

PORT OF SKAMANIA COUNTY

April 2026

FINANCIAL REPORTS

Cindy Bradley
Finance Manager
May 14, 2026

Summary

YTD 2026 shows a positive cash flow. Revenues are exceeding budget, primarily because lease revenues have been paid in full and expenses are tracking in line with expectations.

Cascades Business Park Grants

Department of Commerce Grant - \$970,000, this grant is secured and will be used to pay for the Cascades Business Park infrastructure construction.

EPA Grant - \$959,752 – This is a federal appropriation for infrastructure construction at Cascades Business Park.

The Cascades Business Park project is still working its way through the permitting process. No revenues or expenses have been recorded.

Notable income April

\$ 33,581.82	◇	Property tax received ◇ The 2026 budgeted property tax revenue is \$382,389.
\$ 14,744.34	◇	LGIP interest income
\$ 1,625.03	◇	Late Fees and Interest
\$ 400.00	◇	Rock reimbursement

Notable expenses April

\$ 3,325.00	◇	Maul Foster - Aquatic Weeds
\$ 5,419.82	◇	Sun Shade, Culvert, Parking Signs etc
\$ 1,493.57	◇	Tires
\$ 38,856.29	◇	Q1 2026 Leasehold Tax
\$ 3,723.65	◇	Computer Equipment
\$ 705.22	◇	Q1 2026 Paid Family Medical Leave
\$ 2,793.74	◇	Q1 2026 Labor and Industries
\$ 506.75	◇	Q1 2026 WA Cares

Delinquent Account Aging as of 05/11/2026

	Current	30 days	31-90 days	91-180 days	Over 180 days	Total
Skamania County		\$ 7,636.17				
Skunk Bros	\$ 4,429.92	\$ -	\$ 6,716.25		\$ -	\$ 11,146.17

Skunk Bros payment plan is in place and being followed.

Skamania County - .09 funds extension was approved by the .09 committee and the County Commissioners. The payment is expected in May.

