

**DOWNTOWN ALBANY RESTORATION
PROGRAM, INC.**

**FINANCIAL STATEMENTS
and
INDEPENDENT AUDITOR'S REPORT**

Years Ended December 31, 2018 and 2017

**ROBERT J. PALMERINO
*CERTIFIED PUBLIC ACCOUNTANT***

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INDEPENDENT AUDITOR'S REPORT

To the Board of Directors
Downtown Albany Restoration Program, Inc.
Albany, New York

I have audited the accompanying financial statements of Downtown Albany Restoration Program, Inc., which comprise the statements of financial position as of December 31, 2018 and 2017, and the related statements of activities, functional expenses, and cash flows for the years then ended, and the related notes to the financial statements.

Management's Responsibility for the Financial Statements

Management is responsible for the preparation and fair presentation of these financial statements in accordance with accounting principles generally accepted in the United States of America; this includes the design, implementation, and maintenance of internal control relevant to the preparation and fair presentation of financial statements that are free from material misstatement, whether due to fraud or error.

Auditor's Responsibility

My responsibility is to express an opinion on these financial statements based on my audits. I conducted my audits in accordance with auditing standards generally accepted in the United States of America. Those standards require that I plan and perform the audits to obtain reasonable assurance about whether the financial statements are free of material misstatement.

An audit involves performing procedures to obtain audit evidence about the amounts and disclosures in the financial statements. The procedures selected depend on the auditor's judgment, including the assessment of the risks of material misstatement of the financial statements, whether due to fraud or error. In making those risk assessments, the auditor considers internal control relevant to the entity's preparation and fair presentation of the financial statements in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the entity's internal control. Accordingly, I express no such opinion. An audit also includes evaluating the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluating the overall presentation of the financial statements.

I believe that the audit evidence I have obtained is sufficient and appropriate to provide a basis for my audit opinion.

Opinion

In my opinion, the financial statements referred to above present fairly, in all material respects, the financial position of Downtown Albany Restoration Program, Inc. as of December 31, 2018 and 2017, and the changes in its net assets and its cash flows for the years then ended in conformity with accounting principles generally accepted in the United States of America.

Robert J. Palmerino CPA

September 19, 2019
Albany, New York

DOWNTOWN ALBANY RESTORATION PROGRAM, INC.

STATEMENTS OF FINANCIAL POSITION
December 31, 2018 and 2017

	<u>2018</u>	<u>2017</u>
ASSETS		
Cash	\$ 548,007	\$ 487,474
Due from the City of Albany	13,806	33,141
Other receivables	56,000	43,426
Prepaid expenses	32,871	21,517
Investments - Certificates of Deposits	308,983	308,539
Property and equipment, net of accumulated depreciation	<u>20,237</u>	<u>18,411</u>
TOTAL ASSETS	<u>\$ 979,904</u>	<u>\$ 912,508</u>
LIABILITIES		
Accounts payable	16,869	\$ 23,707
Accrued expenses	11,560	11,790
Line-of-credit	-	29,910
Reserve for assessment reductions	<u>50,000</u>	<u>79,500</u>
TOTAL LIABILITIES	<u>78,429</u>	<u>144,907</u>
NET ASSETS		
Without donor restrictions:		
Investment in property and equipment	20,237	18,411
Board designated:		
Reserve for assessments	50,000	79,500
Special projects	123,061	48,648
Non assessment	456,912	404,527
Operating reserve	<u>251,265</u>	<u>216,515</u>
Total without donor restrictions	<u>901,475</u>	<u>767,601</u>
TOTAL LIABILITIES AND NET ASSETS	<u>\$ 979,904</u>	<u>\$ 912,508</u>

See independent auditor's report and notes to financial statements.

DOWNTOWN ALBANY RESTORATION PROGRAM, INC.

