,596,345.85	1,140,154.15
Prospect Development 08	5278	5,600.00	-	-	5,600.00	-
Accelerator Land	5280	327,160.42	-	97.77	327,258.19	-
Energy Maintenance Service	5282	-	-	-	-	1,418,000.00
Vine Street Repair	5283	168,600.00	12,255.00	12,255.00	180,855.00	-
Genesis Network Phase II	5284	-	-	-	-	2,103,694.90
Tower Tech	5285	9,906.40	37,883.55	37,883.55	47,789.95	4,079,710.05
Receptor Lab	5287	320.00	472,525.46	599,157.86	599,477.86	343,272.14
Texas Metal 08	5288	-	-	-	-	-
Five Points Water Pump	5290	-	-	-	-	50,000.00
Accelerator Construction	5291	-	85,432.31	269,668.34	269,668.34	5,073,071.66
Five Points Electric	5293	-	-	78,870.18	78,870.18	36,129.82
Prospect Development 09	5294	-	-	6,500.00	6,500.00	-
Miscellaneous Activities	2785	354,189.86	-	-	354,189.86	-
TOTAL ENCUMB. / EXPENDITURES		\$ 106,238,928.65	\$ 1,720,106.13	\$ 4,699,933.16	\$ 110,938,861.81	\$ 26,551,581.89
TOTAL FUND BALANCE					\$ 27,137,706.49	
UNENCUMBERED FUND BALANCE						\$ 586,124.60

5.6

DEVELOPMENT CORPORATION OF ABILENE
STATUS OF FUNDS @ JANUARY 31, 2009

Project	Amount Obligated	Prior Years Disbursed	Current Month Disbursed	Current Year Disbursed	Amount Encumbered	Balance	
BALANCE OF OBLIGATED PROGRAMS							
Business Services Division	Div 2760	\$ 620,340.00	\$ -	\$ 46,069.64	\$ 170,604.63	\$ 20,000.00	\$ 429,735.37
DCOA Annual Contracts	Div 2775	183,000.00	-	16,040.36	103,774.77	-	79,225.23
Abilene Industrial Foundation	2775-4950	770,410.00	-	44,018.52	153,479.38	616,929.62	1.00
TTU Small Business Dev Cntr	2775-4951	195,000.00	-	-	50,043.75	144,956.25	-
Chamber Military Affairs	2775-4952	70,000.00	-	-	-	70,000.00	-
Airport Business Dev Mgr	2775-4953	170,770.00	-	-	8,849.51	161,920.21	0.28
Murf Systems	4998	151,665.00	151,665.00	-	-	-	-
Bandag Training	5203	842,220.00	545,470.20	179,015.00	179,015.00	117,734.80	-
Rentech 04	5207	367,680.00	367,680.00	-	-	-	-
Sunoco Logistics	5208	202,000.00	193,024.00	-	-	8,976.00	-
EASI 04	5213	2,476,938.00	1,345,237.66	-	247,251.57	884,448.43	0.34
Glazer Phase II	5215	262,000.00	182,000.00	80,000.00	80,000.00	-	-
EHT	5216	130,900.00	98,300.00	32,600.00	32,600.00	-	-
Fehr Food	5220	1,563,810.00	1,045,020.00	518,790.00	518,790.00	-	-
Transcend Services	5227	450,002.00	348,621.66	-	101,378.34	-	2.00
Bandag Building Improv	5228	44,260.00	-	-	-	44,259.24	0.76
Glazers Ph III	5229	91,000.00	44,340.00	21,280.00	21,280.00	25,380.00	-
Highland Campus Health	5231	281,866.00	253,865.00	-	4,000.00	24,000.00	1.00
Rentech	5232	48,800.00	48,800.00	-	-	-	-
Robinson Fan	5237	658,200.00	229,406.00	-	-	428,794.09	(0.09)
Spec II Hart Agreement	5239	252,488.00	75,787.50	700.00	176,700.00	-	0.50
CBER Website	5240	8,317.00	4,317.07	-	-	3,999.93	-
TTU Pharmacy School	5242	149,232.00	149,232.00	-	-	-	-
Teleperformance USA	5247	757,000.00	190,270.00	-	-	566,730.00	-
Shelter Distribution	5250	92,842.00	67,434.29	-	-	25,407.71	-
PWP (Project LF)	5251	3,207,463.00	1,058,761.13	-	-	2,148,701.87	-
Integrated Clinic Research	5253	695,502.00	7,440.00	-	-	688,062.00	-
Genesis Network	5258	1,043,525.00	399,133.33	-	427,609.49	216,780.81	1.37
Carter Burgess	5260	349,320.00	310,362.48	5,591.79	6,836.41	32,121.11	-
Fehr Foods	5261	118,092.00	118,091.53	-	-	-	0.47
TMAC	5262	60,000.00	52,500.00	-	-	7,500.00	-
SBIR/STTR	5263	271,400.00	66,880.65	172.40	612.20	203,907.15	-
EASI 7th Doc	5265	275,000.00	123,256.24	-	115,918.90	35,824.86	-
BMWT Leasing	5266	50,000.00	25,000.00	-	25,000.00	-	-
ABTEX Beverage	5267	1,599,040.00	-	-	-	1,599,040.00	-
MSSC Training	5269	146,115.00	71,762.03	-	-	74,353.05	(0.08)
Receptor Log	5270	2,000,000.00	1,043,534.87	1,275.00	213,703.54	705,296.89	37,464.70
Sr. Safe at Home	5271	402,455.00	-	-	-	402,455.00	-
WTCIC	5272	33,164.00	16,582.00	-	-	16,582.00	-
TTU HSC Research	5273	3,000,000.00	490,000.00	-	-	2,510,000.00	-
Accelerator A/E	5274	351,800.00	304,899.78	-	(29,642.50)	76,217.72	325.00
Spec 2 Expansion A/E	5275	7,517,220.00	6,978,018.64	-	92,030.93	447,170.43	(0.00)
Spec 3 Construction	5276	5,736,500.00	3,600,681.31	166,457.10	995,664.54	1,140,154.15	-
Prospect Development 08	5278	5,600.00	5,600.00	-	-	-	-
Accelerator Land	5280	329,518.00	327,160.42	-	97.77	-	2,259.81
Energy Maintenance Service	5282	1,418,000.00	-	-	-	1,418,000.00	-
Vine Street Repair	5283	180,855.00	168,600.00	12,255.00	12,255.00	-	-
Genesis Network Phase II	5284	2,103,695.00	-	-	-	2,103,694.90	0.10
Tower Tech	5285	4,127,500.00	9,906.40	37,883.55	37,883.55	4,079,710.05	-
Receptor Lab	5287	942,750.00	320.00	472,525.46	599,157.86	343,272.14	-
Texas Metal 08	5288	35,114.00	-	-	-	-	35,114.00
Five Points Water Pump	5290	50,000.00	-	-	-	50,000.00	-
Accelerator Construction	5291	5,342,740.00	-	85,432.31	269,668.34	5,073,071.66	-
Five Points Electric	5293	115,000.00	-	-	78,870.18	36,129.82	-
Prospect Development 09	5294	70,000.00	-	-	6,500.00	-	63,500.00
Miscellaneous Activities	2785	354,189.86	354,189.86	-	-	-	-