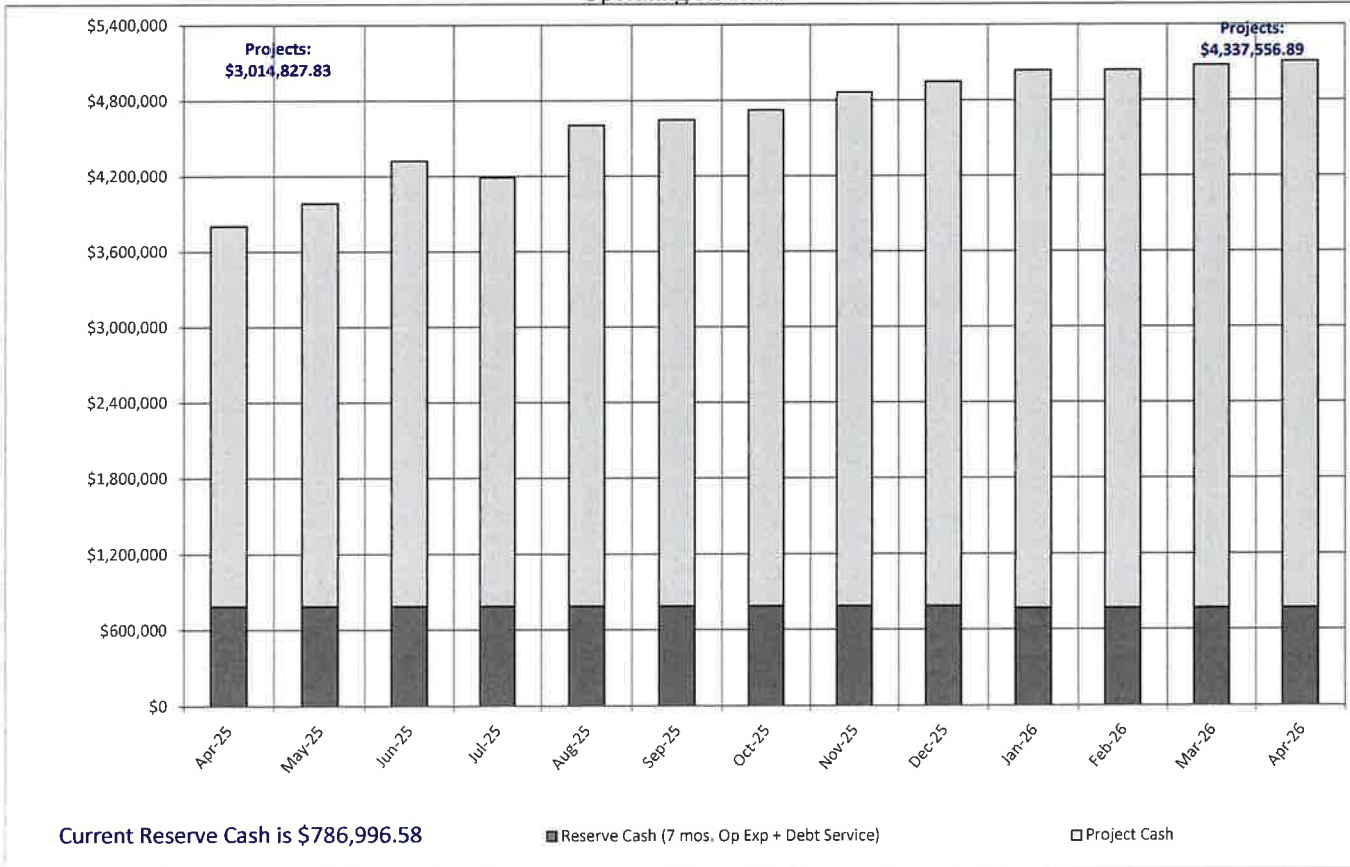
Port of Skamania County

Statement of Assets & Liabilities

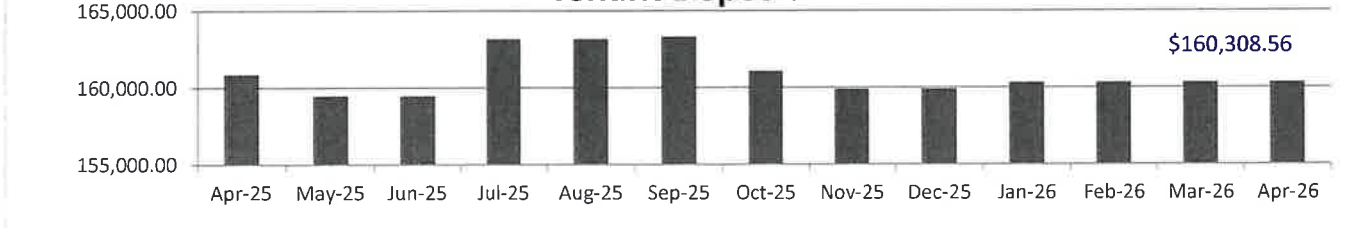
As of: April 30, 2026

Assets		
Current Assets		
General Checking - Umpqua Bank	383,236.50	
Money Market - Umpqua Bank	28,227.56	
LGIP Investment	4,696,216.58	
TOTAL Operating Revenue		5,107,680.64
LGIP - Tenant Deposits	160,308.56	
TOTAL Tenant Deposits		160,308.56
TOTAL Assets		5,267,989.20
Liabilities		
Current Liabilities		
WA CARES PAYABLE	179.78	
TOTAL Current Liabilities		179.78
TOTAL Liabilities		179.78
Fund Balance		
Net Assets	5,107,330.06	
Excess of Revenue over Expenditures	160,479.36	
TOTAL Fund Balance		5,267,809.42
TOTAL Liabilities & Fund Balance		5,267,989.20

Operating Revenue



Tenant Deposits



STATEMENT OF REVENUES AND EXPENSES

2026 MONTH END REPORTS

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Month end Actual vs. Budget Month end Summary

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*April - Statement of Revenue & Expenditures
5-year trend*

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*April
– Detailed Statement of Revenue & Expenditures*

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Month end Actual vs. Budget Fiscal year end Detail

Port of Skamania County
Statement of Revenue & Expenditures
Year-to-Date Variance, April 2026 - current month, Consolidated by account

	<i>4 Months Ended April 30, 2026</i>	<i>4 Months Ended April 30, 2026 Budget</i>	<i>Variance Fav/<Unf></i>
Revenue			
MARINE TERMINAL REVENUES	21,044.00	18,666.68	2,377.32
CAPITAL CONTRIBUTIONS (Grants)	0.00	0.00	0.00
PROPERTY REVENUES	426,180.26	291,416.74	134,763.52
OTHER MISC RENTAL/LEASE REV	52,953.15	33,602.00	19,351.15
NONREVENUE (Loans,other)	0.00	0.00	0.00
NON-OPERATING REVENUES	128,935.65	77,249.32	51,686.33
TOTAL Revenue	629,113.06	420,934.74	208,178.32
Expenditures			
MARINE TERMINAL EXPENSES	726.26	0.00	(726.26)
PROPERTY EXPENSES	250,430.76	248,563.60	(1,867.16)
NONEXPENSE (Loans,Proj,other)	85,294.43	144,166.67	58,872.24
GENERAL & ADMIN EXPENSES	117,041.82	125,677.92	8,636.10
COMMISSIONERS EXPENSES	7,121.08	11,312.36	4,191.28
NON-OPERATING EXPENSES	8,019.35	2,707.00	(5,312.35)
TOTAL Expenditures	468,633.70	532,427.55	63,793.85
Excess of Revenue over Expenditures	160,479.36	(111,492.81)	271,972.17