STATEMENTS OF ACTIVITIES
Years Ended December 31, 2018 and 2017

	<u>2018</u>	<u>2017</u>
CHANGES IN NET ASSETS WITHOUT DONOR RESTRICTIONS		
Revenues and Support:		
Assessment revenue	\$ 791,918	\$ 821,554
PILOT properties	16,740	28,916
Other income	250,301	128,771
Interest income	1,416	993
Donated items and services	<u>17,716</u>	<u>19,712</u>
Total unrestricted revenues and support	<u>1,078,091</u>	<u>999,946</u>
Expenses:		
Program Services:		
Business development	234,582	124,663
Visual improvements	209,002	198,936
Marketing	205,536	201,508
Clean and safe	<u>180,295</u>	<u>284,932</u>
Total Program Services	829,415	810,039
Supporting Services:		
Management and general	<u>139,390</u>	<u>123,909</u>
Total program and supporting services	968,805	933,948
Assessment reductions	<u>(24,586)</u>	<u>78,489</u>
Total expenses	<u>944,219</u>	<u>1,012,437</u>
INCREASE (DECREASE) IN NET ASSETS WITHOUT DONOR RESTRICTIONS	<u>133,872</u>	<u>(12,491)</u>
INCREASE (DECREASE) IN NET ASSETS	133,872	(12,491)
NET ASSETS, beginning of year	<u>767,601</u>	<u>780,092</u>
NET ASSETS, end of year	<u>\$ 901,473</u>	<u>\$ 767,601</u>

See independent auditor's report and notes to financial statements.

DOWNTOWN ALBANY RESTORATION PROGRAM, INC.

**STATEMENT OF FUNCTIONAL EXPENSES
Year Ended December 31, 2018**

	PROGRAM SERVICES				SUPPORTING SERVICES	2018 Program and Supporting Services	
	<u>Business Development</u>	<u>Visual Improvements</u>	<u>Marketing</u>	<u>Clean and Safe</u>	<u>Total Program</u>	<u>Management and General</u>	
Salaries and related	\$ 68,456	\$ 61,541	\$ 102,139	\$ 43,528	\$ 275,664	\$ 90,743	\$ 366,407
Subcontracts	-	107,524	23,238	124,963	255,725	-	255,725
Grants	100,000	11,070	-	-	111,070	-	111,070
Special events	45,991	-	49,710	-	95,701	-	95,701
Supplies and materials	1,858	17,824	4,944	3,141	27,767	2,463	30,230
Occupancy	4,134	3,716	6,168	2,628	16,646	5,479	22,125
Professional fees	-	-	-	-	-	15,290	15,290
Annual meeting	-	-	-	-	-	12,760	12,760
Insurance	2,358	2,120	3,518	1,499	9,495	3,126	12,621
Depreciation	1,508	1,356	2,251	959	6,074	2,000	8,074
Advertising	-	-	7,175	-	7,175	-	7,175
Public relations	5,993	-	-	-	5,993	-	5,993
Dues and subscriptions	967	869	1,443	615	3,894	1,282	5,176
Telephone	924	831	1,379	588	3,722	1,225	4,947
Equipment lease and maintenance	807	726	1,205	513	3,251	1,070	4,321
Travel and entertainment	745	670	1,112	474	3,001	988	3,989
Miscellaneous	359	323	536	1,081	2,299	476	2,775
Training	-	-	-	-	-	1,850	1,850
Publications	242	217	360	154	973	320	1,293
Postage	240	215	358	152	965	318	1,283
TOTAL EXPENSES	<u>\$ 234,582</u>	<u>\$ 209,002</u>	<u>\$ 205,536</u>	<u>\$ 180,295</u>	<u>\$ 829,415</u>	<u>\$ 139,390</u>	<u>\$ 968,805</u>

See independent auditor's report and notes to financial statements.

DOWNTOWN ALBANY RESTORATION PROGRAM, INC.