BALANCE OF OBLIGATED PROGRAMS \$ 52,772,297.86 \$ 20,873,151.05 \$ 1,720,106.13 \$ 4,699,933.16 \$ 26,551,581.89 \$ 647,631.76

UNDESIGNATED FUND BALANCE (unencumbered balance less obligated programs and contingent liabilities) \$ (61,507.16)

DCOA Board approved projects waiting for signed contracts	Expiration Date
Project DC 5286	06/24/2009
Tower Tech System 5285	04/28/2009
TMAC FY 09 5289	04/28/2009
Global Energy Services 5292	05/11/2009
Project BG 5295	06/23/2009
	<u>2,923,000.00</u>

5.7

CITY OF ABILENE, TEXAS

DEVELOPMENT CORPORATION OF ABILENE, INC.

**Balance Sheet
December 31, 2008**

ASSETS:

Cash and Investments	\$13,830,937
Notes receivable	13,284,934
Accounts receivable	9,000
Due from other governments	1,588,750
Prepaid Expense	0
Total Current Assets	\$28,713,621

OTHER ASSETS:

Fixed assets	\$32,973,333
Accumulated depreciation	(3,813,001)
Total Other Assets	29,160,332

TOTAL ASSETS **\$57,873,953**

LIABILITIES:

Vouchers payable	\$1,431
Deferred revenues	193,778
Total Liabilities	\$195,209

FUND BALANCES:

Investment in general fixed assets	\$29,160,332
Reserved for contractual obligations(external)	28,165,014
Reserved for obligated programs(internal)	673,066
Reserved for contingent liabilities	
Undesignated Balance	(319,669)
Total Fund Balance	\$57,678,743

TOTAL LIABILITIES AND FUND BALANCES **\$57,873,953**

FIXED ASSETS:

	<u>Original Cost</u>	<u>Improvements</u>	<u>Depreciation</u>	<u>Total</u>
Land:				
473.405 acres - Five Pts Bus Park	\$507,681			\$507,681
303.53 acres Hwy 36 & FM 18	449,238			449,238
Pine Street Lots	246,258			246,258
Walnut Street Lots	81,000			81,000
Construction-in-Progress	3,947,320			3,947,320
Buildings and Improvements:				0
2601 Airport Blvd.	1,563,210	540,633	324,585	1,779,258
2809 Airport Blvd.	396,519	444,583	310,280	530,822
2841 Airport Blvd.	456,736	62,923	272,654	247,005
4002 Loop 322	1,290,916	2,384,891	1,279,036	2,396,771
Five Pts Bus Park	0	2,435,431	292,252	2,143,179
6450 Five Points Parkway	5,809,354	7,016,797	761,876	12,064,275
Grant Bldg 341 Pine	147,194	405,726	195,882	357,039
2742 Lance Dr. (EASI Storage)	2,527,408	9,987	202,426	2,334,969
4109 Vine St	583,524	168,600	49,492	702,632
4009 Vine St	583,524	0	46,682	536,842
Equipment	895,867		67,030	828,837
Vehicle: 2005 Dodge Caravan	18,011	0	10,806	7,205
TOTAL FIXED ASSETS	\$19,503,762	\$13,469,571	\$3,813,001	\$29,160,332

DEVELOPMENT CORPORATION OF ABILENE
STATUS OF FUNDS @ DECEMBER 31, 2008

	Object	Beginning I-T-D Revenues	Current Month Revenues	Current FY Revenues	(MARCH, 1990) Ending I-T-D Revenues
REVENUE-TO-DATE					
City Sales Tax	3131	\$ 111,480,065.98	702,759.09	\$ 2,291,508.70	\$ 113,771,574.68
Sales Tax Retained	3132	292,521.01	4,579.77	12,714.63	305,235.64
Other Services Charges	3731	25.00	-	-	25.00
Princ. - Loans & Assess	3775	3,014,709.44	4,332.85	4,332.85	3,019,042.29
Int. - Loans & Assess	3802	2,085,473.13	771.37	2,611.44	2,088,084.57
Interest	3803	6,517,778.51	33,351.78	78,889.07	6,596,667.58
Land Lease	3810	13,835.41	-	-	13,835.41
Building/Space Rent	3816	3,433,860.16	65,357.76	156,482.76	3,590,342.92
City Pay Phones	3890	9,170.58	-	-	9,170.58
Miscellaneous Revenue	3892	30,238.49	-	-	30,238.49
EDA Grant	3305	242,100.00	-	-	242,100.00
Miscellaneous State Grants	3359	6,500.00	-	-	6,500.00
Miscellaneous Federal	3379	937,926.00	-	-	937,926.00
Interest on Investments	3800	176,263.67	-	-	176,263.67
Other Interest	3809	32,252.85	-	-	32,252.85
Interfund Recovery	3828	1,534,976.08	-	-	1,534,976.08
Miscellaneous Recovery	3839	1,896,652.91	-	-	1,896,652.91
Miscellaneous Prior Year	3840	16,464.88	-	-	16,464.88
DCOA Admin	3847	7,070.55	-	-	7,070.55
Other Contributions	3860	96,866.60	-	-	96,866.60
Sale of Land	3870	273,554.84	-	-	273,554.84
Sale of Buildings	3871	981,647.87	-	-	981,647.87
Gain (loss) Sale of Asset	3873	555,393.43	-	-	555,393.43
Miscellaneous Damage Claims	3889	1,173.04	-	-	1,173.04
GASB 22 Restatement		355,634.89	-	-	355,634.89
GASB 34 FY 03 Adjustment		579,426.49	-	-	579,426.49
GASB 34 FY 08 Adjustment		44,606.57	-	-	44,606.57
		<u>\$ 134,616,188.38</u>	<u>\$ 811,152.62</u>	<u>\$ 2,546,539.45</u>	<u>\$ 137,162,727.83</u>