Port of Skamania County
April Monthly Statement of Revenue & Expenditures

	2026	2025	2024	2023	2022
Revenue					
MARINE TERMINAL REVENUES	5,261.00	0.00	9,450.00	10,260.00	487.72
CAPITAL CONTRIBUTIONS (Grants)	0.00	0.00	0.00	0.00	0.00
PROPERTY REVENUES	93,332.38	77,229.07	94,300.62	90,239.31	80,053.03
OTHER MISC RENTAL/LEASE REV	12,297.28	8,716.26	10,213.83	18,006.57	9,025.34
NONREVENUE (Loans,other)	0.00	0.00	1,015.56	0.00	356.00
NON-OPERATING REVENUES	48,736.89	37,911.26	35,998.52	32,869.56	41,237.69
TOTAL Revenue	159,627.55	123,856.59	150,978.53	151,375.44	131,159.78
Expenditures					
MARINE TERMINAL EXPENSES	166.01	287.28	469.58	506.90	714.62
PROPERTY EXPENSES	90,009.00	79,425.80	74,635.58	71,321.62	65,903.92
NONEXPENSE (Loans,Proj,other)	5,453.65	34,330.88	9,024.29	18,189.96	18,713.14
GENERAL & ADMIN EXPENSES	30,599.56	24,995.87	23,208.74	22,281.91	24,467.16
COMMISSIONERS EXPENSES	2,312.19	2,114.75	2,071.23	1,879.21	1,883.65
NON-OPERATING EXPENSES	0.00	0.00	0.00	440.19	482.08
TOTAL Expenditures	128,540.41	141,154.58	109,409.42	114,619.79	112,164.57
Excess of Revenue over Expenditures	31,087.14	(17,297.99)	41,569.11	36,755.65	18,995.21

Port of Skamania County
Year to Date - April Statement of Revenue & Expenditures

	2026	2025	2024	2023	2022
Revenue					
MARINE TERMINAL REVENUES	21,044.00	15,169.14	10,850.00	35,644.67	47,807.55
CAPITAL CONTRIBUTIONS (Grants)	0.00	12,475.00	33,155.00	31,193.50	29,241.05
PROPERTY REVENUES	426,180.26	342,147.01	374,744.01	361,302.87	328,798.29
OTHER MISC RENTAL/LEASE REV	52,953.15	42,703.08	42,149.21	71,978.73	41,772.43
NONREVENUE (Loans,other)	0.00	410.29	5,382.39	500.00	3,447.20
NON-OPERATING REVENUES	128,935.65	112,264.88	98,640.69	88,107.34	61,567.61
TOTAL Revenue	629,113.06	525,169.40	564,921.30	588,727.11	512,634.13
Expenditures					
MARINE TERMINAL EXPENSES	726.26	1,825.02	2,067.42	1,892.63	2,631.70
PROPERTY EXPENSES	250,430.76	245,204.10	231,829.33	216,895.47	182,637.96
NONEXPENSE (Loans,Proj,other)	85,294.43	212,045.14	129,196.61	125,866.61	142,999.28
GENERAL & ADMIN EXPENSES	117,041.82	119,817.48	100,588.70	100,403.69	105,453.12
COMMISSIONERS EXPENSES	7,121.08	8,632.32	8,195.64	7,241.23	7,534.59
NON-OPERATING EXPENSES	8,019.35	3,383.33	9,226.12	6,862.10	7,371.81
TOTAL Expenditures	468,633.70	590,907.39	481,103.82	459,161.73	448,628.46
Excess of Revenue over Expenditures	160,479.36	(65,737.99)	83,817.48	129,565.38	64,005.67

Port of Skamania County
Statement of Revenue & Expenditures
Month- and Year-to-Date, April 2026 - current month

