
August, 2021 Financial Report



Department of Finance
August, 2021
(Unaudited)

Includes the Hermiston Urban Renewal Agency

2020-2021 Monthly Financial Report

Hermiston Urban Renewal Agency (HURA)

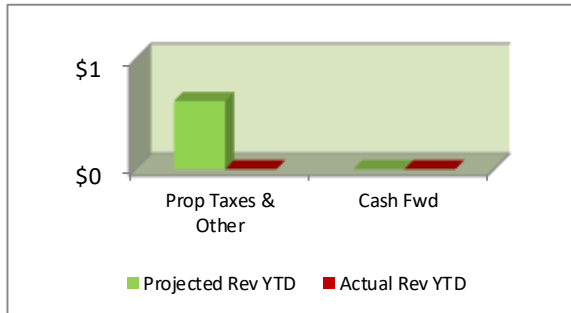
For the Month Ending August 31, 2021

Resources

by Category

Through August 31, 2021

(in \$1,000)



	Annual Proj Rev	Projected Rev YTD	Actual Rev YTD	Var Fav/ (Unfav)	% Var
Prop Taxes & Other	\$ 240	\$ 1	\$ -	\$ (1)	0%
Cash Fwd	167	\$ -	-	-	0%
Total	\$ 407	\$ 1	\$ -	\$ (1)	0%

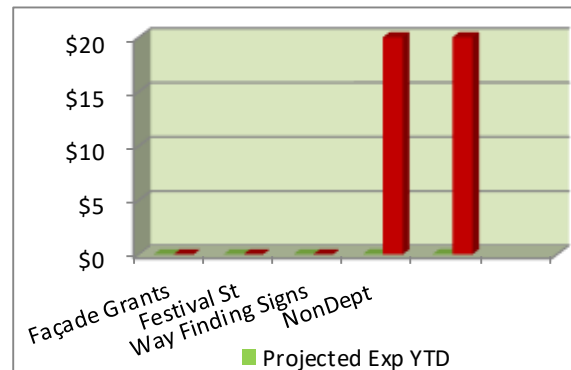
Note: variance is calculated as a percent of the projected revenue YTD.

Expenditures

by Character

Through August 31, 2021

(in \$1,000)



	Annual Proj Exp	Projected Exp YTD	Actual Exp YTD	Var Fav/ (Unfav)	% Var
Façade Grants	\$ 50	\$ 0	\$ -	\$ 0	0%
Festival St	\$ 3	\$ 0	\$ -	\$ 0	0%
Way Finding Signs	\$ 49	\$ 0	\$ -	\$ 0	0%
NonDept	\$ 305	\$ 0	\$ 20	\$ (20)	7%
Total	\$ 407	\$ 0	\$ 20	\$ (20)	5%

Note: variance is calculated as a percent of the projected expenditures YTD.

The FY2021-22 budget for the Urban Renewal Agency is \$ 406,918. This includes \$50,000 for Façade Grants, \$3,000 for the Festival Street, \$48,500 in Way Finding Signs, and \$305,418 for Non-Departmental expenses.

All revenues for HURA are usually received in November and December of each fiscal year, with periodic delinquent payments made throughout the year. A bond interest payment (\$19,681.25) was made this month.

2020-2021 Monthly Financial Report

City of Hermiston, Oregon

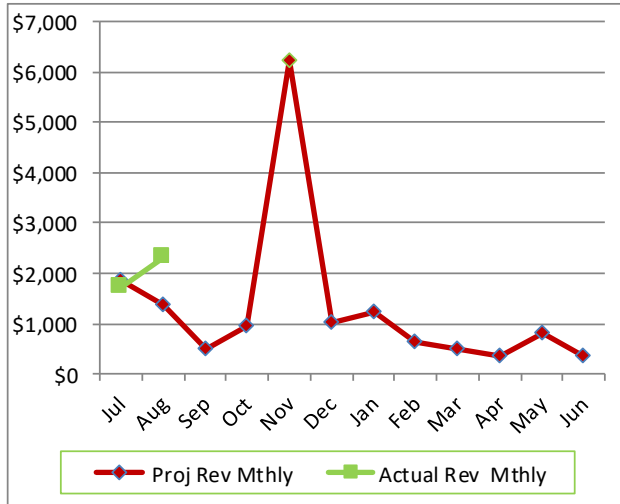
General Fund Resources

For the Month Ending August 31, 2021

Through August 31, 2021

General Fund - All Resources

(in \$1,000)