DEVELOPMENT CORPORATION OF ABILENE
STATUS OF FUNDS @ DECEMBER 31, 2008

Project	Beginning I-T-D Expenditures	Current Month Expenditures	Current FY Expenditures	Ending I-T-D Expenditures	Outstanding Contracts
CONTRACTS ENCUMBERED/ EXPENDITURES-TO-DATE					
Prior Years Programs	\$ 61,951,775.97	\$ -	\$ -	\$ 61,951,775.97	
Business Services Division Div 2760	6,756,496.24	41,060.88	124,534.99	6,881,031.23	20,000.00
DCOA Annual Contracts Div 2775	1,891,328.02	33,321.86	87,734.41	1,979,062.43	
Abilene Industrial Foundation 2775-4950	11,208,898.09	63,219.12	109,460.86	11,318,358.95	660,948.14
TTU Small Business Dev Cntr 2775-4951	2,240,621.05	16,593.75	34,875.00	2,275,496.05	160,125.00
Chamber Military Affairs 2775-4952	1,081,976.83	-	-	1,081,976.83	70,000.00
Airport Business Dev Mgr 2775-4953	416,681.40	8,748.62	8,849.51	425,530.91	161,920.21
Murf Systems 4998	151,665.00	-	-	151,665.00	-
Bandag Training 5203	545,470.20	-	-	545,470.20	296,749.80
Rentech 04 5207	367,680.00	-	-	367,680.00	-
Sunoco Logistics 5208	193,024.00	-	-	193,024.00	8,976.00
EASI 04 5213	1,345,237.66	-	247,251.57	1,592,489.23	884,448.43
EHT 5216	98,300.00	-	-	98,300.00	-
Fehr Food 5220	1,045,020.00	-	-	1,045,020.00	-
Transcend Services 5227	348,621.66	100,714.53	101,378.34	450,000.00	-
Bandag Building Improv 5228	-	-	-	-	44,259.24
Glazers Ph III 5229	44,340.00	-	-	44,340.00	46,660.00
Highland Campus Health 5231	253,865.00	4,000.00	4,000.00	257,865.00	24,000.00
Rentech 5232	48,800.00	-	-	48,800.00	-
Robinson Fan 5237	229,406.00	-	-	229,406.00	428,794.09
Spec II / R/E 5239	75,787.50	176,000.00	176,000.00	251,787.50	
CBER Website 5240	4,317.07	-	-	4,317.07	3,999.93
TTU Pharmacy School 5242	149,232.00	-	-	149,232.00	-
Teleperformance USA 5247	190,270.00	-	-	190,270.00	566,730.00
Shelter Distribution 5250	67,434.29	-	-	67,434.29	25,407.71
PWP (Project LF) 5251	1,058,761.13	-	-	1,058,761.13	2,148,701.87
Integrated Clinic Research 5253	7,440.00	-	-	7,440.00	688,062.00
Genesis Network 5258	399,133.33	-	427,609.49	826,742.82	229,866.67
Carter Burgess 5260	310,362.48	1,134.08	1,244.62	311,607.10	37,712.90
Fehr Foods 5261	118,091.53	-	-	118,091.53	-
TMAC 5262	52,500.00	-	-	52,500.00	7,500.00
SBIR/STTR 5263	66,880.65	172.40	439.80	67,320.45	204,079.55
EASI 7th Doc 5265	123,256.24	15,918.90	115,918.90	239,175.14	35,824.86
BMWT Leasing 5266	25,000.00	25,000.00	25,000.00	50,000.00	-
ABTEX Beverage 5267	-	-	-	-	1,599,040.00
MSSC Training 5269	71,762.03	-	-	71,762.03	74,353.05
Receptor Log 5270	1,043,534.87	188,929.85	212,428.54	1,255,963.41	706,571.89
Sr. Safe at Home 5271	-	-	-	-	402,455.00
WTCIC 5272	16,582.00	-	-	16,582.00	16,582.00
TTU HSC Research 5273	490,000.00	-	-	490,000.00	2,510,000.00
Accelerator A/E 5274	304,899.78	9,000.00	(29,642.50)	275,257.28	76,217.72
Spec 2 Expansion A/E 5275	6,978,018.64	-	92,030.93	7,070,049.57	447,170.43
Spec 3 Construction 5276	3,600,681.31	259,304.46	550,667.44	4,151,348.75	1,585,151.25
Prospect Development 08 5278	5,600.00	-	-	5,600.00	-
Accelerator Land 5280	327,160.42	-	97.77	327,258.19	-
Energy Maintenance Service 5282	-	-	-	-	1,418,000.00
Vine Street Repair 5283	168,600.00	-	-	168,600.00	12,255.00
Genesis Network Phase II 5284	-	-	-	-	2,103,694.90
Tower Tech 5285	9,906.40	-	-	9,906.40	4,117,593.60
Receptor Lab 5287	320.00	23,142.25	30,137.25	30,457.25	912,292.75
Five Points Water Pump 5290	-	-	-	-	50,000.00
Accelerator Construction 5291	-	-	-	-	5,342,740.00
Five Points Electric 5293	-	78,870.18	78,870.18	78,870.18	36,129.82
Prospect Development 09 5294	-	-	6,500.00	6,500.00	-
Miscellaneous Activities 2785	354,189.86	-	-	354,189.86	-
TOTAL ENCUMB. / EXPENDITURES	\$ 106,238,928.65	\$ 1,045,130.88	\$ 2,405,387.10	\$ 108,644,315.75	\$ 28,165,013.81
TOTAL FUND BALANCE				\$ 28,518,412.08	
UNENCUMBERED FUND BALANCE					\$ 353,398.27