	<i>1 Month Ended</i> <i>April 30, 2026</i>	<i>4 Months Ended</i> <i>April 30, 2026</i>		
Revenue				
STEVENSON LANDING REVENUES				
Other Docking Fees	4,667.00	2.9 %	18,668.00	3.0 %
Ins Reimbursement - Landing Dock	594.00	0.4 %	2,376.00	0.4 %
TOTAL STEVENSON LANDING REVENUES	5,261.00	3.3 %	21,044.00	3.3 %
 PROP LEASE/RENTAL-USER CHARGES				
Teitzel-Water Reimb	99.55	0.1 %	140.95	0.0 %
Tichenor Bldg-Water Reimb	782.02	0.5 %	3,102.10	0.5 %
Teitzel-Elect Reimb	426.63	0.3 %	473.85	0.1 %
Rigging Loft-Elect Reimb	428.13	0.3 %	875.01	0.1 %
Tichenor Bldg-Sewer Reimb	2,858.55	1.8 %	9,206.47	1.5 %
Teitzel-Nat Gas Reimb	114.72	0.1 %	342.08	0.1 %
Tichenor Bldg-Nat Gas Reimb	116.01	0.1 %	1,208.53	0.2 %
Discovery 1-Prop Ins Reimb	938.08	0.6 %	3,752.32	0.6 %
Teitzel-Prop Ins Reimb	1,041.63	0.7 %	4,166.52	0.7 %
Old Saloon-Prop Ins Reimb	112.42	0.1 %	449.68	0.1 %
Rigging Loft-Prop Ins Reimb	65.74	0.0 %	262.96	0.0 %
Skye Bldg-Prop Ins Reimb	112.42	0.1 %	449.68	0.1 %
Riverpoint Bldg-Prop Ins Reimb	2,535.86	1.6 %	14,117.88	2.2 %
Tichenor Bldg-Prop Ins Reimb	855.81	0.5 %	3,934.00	0.6 %
TOTAL PROPERTY LEASE USER CHARGES	10,487.57	6.6 %	42,482.03	6.8 %
 PROPERTY LEASE REVENUE				
Discovery I Building	14,645.22	9.2 %	59,555.51	9.5 %
Teitzel Building (Discovery 2)	11,684.56	7.3 %	43,766.57	7.0 %
212 SW Cascade Ave	100.00	0.1 %	400.00	0.1 %
Old Saloon Building	1,145.20	0.7 %	4,580.89	0.7 %
Rigging Loft (Red Barn)	881.07	0.6 %	3,607.39	0.6 %
Skye Bldg	1,614.06	1.0 %	6,456.24	1.0 %
Riverpoint Bldg (Stev Ind)	35,633.74	22.3 %	185,093.57	29.4 %
Park Rentals	135.00	0.1 %	135.00	0.0 %
TOTAL PROP LEASE REVENUE	65,838.85	41.2 %	303,595.17	48.3 %

**1 Month Ended
April 30, 2026**

**4 Months Ended
April 30, 2026**

TICHENOR LEASE REVENUE				
Tichenor Suite #40	1,546.62	1.0 %	10,004.92	1.6 %
Tichenor Suite #45	0.00	0.0 %	5,292.27	0.8 %
Fiber Lease Revenue	180.00	0.1 %	900.00	0.1 %
Tichenor Suite #50	2,067.64	1.3 %	8,270.56	1.3 %
Tichenor Suite #60	1,301.42	0.8 %	5,205.69	0.8 %
Tichenor Suite #65	2,250.00	1.4 %	7,875.00	1.3 %
Tichenor Suite #70	1,345.10	0.8 %	9,293.90	1.5 %
Tichenor Suite #85	2,429.82	1.5 %	9,719.28	1.5 %
Tichenor Suite #90	1,148.37	0.7 %	4,593.48	0.7 %
Tichenor Suite #105	2,429.82	1.5 %	9,719.28	1.5 %
Tichenor Suite #110	2,307.17	1.4 %	9,228.68	1.5 %
TOTAL TICHENOR LEASE REVENUE	17,005.96	10.7 %	80,103.06	12.7 %
OTHER MISC LEASE REVENUE				
Leasehold Taxes from Tenants	10,596.85	6.6 %	49,453.14	7.9 %
Lease Late Fees	445.72	0.3 %	445.72	0.1 %
Int on Past Due Balances	1,179.31	0.7 %	2,247.93	0.4 %
Misc Operating Revenue	75.40	0.0 %	806.36	0.1 %
TOTAL OTHER MISC LEASE REV	12,297.28	7.7 %	52,953.15	8.4 %
NON-OPERATING REVENUES				
Investment Interest-MMA	14,744.34	9.2 %	59,224.30	9.4 %
Property Tax Revenues	33,581.82	21.0 %	48,776.62	7.8 %
DNR PILT NAP/NRCA Rev	10.73	0.0 %	6,695.92	1.1 %
Private Timber Harvest Tax Rev	0.00	0.0 %	1,235.15	0.2 %
Leasehold Tax from State	0.00	0.0 %	764.17	0.1 %
Other Non-Operating Revenues	400.00	0.3 %	12,239.49	1.9 %
TOTAL NON-OPERATING REVENUES	48,736.89	30.5 %	128,935.65	20.5 %
TOTAL Revenue	159,627.55	100.0 %	629,113.06	100.0 %

**1 Month Ended
April 30, 2026**

**4 Months Ended
April 30, 2026**

Expenditures

STEV LANDING EXPENSES

Stev Landing-Supplies	0.00	0.0 %	30.23	0.0 %
Stev Landing-Util-Electricity	166.01	0.1 %	696.03	0.1 %
TOTAL STEV LANDING EXPENSES	166.01	0.1 %	726.26	0.1 %

