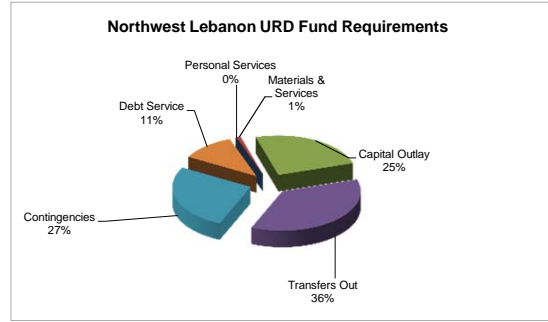
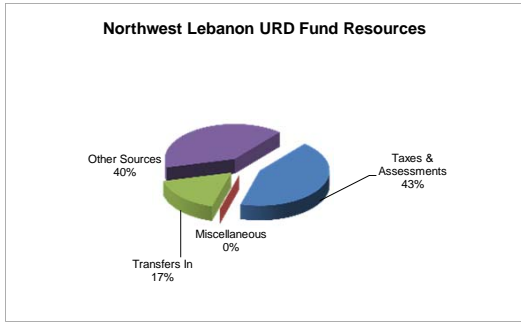


NORTHWEST LEBANON URBAN RENEWAL DISTRICT
Approved for the Fiscal Year 2014-15

RESOURCES	
Taxes & Assessments	\$ 2,417,889
Licenses & Permits	-
Fines & Forfeits	-
Intergovernmental	-
Charges for Services	-
Miscellaneous	4,200
Transfers In	932,246
Other Sources	2,232,246
Internal Charges	-
Total Resources	\$ 5,586,581

REQUIREMENTS	
Personal Services	\$ -
Materials & Services	50,000
Capital Outlay	1,387,394
Transfers Out	2,027,151
Contingencies	1,491,094
Debt Service	630,942
Unappropriated	-
Total Requirements	\$ 5,586,581



Approved Requirements by Department and Type

Dept-Activity	Personal Services	Materials & Services	Capital Outlay	Interfund Transfers	Contingency Fund	Debt Service	Unapprop	Approved Budget	Percent of Fund Budget
925-Northwest URD	\$ -	\$ 50,000	\$ 1,387,394	\$ 1,094,905	\$ 199,463	\$ -	\$ -	2,731,762	48.90%
928-Wetlands Mitigation	-	-	-	932,246	-	-	-	932,246	16.69%
930-NW URD Bonds	-	-	-	-	1,291,631	630,942	-	1,922,573	34.41%
Fund Totals	\$ -	\$ 50,000	\$ 1,387,394	\$ 2,027,151	\$ 1,491,094	\$ 630,942	\$ -	\$ 5,586,581	100.00%
Percent of NW Lebanon URD Fund	0.00%	0.90%	24.83%	36.29%	26.69%	11.29%	0.00%	100.00%	

**URBAN RENEWAL DISTRICT
NORTHWEST LEBANON URBAN RENEWAL DISTRICT 925**

Department Description:

In 1989, the City established the Northwest Lebanon Urban Renewal District. The purpose of the District is to provide for development of infrastructure to serve industrially zoned property within the District boundaries. A substantial amendment to the original Plan was completed in FY 12/13. This amendment adjusted the maximum indebtedness for the District, expanded the boundary to include several street segments south of the original District along with their corresponding underground utility systems, and clarify funding to be used on public facility projects for the water system.

Important Highlights:

Projects being funded by the URD in FY15:

- Oak Street Improvements
- Design Services for new Water Treatment Plant

City of Lebanon, OR
Budget Report FY 2014-15

2012 Actual	2013 Actual	2014 Budget	1/31/2014 2014 Year to Date	2014 Estimated	Account	Description	2015 Proposed	2015 Approved	2015 Adopted
					925	NORTHWEST URBAN RENEWAL			
					R1	Rev.-Taxes & Assess			
2,756,451	289,006	2,042,764	1,462,463	1,590,000	925-000-47010	Current Property Taxes	1,784,316	1,784,316	-
42,192	65,649	10,000	21,105	22,000	925-000-47020	Delinquent Prop Taxes	15,000	15,000	-
10,501	10,135	-	-	-	925-000-48101	Interest On Taxes	-	-	-
-	-	-	-	-	925-000-48205	Sidewalk Liens	-	-	-
2,809,144	364,790	2,052,764	1,483,568	1,612,000		Rev.-Taxes & Assess Totals:	1,799,316	1,799,316	-
					R4	Rev.-Intergovernmental			
-	-	-	-	-	925-000-41050	State Grant Funds	-	-	-
						Rev.-Intergovernmental Totals:	-	-	-
					R6	Rev.-Miscellaneous			
10,209	907	1,000	9,912	10,000	925-000-48100	Interest On Investment	200	200	-
-	-	-	-	-	925-000-48140	Miscellaneous Revenue	-	-	-
-	-	-	-	-	925-000-48210	Sidewalk Liens - Int	-	-	-
10,209	907	1,000	9,912	10,000		Rev.-Miscellaneous Totals:	200	200	-
					R7	Rev.-Transfers In			
-	-	-	-	-	925-000-49165	From NWWetlands Mitigation-928	932,246	932,246	-
-	160,286	12,066,629	12,066,629	12,066,629	925-000-49161	From NW Leb URD-929	-	-	-
	160,286	12,066,629	12,066,629	12,066,629		Rev.-Transfers In Totals:	932,246	932,246	-
					R8	Rev.-Other Sources			
-	-	-	-	-	925-000-41051	State Loan Funds	-	-	-
-	-	-	-	-	925-000-42030	Bond Sale Proceeds	-	-	-
1,537,076	3,826,938	1,830,454	2,258,844	2,258,844	925-000-49901	Beginning Balance	-	-	-
1,537,076	3,826,938	1,830,454	2,258,844	2,258,844		Rev.-Other Sources Totals:	-	-	-
4,356,429	4,352,921	15,950,847	15,818,953	15,947,473		REVENUES TOTALS:	2,731,762	2,731,762	-
					925	NORTHWEST URBAN RENEWAL			
					E1	Exp.-Personnel Services			
-	71,843	-	-	-	925-925-50001	Salaries	-	-	-
-	36,639	-	-	-	925-925-50003	Fringe Benefits	-	-	-
-	-	-	-	-	925-925-51000	Fringe Benefits - Budget	-	-	-
-	858	-	-	-	925-925-51005	Taxes - Federal	-	-	-
-	-	-	-	-	925-925-51010	Taxes - State	-	-	-
-	1,566	-	-	-	925-925-51015	PERS	-	-	-
-	142	-	-	-	925-925-51020	Workers Compensation	-	-	-
-	40	-	-	-	925-925-59000	Group Term Life	-	-	-
	111,088	-	-	-		Exp.-Personnel Services Totals:	-	-	-
					E2	Exp.-Materials & Services			
50	-	-	-	-	925-925-61008	Advertising (Admin)	-	-	-
1,364	-	-	-	-	925-925-61010	Advertising	-	-	-
1,800	-	-	-	-	925-925-61013	Audit Expense	-	-	-
2,511	2,677	-	-	-	925-925-61014	City Attorney	-	-	-
733	-	-	-	-	925-925-61124	Computer Expense	-	-	-
1,454	-	-	-	-	925-925-61126	Computer Exp (Eng)	-	-	-
1,061	10,951	226,629	204,242	220,000	925-925-61130	Contract Services	50,000	150,000	-
29,834	-	-	-	-	925-925-61131	Contract Services (Eng)	-	-	-
100	-	-	-	-	925-925-61136	Contract Serv (CD)	-	-	-
313	(122)	-	-	-	925-925-61240	Dept/Operating Expense	-	-	-
345	-	-	-	-	925-925-61245	Operating Exp (CD)	-	-	-
62	-	-	-	-	925-925-61250	Dept/Op Supplies (Eng)	-	-	-
1,433	14	-	-	-	925-925-61290	Dues & Subscriptions	-	-	-
827	-	-	-	-	925-925-61300	Duplication	-	-	-
30	-	-	-	-	925-925-61320	Education & Training (Eng)	-	-	-
718	621	500	975	1,500	925-925-61401	Unemploy Ins	-	-	-
150	-	-	-	-	925-925-61551	Utility & Misc (CD)	-	-	-
532	-	-	-	-	925-925-61560	Maint/Bldg (Gen'l)	-	-	-
28	-	-	-	-	925-925-61561	Maint/Bldg (Eng)	-	-	-
148	-	-	-	-	925-925-61581	Maint/Vehicles (Eng)	-	-	-
8	-	-	-	-	925-925-61600	Meetings & Conferences	-	-	-
555	8	-	-	-	925-925-61700	Office Supplies (Eng)	-	-	-
52	-	-	-	-	925-925-61705	Office Supplies (CD)	-	-	-
478	-	-	-	-	925-925-61820	Postage	-	-	-
1,830	-	-	-	-	925-925-61881	Rent (Eng)	-	-	-
357	-	-	-	-	925-925-61884	Rent (CD)	-	-	-
1,310	-	-	-	-	925-925-61900	Utilities (Gen'l)	-	-	-
48,083	14,149	227,129	205,217	221,500		Exp.-Materials & Services Totals:	50,000	150,000	-