**STATEMENT OF FUNCTIONAL EXPENSES
Year Ended December 31, 2017**

	<u>PROGRAM SERVICES</u>				<u>SUPPORTING SERVICES</u>	<u>2017 Program and Supporting Services</u>	
	<u>Business Development</u>	<u>Visual Improvements</u>	<u>Marketing</u>	<u>Clean and Safe</u>	<u>Total Program</u>	<u>Management and General</u>	
Salaries and related	\$ 70,724	\$ 62,995	\$ 85,845	\$ 48,960	\$ 268,524	\$ 76,914	\$ 345,438
Subcontracts	-	65,475	21,425	170,996	257,896	-	257,896
Grants	3,200	31,730	6,496	-	41,426	-	41,426
Special events	30,551	-	56,714	-	87,265	-	87,265
Supplies and materials	877	27,174	4,486	55,226	87,763	4,715	92,478
Occupancy	4,541	4,044	5,511	3,143	17,239	4,938	22,177
Professional fees	-	-	-	-	-	11,338	11,338
Annual meeting	-	-	-	-	-	10,012	10,012
Insurance	2,401	2,139	2,915	1,662	9,117	2,612	11,729
Depreciation	1,365	1,215	1,656	945	5,181	1,484	6,665
Advertising	-	-	10,784	-	10,784	-	10,784
Public relations	6,195	-	-	-	6,195	-	6,195
Dues and subscriptions	1,151	1,025	1,397	797	4,370	1,427	5,797
Telephone	725	645	879	502	2,751	788	3,539
Equipment lease and maintenance	711	633	863	492	2,699	773	3,472
Travel and entertainment	591	526	717	409	2,243	5,152	7,395
Miscellaneous	428	264	360	967	2,019	323	2,342
Training	-	-	-	-	-	1,875	1,875
Publications	917	816	1,113	635	3,481	997	4,478
Postage	286	255	347	198	1,086	561	1,647
	<u>\$ 124,663</u>	<u>\$ 198,936</u>	<u>\$ 201,508</u>	<u>\$ 284,932</u>	<u>\$ 810,039</u>	<u>\$ 123,909</u>	<u>\$ 933,948</u>

See independent auditor's report and notes to financial statements.

DOWNTOWN ALBANY RESTORATION PROGRAM, INC.

STATEMENTS OF CASH FLOWS
Years Ended December 31, 2018 and 2017

	<u>2018</u>	<u>2017</u>
CASH FLOWS FROM OPERATING ACTIVITIES		
Increase (decrease) in net assets	\$ 133,872	\$ (12,491)
Adjustments to reconcile increase (decrease) in net assets to net cash provided by operating activities:		
Reserve for assessment reductions	(29,500)	(14,500)
Depreciation	8,074	6,665
Change in operating assets that provide (use) cash:		
Due from the City of Albany	19,335	71,099
Other receivables	(12,574)	(39,711)
Prepaid expenses	(11,354)	(650)
Change in operating liabilities that provide (use) cash:		
Accounts payable	(6,838)	19,627
Accrued expenses	<u>(230)</u>	<u>6,608</u>
NET CASH PROVIDED BY OPERATING ACTIVITIES	<u>100,785</u>	<u>36,647</u>
CASH FLOWS FROM INVESTING ACTIVITIES		
Certificates of Deposit	(444)	1,855
Purchase of property and equipment	<u>(9,908)</u>	<u>(11,609)</u>
NET CASH USED BY INVESTING ACTIVITIES	<u>(10,352)</u>	<u>(9,754)</u>
CASH FLOWS FROM FINANCING ACTIVITIES		
Proceeds (payments) on line-of-credit	<u>(29,910)</u>	<u>29,910</u>
NET INCREASE (DECREASE) IN CASH AND CASH EQUIVALENTS	60,523	56,803
CASH AND CASH EQUIVALENTS, beginning of year	<u>487,484</u>	<u>430,671</u>
CASH AND CASH EQUIVALENTS, end of year	<u>\$ 548,007</u>	<u>\$ 487,484</u>
SUPPLEMENTAL DISCLOSURE OF CASH FLOW INFORMATION		
Cash paid during the year for:		
Unrelated business taxes	<u>\$ 250</u>	<u>\$ 250</u>
Interest	<u>\$ 256</u>	<u>\$ -</u>

See independent auditor's report and notes to financial statements.

DOWNTOWN ALBANY RESTORATION PROGRAM, INC.

NOTES TO FINANCIAL STATEMENTS

December 31, 2018 and 2017

NOTE 1 - ORGANIZATION AND MISSION AND SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES

Organization and Mission

The Downtown Albany Restoration Program, Inc. d/b/a Downtown Albany Business Improvement District, Inc. (BID) was formed in 1996 under the Not-For-Profit Corporation Laws of New York State. The primary purpose of the BID is to restore, promote and maintain the character and viability of downtown Albany and to improve the quality of life and overall image for those who live, work and visit the Capital City.

Program Services

The BID's four major programs within the specified boundaries of the improvement district include the following:

Business Development - Cultivate business development activities through partnerships with property owners, real estate community, and City, State and County representatives for recruitment and attraction.