PROP LEASE MAINT EXPENSES

Salaries-Maint Exp	19,191.31	12.0 %	70,781.04	11.3 %
Payroll Tax-Maint Exp	1,468.14	0.9 %	5,811.84	0.9 %
Worker's Comp-Maint Exp	2,679.95	1.7 %	5,316.60	0.8 %
Unemployment-Maint Exp	142.50	0.1 %	226.12	0.0 %
PERS Retirement-Maint Exp	1,507.49	0.9 %	4,452.41	0.7 %
Health Ins-Maint Exp	6,154.83	3.9 %	24,619.32	3.9 %
VEBA-Maint Exp	1,000.02	0.6 %	4,000.08	0.6 %
Teitzel Sup-Maint Exp	0.00	0.0 %	2,187.37	0.3 %
212 Cascade Ave Sup-Maint Exp	496.28	0.3 %	5,147.88	0.8 %
Old Saloon Supplies-Maint Exp	0.00	0.0 %	17.43	0.0 %
Rigging Loft Sup-Maint Exp	0.00	0.0 %	1,225.58	0.2 %
Skye Bldg Supplies-Maint Exp	12.51	0.0 %	12.51	0.0 %
Riverpoint Bldg Sup-Maint Exp	0.00	0.0 %	2,595.05	0.4 %
Tichenor Supplies-Maint Exp	67.84	0.0 %	4,693.95	0.7 %
Park Bathrooms and Grounds- Maint Exp	555.72	0.3 %	1,807.19	0.3 %
Park Grnds Supplies-Maint Exp	5,419.82	3.4 %	7,895.70	1.3 %
Shop Bldg Supplies-Maint Exp	267.38	0.2 %	837.96	0.1 %
Vacant Lands Sup-Maint Exp	0.00	0.0 %	23.50	0.0 %
Boat Launch Supplies-Maint Exp	79.22	0.0 %	79.22	0.0 %
Tools-Maint Exp	119.31	0.1 %	247.61	0.0 %
Fuel-Maint Exp	1,154.15	0.7 %	3,324.46	0.5 %
Automotive-Maint Exp	1,493.57	0.9 %	1,629.81	0.3 %
Uniforms-Maint Exp	0.00	0.0 %	34.40	0.0 %
Machinery & Equipment-Maint Exp	0.00	0.0 %	21.59	0.0 %
TOTAL PROPERTY LEASE MAINT EXPENSES	41,810.04	26.2 %	146,988.62	23.4 %

PROPERTY UTILITY EXPENSES

Teitzel-Water Exp	0.00	0.0 %	188.75	0.0 %
212 Cascade Ave-Water Exp	43.50	0.0 %	171.73	0.0 %
Rigging Loft-Water Exp	43.50	0.0 %	171.73	0.0 %
Tichenor-Water Exp	1,049.25	0.7 %	3,420.29	0.5 %
Park-Water Exp	869.69	0.5 %	3,295.58	0.5 %
Teitzel-Electricity Exp	504.19	0.3 %	1,538.54	0.2 %
212 Cascade-Electricity Exp	239.80	0.2 %	1,249.24	0.2 %
Rigging Loft-Electricity Exp	285.66	0.2 %	1,891.99	0.3 %
Tichenor Bldg-Electricity Exp	1,017.66	0.6 %	4,133.38	0.7 %
Parks & Grounds-Electricity Exp	252.52	0.2 %	1,197.66	0.2 %
212 Cascade Ave-Sewer Exp	145.15	0.1 %	431.22	0.1 %
Rigging Loft-Sewer Exp	145.15	0.1 %	576.37	0.1 %
Tichenor Bldg-Sewer Exp	3,944.66	2.5 %	10,370.01	1.6 %
Parks & Grounds-Sewer Exp	446.83	0.3 %	1,774.30	0.3 %
Parks & Grounds-Garbage Exp	0.00	0.0 %	612.35	0.1 %
Teitzel-Nat Gas Exp	82.55	0.1 %	458.37	0.1 %
Tichenor Bldg-Nat Gas Exp	272.56	0.2 %	2,161.34	0.3 %
TOTAL PROPERTY UTILITY EXPENSES	9,342.67	5.9 %	33,642.85	5.3 %

**1 Month Ended
April 30, 2026**

**4 Months Ended
April 30, 2026**

OTHER PROPERTY EXPENSES

Leasehold Taxes Expense	38,856.29	24.3 %	69,799.29	11.1 %
TOTAL OTHER PROPERTY EXPENSES	38,856.29	24.3 %	69,799.29	11.1 %

DEBT REDEMPTION-PRINCIPAL

Prin-CERB-Teitzel (Disc 2)	0.00	0.0 %	67,666.66	10.8 %
TOTAL DEBT REDEMPTION-PRINCIPAL	0.00	0.0 %	67,666.66	10.8 %

GENERAL PROJECTS EXPENSES

NB PARCEL Cascades Bus Park	1,730.00	1.1 %	13,904.12	2.2 %
TOTAL GENERAL PROJECTS EXPENSES	1,730.00	1.1 %	13,904.12	2.2 %

EQUIPMENT PURCHASES

Office Equipment Purchases	3,723.65	2.3 %	3,723.65	0.6 %
TOTAL EQUIPMENT PURCHASES	3,723.65	2.3 %	3,723.65	0.6 %