5.10

DEVELOPMENT CORPORATION OF ABILENE
STATUS OF FUNDS @ DECEMBER 31, 2008

Project	Amount Obligated	Prior Years Disbursed	Current Month Disbursed	Current Year Disbursed	Amount Encumbered	Balance	
BALANCE OF OBLIGATED PROGRAMS							
Business Services Division	Div 2760	\$ 620,340.00	\$ -	\$ 41,060.88	\$ 124,534.99	\$ 20,000.00	\$ 475,805.01
DCOA Annual Contracts	Div 2775	183,000.00	-	33,321.86	87,734.41	-	95,265.59
Abilene Industrial Foundation	2775-4950	770,410.00	-	63,219.12	109,460.86	660,948.14	1.00
TTU Small Business Dev Cntr	2775-4951	195,000.00	-	16,593.75	34,875.00	160,125.00	-
Chamber Military Affairs	2775-4952	70,000.00	-	-	-	70,000.00	-
Airport Business Dev Mgr	2775-4953	170,770.00	-	8,748.62	8,849.51	161,920.21	0.28
Murf Systems	4998	151,665.00	151,665.00	-	-	-	-
Bandag Training	5203	842,220.00	545,470.20	-	-	296,749.80	-
Rentech 04	5207	367,680.00	367,680.00	-	-	-	-
Sunoco Logistics	5208	202,000.00	193,024.00	-	-	8,976.00	-
EASI 04	5213	2,476,938.00	1,345,237.66	-	247,251.57	884,448.43	0.34
EHT	5216	98,300.00	98,300.00	-	-	-	-
Fehr Food	5220	1,045,020.00	1,045,020.00	-	-	-	-
Transcend Services	5227	450,002.00	348,621.66	100,714.53	101,378.34	-	2.00
Bandag Building Improv	5228	44,260.00	-	-	-	44,259.24	0.76
Glazers Ph III	5229	91,000.00	44,340.00	-	-	46,660.00	-
Highland Campus Health	5231	281,866.00	253,865.00	4,000.00	4,000.00	24,000.00	1.00
Rentech	5232	48,800.00	48,800.00	-	-	-	-
Robinson Fan	5237	658,200.00	229,406.00	-	-	428,794.09	(0.09)
Spec II Hart Agreement	5239	252,488.00	75,787.50	176,000.00	176,000.00	-	700.50
CBER Website	5240	8,317.00	4,317.07	-	-	3,999.93	-
TTU Pharmacy School	5242	149,232.00	149,232.00	-	-	-	-
Teleperformance USA	5247	757,000.00	190,270.00	-	-	566,730.00	-
Shelter Distribution	5250	92,842.00	67,434.29	-	-	25,407.71	-
PWP (Project LF)	5251	3,207,463.00	1,058,761.13	-	-	2,148,701.87	-
Integrated Clinic Research	5253	695,502.00	7,440.00	-	-	688,062.00	-
Genesis Network	5258	1,056,610.00	399,133.33	-	427,609.49	229,866.67	0.51
Carter Burgess	5260	349,320.00	310,362.48	1,134.08	1,244.62	37,712.90	-
Fehr Foods	5261	118,092.00	118,091.53	-	-	-	0.47
TMAC	5262	60,000.00	52,500.00	-	-	7,500.00	-
SBIR/STTR	5263	271,400.00	66,880.65	172.40	439.80	204,079.55	-
EASI 7th Doc	5265	275,000.00	123,256.24	15,918.90	115,918.90	35,824.86	-
BMWT Leasing	5266	50,000.00	25,000.00	25,000.00	25,000.00	-	-
ABTEX Beverage	5267	1,599,040.00	-	-	-	1,599,040.00	-
MSSC Training	5269	146,115.00	71,762.03	-	-	74,353.05	(0.08)
Receptor Log	5270	2,000,000.00	1,043,534.87	188,929.85	212,428.54	706,571.89	37,464.70
Sr. Safe at Home	5271	402,455.00	-	-	-	402,455.00	-
WTCIC	5272	33,164.00	16,582.00	-	-	16,582.00	-
TTU HSC Research	5273	3,000,000.00	490,000.00	-	-	2,510,000.00	-
Accelerator A/E	5274	351,800.00	304,899.78	9,000.00	(29,642.50)	76,217.72	325.00
Spec 2 Expansion A/E	5275	7,517,220.00	6,978,018.64	-	92,030.93	447,170.43	(0.00)
Spec 3 Construction	5276	5,736,500.00	3,600,681.31	259,304.46	550,667.44	1,585,151.25	-
Prospect Development 08	5278	5,600.00	5,600.00	-	-	-	-
Accelerator Land	5280	327,258.00	327,160.42	-	97.77	-	(0.19)
Energy Maintenance Service	5282	1,418,000.00	-	-	-	1,418,000.00	-
Vine Street Repair	5283	180,855.00	168,600.00	-	-	12,255.00	-
Genesis Network Phase II	5284	2,103,695.00	-	-	-	2,103,694.90	0.10
Tower Tech	5285	4,127,500.00	9,906.40	-	-	4,117,593.60	-
Receptor Lab	5287	942,750.00	320.00	23,142.25	30,137.25	912,292.75	-
Five Points Water Pump	5290	50,000.00	-	-	-	50,000.00	-
Accelerator Construction	5291	5,342,740.00	-	-	-	5,342,740.00	-
Five Points Electric	5293	115,000.00	-	78,870.18	78,870.18	36,129.82	-
Prospect Development 09	5294	70,000.00	-	-	6,500.00	-	63,500.00
Miscellaneous Activities	2785	354,189.86	354,189.86	-	-	-	-
BALANCE OF OBLIGATED PROGRAMS		\$ 51,934,618.86	\$ 20,691,151.05	\$ 1,045,130.88	\$ 2,405,387.10	\$ 28,165,013.81	\$ 673,066.90
UNDESIGNATED FUND BALANCE		(unencumbered balance less obligated programs and contingent liabilities)					\$ (319,668.63)
DCOA Board approved projects waiting for signed contracts			Expiration Date				
Project DC	5286	1,365,000.00		06/24/2009			
Texas Metal & Recycling	5288	34,212.00		02/19/2009			
Tower Tech System	5285	700,000.00		04/28/2009			
TMAC FY 09	5289	60,000.00		04/28/2009			
Global Energy Services	5292	50,000.00		05/11/2009			
Project BG	5295	748,000.00		06/23/2009			
		<u>2,957,212.00</u>					

5.11

CITY OF ABILENE, TEXAS

DEVELOPMENT CORPORATION OF ABILENE, INC.

**Balance Sheet
November 30, 2008**

ASSETS:

Cash and Investments	\$13,938,559
Notes receivable	13,448,915
Accounts receivable	9,000
Due from other governments	1,588,750
Prepaid Expense	0
Total Current Assets	<u>\$28,985,224</u>

OTHER ASSETS:

Fixed assets	\$32,973,333
Accumulated depreciation	<u>(3,813,001)</u>
Total Other Assets	<u>29,160,332</u>

TOTAL ASSETS \$58,145,556

LIABILITIES:

Vouchers payable	\$34,723
Deferred revenues	<u>198,111</u>
Total Liabilities	<u>\$232,834</u>

FUND BALANCES:

Investment in general fixed assets	\$29,160,332
Reserved for contractual obligations(external)	23,472,557
Reserved for obligated programs(internal)	765,499
Reserved for contingent liabilities	
Undesignated Balance	<u>4,514,334</u>
Total Fund Balance	<u>\$57,912,722</u>

TOTAL LIABILITIES AND FUND BALANCES \$58,145,556

FIXED ASSETS:

	<u>Original Cost</u>	<u>Improvements</u>	<u>Depreciation</u>	<u>Total</u>
Land:				
473.405 acres - Five Pts Bus Park	\$507,681			\$507,681
303.53 acres Hwy 36 & FM 18	449,238			449,238
Pine Street Lots	246,258			246,258
Walnut Street Lots	81,000			81,000
Construction-in-Progress	3,947,320			3,947,320
Buildings and Improvements:				0
2601 Airport Blvd.	1,563,210	540,633	324,585	1,779,258
2809 Airport Blvd.	396,519	444,583	310,280	530,822
2841 Airport Blvd.	456,736	62,923	272,654	247,005
4002 Loop 322	1,290,916	2,384,891	1,279,036	2,396,771
Five Pts Bus Park	0	2,435,431	292,252	2,143,179
6450 Five Points Parkway	5,809,354	7,016,797	761,876	12,064,275
Grant Bldg 341 Pine	147,194	405,726	195,882	357,039
2742 Lance Dr. (EASI Storage)	2,527,408	9,987	202,426	2,334,969
4109 Vine St	583,524	168,600	49,492	702,632
4009 Vine St	583,524	0	46,682	536,842
Equipment	895,867		67,030	828,837
Vehicle: 2005 Dodge Caravan	18,011	0	10,806	7,205
TOTAL FIXED ASSETS	<u><u>\$19,503,762</u></u>	<u><u>\$13,469,571</u></u>	<u><u>\$3,813,001</u></u>	<u><u>\$29,160,332</u></u>

5.12

**DEVELOPMENT CORPORATION OF ABILENE
STATUS OF FUNDS @ NOVEMBER 30, 2008**

	Object	(MARCH, 1990)			
		Beginning I-T-D Revenues	Current Month Revenues	Current FY Revenues	Ending I-T-D Revenues
REVENUE-TO-DATE					
City Sales Tax	3131	\$ 111,480,065.98	\$ 889,541.82	\$ 1,588,749.61	\$ 113,068,815.59
Sales Tax Retained	3132	292,521.01	3,900.46	8,134.86	300,655.87
Other Services Charges	3731	25.00	-	-	25.00
Princ. - Loans & Assess	3775	3,014,709.44	-	-	3,014,709.44
Int. - Loans & Assess	3802	2,085,473.13	809.38	1,840.07	2,087,313.20
Interest	3803	6,517,778.51	27,071.69	45,537.29	6,563,315.80
Land Lease	3810	13,835.41	-	-	13,835.41
Building/Space Rent	3816	3,433,860.16	49,187.50	91,125.00	3,524,985.16
City Pay Phones	3890	9,170.58	-	-	9,170.58
Miscellaneous Revenue	3892	30,238.49	-	-	30,238.49
EDA Grant	3305	242,100.00	-	-	242,100.00
Miscellaneous State Grants	3359	6,500.00	-	-	6,500.00
Miscellaneous Federal	3379	937,926.00	-	-	937,926.00
Interest on Investments	3800	176,263.67	-	-	176,263.67
Other Interest	3809	32,252.85	-	-	32,252.85
Interfund Recovery	3828	1,534,976.08	-	-	1,534,976.08
Miscellaneous Recovery	3839	1,896,652.91	-	-	1,896,652.91
Miscellaneous Prior Year	3840	16,464.88	-	-	16,464.88
DCOA Admin	3847	7,070.55	-	-	7,070.55
Other Contributions	3860	96,866.60	-	-	96,866.60
Sale of Land	3870	273,554.84	-	-	273,554.84
Sale of Buildings	3871	981,647.87	-	-	981,647.87
Gain (loss) Sale of Asset	3873	555,393.43	-	-	555,393.43
Miscellaneous Damage Claims	3889	1,173.04	-	-	1,173.04
GASB 22 Restatement		355,634.89	-	-	355,634.89
GASB 34 FY 03 Adjustment		579,426.49	-	-	579,426.49
GASB 34 FY 08 Adjustment		44,606.57	-	-	44,606.57
		<u>\$ 134,616,188.38</u>	<u>\$ 970,510.85</u>	<u>\$ 1,735,386.83</u>	<u>\$ 136,351,575.21</u>