	Proj Rev Mthly	Proj Rev Mthly	Actual Rev Mthly	Var Fav/ (Unfav)	% Var
Jul	\$ 1,876	\$ 1,876	\$ 1,727	(149)	(8%)
Aug	\$ 1,357	\$ 1,357	\$ 2,316	\$ 959	71%
Sep	\$ 502			\$ -	0%
Oct	\$ 956			\$ -	0%
Nov	\$ 6,237			\$ -	0%
Dec	\$ 1,022			\$ -	0%
Jan	\$ 1,234			\$ -	0%
Feb	\$ 656			\$ -	0%
Mar	\$ 487			\$ -	0%
Apr	\$ 370			\$ -	0%
May	\$ 821			\$ -	0%
Jun	\$ 373			\$ -	0%
Total	15,889	3,233	4,043	810	25%
Cash Fwd	468	-	-	-	0%
Total	\$ 16,357	\$ 3,233	\$ 4,043	810	25%

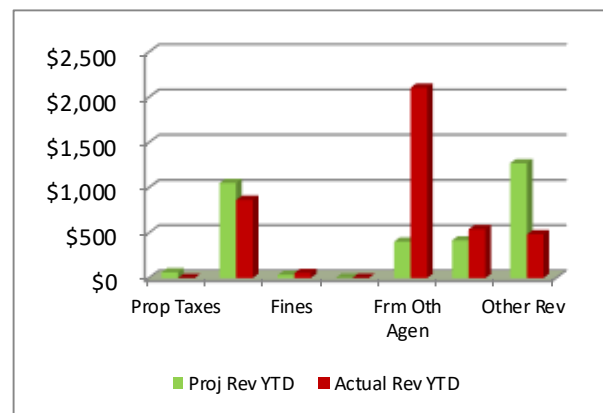
Estimated General Fund revenues for the 2021-22 fiscal year are **\$15,889,300**. Projected revenues for August were **\$1,357,052**, compared to actual revenues of **\$2,315,950**, a **positive variance of \$958,898**.

General Fund - All Resources

by Category

Through August 31, 2021

(in \$1,000)



	Annual Proj Rev	Proj Rev YTD	Actual Rev YTD	Var Fav/ (Unfav)	% Var
Prop Taxes	\$ 6,482	\$ 63	\$ -	\$ (63)	(100%)
Lic	\$ 1,307	\$ 1,050	863	(187)	(18%)
Fines	\$ 200	\$ 33	54	21	65%
Interest Rev	\$ 15	\$ 2	0	(2)	(83%)
Frm Oth Agen	\$ 2,613	\$ 401	2,103	1,702	424%
Svc Chgs	\$ 1,887	\$ 416	540	124	30%
Other Rev	\$ 3,386	\$ 1,268	482	(786)	(62%)
Cash Fwd	\$ 466	\$ -	-	-	0%
Total	\$16,355	\$ 3,233	\$ 4,043	\$ 810	25%

Note: variance is calculated as a percent of the projected revenue YTD.

2020-2021 Monthly Financial Report

City of Hermiston, Oregon

General Fund Expenditures

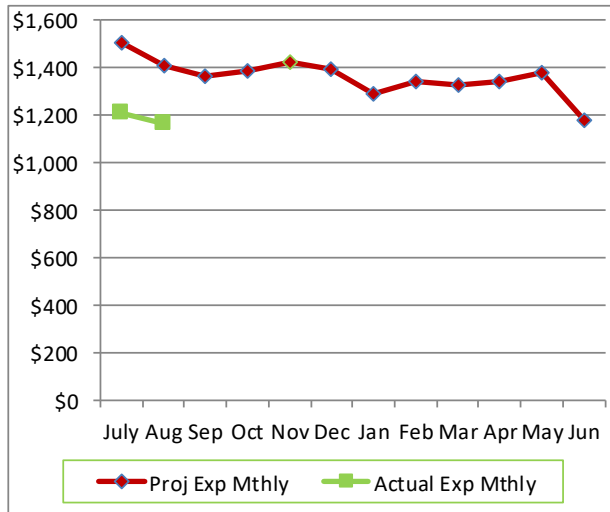
For the Month Ending August 31, 2021

General Fund Expenditure Summary

Through August 31, 2021

All Requirements

(in \$1,000)