SALARIES & BENEFITS-ADMIN

Salaries-Administrative Exp	10,063.04	6.3 %	37,127.68	5.9 %
Payroll Tax-Administrative Exp	852.44	0.5 %	3,599.43	0.6 %
Worker's Comp-Admin Exp	113.79	0.1 %	229.68	0.0 %
Unemployment-Admin Exp	81.17	0.1 %	81.17	0.0 %
PERS Retirement-Admin Exp	561.52	0.4 %	2,239.21	0.4 %
Health Insur-Admin Exp	1,156.32	0.7 %	4,625.28	0.7 %
VEBA-Admin Exp	333.34	0.2 %	1,333.36	0.2 %
Paid Family Medical Leave Exp	705.22	0.4 %	1,275.41	0.2 %
TOTAL SALARIES & BENEFITS-ADMIN	13,866.84	8.7 %	50,511.22	8.0 %

OUTSIDE SERVICES-GEN & ADMIN

Auditing-Gen & Admin	918.75	0.6 %	1,856.25	0.3 %
Professional Serv-Gen Admin	12,879.59	8.1 %	41,543.36	6.6 %
TOTAL OUTSIDE SERVICES-GEN & ADMIN	13,798.34	8.6 %	43,399.61	6.9 %

G & A EXPENSES

Legal Fees-G&A Exp	288.00	0.2 %	2,986.00	0.5 %
Office Supplies-G&A Exp	28.06	0.0 %	769.29	0.1 %
Equipment-G&A Exp	0.00	0.0 %	30.05	0.0 %
Marketing Advertising-G&A Exp	547.00	0.3 %	1,311.49	0.2 %
Membership/Dues-G&A Exp	0.00	0.0 %	13,885.62	2.2 %
Administrative-G&A Exp	336.89	0.2 %	1,262.78	0.2 %
Bank Fees-G&A Exp	174.17	0.1 %	406.55	0.1 %
Postage-G&A Exp	78.00	0.0 %	78.00	0.0 %
Safety Program-G&A Exp	139.84	0.1 %	155.20	0.0 %
State Use Tax-G&A Exp	335.34	0.2 %	461.96	0.1 %
Telecommunications-G&A Exp	203.56	0.1 %	813.13	0.1 %
IT- G&A Exp	803.52	0.5 %	970.92	0.2 %
TOTAL G & A EXPENSES	2,934.38	1.8 %	23,130.99	3.7 %

***1 Month Ended
April 30, 2026***

***4 Months Ended
April 30, 2026***

COMMISSIONER'S EXPENSES				
Commissioners Mtg Comp	644.00	0.4 %	1,932.00	0.3 %
Commissioners Salaries	1,080.00	0.7 %	2,885.61	0.5 %
Payroll Taxes-Commissioners	49.27	0.0 %	147.79	0.0 %
Health Ins-Commissioners	538.92	0.3 %	2,155.68	0.3 %
TOTAL COMMISSIONERS EXPENSES	<u>2,312.19</u>	<u>1.4 %</u>	<u>7,121.08</u>	<u>1.1 %</u>
NON-OPERATING EXPENSES				
Interest-CERB-Teitzel (Disc 2)	0.00	0.0 %	2,706.67	0.4 %
Election Expense	0.00	0.0 %	5,312.68	0.8 %
TOTAL NON-OPERATING EXPENSES	<u>0.00</u>	<u>0.0 %</u>	<u>8,019.35</u>	<u>1.3 %</u>
TOTAL Expenditures	<u>128,540.41</u>	<u>80.5 %</u>	<u>468,633.70</u>	<u>74.5 %</u>
Excess of Revenue over Expenditures	<u>31,087.14</u>	<u>19.5 %</u>	<u>160,479.36</u>	<u>25.5 %</u>

Port of Skamania County
Statement of Revenue & Expenditures
Year-to-Date Variance, April 2026 - current month