**DEVELOPMENT CORPORATION OF ABILENE
STATUS OF FUNDS @ NOVEMBER 30, 2008**

Project	Beginning I-T-D Expenditures	Current Month Expenditures	Current FY Expenditures	Ending I-T-D Expenditures	Outstanding Contracts
CONTRACTS ENCUMBERED/ EXPENDITURES-TO-DATE					
Prior Years Programs	\$ 62,027,563.47	\$ -	\$ -	\$ 62,027,563.47	
Business Services Division Div 2760	6,756,496.24	40,176.37	83,474.11	6,839,970.35	1,250.00
DCOA Annual Contracts Div 2775	1,891,328.02	39,063.52	54,412.55	1,945,740.57	
Abilene Industrial Foundation 2775-4950	11,208,898.09	29,563.64	46,241.74	11,255,139.83	724,167.26
TTU Small Business Dev Cntr 2775-4951	2,240,621.05	18,281.25	18,281.25	2,258,902.30	176,718.75
Chamber Military Affairs 2775-4952	1,081,976.83	-	-	1,081,976.83	70,000.00
Airport Business Dev Mgr 2775-4953	416,681.40	100.89	100.89	416,782.29	170,668.83
Murf Systems 4998	151,665.00	-	-	151,665.00	-
Bandag Training 5203	545,470.20	-	-	545,470.20	296,749.80
Rentech 04 5207	367,680.00	-	-	367,680.00	-
Sunoco Logistics 5208	193,024.00	-	-	193,024.00	8,976.00
EASI 04 5213	1,345,237.66	-	247,251.57	1,592,489.23	884,448.43
EHT 5216	98,300.00	-	-	98,300.00	-
Fehr Food 5220	1,045,020.00	-	-	1,045,020.00	-
Transcend Services 5227	348,621.66	-	663.81	349,285.47	-
Bandag Building Improv 5228	-	-	-	-	44,259.24
Glazers Ph III 5229	44,340.00	-	-	44,340.00	46,660.00
Highland Campus Health 5231	253,865.00	-	-	253,865.00	28,000.00
Rentech 5232	48,800.00	-	-	48,800.00	-
Robinson Fan 5237	229,406.00	-	-	229,406.00	428,794.09
CBER Website 5240	4,317.07	-	-	4,317.07	3,999.93
TTU Pharmacy School 5242	149,232.00	-	-	149,232.00	-
Teleperformance USA 5247	190,270.00	-	-	190,270.00	566,730.00
Shelter Distribution 5250	67,434.29	-	-	67,434.29	25,407.71
PWP (Project LF) 5251	1,058,761.13	-	-	1,058,761.13	2,148,701.87
Integrated Clinic Research 5253	7,440.00	-	-	7,440.00	688,062.00
Genesis Network 5258	399,133.33	427,609.49	427,609.49	826,742.82	229,866.67
Carter Burgess 5260	310,362.48	110.54	110.54	310,473.02	38,846.98
Fehr Foods 5261	118,091.53	-	-	118,091.53	-
TMAC 5262	52,500.00	-	-	52,500.00	7,500.00
SBIR/STTR 5263	66,880.65	172.40	267.40	67,148.05	204,251.95
EASI 7th Doc 5265	123,256.24	-	100,000.00	223,256.24	51,743.76
BMWV Leasing 5266	25,000.00	-	-	25,000.00	-
ABTEX Beverage 5267	-	-	-	-	1,599,040.00
MSSC Training 5269	71,762.03	-	-	71,762.03	74,353.05
Receptor Log 5270	1,043,534.87	-	23,498.69	1,067,033.56	895,501.74
Sr. Safe at Home 5271	-	-	-	-	402,455.00
WTCIC 5272	16,582.00	-	-	16,582.00	16,582.00
TTU HSC Research 5273	490,000.00	-	-	490,000.00	2,510,000.00
Accelerator A/E 5274	304,899.78	(38,642.50)	(38,642.50)	266,257.28	46,405.22
Spec 2 Expansion A/E 5275	6,978,018.64	92,030.93	92,030.93	7,070,049.57	485,982.93
Spec 3 Construction 5276	3,600,681.31	-	291,362.98	3,892,044.29	1,844,455.71
Prospect Development 08 5278	5,600.00	-	-	5,600.00	-
Accelerator Land 5280	327,160.42	-	97.77	327,258.19	-
Energy Maintenance Service 5282	-	-	-	-	1,418,000.00
Vine Street Repair 5283	168,600.00	-	-	168,600.00	12,255.00
Genesis Network Phase II 5284	-	-	-	-	2,103,694.90
Tower Tech 5285	9,906.40	-	-	9,906.40	4,117,593.60
Receptor Lab 5287	320.00	6,995.00	6,995.00	7,315.00	935,435.00
Five Points Water Pump 5290	-	-	-	-	50,000.00
Five Points Electric 5293	-	-	-	-	115,000.00
Prospect Development 09 5294	-	6,500.00	6,500.00	6,500.00	-
Miscellaneous Activities 2785	354,189.86	-	-	354,189.86	-
TOTAL ENCUMB. / EXPENDITURES	\$ 106,238,928.65	\$ 621,961.53	\$ 1,360,256.22	\$ 107,599,184.87	\$ 23,472,557.42
TOTAL FUND BALANCE				\$ 28,752,390.34	
UNENCUMBERED FUND BALANCE					\$ 5,279,832.92

5.14

**DEVELOPMENT CORPORATION OF ABILENE
STATUS OF FUNDS @ NOVEMBER 30, 2008**

Project		Amount Obligated	Prior Years Disbursed	Current Month Disbursed	Current Year Disbursed	Amount Encumbered	Balance
BALANCE OF OBLIGATED PROGRAMS							
Business Services Division	Div 2760	\$ 620,340.00	\$ -	\$ 40,176.37	\$ 83,474.11	\$ 1,250.00	\$ 535,615.89
DCOA Annual Contracts	Div 2775	183,000.00	-	39,063.52	54,412.55	-	128,587.45
Abilene Industrial Foundation	2775-4950	770,410.00	-	29,563.64	46,241.74	724,167.26	1.00
TTU Small Business Dev Cntr	2775-4951	195,000.00	-	18,281.25	18,281.25	176,718.75	-
Chamber Military Affairs	2775-4952	70,000.00	-	-	-	70,000.00	-
Airport Business Dev Mgr	2775-4953	170,770.00	-	100.89	100.89	170,668.83	0.28
Murf Systems	4998	151,665.00	151,665.00	-	-	-	-
Bandag Training	5203	842,220.00	545,470.20	-	-	296,749.80	-
Rentech 04	5207	367,680.00	367,680.00	-	-	-	-
Sunoco Logistics	5208	202,000.00	193,024.00	-	-	8,976.00	-
EASI 04	5213	2,476,938.00	1,345,237.66	-	247,251.57	884,448.43	0.34
EHT	5216	98,300.00	98,300.00	-	-	-	-
Fehr Food	5220	1,045,020.00	1,045,020.00	-	-	-	-
Transcend Services	5227	349,287.00	348,621.66	-	663.81	-	1.53
Bandag Building Improv	5228	44,260.00	-	-	-	44,259.24	0.76
Glazers Ph III	5229	91,000.00	44,340.00	-	-	46,660.00	-
Highland Campus Health	5231	281,866.00	253,865.00	-	-	28,000.00	1.00
Rentech	5232	48,800.00	48,800.00	-	-	-	-
Robinson Fan	5237	658,200.00	229,406.00	-	-	428,794.09	(0.09)
CBER Website	5240	8,317.00	4,317.07	-	-	3,999.93	-
TTU Pharmacy School	5242	149,232.00	149,232.00	-	-	-	-
Teleperformance USA	5247	757,000.00	190,270.00	-	-	566,730.00	-
Shelter Distribution	5250	92,842.00	67,434.29	-	-	25,407.71	-
PWP (Project LF)	5251	3,207,463.00	1,058,761.13	-	-	2,148,701.87	-
Integrated Clinic Research	5253	695,502.00	7,440.00	-	-	688,062.00	-
Genesis Network	5258	1,056,610.00	399,133.33	427,609.49	427,609.49	229,866.67	0.51
Carter Burgess	5260	349,320.00	310,362.48	110.54	110.54	38,846.98	-
Fehr Foods	5261	118,092.00	118,091.53	-	-	-	0.47
TMAC	5262	60,000.00	52,500.00	-	-	7,500.00	-
SBIR/STTR	5263	271,400.00	66,880.65	172.40	267.40	204,251.95	-
EASI 7th Doc	5265	275,000.00	123,256.24	-	100,000.00	51,743.76	-
BMWT Leasing	5266	25,000.00	25,000.00	-	-	-	-
ABTEX Beverage	5267	1,599,040.00	-	-	-	1,599,040.00	-
MSSC Training	5269	146,115.00	71,762.03	-	-	74,353.05	(0.08)
Receptor Log	5270	2,000,000.00	1,043,534.87	-	23,498.69	895,501.74	37,464.70
Sr. Safe at Home	5271	402,455.00	-	-	-	402,455.00	-
WTCIC	5272	33,164.00	16,582.00	-	-	16,582.00	-
TTU HSC Research	5273	3,000,000.00	490,000.00	-	-	2,510,000.00	-
Accelerator A/E	5274	351,800.00	304,899.78	(38,642.50)	(38,642.50)	46,405.22	39,137.50
Spec 2 Expansion A/E	5275	7,517,220.00	6,978,018.64	92,030.93	92,030.93	485,982.93	(38,812.50)
Spec 3 Construction	5276	5,736,500.00	3,600,681.31	-	291,362.98	1,844,455.71	-
Prospect Development 08	5278	5,600.00	5,600.00	-	-	-	-
Accelerator Land	5280	327,258.00	327,160.42	-	97.77	-	(0.19)
Energy Maintenance Service	5282	1,418,000.00	-	-	-	1,418,000.00	-
Vine Street Repair	5283	180,855.00	168,600.00	-	-	12,255.00	-
Genesis Network Phase II	5284	2,103,695.00	-	-	-	2,103,694.90	0.10
Tower Tech	5285	4,127,500.00	9,906.40	-	-	4,117,593.60	-
Receptor Lab	5287	942,750.00	320.00	6,995.00	6,995.00	935,435.00	-
Five Points Water Pump	5290	50,000.00	-	-	-	50,000.00	-
Five Points Electric	5293	115,000.00	-	-	-	115,000.00	-
Prospect Development 09	5294	70,000.00	-	6,500.00	6,500.00	-	63,500.00
Miscellaneous Activities	2785	354,189.86	354,189.86	-	-	-	-
BALANCE OF OBLIGATED PROGRAMS		\$ 46,213,675.86	\$ 20,615,363.55	\$ 621,961.53	\$ 1,360,256.22	\$ 23,472,557.42	\$ 765,498.67