	Proj Exp Mthly	Proj Exp Mthly	Actual Exp Mthly	Var Fav/ (Unfav)	% Var
July	\$ 1,505	\$ 1,505	\$ 1,207	\$ 298	20%
Aug	\$ 1,413	\$ 1,413	\$ 1,165	\$ 248	18%
Sep	\$ 1,367	\$ 1,367		\$ -	0%
Oct	\$ 1,389	\$ 1,389		\$ -	0%
Nov	\$ 1,426	\$ 1,426		\$ -	0%
Dec	\$ 1,394	\$ 1,394		\$ -	0%
Jan	\$ 1,292	\$ 1,292		\$ -	0%
Feb	\$ 1,342	\$ 1,342		\$ -	0%
Mar	\$ 1,326	\$ 1,326		\$ -	0%
Apr	\$ 1,344	\$ 1,344		\$ -	0%
May	\$ 1,378	\$ 1,378		\$ -	0%
Jun	\$ 1,181	\$ 1,181		\$ -	0%
Total	16,357	16,357	2,372	546	23%
Contngcy		-	-	-	0%
Total	\$ 16,357	\$ 16,357	\$ 2,372	\$ 546	23%

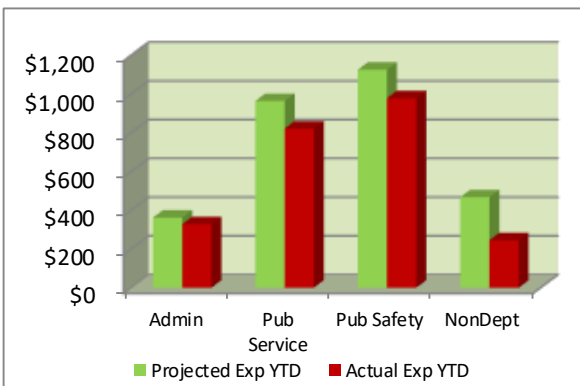
Projected General Fund monthly expenditures for August were **\$1,412,751**. Actual expenditures were **\$1,164,636**, which is **\$248,115 (or 17.5%) less than projected**.

General Fund Expenditures

Through August 31, 2021

by Consolidated Department

(in \$1,000)



	Annual Proj Exp	Projected Exp YTD	Actual Exp YTD	Var Fav/ (Unfav)	% Var
Admin	\$ 2,041	362	328	34	9%
Pub Service	4,806	964	821	143	15%
Pub Safety	6,709	1,125	978	147	13%
NonDept	2,802	467	245	222	48%
Unapp	-	-		-	0%
Total	\$16,357	\$ 2,918	\$ 2,372	\$ 546	19%

Note: variance is calculated as a percent of the projected expenditures YTD.

2020-2021 Monthly Financial Report

General Fund Expenditure Detail

For the Month Ending August 31, 2021

General Fund Expenditures by Department

	Annual Projected Exp	Projected Exp YTD	Actual Exp YTD	Var Fav/ (Unfav)	% Var Fav/ (Unfav)
City Council	65,599	30,449	20,946	9,503	31%
City Manager/Planning	1,192,109	198,684	184,544	14,140	7%
Finance	642,502	107,084	100,426	6,658	6%
Legal	140,450	25,693	22,214	3,479	14%
Total Administration	2,040,660	361,910	328,130	33,780	9%
Transportation	362,000	49,404	24,929	24,475	50%
Airport	329,500	51,843	13,794	38,049	73%
Bldg Inspection	592,378	98,730	65,881	32,849	33%
Parks	692,811	117,336	133,210	(15,874)	(14%)
Parks/Utility Landscaping	61,003	19,080	8,585	10,496	55%
Pool	591,328	276,616	256,053	20,563	7%
Municipal Buildings	142,436	23,740	23,047	693	3%
Library	963,386	157,764	132,778	24,986	16%
Recreation	749,304	124,884	140,708	(15,824)	(13%)
Community Center	257,569	33,864	18,026	15,838	47%
Harkenrider Center	63,258	10,544	4,044	6,500	62%
Total Public Services	4,804,973	963,805	821,055	142,750	15%
Court	753,538	107,968	79,873	28,095	26%
Public Safety Center	68,000	11,613	6,549	5,064	44%
Police Operations	5,887,789	1,005,546	891,501	114,045	11%
Total Public Safety	6,709,327	1,125,127	977,923	147,204	13%
Non-Departmental	2,802,253	467,042	244,862	222,180	48%
Unappropriated	0	0	0	0	0%
Total Non-Dept	2,802,253	467,042	244,862	222,180	48%
Total	16,357,213	2,917,884	2,371,970	545,914	18.7%
Straight Line Mthly Avg Projected Expense					