	<i>4 Months Ended April 30, 2026</i>	<i>4 Months Ended April 30, 2026 Budget</i>	<i>Variance Fav/<Unf></i>	<i>% Var</i>
Revenue				
STEVENSON LANDING REVENUES				
Other Docking Fees	18,668.00	18,666.68	1.32	0.0 %
Ins Reimbursement - Landing Dock	2,376.00	0.00	2,376.00	
TOTAL STEVENSON LANDING REVENUES	21,044.00	18,666.68	2,377.32	12.7 %
PROP LEASE/RENTAL-USER CHARGES				
Teitzel-Water Reimb	140.95	260.00	(119.05)	-45.8 %
Tichenor Bldg-Water Reimb	3,102.10	3,925.00	(822.90)	-21.0 %
Teitzel-Elect Reimb	473.85	600.00	(126.15)	-21.0 %
Rigging Loft-Elect Reimb	875.01	635.00	240.01	37.8 %
Teitzel-Sewer Reimb	0.00	300.00	(300.00)	-100.0 %
Tichenor Bldg-Sewer Reimb	9,206.47	6,571.00	2,635.47	40.1 %
Teitzel-Nat Gas Reimb	342.08	440.00	(97.92)	-22.3 %
Tichenor Bldg-Nat Gas Reimb	1,208.53	705.00	503.53	71.4 %
Beacon Rock-Prop Ins Reimb	0.00	446.50	(446.50)	-100.0 %
Discovery 1-Prop Ins Reimb	3,752.32	3,904.32	(152.00)	-3.9 %
Teitzel-Prop Ins Reimb	4,166.52	3,385.00	781.52	23.1 %
Old Saloon-Prop Ins Reimb	449.68	466.32	(16.64)	-3.6 %
Rigging Loft-Prop Ins Reimb	262.96	272.32	(9.36)	-3.4 %
Skye Bldg-Prop Ins Reimb	449.68	419.68	30.00	7.1 %
Riverpoint Bldg-Prop Ins Reimb	14,117.88	6,261.32	7,856.56	125.5 %
Tichenor Bldg-Prop Ins Reimb	3,934.00	3,529.32	404.68	11.5 %
TOTAL PROPERTY LEASE USER CHARGES	42,482.03	32,120.78	10,361.25	32.3 %
PROPERTY LEASE REVENUE				
Beacon Rock Golf Course	0.00	800.00	(800.00)	-100.0 %
Discovery I Building	59,555.51	46,539.68	13,015.83	28.0 %
Teitzel Building (Discovery 2)	43,766.57	41,157.68	2,608.89	6.3 %
212 SW Cascade Ave	400.00	400.00	0.00	
Old Saloon Building	4,580.89	4,452.00	128.89	2.9 %
Rigging Loft (Red Barn)	3,607.39	3,425.00	182.39	5.3 %
Skye Bldg	6,456.24	5,019.32	1,436.92	28.6 %
Riverpoint Bldg (Stev Ind)	185,093.57	92,280.00	92,813.57	100.6 %
Park Rentals	135.00	0.00	135.00	
TOTAL PROP LEASE REVENUE	303,595.17	194,073.68	109,521.49	56.4 %

	<i>4 Months Ended April 30, 2026</i>	<i>4 Months Ended April 30, 2026 Budget</i>	<i>Variance Fav/<Unf></i>	<i>% Var</i>
TICHENOR LEASE REVENUE				
Tichenor Suite #40	10,004.92	7,960.32	2,044.60	25.7 %
Tichenor Suite #45	5,292.27	4,830.00	462.27	9.6 %
Fiber Lease Revenue	900.00	720.00	180.00	25.0 %
Tichenor Suite #50	8,270.56	8,037.32	233.24	2.9 %
Tichenor Suite #60	5,205.69	5,059.00	146.69	2.9 %
Tichenor Suite #65	7,875.00	0.00	7,875.00	
Tichenor Suite #70	9,293.90	6,970.00	2,323.90	33.3 %
Tichenor Suite #85	9,719.28	9,445.32	273.96	2.9 %
Tichenor Suite #90	4,593.48	3,786.32	807.16	21.3 %
Tichenor Suite #105	9,719.28	9,445.32	273.96	2.9 %
Tichenor Suite #110	9,228.68	8,968.68	260.00	2.9 %
TOTAL TICHENOR LEASE REVENUE	80,103.06	65,222.28	14,880.78	22.8 %
OTHER MISC LEASE REVENUE				
Leasehold Taxes from Tenants	49,453.14	30,268.68	19,184.46	63.4 %
Lease Late Fees	445.72	0.00	445.72	
Int on Past Due Balances	2,247.93	0.00	2,247.93	
Misc Operating Revenue	806.36	3,333.32	(2,526.96)	-75.8 %
TOTAL OTHER MISC LEASE REV	52,953.15	33,602.00	19,351.15	57.6 %
NON-OPERATING REVENUES				
Investment Interest-MMA	59,224.30	33,333.32	25,890.98	77.7 %
Property Tax Revenues	48,776.62	34,416.00	14,360.62	41.7 %
DNR PILT NAP/NRCA Rev	6,695.92	500.00	6,195.92	1239.2 %
Private Timber Harvest Tax Rev	1,235.15	8,500.00	(7,264.85)	-85.5 %
Leasehold Tax from State	764.17	500.00	264.17	52.8 %
Other Non-Operating Revenues	12,239.49	0.00	12,239.49	
TOTAL NON-OPERATING REVENUES	128,935.65	77,249.32	51,686.33	66.9 %
TOTAL Revenue	629,113.06	420,934.74	208,178.32	49.5 %