Clean and Safe - Provide assistance in maintaining and augmenting clean streets/curbs, trash pickup and cleaning of snow and ice from crosswalk intersections; and working collaboratively with the Albany Police Department.

Marketing - Create and implement special events and programming and maintain a public relations campaign.

Visual Improvements - Collaborate with property owners and city officials to research, develop and implement streetscape improvement strategies.

Supporting Services

Maintenance and General

This supporting service category includes the functions necessary to secure proper administrative functioning of the BID's governing board, maintain an adequate working environment, and manage financial responsibilities of the BID.

Economic Dependency

The district was created pursuant to legislation passed by the Common Council of the City of Albany, New York. The City of Albany contracts with the BID to provide services within the district. Should the Common Council decide to terminate the contract, the BID would be required to pursue alternate funding sources since its revenues are derived almost exclusively from its contract with the City of Albany.

Basis of Accounting Presentation

The financial statements are prepared on the accrual basis of accounting and accordingly reflect all significant receivables, payables and other liabilities.

DOWNTOWN ALBANY RESTORATION PROGRAM, INC.

NOTES TO FINANCIAL STATEMENTS

December 31, 2018 and 2017

NOTE 1 - ORGANIZATION AND MISSION AND SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES - Continued

Net Assets

Non-profit organizations are required to report information regarding their financial position and activities according to two classes of net assets as follows:

Net Assets Without Donor Restrictions

Net assets without donor restrictions are available for use at the discretion of the Board and/or management for general operating purposes. From time to time the Board may designate a portion of these net assets for specific purposes which makes them unavailable for use at management's discretion.

Net Assets With Donor Restrictions

Net assets with donor restrictions consist of assets whose use is limited by donor-imposed, time and/or purpose restrictions.

The BID reports gifts of cash and other assets as revenue with donor restrictions if they are received with donor stipulations that limit the use of the donated assets. When a donor restriction expires, that is, when a stipulated time restriction ends or purpose restriction is accomplished, that net assets are reclassified as net assets without donor restriction and reported in the statements of activities as net assets released from restrictions.

Management Estimates

The preparation of financial statements in conformity with U.S. generally accepted accounting principles requires management to make estimates and assumptions that affect the reported amounts of assets and liabilities and disclosure of contingent assets and liabilities at the date of the financial statements. Estimates also affect the reported amounts of revenues and expenses during the reporting period. Significant items subject to such estimates and assumptions include valuation allowances for receivables and reserves for assessment reductions. These estimates and assumptions are based on management's best estimates and judgment. Management evaluates its estimates and assumptions on an ongoing basis using historical experience and other factors, including the current economic environment, which management believes to be reasonable under the circumstances. Management adjusts such estimates and assumptions when facts and circumstances dictate. As future events and their effects cannot be determined with precision, actual results could differ, significantly from these estimates. Changes in those estimates resulting from continuing changes in the economic environment will be reflected in the financial statements in future periods.

DOWNTOWN ALBANY RESTORATION PROGRAM, INC.

NOTES TO FINANCIAL STATEMENTS

December 31, 2018 and 2017

NOTE 1 - ORGANIZATION AND MISSION AND SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES - Continued

Income Tax Status

The BID qualifies as a tax-exempt organization under Section 501(c)(3) of the Internal Revenue Code and comparable New York State laws and has been classified as an organization other than a private foundation. It is, however, subject to taxes on unrelated business income earned primarily through advertising placed in periodicals published by the BID.

Income tax benefits are recognized for income tax positions taken or expected to be taken on a tax return, only when it is deemed that the income tax position will be more likely than not sustained upon examination by taxing authorities. The BID believes that its income tax positions would be sustained under examination by taxing authorities. There are currently no examinations in progress, and the BID believes it is no longer subject to income tax examinations for the tax years prior to 2015.

Functional Expenses

The statements of functional expenses present expenses by function and natural classification. Expenses directly attributable to a specific functional area of the BID are reported as expenses of those functional areas. A portion of management and general expenses that benefit multiple functional areas (indirect costs) have been allocated across programs and other supporting services based on the percentage of time employees spend on program and supporting services and square footage use.

Investments - Certificates of Deposits

Certificates of deposit mature within 7 months from December 31, 2018 and are stated at cost because that approximates market value.