Within the Public Services category (YTD), the **Library** has savings totaling \$24,986 with the **Pool** having savings of \$20,563. Under Public Safety, **Police Operations** has a savings of \$114,045. **Non-departmental** is \$222,180 under budget.

2020-2021 Monthly Financial Report

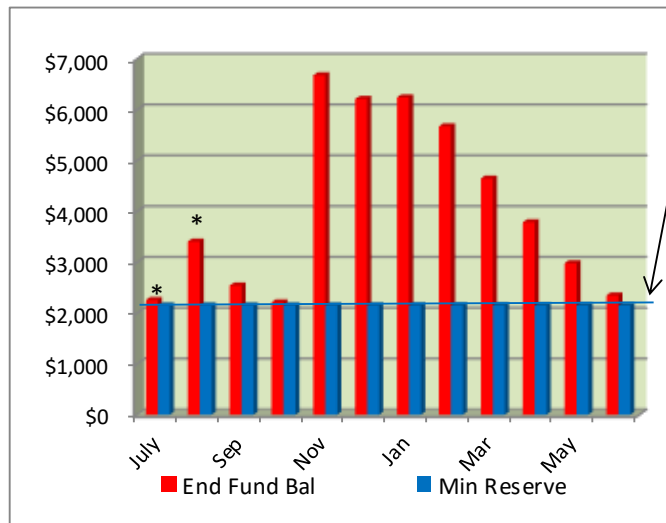
Fund Balance - General Fund
For the Month Ending August 31, 2021

General Fund

Ending Fund Balance

Through August 31, 2021

(in \$1,000)



	Begin			End Fund	ACT/PROJ
	Fund Bal	Revenue	Expense	Bal	Fund Bal
July	\$ 1,737	\$ 1,727	\$ (1,207)	\$ 2,257	ACT*
Aug	\$ 2,257	\$ 2,316	\$ (1,165)	\$ 3,408	ACT*
Sep	\$ 3,408	\$ 502	\$ (1,369)	\$ 2,541	PROJ
Oct	\$ 2,541	\$ 956	\$ (1,287)	\$ 2,210	PROJ
Nov	\$ 2,210	\$ 6,237	\$ (1,770)	\$ 6,677	PROJ
Dec	\$ 6,677	\$ 1,022	\$ (1,487)	\$ 6,212	PROJ
Jan	\$ 6,212	\$ 1,234	\$ (1,203)	\$ 6,243	PROJ
Feb	\$ 6,243	\$ 656	\$ (1,226)	\$ 5,673	PROJ
Mar	\$ 5,673	\$ 487	\$ (1,515)	\$ 4,645	PROJ
Apr	\$ 4,645	\$ 370	\$ (1,228)	\$ 3,787	PROJ
May	\$ 3,787	\$ 821	\$ (1,627)	\$ 2,981	PROJ
June	\$ 2,981	\$ 373	\$ (1,008)	\$ 2,346	PROJ
Total	\$ 1,737	\$ 16,701	\$ (16,092)	\$ 2,346	

The General Fund balance at the end of August is approximately \$3,408,000, which is **\$1,257,149 above** the current Minimum Reserve requirement of \$2,150,851, or approximately **58% above** the Minimum Reserve Requirement.

With the beginning of the new fiscal year, the Minimum Reserve Requirement has to be re-calculated. The General Fund reserve policy is to maintain a 15% fund balance (approximately two months of expenditures) based on the prior fiscal year activity.