UNDESIGNATED FUND BALANCE (unencumbered balance less obligated programs and contingent liabilities) \$ 4,514,334.25

DCOA Board approved projects waiting for signed contracts		Expiration Date
Project DC	5286	1,365,000.00 06/24/2009
Texas Metal & Recycling	5288	34,212.00 02/19/2009
Tower Tech System	5285	700,000.00 04/28/2009
TMAC FY 09	5289	60,000.00 04/28/2009
Accelerator Construction	5291	5,345,000.00 05/11/2009
Global Energy Services	5292	50,000.00 05/11/2009
		<u>7,554,212.00</u>

5.15

DEVELOPMENT CORPORATION OF ABILENE, INC.

Board Agenda

Meeting Date: February 24, 2009

PROJECT: Coca Cola of Abilene

STAFF: Richard Burdine, CEO

THE COMPANY

The bottling system for Coca Cola is made up of locally-rooted enterprises committed to quality. Coca Cola Bottling Company of North Texas (Coke) is an established employer for Abilene that has been in operation on Highway 351 for many years and currently employs 221 people. Recent development in the area around the Coke plant, e.g., the WalMart Super Center, triggered an increase in traffic that has grown with further development, causing concerns about Coke trucks safely crossing Hwy 351. In order to alleviate some of the congestion and to assist in additional development of the area, Coke participated in plans to establish a new road to connect Highway 351 to Interstate 20 through property owned by Coke and Horne Properties, Inc., developers of the shopping center at the northwest corner of the IH20 service road and Musgrave Boulevard.

The new road acted to remedy a long-standing sewer capacity problem at the Coke plant. The previously existing sewer line near the plant did not have sufficient capacity to receive the periodic surges of effluent water generated by the manufacturing process. The plant was forced to pump the excess effluent into large storage tanks which would slowly release the water into the sewer system. This process resulted in extraordinary maintenance costs and limited the potential for growth of the facility.

In July 2006, the board authorized \$220,000 to underwrite the cost of a new sewer main to be constructed along the new road from the plant to a 12-inch sewer main running along Interstate 20. This main would only serve Coke and the total cost of installing the sewer main and connecting the Coke plant to the new main was estimated to be \$200,000, plus a 10% contingency of \$20,000. Due to an increase in the actual cost to \$300,000, the DCOA approved additional funding in 11/06 in the amount of \$80,000 for total funding of \$300,000. By authorizing funding, the board set the stage for future investment in Abilene.

THE REQUEST

The Abilene facility is a specialty products plant running three production lines, which was constructed in 1975 and in need of updates. Coke is considering an expansion to include construction and installation of a 900 sq ft lab room and improvements to the syrup room. Local Coke officials are hoping to position it as an innovative research and development center, which is in the corporate plan and will help ensure the long-term success of the facility. In order to do that, the facility must be improved to bring it up to corporate standards at an estimated cost of \$5 million.

For the project to be considered by corporate, the internal return on investment must reach 15%. Currently, the rate of return is 13.5%. Coke requests and staff proposes a capital investment grant of \$500,000 or 10% of the estimated project, payable over 3 years upon receipt of invoices evidencing eligible expenses. Annual disbursements will be \$200,000 for year 1, \$150,000 for year 2 and \$150,000 for year 3.

FISCAL IMPACT

\$500,000 paid over 3 years.

STAFF RECOMMENDATION

Staff recommends approval of resolution DCOA-2009.09 authorizing assistance of \$500,000 for Coca Cola Enterprises for capital improvements to be made to the Abilene plant and equipment purchases.

ATTACHMENTS

Resolution DCOA-2009.09

Letter from Kyle Caruthers, Coca-Cola Enterprises, Inc., dated February 12, 2009

RESOLUTION NO. DCOA-2009.09

A RESOLUTION OF THE DEVELOPMENT CORPORATION OF ABILENE, INC. (DCOA), ABILENE, TEXAS AUTHORIZING FUNDING TO COCA-COLA BOTTLING COMPANY OF NORTH TEXAS ("COKE") FOR CAPITAL IMPROVEMENTS TO THE ABILENE PLANT AND EQUIPMENT PURCHASES.

WHEREAS, the purpose of the DCOA is to expand employment opportunities for the citizens of Abilene; and,

WHEREAS, Coke has been in operation on Hwy 351 in north Abilene for many years and currently employs 221 people; and,

WHEREAS, in 2006, Coke participated in the installation of a new road connecting Hwy 351 to I-20 through property owned by Coke and Horne Properties, Inc., which allowed for easier access to I-20 for Coke trucks; and,

WHEREAS, because Coke generates a sizeable volume of effluent during the production process and managing the volume was costly and inefficient, and because new development put additional strain on the existing sewer line on Hwy 351, the DCOA approved Resolution 2006.16 in July 2006 which authorized \$220,000 to underwrite the cost of a new sewer main along the new road to serve Coke; and,

WHEREAS, the DCOA later approved Resolution DCOA-2007.02 in November 2006, authorizing additional funding of \$80,000 due to increased costs of the sewer line project; and,

WHEREAS, because of the DCOA's 2006 investment, Coke is now considering an expansion to include construction and installation of a 900 sq ft lab room and improvements to the syrup room at an estimated cost of \$5 million; and,

WHEREAS, staff proposes the DCOA approve \$500,000 to cover approximately 10% of the total project cost; and,

WHEREAS, the DCOA is authorized by the Development Corporation Act of 1979, as amended, to provide financial assistance in order to facilitate the creation, retention or expansion of primary employment.