Measure of Operations

The statement of activities includes all changes in net assets resulting from operating and nonoperating activities. Operating activities consist of those activities related to the BID's mission and program services and interest earned on investments. Nonoperating activities are of an unusual or nonrecurring nature.

DOWNTOWN ALBANY RESTORATION PROGRAM, INC.

NOTES TO FINANCIAL STATEMENTS

December 31, 2018 and 2017

NOTE 1 - ORGANIZATION AND MISSION AND SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES - Continued

Property and Equipment

Purchases of property and equipment are reported at cost. Donations of property and equipment are recorded at their estimated fair value at the date of donation. Assets are depreciated over periods of 3 to 10 years, which approximates estimated useful lives.

Revenue Recognition

The BID has entered into a contract with the City of Albany (City) whereby, in exchange for managing programs in downtown Albany, the City levies a special real estate assessment on taxable and non-taxable (PILOT - payments in lieu of taxes) commercial properties within the Business Improvement District, collects the funds, and holds them for the BID. The BID recognizes revenue from the assessments when they are levied by the City, irrespective of whether the BID has received or expended the funds. The City remits monies to the BID based on vouchered amounts that are comprised of the BID's actual monthly expenditures incurred. Fees collected by the City but not yet drawn by the BID earn interest on the BID's behalf. If the fees are still unspent at year-end, they are carried forward for use in the next fiscal year. Assessments deemed uncollectible by the City are turned over to the County for collection. Although there is no formal agreement in place, the County has traditionally reimbursed the City for those assessments when it assumes collective action.

Reclassifications

Certain amounts for the year ended December 31, 2017, have been reclassified to conform to the presentation for the year ended December 31, 2018.

Accounting Pronouncement Adopted

In August 2016, the FASB issued ASU 2016-14, "*Presentation of Financial Statements of Not-for-Profit Entities*" (Topic 958). The ASU amends the current reporting model for nonprofit organizations and enhances their required disclosures. The major changes include: (a) requiring the presentation of only two classes of net assets now entitled "net assets without donor restrictions" and "net assets with donor restrictions," (b) modifying the presentation of underwater endowment funds and related disclosures, (c) requiring the use of the placed in service approach to recognize the expirations of restrictions on gift used to acquire or construct long-lives assets absent explicit donor stipulations otherwise, (d) requiring that all nonprofits present an analysis of expenses by function and nature in either the statement of activities, a separate statement, or in the notes and disclose a summary of the allocation methods used to allocate costs, (e) requiring the disclosure of quantitative and qualitative information regarding liquidity and availability of resources, (f) presenting investment return-net of external and direct internal investment expenses, and (g) modifying other financial statement reporting requirements and disclosures intended to increase the usefulness of nonprofit financial statements. In addition, ASU 2016-14 removes the requirement that not-for-profit entities that chose to prepare the statements of cash flows using the direct method must also present a reconciliation (the indirect method).

DOWNTOWN ALBANY RESTORATION PROGRAM, INC.

NOTES TO FINANCIAL STATEMENTS

December 31, 2018 and 2017

NOTE 1 - ORGANIZATION AND MISSION AND SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES - Continued

Subsequent Events

Management has evaluated subsequent events through September 19, 2019, the date on which the financial statements were available to be issued.

NOTE 2 - RESERVE FOR ASSESSMENT REDUCTIONS

There have been numerous grievances filed protesting the assessments of properties located within the BID's district. Any adjustments to the assessments could result in refunds to the property owners. Management has recorded a reserve for estimated refunds due to assessment reductions in the amount of \$50,000 and \$79,500 as of December 31, 2018 and 2017, respectively. The reserve is established at year end based on a continuous 3-year analysis of settlements and liabilities.

Assessment reductions of \$4,914 and \$78,849 for the years ended December 31, 2018 and 2017, respectively, were based on the settlement of excess assessments from prior years.

NOTE 3 - LINE OF CREDIT

During March 2017, the BID obtained a line-of-credit with The National Union Bank of Kinderhook secured by the business assets of the BID. Interest is charged at prime rate plus 1.00% with a minimum interest rate of 4.75% and has a maximum borrowing limit of \$250,000. The prime rate was 5.5% and 4.5% as of December 31, 2018 and 2017, respectively. The line-of-credit expires March 1, 2020. There was no outstanding balance under the line-of-credit as of December 31, 2018.