City of Lebanon, OR
Budget Report FY 2014-15

2012 Actual	2013 Actual	2014 Budget	1/31/2014 2014 Year to Date	2014 Estimated	Account	Description	2015 Proposed	2015 Approved	2015 Adopted
					E3	Exp.-Capital Outlay			
-	-	-	-	-	- 925-925-72050	Land	-	-	-
-	259,542	12,000,000	10,113,321	12,000,000	925-925-72300	Improvements	1,387,394	1,287,394	-
18,656	1,467,745	2,510,707	2,165,811	2,510,707	925-925-72301	Improvements (Eng)	-	-	-
-	-	-	-	-	- 925-925-72500	Office Eqpt	-	-	-
-	-	-	-	-	- 925-925-72600	Other Eqpt	-	-	-
18,656	1,727,287	14,510,707	12,279,132	14,510,707		Exp.-Capital Outlay Totals:	1,387,394	1,287,394	-
					E4	Exp.-Transfers Out			
-	13,031	115,712	67,499	115,712	925-925-90010	To General Fund	15,433	15,433	-
386,973	193,589	268,682	156,731	268,682	925-925-90011	To General Fund-Sal/Ben	128,536	128,536	-
-	-	-	-	-	- 925-925-90013	To Water-430	39,692	39,692	-
-	-	792,764	792,764	792,764	925-925-90017	To Debt Service-317	826,350	826,350	-
7,000	-	-	-	-	- 925-925-90025	To GIS	-	-	-
33,595	29,113	32,908	19,196	32,908	925-925-90027	To Info System Service-542	16,515	16,515	-
4,015	4,501	2,945	1,718	2,945	925-925-90028	To Custodial & Bldg Maint-545	1,117	1,117	-
1,260	1,320	-	-	-	- 925-925-90105	To Eqpt Acq & Rep Fund-820	-	-	-
-	-	-	-	-	- 925-925-90123	To Wastewater	37,697	37,697	-
-	-	-	-	-	- 925-925-90145	To SDC-Drainge-852	2,167	2,167	-
-	-	-	-	-	- 925-925-90147	To SDC-Parks-862	-	-	-
-	-	-	-	-	- 925-925-90149	To SDC-Wastewater-872	17,443	17,443	-
-	-	-	-	-	- 925-925-90151	To SDC-Streets-882	-	-	-
-	-	-	-	-	- 925-925-90152	To SDC-Water-892	9,955	9,955	-
432,843	241,554	1,213,011	1,037,908	1,213,011		Exp.-Transfers Out Totals:	1,094,905	1,094,905	-
					E5	Exp.-Contingencies			
-	-	-	-	-	- 925-925-80005	Operating Contingency	199,463	199,463	-
-	-	-	-	-		Exp.-Contingencies Totals:	199,463	199,463	-
499,582	2,094,078	15,950,847	13,522,257	15,945,218		EXPENDITURES TOTALS:	2,731,762	2,731,762	-
4,356,429	4,352,921	15,950,847	15,818,953	15,947,473		FUND REVENUES	2,731,762	2,731,762	-
499,582	2,094,078	15,950,847	13,522,257	15,945,218		FUND EXPENSES	2,731,762	2,731,762	-
3,856,847	2,258,843	-	2,296,696	2,255		NORTHWEST URBAN RENEWAL Total	-	-	-



CITY OF LEBANON

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**NORTHWEST URBAN RENEWAL DISTRICT
WETLANDS MITIGATION FUND 928**

Department Description:

The purpose of this fund is to provide tracking of funding for wetlands work to serve new development within the Northwest Urban Renewal District boundaries. Funding sources from the state have been secured to mitigate wetlands impacted by the Lowes Regional Distribution Center on prime industrial land identified as the Northwest Industrial Site.