2020-2021 Monthly Financial Report

Special Revenue Funds Report

For the Month Ending August 31, 2021

Special Revenue Funds Resources & Requirements

	2021-22 Annual Budget	Actual YTD	Remaining Budget
02 Bonded Debt Fund			
Resources	692,980	-	692,980
Expenditures	533,120	305,200	227,920
Unappropriated Balance	159,860	N/A	N/A
05 Transient Room Tax (TRT)			
Resources	903,320	261,573	641,747
Expenditures	903,320	41,821	861,499
Unappropriated Balance	-	N/A	N/A
08 Reserve Fund			
Resources	12,392,203	210,861	12,181,342
Expenditures	11,297,809	587,432	10,710,377
Unappropriated Balance	1,094,394	N/A	N/A
11 Miscellaneous Special Revenue			
Resources	273,000	25,653	247,347
Expenditures	273,000	36,042	236,958
Unappropriated Balance	-	N/A	N/A
19 Christmas Express Special Revenue			
Resources	45,037	-	45,037
Expenditures	40,037	-	40,037
Unappropriated Balance	5,000	N/A	N/A
20 Law Enforcement Special Revenue			
Resources	103,118	82	103,036
Expenditures	79,118	740	78,378
Unappropriated Balance	24,000	N/A	N/A
21 Library Special Revenue			
Resources	35,800	100	35,700
Expenditures	3,300	437	2,863
Unappropriated Balance	32,500	N/A	N/A
23 Enterprise Zone Project Fund			
Resources	2,206,674	500,013	1,706,661
Expenditures	1,743,300	-	1,743,300
Unappropriated Balance	463,374	N/A	N/A
25 EOTEC Operations			
Resources	627,793	500	627,293
Expenditures	627,793	59,669	568,124
Unappropriated Balance		N/A	N/A

Beginning with the 2016-17 fiscal year the City began distinguishing within the funds some part of ending fund balance as contingency and some as reserved for future expenditure. The contingency is included in appropriations while the reserve for future expenditures is unappropriated.

The City uses multiple Special Revenue funds to account for revenues that are restricted to expenditure for particular purposes. They include funds for debt service, economic development, parks and recreation, capital projects, and grants. Since these funds are not operational in nature and used for specific purposes from year-to-year, their expenditures do not typically follow a predictable pattern so budget variances are not calculated for them.

2020-2021 Monthly Financial Report

Utility and Street Funds Report

For the Month Ending August 31, 2021

Utility and Street Funds Report

Resources & Expenditures

	2021-22 Annual Budget	Projected YTD	Actual YTD	Variance Fav/(Unfav)	% Variance
04 Street Fund					
Resources	1,950,474	260,748	504,311	243,563	93%
Expenditures	1,900,474	308,412	213,148	95,264	31%
Contingency/Unapp Balance	50,000	N/A	N/A	N/A	N/A

06 Utility Fund					
Resources	11,293,901	1,547,369	2,195,047	647,678	42%
Expenditures	9,137,398	1,163,483	898,083	265,400	23%
Contingency/Unapp Balance	2,156,503	N/A	N/A	N/A	N/A

13 HES Fund					
Resources	11,828,457	1,582,221	1,789,124	206,904	13%
Expenditures	9,672,154	1,272,267	1,444,697	(172,430)	(14%)
Contingency/Unapp Balance	2,156,303	N/A	N/A	N/A	N/A

15 Regional Water Fund					
Resources	1,775,591	251,833	255,686	3,853	2%
Expenditures	1,160,402	90,869	110,629	(19,760)	(22%)
Contingency/Unapp Balance	615,189	N/A	N/A	N/A	N/A

All four of these funds are projected on a straight line, 1/12th of budgeted expense or revenue per month. This practice means the seasonal/cyclical nature of the various funds is not accounted for on a month-to-month projected basis.

Revenues for the **Street Fund** are \$243,563 over projected. Expenditures are \$95,264 below projected.

Revenues in the **Utility Fund** are \$647,678 over projected. Expenditures are \$265,400 below projected.

The **HES Fund** revenue is \$206,904 over projected. Expenditures are \$172,430 over projected.

The **Regional Water Fund** revenues are \$3,853 above projected. Expenditures-to-date are \$19,760 over projected.