Interest expense was \$256 for the year ended December 31, 2018.

NOTE 4 - PROPERTY AND EQUIPMENT

The following is a summary of property and equipment as of December 31:

	<u>2018</u>	<u>2017</u>
Equipment, furniture and fixtures	\$ 79,513	\$ 69,613
Less accumulated depreciation	<u>59,276</u>	<u>51,202</u>
Total	<u>\$ 20,237</u>	<u>\$ 18,411</u>

DOWNTOWN ALBANY RESTORATION PROGRAM, INC.

NOTES TO FINANCIAL STATEMENTS

December 31, 2018 and 2017

NOTE 5 - DONATED ITEMS AND SERVICES

During 2018 and 2017, the BID recorded donated items and services as follows:

	<u>2018</u>	<u>2017</u>
<u>Revenues and Support</u>		
Contributions	\$ 17,716	\$ 19,712
<u>Expenses</u>		
Special events	\$ 7,643	\$ 10,139
Annual meeting	6,250	5,800
Parking	2,383	2,333
Supplies and materials	1,440	1,440
	<u>\$ 17,716</u>	<u>\$ 19,712</u>

A substantial number of unpaid volunteers, mainly board members, have made significant contributions of their time to the organization. The value of their time is not reflected in these financial statements because it is not susceptible to objective measurement and valuation.

NOTE 6 - PENSION PLAN

The BID participates in a salary reduction pension plan, which is intended to conform to, and qualify under, Section 401(k) of the Internal Revenue Code. All employees are eligible to participate after 30 days of service. The BID matches a certain percentage of employee contributions after one year of service. The matching contributions were \$4,690 and \$3,132 and for the years ended December 31, 2018 and 2017, respectively.

NOTE 7 - LIQUIDITY

The BID's financial assets available within one year of the statement of financial position for general expenditures are as follows:

	<u>2018</u>	<u>2017</u>
Cash	\$ 548,007	\$ 487,474
Certificates of deposit	308,983	308,539
Due from City of Albany	13,806	33,141
Other receivables	10,000	8,496
Prepaid expenses	32,871	21,517
Board designated	<u>(881,238)</u>	<u>(749,190)</u>
Total financial assets available for general expenditures	<u>\$ 32,429</u>	<u>\$ 109,977</u>

DOWNTOWN ALBANY RESTORATION PROGRAM, INC.

NOTES TO FINANCIAL STATEMENTS

December 31, 2018 and 2017

NOTE 7 - LIQUIDITY - Continued

The BID maintains a policy of structuring its financial assets to be available as its general expenditures, liabilities and other obligations become due. The BID has Board Designated net assets without donor restrictions that, while the BID does not intend to spend these for purposes other than those identified, the amounts could be made available for current operations, if necessary. The BID also has a \$250,000 line-of-credit which it could draw upon to manage unanticipated expenditures.

NOTE 8 - COMMITMENTS

The BID leases its offices under an operating lease with an initial or noncancelable lease term in excess of one year. Future minimum lease payments under this this are as follows:

<u>Year Ending</u>	
2018	\$ 18,300
2019	<u>18,300</u>
Total	<u>\$ 36,600</u>

The base rent is increased each January 1 by the percentage-based Consumer Price Index (CPI).

Total rent expense for the years ended December 31, 2018 and 2017, was \$18,300 and \$17,928, respectively.

Total equipment lease expense for the years ended December 31, 2018 and 2017, was \$2,424 and \$2,584, respectively.

NOTE 9 - BOARD DESIGNATED NET ASSETS

Reserve for assessments

Reflects the projected liability in property assessment challenges and Supreme Court Orders (SCOs).

Special projects

Assessment revenue set aside for special projects. The balance as of December 31, 2018 must be identified or committed to by December 31, 2020. Unidentified or uncommitted amounts will be returned to the BID property owners.

DOWNTOWN ALBANY RESTORATION PROGRAM, INC.

NOTES TO FINANCIAL STATEMENTS

December 31, 2018 and 2017

NOTE 9 - BOARD DESIGNATED ASSETS - Continued

Non assessment

Revenue generated from advertising sales and sponsorships that has been set aside for economic development and business attraction projects.

Operating reserve

Net assets designated for future operating needs.