
Bloomington Redevelopment Commission Financial Update

Prepared by: Reedy Financial Group, P.C.

April 16, 2026

Table of Contents

Bloomington Redevelopment Commission Financial Update

Overview:	Page
Redevelopment Commission Overview	3
Financials:	
2026 Quarterly Claims	4-7
Bloomington Consolidated Allocation Area - Monthly Balance	8
North Kinser Pike Allocation Area - Monthly Balance	9
Bloomington RDC Fund #2519 - Monthly Balance	10
Bloomington Consolidated Allocation Area - Fund #4445	11
North Kinser Pike Allocation Area - Fund #4451	12
Bloomington RDC Fund - #2519	13
Indebtedness:	
Debt Overview	14

Overview

Bloomington Redevelopment Commission Redevelopment Commission Overview

Commissioners & Officers:

Name	Position	Term Beginning	Term End
Deborah Myerson	President	1/1/2026	12/31/2026
Sue Sgambelluri	Vice President	1/1/2026	12/31/2026
John West	Secretary	1/1/2026	12/31/2026
Laurie McRobbie	Member	1/1/2026	12/31/2026
Randy Cassady	Member	1/1/2026	12/31/2026
Sam Fleener	School Member	1/1/2026	12/31/2026

Employee Information:

Name	Position	2026 Wages
None	None	\$ -

Local Counsel:

Name	Company	Phone Number
Dana Kerr	Bloomington Legal Department	(812) 935-5377

Overlapping Units:

Richland Township
 Richland-Bean Blossom Community School Corporation
 Van Buren Township
 Perry Township
 Bloomington Township
 Monroe County Community School Corporation
 Bloomington Civil City
 Bloomington Transportation
 Monroe County
 Monroe County Solid Waste Management District
 Monroe Fire Protection District
 Monroe County Public Library

Overview

Bloomington Redevelopment Commission
2026 Quarterly Claims

Fund	Fund Project Category	Month	Vendor	Expenditure
TIF Consolidated - 439	Annual Property Appraisals	March	First Appraisal Group, INC	\$ 5,000.00
TIF Consolidated - 439	Police Station	March	American Structurepoint, INC	\$ 14,489.84
TIF Consolidated - 439	B-Link Trail	March	CrossRoad Engineers, PC	\$ 4,833.24
TIF Consolidated - 439	Police Station	March	American Structurepoint, INC	\$ 17,436.34
TIF Consolidated - 439	Hopewell	March	Rundell Ernstberger Associates, INC	\$ 8,885.29
TIF Consolidated - 439	Hopewell	March	Rundell Ernstberger Associates, INC	\$ 4,510.59
TIF Consolidated - 439	Hopewell	March	Rundell Ernstberger Associates, INC	\$ 3,678.48
TIF Consolidated - 439	Hopewell	March	Mobile Communications America, INC	\$ 14,094.70
TIF Consolidated - 439	1st St.	March	State Of Indiana	\$ 4,484.36
TIF Consolidated - 439	1st St.	March	State Of Indiana	\$ 85,000.00
Fund - 2519	Maintenance	March	Kone INC	\$ 1,964.63
Fund - 2519	Maintenance	March	Indiana Door & Hardware Specialties, INC	\$ 649.00
Fund - 2519	Maintenance	March	Koorsen Fire & Security, INC	\$ 271.00
Fund - 2519	Maintenance	March	SSW Enterprises, LLC (Office Pride)	\$ 1,648.00
Fund - 2519	Maintenance	March	SSW Enterprises, LLC (Office Pride)	\$ 397.50
Fund - 2519	Landscaping	March	Nature's Way, INC	\$ 287.92
Fund - 2519	Maintenance	March	B&L Sheet Metal and Roofing, INC	\$ 2,548.76
Fund - 2519	Maintenance	March	Koorsen Fire & Security, INC	\$ 600.00
Fund - 2519	Maintenance	March	Koorsen Fire & Security, INC	\$ 150.00
Fund - 2519	Maintenance	March	Harrell Fish, INC (HFI)	\$ 1,752.91
Fund - 2519	Landscaping	March	Jack Henry Bryant (H and K Maintenance LLC)	\$ 4,260.00
Fund - 2519	Professional Service	March	Reedy Financial Group, PC	\$ 7,490.43
Fund - 2519	Miscellaneous	March	USA TODAY FKA Gannett Media Corp (Legal Ads)	\$ 63.20
Fund - 2519	Utilities	March	Indiana Gas Co. INC (CenterPoint Energy) (Vectren)	\$ 218.74
Fund - 2519	Utilities	March	Indiana Gas Co. INC (CenterPoint Energy) (Vectren)	\$ 265.27
Fund - 2519	Utilities	March	City Of Bloomington Utilities	\$ 359.56
Fund - 2519	Utilities	March	City Of Bloomington Utilities	\$ 162.97
Fund - 2519	Utilities	March	Duke Energy	\$ 109.35
Fund - 2519	Utilities	March	Duke Energy	\$ 13.92
Fund - 2519	Utilities	March	Duke Energy	\$ 29.89
Fund - 2519	Utilities	March	Duke Energy	\$ 46.05
Fund - 2519	Utilities	March	Duke Energy	\$ 7,886.47
Fund - 2519	Utilities	March	AT&T Mobility II, LLC	\$ 29.24
Fund - 2519	Utilities	March	Indiana Gas Co. INC (CenterPoint Energy) (Vectren)	\$ 98.53
Fund - 2519	Utilities	March	Duke Energy	\$ 36.68
Fund - 2519	Utilities	March	Duke Energy	\$ 166.66
Fund - 2519	Utilities	March	Duke Energy	\$ 537.01
Fund - 2519	Utilities	March	Duke Energy	\$ 387.72
Fund - 2519	Utilities	March	Duke Energy	\$ 831.16
Fund - 2519	Utilities	March	Duke Energy	\$ 266.71
Fund - 2519	Utilities	March	Duke Energy	\$ 110.47
Fund - 2519	Utilities	March	City Of Bloomington Utilities	\$ 11.21
Fund - 2519	Utilities	March	Duke Energy	\$ 32.82
Fund - 2519	Utilities	March	Duke Energy	\$ 505.48
Fund - 2519	Utilities	March	Duke Energy	\$ 39.54
Fund - 2519	Utilities	March	Duke Energy	\$ 1,022.46
Fund - 2519	Utilities	March	Duke Energy	\$ 1,432.12
Fund - 2519	Construction	March	Amazon.com Sales, INC (Amazon.com Services LLC)	\$ 104.40
Fund - 2519	Miscellaneous	March	USA TODAY FKA Gannett Media Corp (Legal Ads)	\$ 65.60
Fund - 2519	Construction	March	VET Environmental Engineering, LLC	\$ 1,418.90

