

**Community Improvement Corporation of Champaign County
d.b. a. Champaign Economic Partnership of Champaign County
Statement of Financial Position as of December 31, 2018**

Assets

Current Assets:

Cash	\$124,449
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Total Current Assets	<u>124,449</u>
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Non-Current Assets

Land - 222 E. Market St	31,551
Office Equipment	8,662
Accumulated Depreciation	<u>(6,960)</u>
Net Fixed Assets	33,253

Total Assets	<u><u>\$157,702</u></u>
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Liabilities and Net Assets

Liabilities

Payroll Liabilities	\$2,877
HR Mfg's Council - Escrow	\$12,306

Unrestricted Net Assets	96,847
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Restricted Net Assets	45,672
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Total Liabilities and Net Worth	<u><u>\$157,702</u></u>
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**Community Improvement Corporation of Champaign County
d.b. a. Champaign Economic Partnership of Champaign County
Statement of Activities for the year Ended December 31, 2018**

Unrestricted Net Assets:

Revenue

Community Support Revenue	172,646
Misc Income	1,812
Interest Income	<u>584</u>
Total Revenue	\$175,042

Expenses

Depreciation	2,088
Dues & Subscriptions	475
Hotel Feasibility Study	3,750
IT Support	6,510
Job Board	20,000
Liability Insurance & Bonding	1,044
Marketing	9,711
Meeting Expenses	410
Office Rent/Lease	7,200
Office Supplies	3,834
Payroll Taxes	7,036
Phone & Internet	2,117
Postage	174
Professional Fees	20,122
Professional Development	1,478
Records Management	5,238
Travel	2,722
Wages	<u>72,639</u>
Total Expenses	<u>\$166,548</u>
 Increase in Net Assets-Unrestricted	 \$8,495
 Net Assets, December 31, 2017	 <u>134,024</u>
 Net Assets, December 31, 2018	 <u><u>\$142,519</u></u>

**Community Improvement Corporation of Champaign County
d.b. a. Champaign Economic Partnership of Champaign County
Statement of Cash Flows for the Year-Ended December 31, 2018**

Cash Flows From Cash Operating Activity

Net Income	\$8,495
Adjustments to Reconcile Net Income to Net Cash Provided by Operating Activities:	
Increase in Manufacturing Council Payable	330
Increase in Payroll Taxes Payable	1,506
Depreciation	<u>2,088</u>
Net Cash Provided (Used) Operating Activities	\$12,419
Cash Flows From Investing Activities	-
Cash Flows From Financing Activities	-
Net Increase (Decrease) in Cash	\$12,419
Beginning Cash Balance	<u>112,030</u>
Ending Cash Balance	<u><u>\$124,449</u></u>

**Community Improvement Corporation
of Champaign County
Notes to Financial Statements December 31, 2018**

1. Description of Entity:

The Community Improvement Corporation (CIC) of Champaign County was incorporated as a not-for-profit organization under the provisions of Chapter 1724 of the Ohio Revised Code on December 10, 1963. The CIC was designated as the agency of Champaign County for industrial, economic, civic, commercial distribution and research of the county on January 6, 1975. On April 1, 2008, that designation was removed and transferred to the County Commissioners. Economic development ceased as a function of County government, shifting to the City of Urbana.

In 2016, the CIC adopted the trade name, Champaign Economic Partnership, and was re-designated as the economic development agency for Champaign County. The public-private partnership effort is reflected by the CIC Board membership of 60% private and 40% local government. Funding for the partnership comes from a portion of real property conveyance fees designated by the Champaign County commissioners, funding from the City of Urbana, which previously funded economic development through a city-paid economic development coordinator, and sponsorships from private business partners. The CIC, doing business as the Champaign Economic Partnership, employs an Economic Development Director responsible for countywide economic development.

The CIC consists of fifteen board members who serve as the governing board of the corporation. Members are appointed in accord with corporation bylaws and O.R.C. Chapter 1724. Members represent the County Commissioners, City of Urbana, the incorporated villages, the townships, the Chamber of Commerce, local industry and small business. The CIC has entered a professional services contract for a Records Manager, who attends to operations of the CIC.

2. Summary of Significant Accounting Policies:

The corporation is a nongovernmental nonprofit organization. The corporation follows accounting principles generally accepted in the United States of America.

Manufacturer's Council Escrow Liability: The CIC facilitates the Champaign County Manufacturers Council, through which local manufacturers address mutual concerns and promote local economic development. As part of assisting them, on a no fee basis, the CIC administers funds belonging to the Council as the Council directs. The balance of unspent Council funds is carried as a liability and none of the activity of the Council is part of CIC's Statement of Activities.

Estimates: The preparation of financial statements in conformity with accounting principles generally accepted in the United States of America., requires management to make estimates and assumptions that affect the reported amounts of assets and liabilities and disclosures of contingent assets and liabilities at the date of the financial statements and the recorded amounts of revenues and expenses during the period. Actual results could differ from those estimates.

**Community Improvement Corporation
of Champaign County
Notes to Financial Statements December 31, 2018**

2. Summary of Significant Accounting Policies (continued):

Fixed Assets: Fixed assets consist of a copier and computer equipment. The capitalization policy is to capitalize items costing \$1,000 or more, and to depreciate assets over economic lives ranging from 3 to 5 years on a straight-line basis.

Financial Statement Presentation: As an IRC 501(c)(4) civic social welfare organization, the entity does not receive charitable donations, so does not have donors. As such, there are no donor imposed restrictions which could give rise to classifying net assets, revenues or expenses as Temporarily or Permanently Restricted. Consequently, all activity is considered to be within Unrestricted Net Assets. Amounts provided by governmental units and private businesses in support of operations are listed as Community Support Revenue.

3. Cash and Cash Equivalents and Investments:

The corporation considers investments purchased with a remaining maturity of three months or less to be cash equivalents. Cash and certificates of deposit are insured by Federal Depository Insurance Corporation.

4. Tax Status:

The corporation is exempt from federal income taxes as a 501(c)(4) nonprofit corporation. Management is not aware of any action which may jeopardize the corporation's tax-exempt status.

5. Land:

The corporation owns undeveloped land carried at cost, which management estimates approximates fair market value. The CIC leases undeveloped property at 222 E. Market St., Urbana, at \$1 a month for use as a community garden by the Activate Champaign County program of the Champaign Family YMCA.

6. Subsequent Events:

Management has evaluated subsequent events for items requiring disclosure through April 25, 2019, the date the financial statements were available to be issued.

**Community Improvement Corporation
of Champaign County
Notes to Financial Statements December 31, 2018**

7. Management's Discussion and Analysis - Unaudited

The discussion and analysis of CIC financial performance provides an overall review of the CIC's financial activities for the year ended December 31, 2018.

Key financial highlights for 2018 are as follows:

- In total, net unrestricted assets decreased by \$20,481 which represents a 17% decrease in net assets from 12-31-17.
- Restricted assets increased from \$16,696 to \$45,672
- Indirect Public Support remained flat from 2017 to 2018 with \$50,000 of support coming from both Champaign County and the City of Urbana.
- Operating expenses increased by \$34,029 in 2018.

Discussion: As of 12-31-18, The CIC continues to show a solid liquid and leverage position. The Board of Directors and management acknowledge that the primary challenge to the CIC is unrestricted revenue. To that end the board and management have initiated a program to increase private investment in the CIC.