2020-21 Monthly Financial Report

City of Hermiston, Oregon

Utilities/Streets Capital Projects Report

For the Month Ending August 31, 2021

	2021-2022 Budget	YTD Expenditures	Project Budget	Project To-Date Expenditures	% Complete
Well #6 B/U Generator	\$ 320,000	\$ -	\$ 320,000	\$ 5,775	1.80%
Lift Station #3 Upgrade	\$ 550,000	\$ -	\$ 550,000	\$ 32,975	6.00%
7th St. Sewer Replacement	\$ 740,000	\$ 278,564	\$ 740,000	\$ 324,974	43.92%
Geer & Harper Re-alignment	\$ 125,000	\$ -	\$ 125,000	\$ -	0.00%
N. 1st Place Reconstruction	\$ 100,000	\$ -	\$ 100,000	\$ -	0.00%
N. 1st Place Water Line Replacement	\$ 100,000	\$ -	\$ 100,000	\$ -	0.00%
Gladys & Main Waterline Replacement	\$ 100,000	\$ -	\$ 100,000	\$ -	0.00%
Lift Station #4 Reconstruction	\$ 450,000	\$ -	\$ 450,000	\$ -	0.00%
McDonald's & 395 Sewer Main Replacement	\$ 330,000	\$ -	\$ 330,000	\$ -	0.00%
Total	\$ 2,815,000	\$ 278,564	\$ 2,815,000	\$ 363,724	12.92%

Well #6 Backup Generator

Well No. 6 is the primary well and the only well available that could provide minimal water supply to lower pressure zones in the city during a power outage. The current pump was last repaired in 1994, and the backup pump lacks the capacity to service the pressure zone. The pump covers service area including Walmart Distribution Center, Eastern Oregon Higher Education Center, Pioneer Seed, and EOTEC. Preventative maintenance will avoid significant inconvenience and loss of water to area businesses.

August Update: Anderson Perry is continuing their assessment of the Well #6 facilities to design an appropriately sized generator and place an order.

Lift Station #3 Upgrade

Lift Station No. 3 was built in approximately 1981 and is located underneath Highway 395. The pump and electrical systems need to be replaced. This project calls for the install of duplex pumps and upgraded electrical and control systems.

It also will include evaluation of extending a gravity line to Lift Station No. 6, which is also in poor shape. Extending the line under Union Pacific Railroad tracks may be more cost effective than replacing both lift stations. Traffic control will be necessary during design phase

August Update: Review by Union Pacific is complete. Design work continues. Anticipated timeframe to release/solicit bids is November of 2021 for winter construction.

7th Street Sewer Replacement

The existing sewer line lacks the capacity to provide expanded service to the Eastern Oregon Trade and Event Center and Cook Industrial Area. The replacement will allow continued development in the area. This project will replace about 1,960 feet of sanitary sewer line on SE 7th Street between E. Newport Ave. and E. Highland Ave. New polyvinyl chloride sewer pipe and precast manholes will be installed. Roadway restoration, traffic control measures, and sewage bypass will be included.

August Update: Project is substantially complete with a few punch list items left. There were \$278,564 in additional expenses this month.

Geer & Harper Re-alignment

This intersection needs to be reconstructed to improve traffic/pedestrian access and ensure connectivity to property east of N. 1st Place. The current configuration makes access difficult for large trucks and traffic backs up on Harper Road during busy times during the day.

August Update: Awaiting property owner correspondence for additional right-of-way acquisition. There were \$641 in expenses this month.

North 1st Place Reconstruction

North 1st Place is a critical secondary north/south arterial in Hermiston's transportation system. The existing road is cracking, there are no sidewalks and there is unrestricted access to the roadway from parking and undeveloped areas. Roadway improvements will prevent premature failure and ensure the road is functional for community and business use in the area.

August Update: Anderson Perry has launched into full design with hopes of having a detailed updated cost estimate by fall, which will allow enough room to make a request of ODOT to allow significant scope expansion to make upgrades to the 1st & Elm intersection. No expenses this month.

North 1st Place Water Line Replacement

This project will eliminate failing, deteriorating lines which will minimize future repair work. It will also eliminate steel pipes from the 1920's and will improve public safety by ensuring no lead pipes...