Fund - 2519	Utilities	March	Duke Energy	\$	558.93
Fund - 2519	Utilities	March	Duke Energy	\$	964.13
Fund - 2519	Utilities	March	City Of Bloomington Utilities	\$	49.55
Fund - 2519	Utilities	March	City Of Bloomington Utilities	\$	467.79
Fund - 2519	Utilities	March	Duke Energy	\$	24.31
Fund - 2519	Maintenance	March	Rumpke Of Indiana, LLC	\$	139.10
Fund - 2519	Maintenance	March	Republic Services, INC	\$	140.27
Fund - 2519	Utilities	March	BP Energy Holding Company LLC(BP Energy Retail CO)	\$	43.86
Fund - 2519	Utilities	March	Duke Energy	\$	29.81
Fund - 2519	Maintenance	March	Republic Services, INC	\$	309.66
TIF Consolidated - 439	B-Link Trail	February	National Railroad Safety Services INC	\$	2,186.00
TIF Consolidated - 439	B-Link Trail	February	National Railroad Safety Services INC	\$	2,972.00
TIF Consolidated - 439	B-Link Trail	February	National Railroad Safety Services INC	\$	1,093.00
TIF Consolidated - 439	B-Link Trail	February	National Railroad Safety Services INC	\$	4,613.00
TIF Consolidated - 439	Police Station	February	American Structurepoint, INC	\$	17,250.00
TIF Consolidated - 439	Hopewell	February	Marshall Security LLC	\$	10,500.60
TIF Consolidated - 439	Hopewell	February	Presidio Holdings, INC	\$	2,914.00
TIF Consolidated - 439	Hopewell	February	Presidio Holdings, INC	\$	92.40
TIF Consolidated - 439	B-Link Trail	February	CrossRoad Engineers, PC	\$	1,505.42
TIF Consolidated - 439	B-Link Trail	February	CrossRoad Engineers, PC	\$	16,848.20
TIF Consolidated - 439	Hopewell	February	Crider And Crider, INC	\$	603,273.49
Fund - 2519	Maintenance	February	SSW Enterprises, LLC (Office Pride)	\$	1,648.00
Fund - 2519	Maintenance	February	SSW Enterprises, LLC (Office Pride)	\$	397.50
Fund - 2519	Professional Service	February	Reedy Financial Group, PC	\$	10,727.06
Fund - 2519	Professional Service	February	Reedy Financial Group, PC	\$	4,532.20
Fund - 2519	Utilities	February	City Of Bloomington Utilities	\$	265.27
Fund - 2519	Utilities	February	City Of Bloomington Utilities	\$	162.97
Fund - 2519	Utilities	February	Duke Energy	\$	11.67
Fund - 2519	Utilities	February	Indiana Gas Co. INC (CenterPoint Energy) (Vectren)	\$	368.92
Fund - 2519	Utilities	February	AT&T Mobility II, LLC	\$	28.64
Fund - 2519	Utilities	February	City Of Bloomington Utilities	\$	11.21
Fund - 2519	Utilities	February	Duke Energy	\$	55.87
Fund - 2519	Utilities	February	Duke Energy	\$	428.34
Fund - 2519	Utilities	February	Indiana Gas Co. INC (CenterPoint Energy) (Vectren)	\$	287.03
Fund - 2519	Utilities	February	Indiana Gas Co. INC (CenterPoint Energy) (Vectren)	\$	98.53
Fund - 2519	Utilities	February	Indiana Gas Co. INC (CenterPoint Energy) (Vectren)	\$	385.94
Fund - 2519	Utilities	February	Duke Energy	\$	9,104.62
Fund - 2519	Utilities	February	Duke Energy	\$	30.01
Fund - 2519	Utilities	February	Duke Energy	\$	286.85
Fund - 2519	Utilities	February	Duke Energy	\$	262.74
Fund - 2519	Utilities	February	Duke Energy	\$	120.60
Fund - 2519	Utilities	February	Duke Energy	\$	33.34
Fund - 2519	Utilities	February	Duke Energy	\$	122.76
Fund - 2519	Landscaping	February	Nature's Way, INC	\$	144.00
Fund - 2519	Professional Service	February	Civil & Environmental Consultants, INC	\$	19,000.00
Fund - 2519	Professional Service	February	Faegre Drinker Biddle & Reath LLP	\$	2,998.80
Fund - 2519	Miscellaneous	February	Bloomington Health Foundation	\$	19,542.50
Fund - 2519	Construction	February	VET Environmental Engineering, LLC	\$	81.32
Fund - 2519	Utilities	February	Duke Energy	\$	26.26
Fund - 2519	Utilities	February	City Of Bloomington Utilities	\$	373.50
Fund - 2519	Utilities	February	City Of Bloomington Utilities	\$	36.08
Fund - 2519	Maintenance	February	Rumpke Of Indiana, LLC	\$	139.10
Fund - 2519	Utilities	February	Duke Energy	\$	47.98
Fund - 2519	Utilities	February	Duke Energy	\$	1,013.53
Fund - 2519	Utilities	February	Duke Energy	\$	29.81
Fund - 2519	Utilities	February	Duke Energy	\$	631.55
Fund - 2519	Utilities	February	Duke Energy	\$	907.62