Important Highlights:

- Payment to Lowes for Wetlands Property per Economic Development Agreement was completed in FY14 through a bond issued by Northwest URD fund 925. The balance in fund 928 is being transferred to fund 925 this year and fund 928 will closed.

City of Lebanon, OR
Budget Report FY 2014-15

2012 Actual	2013 Actual	2014 Budget	1/31/2014 2014 Year to Date	2014 Estimated	Account	Description	2015 Proposed	2015 Approved	2015 Adopted
					928	WETLANDS MITIGATION			
					R4	Rev.-Intergovernmental			
-	-	-	-	-	928-000-41050	State Grant Funds	-	-	-
-	-	-	-	-		Rev.-Intergovernmental Totals:	-	-	-
					R6	Rev.-Miscellaneous			
3,234	-	-	2,739	2,700	928-000-48100	Interest On Investment	-	-	-
3,234	-	-	2,739	2,700		Rev.-Miscellaneous Totals:	-	-	-
					R7	Rev.-Transfers In			
-	-	-	-	-	928-000-49098	From NW Urban Renewal-925	-	-	-
-	-	-	-	-		Rev.-Transfers In Totals:	-	-	-
					R8	Rev.-Other Sources			
926,312	929,546	929,546	929,546	929,546	928-000-49901	Beginning Balance	932,246	932,246	-
926,312	929,546	929,546	929,546	929,546		Rev.-Other Sources Totals:	932,246	932,246	-
929,546	929,546	929,546	932,285	932,246		REVENUES TOTALS:	932,246	932,246	-
					928	WETLANDS MITIGATION			
					E2	Exp.-Materials & Services			
-	-	-	-	-	928-928-61010	Advertising	-	-	-
-	-	-	-	-	928-928-61130	Contract Services	-	-	-
-	-	-	-	-	928-928-61240	Dept/Operating Expense	-	-	-
-	-	-	-	-		Exp.-Materials & Services Totals:	-	-	-
					E3	Exp.-Capital Outlay			
-	-	-	-	-	928-928-72050	Land	-	-	-
-	-	929,546	-	-	928-928-72301	Improvements (Eng)	-	-	-
-	-	929,546	-	-		Exp.-Capital Outlay Totals:	-	-	-
					E4	Exp.-Transfers Out			
-	-	-	-	-	928-928-90164	to NW URB Renewal-925	932,246	932,246	-
-	-	-	-	-		Exp.-Transfers Out Totals:	932,246	932,246	-
-	-	929,546	-	-		EXPENDITURES TOTALS:	932,246	932,246	-
929,546	929,546	929,546	932,285	932,246		FUND REVENUES	932,246	932,246	-
-	-	929,546	-	-		FUND EXPENSES	932,246	932,246	-
929,546	929,546	-	932,285	932,246		WETLANDS MITIGATION Totals:	-	-	-

**NORTHWEST URBAN RENEWAL DISTRICT
NORTHWEST URBAN RENEWAL DISTRICT BONDS 930**

Department Description:

In August 2000, the District issued \$5,435,000 (Lebanon2020) in construction bonds. The agreement with the bondholders requires that a separate account be set up for debt reserve and debt repayment expenses. For the 2000 issue, interest rates range from 4.75% to 6.00%. These bonds were refinanced in 2010 with over \$200,000 in savings over the remaining life of the bond. The interest rates on the refinanced bonds range from 2.5% to 3.5%. The outstanding balance of bonds as of June 30, 2014 is \$2,100,000 (LebanonURD10). Final maturity for the reissued bonds is in June 2020.

To acquire funding in support of the Lowes Project, the City arranged with the State for SPWF (Special Public Works Funds) funding through the Economic and Community Development Department. The amount borrowed in 2007 was \$3,677,462 with interest rates ranging from 4.00% to 4.375%. Final maturity is in December 2031. The outstanding balance as of June 30, 2014 is \$3,007,838. (B05003).