August Update: Anderson Perry is beginning design in conjunction with the roadway reconstruction. No expenses this month.

Gladys & Main Waterline Replacement

Sections of this water distribution system were installed in the 1920s with steel pipe – some of the oldest pipe in the city water system. This project will eliminate failing, deteriorating and undersized line, reduce repair work, and improve public safety.

August Update: Anderson Perry will begin design work for this project in the spring of 2022. No expenses this month.

Lift Station #4 Reconstruction

Lift station #4 was built in 1981. The submersible duplex pump station has experienced corrosion of both metal and brick. Replacement of the wetwell will increase capacity, eliminate porous brick, and safeguard the environment. Ventilation of the structure is inadequate and electrical systems are nearing the end of their useful life.

August Update: Anderson Perry will begin design work for this project in the spring of 2022.

McDonald's & 395 Sewer Main Replacement

Segments of this piping have been found to have structural failures in multiple locations and failing joints. These line failures cause pipe blockage and requires monthly cleaning. In addition, pipe failures may be allowing sewage to exfiltrate the surrounding soil. A new sewer line would eliminate current monthly maintenance costs and provide watertight lines to protect existing groundwater resources from contamination.

August Update: Anderson Perry has begun design work. No expenses this month.

2020-21 Monthly Financial Report

City of Hermiston, Oregon

Other City Capital Projects Report

For the Month Ending August 31, 2021

	2021-2022 Budget	YTD Expenditures	Project Budget	Project To-Date Expenditures	% Complete
Airport Apron Rehab	\$ 2,355,000	\$ -	\$ 2,355,000	\$ 170,396	7.24%
Riverfront Park Rebuild	\$ 510,000	\$ -	\$ 510,000	\$ 126,874	24.88%
South Hermiston Industrial Park - LID	\$ 2,900,000	\$ 198,584	\$ 2,900,000	\$ 198,584	6.85%
New City Hall Construction	\$ 7,348,498	\$ 408,545	\$ 8,690,000	\$ 1,699,025	19.55%
Total	\$ 13,113,498	\$ 607,129	\$ 14,455,000	\$ 495,854	3.43%

Airport Apron Rehab

This project will demolish and rebuild all of the remaining aircraft parking and movement areas at the airport, which are used for accessing public facilities. The scope of the project does NOT include rebuilding taxiways to individual hangars. This project is necessary to rehabilitate parking areas which have been deemed "Very Poor" or "Failing" by the Oregon Department of Aviation. In addition to serving small aircraft, and a surprising amount of corporate jet traffic, this aircraft parking area facilitates loading/unloading of air-cargo operators that currently service up to 12 UPS truckloads of freight each day.

August Update: Completion now expected by May 27 next spring with punch-list items done by June 30, 2022.

Riverfront Park Rebuild

This project encompasses the work done to clean up the River Park after the flood of the park in the spring of 2020. This project consists of three distinct phases;

- Removing all debris from the existing parking lot and driveway (gravel repair) – **COMPLETED**
- Removing all debris, silt and vegetation from facilities in the park – **COMPLETED**
- Providing for relocating the playground and the parking lot and improvement of park facilities - **ONGOING**

August Update: The relocation of the parking lot/playground/park facilities was projected to begin in June, 2021. There were no additional expenditures this month.

South Hermiston Industrial Park "LID"

This project involves the formation/use of a Local Improvement District ("LID") to construct public improvements that directly benefit properties in the South Hermiston Industrial Park ("SHIP.") The city constructs the project and collects revenues from the property owners as well as contributing public funds to help offset the costs of the project to the property owners.

August Update: Contractor began excavation August 2. Substantial completion expected by October 31, with punchlist closeout through the month of November, 2021. There were \$198,584 in expenditures this month. Project is 30% complete.

New City Hall

This project encompasses the demolition of the old City Hall; the demolition of the Lanham building (to the east) for additional parking for City Hall; the construction of a new City Hall and parking lot; the complete rebuild of the "Banner Bank" parking lot across 2nd street from City Hall to the west; and the replacement of water and sewer lines in the alley from 1st street to 3rd street.

August Update: Work continues on basement walls, elevator shaft and backfilling. There were \$408,545 in expenditures this month.