Fund - 2519	Utilities	February	Duke Energy	\$	1,315.70
Fund - 2519	Utilities	February	Duke Energy	\$	166.23
Fund - 2519	Utilities	February	Duke Energy	\$	804.69
Fund - 2519	Utilities	February	Duke Energy	\$	38.16
Fund - 2519	Utilities	February	Duke Energy	\$	664.42
Fund - 2519	Utilities	February	Duke Energy	\$	260.90
Fund - 2519	Utilities	February	Duke Energy	\$	878.55
Fund - 2519	Utilities	February	BP Energy Holding Company LLC(BP Energy Retail CO)	\$	29.12
Fund - 2519	Utilities	February	Duke Energy	\$	8,097.28
Fund - 2519	Maintenance	February	Republic Services, INC	\$	140.27
Fund - 2519	Maintenance	February	Republic Services, INC	\$	309.66
Fund - 2519	Miscellaneous	February	Hylant of Indianapolis, LLC	\$	66,603.00
TIF Consolidated - 439	Trades District	January	Mother Nature Landscaping, INC (Turf N"Tree MD)	\$	575.00
TIF Consolidated - 439	Trades District	January	Mother Nature Landscaping, INC (Turf N"Tree MD)	\$	4,785.00
TIF Consolidated - 439	Morton St. Garage Lease	January		\$	500,477.40
TIF Consolidated - 439	Walnut St. Garage Lease	January		\$	213,897.48
TIF Consolidated - 439	CTP Bond	January		\$	901,646.00
TIF Consolidated - 439	Bond Transfers	January		\$	1,292,001.00
TIF Consolidated - 439	Bond Transfers	January		\$	1,072,126.00
TIF Consolidated - 439	Hopewell	January	Flintlock LTD CO	\$	50,412.50
TIF Consolidated - 439	Hopewell	January	Marshall Security LLC	\$	10,625.64
TIF Consolidated - 439	Hopewell	January	Tronicom Corporation (Tech Electronics of Indiana	\$	8,737.00
TIF Consolidated - 439	Hopewell	January	Marshall Security LLC	\$	10,485.15
TIF Consolidated - 439	Bank Fees	January	BOKF, NA	\$	350.00
TIF Consolidated - 439	2024 Refunding Bonds	January	BOKF, NA	\$	629,375.00
TIF Consolidated - 439	2024 Refunding Bonds	January	BOKF, NA	\$	670,000.00
Fund - 2519	Maintenance	January	Nature's Way, INC	\$	276.85
Fund - 2519	Maintenance	January	SSW Enterprises, LLC (Office Pride)	\$	397.50
Fund - 2519	Maintenance	January	Blue Fox HVAC & Plumbing LLC	\$	2,400.00
Fund - 2519	Maintenance	January	Blue Fox HVAC & Plumbing LLC	\$	4,755.60
Fund - 2519	Construction	January	VET Environmental Engineering, LLC	\$	123.82
Fund - 2519	Maintenance	January	Fire Dawgs, INC	\$	900.00
Fund - 2519	Construction	January	VET Environmental Engineering, LLC	\$	1,418.90
Fund - 2519	Utilities	January	Duke Energy	\$	32.04
Fund - 2519	Utilities	January	AT&T Mobility IL, LLC	\$	29.24
Fund - 2519	Maintenance	January	SSW Enterprises, LLC (Office Pride)	\$	1,648.00
Fund - 2519	Professional Service	January	Faegre Drinker Biddle & Reath LLP	\$	3,969.00
Fund - 2519	Professional Service	January	Faegre Drinker Biddle & Reath LLP	\$	5,468.40
Fund - 2519	Professional Service	January	Faegre Drinker Biddle & Reath LLP	\$	12,680.10
Fund - 2519	Maintenance	January	SSW Enterprises, LLC (Office Pride)	\$	1,225.00
Fund - 2519	Construction	January	VET Environmental Engineering, LLC	\$	1,198.49
Fund - 2519	Utilities	January	Duke Energy	\$	965.52
Fund - 2519	Maintenance	January	Rumpke Of Indiana, LLC	\$	139.10
Fund - 2519	Utilities	January	Indiana Gas Co. INC (CenterPoint Energy) (Vectren)	\$	98.53
Fund - 2519	Utilities	January	Indiana Gas Co. INC (CenterPoint Energy) (Vectren)	\$	286.78
Fund - 2519	Utilities	January	City Of Bloomington Utilities	\$	292.68
Fund - 2519	Utilities	January	City Of Bloomington Utilities	\$	49.55
Fund - 2519	Utilities	January	Indiana Gas Co. INC (CenterPoint Energy) (Vectren)	\$	133.74
Fund - 2519	Utilities	January	Indiana Gas Co. INC (CenterPoint Energy) (Vectren)	\$	27.45
Fund - 2519	Utilities	January	Indiana Gas Co. INC (CenterPoint Energy) (Vectren)	\$	265.80
Fund - 2519	Utilities	January	City Of Bloomington Utilities	\$	149.50
Fund - 2519	Utilities	January	City Of Bloomington Utilities	\$	238.33
Fund - 2519	Utilities	January	City Of Bloomington Utilities	\$	11.21
Fund - 2519	Utilities	January	Duke Energy	\$	11.67
Fund - 2519	Utilities	January	Duke Energy	\$	94.86
Fund - 2519	Utilities	January	Duke Energy	\$	1,077.51
Fund - 2519	Utilities	January	Duke Energy	\$	24.81