Important Highlights:

- No significant changes in this fund.

City of Lebanon, OR
Budget Report FY 2014-15

2012 Actual	2013 Actual	2014 Budget	1/31/2014 2014 Year to Date	2014 Estimated	Account	Description	2015 Proposed	2015 Approved	2015 Adopted
					930	NW LEB URD BONDS			
					R1	Rev.-Taxes & Assess			
627,836	1,328,082	739,858	739,858	790,000	930-000-47010	Current Property Taxes	603,573	603,573	-
21,729	23,037	8,000	13,820	17,000	930-000-47020	Delinquent Prop Taxes	15,000	15,000	-
4,472	4,316	-	-	-	930-000-48101	Interest On Taxes	-	-	-
654,037	1,355,435	747,858	753,678	807,000		Rev.-Taxes & Assess Totals:	618,573	618,573	-
					R4	Rev.-Intergovernmental			
-	-	-	-	-	930-000-41050	State Grant Funds	-	-	-
						Rev.-Intergovernmental Totals:	-	-	-
					R6	Rev.-Miscellaneous			
2,089	2,335	-	4,591	4,600	930-000-48100	Interest On Investment	4,000	4,000	-
-	-	-	-	-	930-000-48140	Miscellaneous Revenue	-	-	-
2,089	2,335	-	4,591	4,600		Rev.-Miscellaneous Totals:	4,000	4,000	-
					R7	Rev.-Transfers In			
-	-	-	-	-	930-000-49098	From NW Urban Renewal	-	-	-
						Rev.-Transfers In Totals:	-	-	-
					R8	Rev.-Other Sources			
-	-	-	-	-	930-000-41051	State Loan Funds	-	-	-
-	-	-	-	-	930-000-42030	Bond Sale Proceeds	-	-	-
-	-	-	-	-	930-000-42031	Bond Sale Proceeds-Premium	-	-	-
405,841	429,600	700,000	1,155,778	1,155,778	930-000-49901	Beginning Balance	1,300,000	1,300,000	-
405,841	429,600	700,000	1,155,778	1,155,778		Rev.-Other Sources Totals:	1,300,000	1,300,000	-
1,061,967	1,787,370	1,447,858	1,914,047	1,967,378		REVENUES TOTALS:	1,922,573	1,922,573	-
					930	NW LEB URD BONDS			
					E2	Exp.-Materials & Services			
-	-	-	-	-	930-930-61130	Contract Services	-	-	-
						Exp.-Materials & Services Totals:	-	-	-
					E5	Exp.-Contingencies			
-	-	-	-	-	930-930-80005	Operating Contingency	950,000	950,000	-
-	-	341,631	-	341,631	930-930-80026	Res For Debt Service	341,631	341,631	-
		341,631	-	341,631		Exp.-Contingencies Totals:	1,291,631	1,291,631	-
					E6	Exp.-Debt Service			
-	-	400,000	-	-	930-930-95107	New debt prin	-	-	-
-	-	72,236	-	-	930-930-95207	New debt int	-	-	-
295,000	300,000	315,000	-	315,000	930-930-95100	Bond Principal	320,000	320,000	-
102,533	108,234	108,963	108,963	108,963	930-930-95108	Principal SPWF Issue	114,722	114,722	-
93,915	86,540	77,540	38,770	77,540	930-930-95200	Bond Interest	68,090	68,090	-
140,919	136,818	132,488	132,488	132,488	930-930-95208	Interest SPWF Issue	128,130	128,130	-
632,367	631,592	1,106,227	280,221	633,991		Exp.-Debt Service Totals:	630,942	630,942	-
					E7	Exp.-Unappropriated			
-	-	-	-	-	930-930-92010	Unapprop End Fund Bal	-	-	-
						Exp.-Unappropriated Totals:	-	-	-
632,367	631,592	1,447,858	280,221	975,622		EXPENDITURES TOTALS:	1,922,573	1,922,573	-
1,061,967	1,787,370	1,447,858	1,914,047	1,967,378		FUND REVENUES	1,922,573	1,922,573	-
632,367	631,592	1,447,858	280,221	975,622		FUND EXPENSES	1,922,573	1,922,573	-
429,600	1,155,778	-	1,633,826	991,756		NW LEB URD BONDS Totals:	-	-	-