NOW THEREFORE, BE IT RESOLVED BY THE DEVELOPMENT CORPORATION OF ABILENE, INC., ABILENE, TEXAS, THAT:

PART 1. DCOA authorizes funding in the amount of Five Hundred Thousand and no/100's Dollars (\$500,000) to expand the Abilene plant, make improvements and purchase equipment to bring it up to corporate standards and ensure the long-term success of the plant. Coke will retain 221 employees. Disbursements will be made over 3 years at the rate of 10% of actual capital costs upon receipt of copies of invoices evidencing eligible expenses. Annual disbursements will be \$200,000 for year 1, \$150,000 for year 2 and \$150,000 for year 3.

PART 2. Funding under this resolution is contingent upon execution of all necessary agreements. The funding commitment authorized under this resolution shall expire without notice 180 days from the date of adoption of same unless all required documents and agreements are executed prior to that expiration date or the commitment herein is extended in writing by the DCOA.

PART 3. The Chief Executive Officer of the Development Corporation of Abilene, Inc. is hereby authorized to negotiate, enter into and execute any contract and all other related documents on behalf of the DCOA.

ADOPTED this the 24th day of February, 2009.

ATTEST:

Secretary/Treasurer

President

APPROVED:

T. Daniel Santee, City Attorney

[CCE LETTERHEAD]

February 12, 2009

Mr. Richard Burdine
Chief Executive Officer
Development Corporation of Abilene
174 Cypress Street, Suite 301
Abilene, TX 79601-0060

RE: Coca-Cola Enterprises Inc. - Proposed Abilene, Texas Expansion

Dear Richard:

As you know, Coca-Cola Enterprises Inc. (CCE) is contemplating certain improvements to its Abilene, Texas production facility, including the construction and installation of a lab room and certain improvements to the facility's syrup room. These improvements represent a portion of the company's master plan to establish the Abilene production facility as an innovative research and development center for the CCE system. The capital investment for the proposed project is anticipated to be no less than \$5 million.

We believe that these improvements are integral to the long-term success of the facility and, accordingly, are excited about the prospects that the proposed expansion provides for Abilene and CCE. Currently, however, the return on investment for the proposed expansion is calculated at 13.5%. Pursuant to CCE's internal procedures, the project requires a 15% return on investment to obtain approval by the company's board of directors. As a result, we respectfully request that the Development Corporation of Abilene (DCOA) provide certain financial assistance to increase the return on investment to the requisite 15% level. Our calculations reflect that a \$500,000 grant payable over three years will increase the return on investment to a level that will secure the necessary approvals for this project. Accordingly, we request that DCOA consider a \$500,000 grant in support of this project.

In the event that I can provide you with any further information concerning the proposed expansion, please do not hesitate to call. We are grateful for the support that we have received from DCOA in the past and look forward to a long and prosperous relationship with the City of Abilene.

With warm regards,

Kyle Caruthers

DEVELOPMENT CORPORATION OF ABILENE, INC.

BOARD AGENDA

MEETING DATE: February 24, 2009

PROJECT: **Consideration of Lab Space and Life Sciences Accelerator
as One Project**

STAFF: **Richard Burdine, CEO**

LABORATORY SPACE PROJECT

A donor conveyed a 6,000 sq. ft. building to the DCOA in December 2008 to meet Receptor Logic Inc.'s (RLI) immediate wet laboratory space needs. Asbestos remediation and construction began soon after to convert the building into laboratory space. Parking for the facility was secured via a lease agreement for a lot adjacent to the facility. The estimated cost (including A/E fees and contingency) at the time construction began was \$1.2 million. The board approved Resolution DCOA-2008.19 on 9-22-08 authorizing the CEO to negotiate a contract for construction and funding of \$942,750 for A/E fees, construction and contingency, which when combined with the \$275,000 previously approved for RLI for construction of lab space, comes to \$1,217,750 as the total projected cost. Because RLI needs to move its lab out of the TTU School of Pharmacy as soon as possible, the project was placed on a "fast-track" with the goal of being completed by February 28, 2009.

As construction of improvements to the laboratory progressed, actual costs for setting up such a facility became more apparent. Because TTU Health Sciences Center will manage the lab, input from TTUHSC was necessary to ensure all requirements were addressed. That coupled with the "fast-track" aspect of the project has increased costs.

ABILENE LIFE SCIENCES ACCELERATOR PROJECT

Meanwhile, construction of the Accelerator also began in December 2008. The board approved Resolution DCOA-2009.06 in November authorizing funding of \$5,345,000 for construction (including contingency) of the Accelerator and authorizing the CEO to negotiate a final construction contract.

We were able to negotiate the cost of the Accelerator down from the original projection. Because the two projects are closely intertwined, staff requests the board allow them to be considered as one project and allow the CEO to allocate approved funds between the projects as needed. Below is a chart depicting budgeted amounts for each project vs current estimated costs.

<u>Laboratory</u>	<u>Original Budget</u>	<u>Estimated Costs at 2-24-09</u>	<u>Difference</u>	
A/E fees	\$116,750	\$127,000	\$10,250	
Construction (including contingency)	\$1,101,000	\$1,471,586	\$370,586	
TOTAL	\$1,217,750	\$1,598,586	\$380,836 over budget	
<u>Accelerator</u>				
A/E fees & Addn'l Services *	\$335,000	\$548,723	\$213,723	
Construction (including contingency)	\$5,345,000	\$4,624,816	(\$720,184)	
Land Purchase	\$325,000	\$327,260	\$2,260	
TOTAL	\$6,005,000	\$5,500,799	(\$504,201) under budget	

* Includes higher fees based on low bid, coordination of equipment vendors, revisions to Accelerator plans.

FISCAL IMPACT

No new funding.

STAFF RECOMMENDATION

Staff recommends authorization by oral resolution of the CEO to consider the laboratory space and Life Sciences Accelerator projects as one project.

ATTACHMENTS

None.

S:\DCOAM\Meeting Memos\FY 2009\Addnl funds lab and LSA 022409.doc

8.2