Fund - 2519	Utilities	January	Duke Energy	\$	33.10
Fund - 2519	Utilities	January	Duke Energy	\$	38.88
Fund - 2519	Utilities	January	Duke Energy	\$	54.63
Fund - 2519	Utilities	January	Duke Energy	\$	119.67
Fund - 2519	Utilities	January	Duke Energy	\$	161.92
Fund - 2519	Utilities	January	Duke Energy	\$	251.44
Fund - 2519	Utilities	January	Duke Energy	\$	395.66
Fund - 2519	Utilities	January	Duke Energy	\$	639.78
Fund - 2519	Utilities	January	Duke Energy	\$	677.25
Fund - 2519	Utilities	January	Duke Energy	\$	778.43
Fund - 2519	Utilities	January	Duke Energy	\$	797.21
Fund - 2519	Utilities	January	BP Energy Holding Company LLC(BP Energy Retail CO)	\$	11.29
Fund - 2519	Utilities	January	AT&T Mobility II, LLC	\$	29.24
Fund - 2519	Utilities	January	Duke Energy	\$	528.00
Fund - 2519	Utilities	January	Duke Energy	\$	28.27
Fund - 2519	Utilities	January	Duke Energy	\$	41.77
Fund - 2519	Maintenance	January	Republic Services, INC	\$	140.27
Fund - 2519	Maintenance	January	Republic Services, INC	\$	358.41
Total				\$	6,431,279.11

Financials

Bloomington Redevelopment Commission

Bloomington Consolidated Allocation Area - Monthly Balance

	Beginning Cash Balance	Revenue	Capital Outlays	Debt Payments	Other Services & Charges	Ending Cash Balance
2026						
January	\$ 32,499,416	\$ 73,663	\$ 85,620	\$ 5,279,873	\$ -	\$ 27,207,586
February	\$ 27,207,586	\$ 524,412	\$ 663,248	\$ -	\$ -	\$ 27,068,750
March	\$ 27,068,750	\$ -	\$ 162,413	\$ -	\$ -	\$ 26,906,337
April	\$ 26,906,337	\$ 100,214	\$ 1,582,632	\$ 1,750	\$ 21,778	\$ 25,400,391
May	\$ 25,400,391	\$ 100,214	\$ 1,582,632	\$ 1,750	\$ 21,778	\$ 23,894,445
June	\$ 23,894,445	\$ 11,580,924	\$ 1,582,632	\$ 66,921	\$ 21,778	\$ 33,804,038
July	\$ 33,804,038	\$ 100,214	\$ 1,582,632	\$ 1,299,375	\$ 21,778	\$ 31,000,468
August	\$ 31,000,468	\$ 100,214	\$ 1,582,632	\$ 1,750	\$ 21,778	\$ 29,494,522
September	\$ 29,494,522	\$ 100,214	\$ 1,582,632	\$ 1,750	\$ 21,778	\$ 27,988,576
October	\$ 27,988,576	\$ 100,214	\$ 1,582,632	\$ 1,750	\$ 21,778	\$ 26,482,630
November	\$ 26,482,630	\$ 100,214	\$ 1,582,632	\$ 1,750	\$ 21,778	\$ 24,976,684
December	\$ 24,976,684	\$ 11,580,924	\$ 1,582,632	\$ 66,271	\$ 21,778	\$ 34,886,927
Total		\$ 24,461,421	\$ 15,154,968	\$ 6,722,941	\$ 196,000	
2027						
January	\$ 34,886,927	\$ 66,667	\$ 19,083	\$ 2,987,565	\$ 16,333	\$ 31,930,612
February	\$ 31,930,612	\$ 66,667	\$ 19,083	\$ 61,106	\$ 16,333	\$ 31,900,756
March	\$ 31,900,756	\$ 66,667	\$ 19,083	\$ 61,106	\$ 16,333	\$ 31,870,900
April	\$ 31,870,900	\$ 66,667	\$ 19,083	\$ 61,106	\$ 16,333	\$ 31,841,043
May	\$ 31,841,043	\$ 66,667	\$ 19,083	\$ 61,106	\$ 16,333	\$ 31,811,187
June	\$ 31,811,187	\$ 11,547,377	\$ 19,083	\$ 126,755	\$ 16,333	\$ 43,196,392
July	\$ 43,196,392	\$ 66,667	\$ 19,083	\$ 2,993,184	\$ 16,333	\$ 40,234,457
August	\$ 40,234,457	\$ 66,667	\$ 19,083	\$ 61,106	\$ 16,333	\$ 40,204,601
September	\$ 40,204,601	\$ 66,667	\$ 19,083	\$ 61,106	\$ 16,333	\$ 40,174,744
October	\$ 40,174,744	\$ 66,667	\$ 19,083	\$ 61,106	\$ 16,333	\$ 40,144,888
November	\$ 40,144,888	\$ 66,667	\$ 19,083	\$ 61,106	\$ 16,333	\$ 40,115,031
December	\$ 40,115,031	\$ 11,547,377	\$ 19,083	\$ 125,755	\$ 16,333	\$ 51,501,236
Total		\$ 23,761,421	\$ 229,000	\$ 6,722,112	\$ 196,000	

Note: Financial information is as of 3/31/2026.

Most Recently Updated Month

Financials

Bloomington Redevelopment Commission

North Kinser Pike Allocation Area - Monthly Balance

	Beginning Cash Balance	Revenue	Capital Outlays	Debt Payments	Other Services & Charges	Ending Cash Balance
2026						
January	\$ 767,065	\$ 2,036	\$ -	\$ -	\$ -	\$ 769,101
February	\$ 769,101	\$ 2,028	\$ -	\$ -	\$ -	\$ 771,129
March	\$ 771,129	\$ -	\$ -	\$ -	\$ -	\$ 771,129
April	\$ 771,129	\$ 13,152	\$ 58,807	\$ -	\$ -	\$ 725,475
May	\$ 725,475	\$ 13,152	\$ 58,807	\$ -	\$ -	\$ 679,821
June	\$ 679,821	\$ 13,152	\$ 58,807	\$ -	\$ -	\$ 634,167
July	\$ 634,167	\$ 13,152	\$ 58,807	\$ -	\$ -	\$ 588,513
August	\$ 588,513	\$ 13,152	\$ 58,807	\$ -	\$ -	\$ 542,859
September	\$ 542,859	\$ 13,152	\$ 58,807	\$ -	\$ -	\$ 497,205
October	\$ 497,205	\$ 13,152	\$ 58,807	\$ -	\$ -	\$ 451,551
November	\$ 451,551	\$ 13,152	\$ 58,807	\$ -	\$ -	\$ 405,897
December	\$ 405,897	\$ 13,152	\$ 58,807	\$ -	\$ -	\$ 360,243
Total		\$ 122,437	\$ 529,259	\$ -	\$ -	
2027						
January	\$ 360,243	\$ 1,667	\$ -	\$ -	\$ -	\$ 361,910
February	\$ 361,910	\$ 1,667	\$ -	\$ -	\$ -	\$ 363,576
March	\$ 363,576	\$ 1,667	\$ -	\$ -	\$ -	\$ 365,243
April	\$ 365,243	\$ 1,667	\$ -	\$ -	\$ -	\$ 366,910
May	\$ 366,910	\$ 1,667	\$ -	\$ -	\$ -	\$ 368,576
June	\$ 368,576	\$ 1,667	\$ -	\$ -	\$ -	\$ 370,243
July	\$ 370,243	\$ 1,667	\$ -	\$ -	\$ -	\$ 371,910
August	\$ 371,910	\$ 1,667	\$ -	\$ -	\$ -	\$ 373,576
September	\$ 373,576	\$ 1,667	\$ -	\$ -	\$ -	\$ 375,243
October	\$ 375,243	\$ 1,667	\$ -	\$ -	\$ -	\$ 376,910
November	\$ 376,910	\$ 1,667	\$ -	\$ -	\$ -	\$ 378,576
December	\$ 378,576	\$ 1,667	\$ -	\$ -	\$ -	\$ 380,243
Total		\$ 20,000	\$ -	\$ -	\$ -	

Note: Financial information is as of 3/31/2026.

Most Recently Updated Month

Financials

Bloomington Redevelopment Commission

Bloomington RDC Fund #2519 - Monthly Balance

	Beginning Cash Balance	Revenue	Capital Outlays	Debt Payments	Other Services & Charges	Ending Cash Balance
2026						
January	\$ 1,427,038	\$ 128,092	\$ 23,358	\$ -	\$ 22,118	\$ 1,509,655
February	\$ 1,509,655	\$ 82,125	\$ 30,247	\$ -	\$ 123,404	\$ 1,438,130
March	\$ 1,438,130	\$ 181,972	\$ 33,380	\$ -	\$ 7,619	\$ 1,579,102
April	\$ 1,579,102	\$ 57,232	\$ 109,224	\$ -	\$ 6,873	\$ 1,520,237
May	\$ 1,520,237	\$ 57,232	\$ 109,224	\$ -	\$ 6,873	\$ 1,461,373
June	\$ 1,461,373	\$ 57,232	\$ 109,224	\$ -	\$ 6,873	\$ 1,402,508
July	\$ 1,402,508	\$ 57,232	\$ 109,224	\$ -	\$ 6,873	\$ 1,343,643
August	\$ 1,343,643	\$ 57,232	\$ 109,224	\$ -	\$ 6,873	\$ 1,284,778
September	\$ 1,284,778	\$ 57,232	\$ 109,224	\$ -	\$ 6,873	\$ 1,225,913
October	\$ 1,225,913	\$ 57,232	\$ 109,224	\$ -	\$ 6,873	\$ 1,167,049
November	\$ 1,167,049	\$ 57,232	\$ 109,224	\$ -	\$ 6,873	\$ 1,108,184
December	\$ 1,108,184	\$ 57,232	\$ 109,224	\$ -	\$ 6,873	\$ 1,049,319
Total		\$ 907,281	\$ 1,070,000	\$ -	\$ 215,000	
2027						
January	\$ 1,049,319	\$ 63,333	\$ 89,167	\$ -	\$ 17,917	\$ 1,005,569
February	\$ 1,005,569	\$ 63,333	\$ 89,167	\$ -	\$ 17,917	\$ 961,819
March	\$ 961,819	\$ 63,333	\$ 89,167	\$ -	\$ 17,917	\$ 918,069
April	\$ 918,069	\$ 63,333	\$ 89,167	\$ -	\$ 17,917	\$ 874,319
May	\$ 874,319	\$ 63,333	\$ 89,167	\$ -	\$ 17,917	\$ 830,569
June	\$ 830,569	\$ 63,333	\$ 89,167	\$ -	\$ 17,917	\$ 786,819
July	\$ 786,819	\$ 63,333	\$ 89,167	\$ -	\$ 17,917	\$ 743,069
August	\$ 743,069	\$ 63,333	\$ 89,167	\$ -	\$ 17,917	\$ 699,319
September	\$ 699,319	\$ 63,333	\$ 89,167	\$ -	\$ 17,917	\$ 655,569
October	\$ 655,569	\$ 63,333	\$ 89,167	\$ -	\$ 17,917	\$ 611,819
November	\$ 611,819	\$ 63,333	\$ 89,167	\$ -	\$ 17,917	\$ 568,069
December	\$ 568,069	\$ 63,333	\$ 89,167	\$ -	\$ 17,917	\$ 524,319
Total		\$ 760,000	\$ 1,070,000	\$ -	\$ 215,000	

Note: Financial information is as of 3/31/2026.

Most Recently Updated Month

Financials

Bloomington Redevelopment Commission

Bloomington Consolidated Allocation Area - Fund #4445

	Actual 2024	Actual 2025	Projected 2026	as of 3/31/2026	Projected 2027	Projected 2028
Beginning Cash Balance	\$ 27,305,255	\$ 17,199,195	\$ 32,499,416	\$ 32,499,416	\$ 34,886,927	\$ 51,501,236
Plus Revenues:						
Federal and State Grants	\$ 2,876,842	\$ 740,060	\$ 700,000	\$ 453,120	\$ -	\$ -
Bond Proceeds	\$ 203,013	\$ -	\$ -	\$ -	\$ -	\$ -
Interest / Misc. Revenue	\$ 1,097,108	\$ 5,377,736	\$ 800,000	\$ 144,955	\$ 800,000	\$ 800,000
TIF Revenue Collections	\$ 15,947,519	\$ 20,279,190	\$ 22,961,421	\$ -	\$ 22,961,421	\$ 22,961,421
Total Revenues	\$ 20,124,483	\$ 26,396,987	\$ 24,461,421	\$ 598,075	\$ 23,761,421	\$ 23,761,421
Total Revenues + Beginning Cash Balance	\$ 47,429,738	\$ 43,596,181	\$ 56,960,836	\$ 33,097,491	\$ 58,648,348	\$ 75,262,657
Less Expenditures:						
Capital Outlays						
1st St.	\$ 2,045,614	\$ 394,126	\$ 21,741	\$ 89,484	\$ -	\$ -
17th St. Sidewalk	\$ 206,797	\$ 47,123	\$ -	\$ -	\$ -	\$ -
4th Street Garage	\$ 52,500	\$ -	\$ -	\$ -	\$ -	\$ -
Annual Property Appraisals	\$ -	\$ -	\$ 50,000	\$ 5,000	\$ 50,000	\$ 50,000
Annual BCT Theater Improvements	\$ -	\$ -	\$ -	\$ -	\$ 74,000	\$ 74,000
Hopewell	\$ 14,861,194	\$ 2,544,140	\$ 10,000,000	\$ 728,210	\$ 105,000	\$ 105,000
Police Station	\$ -	\$ -	\$ 49,176	\$ 49,176	\$ -	\$ -
Summit Project	\$ -	\$ -	\$ 5,000,000	\$ -	\$ -	\$ -
Trades District	\$ 4,860,349	\$ 544,542	\$ -	\$ 5,360	\$ -	\$ -
Past Projects						
B-Link Trail	\$ 836,956	\$ 107,763	\$ 34,051	\$ 34,051	\$ -	\$ -
Winslow Henderson Sidepath	\$ 24,160	\$ -	\$ -	\$ -	\$ -	\$ -
Debt Payments						
Total Debt Payments	\$ 6,900,998	\$ 7,353,189	\$ 6,722,941	\$ 5,279,873	\$ 6,722,112	\$ 6,719,224
Other Services & Charges						
Garage Expenses	\$ 216,029	\$ 89,668	\$ 126,000	\$ -	\$ 126,000	\$ 126,000
Interfund Transfer	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Professional Services	\$ 225,947	\$ 16,215	\$ 70,000	\$ -	\$ 70,000	\$ 70,000
Total Spending	\$ 30,230,543	\$ 11,096,765	\$ 22,073,909	\$ 6,191,154	\$ 7,147,112	\$ 7,144,224
Surplus / (Deficit)	\$ (10,106,060)	\$ 15,300,221	\$ 2,387,512	\$ (5,593,079)	\$ 16,614,309	\$ 16,617,196
Pass Through Calculation	53%	183%	104%	0%	321%	321%
Year End Fund Balance:	\$ 17,199,195	\$ 32,499,416	\$ 34,886,927	\$ 26,906,337	\$ 51,501,236	\$ 68,118,432

Note: Revenues and expenditures are as of 3/31/2026.

Financials

Bloomington Redevelopment Commission
North Kinser Pike Allocation Area - Fund #4451

	Actual 2024	Actual 2025	Projected 2026	as of 3/31/2026	Projected 2027	Projected 2028
Beginning Cash Balance	\$ 688,539	\$ 648,892	\$ 767,065	\$ 767,065	\$ 360,243	\$ 380,243
<u>Plus Revenues:</u>						
Interest / Misc. Revenue	\$ 32,182	\$ 26,700	\$ 20,000	\$ 4,064	\$ 20,000	\$ 20,000
TIF Revenue Collections	\$ 86,336	\$ 91,474	\$ 102,437	\$ -	\$ -	\$ -
Total Revenues	\$ 118,519	\$ 118,174	\$ 122,437	\$ 4,064	\$ 20,000	\$ 20,000
Total Revenues + Beginning Cash Balance	\$ 807,058	\$ 767,065	\$ 889,502	\$ 771,129	\$ 380,243	\$ 400,243
<u>Less Expenditures:</u>						
Capital Outlays						
Cascades Trail	\$ 158,166	\$ -	\$ 529,259	\$ -	\$ -	\$ -
Debt Payments						
Trustee Fees	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Other Services & Charges						
Professional Services	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Total Spending	\$ 158,166	\$ -	\$ 529,259	\$ -	\$ -	\$ -
Surplus / (Deficit)	\$ (39,647)	\$ 118,174	\$ (406,822)	\$ 4,064	\$ 20,000	\$ 20,000
Pass Through Calculation	55%	0%	19%	0%	0%	0%
Year End Fund Balance:	\$ 648,892	\$ 767,065	\$ 360,243	\$ 771,129	\$ 380,243	\$ 400,243

Note: Revenues and expenditures are as of 3/31/2026.

Financials

Bloomington Redevelopment Commission

Bloomington RDC Fund - #2519

	Actual 2024	Actual 2025	Projected 2026	as of 3/31/2026	Projected 2027	Projected 2028
Beginning Cash Balance	\$ 2,283,094	\$ 2,124,409	\$ 1,427,038	\$ 1,427,038	\$ 1,049,319	\$ 524,319
<u>Plus Revenues:</u>						
Reimbursements	\$ -	\$ -	\$ 100,000	\$ 100,000	\$ -	\$ -
Sale of Property	\$ -	\$ -	\$ 47,281	\$ 47,281	\$ -	\$ -
Interest / Misc. Revenue	\$ 132,576	\$ 5,024,909	\$ 130,000	\$ 7,755	\$ 130,000	\$ 130,000
Lease/Rental Revenue	\$ 630,071	\$ 491,276	\$ 630,000	\$ 237,153	\$ 630,000	\$ 630,000
Total Revenues	\$ 762,647	\$ 5,516,186	\$ 907,281	\$ 392,189	\$ 760,000	\$ 760,000
Total Revenues + Beginning Cash Balance	\$ 3,045,740	\$ 7,640,594	\$ 2,334,319	\$ 1,819,227	\$ 1,809,319	\$ 1,284,319
<u>Less Expenditures:</u>						
Capital Outlays						
Utilities	\$ 157,649	\$ 196,485	\$ 200,000	\$ 52,501	\$ 200,000	\$ 200,000
Maintenance	\$ 151,672	\$ 747,677	\$ 400,000	\$ 25,446	\$ 400,000	\$ 400,000
Landscaping	\$ 64,679	\$ 43,463	\$ 70,000	\$ 4,692	\$ 70,000	\$ 70,000
Construction	\$ 402,013	\$ 555,192	\$ 400,000	\$ 4,346	\$ 400,000	\$ 400,000
Debt Payments						
None	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Other Services & Charges						
Professional Service	\$ -	\$ 43,956	\$ 90,000	\$ 66,866	\$ 90,000	\$ 90,000
Transfer Payments	\$ 75,714	\$ 7,996	\$ -	\$ -	\$ -	\$ -
Interfund Transfer	\$ -	\$ 4,593,093	\$ -	\$ -	\$ -	\$ -
Miscellaneous	\$ 69,605	\$ 25,693	\$ 125,000	\$ 86,274	\$ 125,000	\$ -
Total Spending	\$ 921,332	\$ 6,213,556	\$ 1,285,000	\$ 240,125	\$ 1,285,000	\$ 1,160,000
Surplus / (Deficit)	\$ (158,685)	\$ (697,370)	\$ (377,720)	\$ 152,064	\$ (525,000)	\$ (400,000)
Year End Fund Balance:	\$ 2,124,409	\$ 1,427,038	\$ 1,049,319	\$ 1,579,102	\$ 524,319	\$ 124,319

Note: Revenues and expenditures are as of 3/31/2026.

Indebtedness

Bloomington Redevelopment Commission Debt Overview

	Final Maturity Date	Outstanding Debt as of 1/1/2026	Actual Amount Paid on Obligations in 2026
Bloomington Consolidated TIF			
7th & Walnut LLC Lease	2/1/2031	\$ 1,208,008	\$ 213,897
Mercury Garage Market Lease	1/1/2034	\$ 3,525,271	\$ 500,477
General Revenue Annual Appropriation Refunding Bonds of 2021 (Solar Refunding)	1/1/2038	\$ 10,665,650	\$ -
Refunding of Redevelopment District Tax Increment Revenue Bonds Series, 2017	2/1/2032	\$ 5,862,261	\$ 901,646
Tax Increment Revenue Bonds of 2019, Series A-1 (4th St. Garage)	2/1/2040	\$ 16,881,621	\$ 1,292,001
Tax Increment Revenue Bonds of 2019, Series B (Trades Garage)	2/1/2040	\$ 14,098,850	\$ 1,072,126
Tax Increment Refunding Rev. Bonds of 2024	2/1/2040	\$ 35,585,625	\$ 1,299,375

Note: The RDC is only responsible for 15.06% of the Solar Project Lease payment.

Note : You can request amortization tables from RFG for outstanding debt if needed.