	<i>4 Months Ended April 30, 2026</i>	<i>4 Months Ended April 30, 2026 Budget</i>	<i>Variance Fav/<Unf></i>	<i>% Var</i>
Expenditures				
STEVE LANDING EXPENSES				
Stev Landing-Supplies	30.23	0.00	(30.23)	
Stev Landing-Util-Electricity	696.03	0.00	(696.03)	
TOTAL STEVE LANDING EXPENSES	726.26	0.00	(726.26)	
PROP LEASE MAINT EXPENSES				
Salaries-Maint Exp	70,781.04	68,964.00	(1,817.04)	-2.6 %
Overtime-Maint Exp	0.00	852.00	852.00	100.0 %
Payroll Tax-Maint Exp	5,811.84	5,340.00	(471.84)	-8.8 %
Worker's Comp-Maint Exp	5,316.60	6,116.00	799.40	13.1 %
Unemployment-Maint Exp	226.12	275.00	48.88	17.8 %
PERS Retirement-Maint Exp	4,452.41	5,321.32	868.91	16.3 %
Health Ins-Maint Exp	24,619.32	31,456.00	6,836.68	21.7 %
VEBA-Maint Exp	4,000.08	4,000.00	(0.08)	0.0 %
Outside Services-Maint Exp	0.00	166.68	166.68	100.0 %
BRGC Supplies-Maint Exp	0.00	333.32	333.32	100.0 %
Discovery I Sup-Maint Exp	0.00	666.68	666.68	100.0 %
Teitzel Sup-Maint Exp	2,187.37	3,333.32	1,145.95	34.4 %
212 Cascade Ave Sup-Maint Exp	5,147.88	1,333.32	(3,814.56)	-286.1 %
Old Saloon Supplies-Maint Exp	17.43	333.32	315.89	94.8 %
Rigging Loft Sup-Maint Exp	1,225.58	500.00	(725.58)	-145.1 %
Skye Bldg Supplies-Maint Exp	12.51	1,666.68	1,654.17	99.2 %
Riverpoint Bldg Sup-Maint Exp	2,595.05	2,166.68	(428.37)	-19.8 %
Tichenor Supplies-Maint Exp	4,693.95	5,000.00	306.05	6.1 %
Park Bathrooms and Grounds- Maint Exp	1,807.19	2,666.68	859.49	32.2 %
Park Grnds Supplies-Maint Exp	7,895.70	8,333.32	437.62	5.3 %
21 Cascade Supplies-Maint Exp	0.00	766.68	766.68	100.0 %
Shop Bldg Supplies-Maint Exp	837.96	1,666.68	828.72	49.7 %
Vacant Lands Sup-Maint Exp	23.50	66.68	43.18	64.8 %
Cascades Bus Park Sup-Maint Exp	0.00	333.32	333.32	100.0 %
Boat Launch Supplies-Maint Exp	79.22	333.32	254.10	76.2 %
Tools-Maint Exp	247.61	1,500.00	1,252.39	83.5 %
Janitorial Supplies-Maint Exp	0.00	1,000.00	1,000.00	100.0 %
Fuel-Maint Exp	3,324.46	4,000.00	675.54	16.9 %
Automotive-Maint Exp	1,629.81	1,333.32	(296.49)	-22.2 %
Uniforms-Maint Exp	34.40	333.32	298.92	89.7 %
Machinery & Equipment-Maint Exp	21.59	1,500.00	1,478.41	98.6 %
Equip Rentals-Maint Exp	0.00	333.32	333.32	100.0 %
TOTAL PROPERTY LEASE MAINT EXPENSES	146,988.62	161,990.96	15,002.34	9.3 %

	<i>4 Months Ended April 30, 2026</i>	<i>4 Months Ended April 30, 2026 Budget</i>	<i>Variance Fav/<Unf></i>	<i>% Var</i>
PROPERTY UTILITY EXPENSES				
Teitzel-Water Exp	188.75	500.00	311.25	62.3 %
212 Cascade Ave-Water Exp	171.73	200.00	28.27	14.1 %
Rigging Loft-Water Exp	171.73	183.32	11.59	6.3 %
Tichenor-Water Exp	3,420.29	4,078.00	657.71	16.1 %
Park-Water Exp	3,295.58	4,704.00	1,408.42	29.9 %
Teitzel-Electricity Exp	1,538.54	1,180.00	(358.54)	-30.4 %
212 Cascade-Electricity Exp	1,249.24	878.00	(371.24)	-42.3 %
Rigging Loft-Electricity Exp	1,891.99	1,412.00	(479.99)	-34.0 %
Tichenor Bldg-Electricity Exp	4,133.38	4,391.00	257.62	5.9 %
Parks & Grounds-Electricity Exp	1,197.66	1,034.00	(163.66)	-15.8 %
Teitzel-Sewer Exp	0.00	594.00	594.00	100.0 %
212 Cascade Ave-Sewer Exp	431.22	581.00	149.78	25.8 %
Rigging Loft-Sewer Exp	576.37	583.32	6.95	1.2 %
Tichenor Bldg-Sewer Exp	10,370.01	10,930.00	559.99	5.1 %
Parks & Grounds-Sewer Exp	1,774.30	1,757.00	(17.30)	-1.0 %
Parks & Grounds-Garbage Exp	612.35	847.00	234.65	27.7 %
Teitzel-Nat Gas Exp	458.37	860.00	401.63	46.7 %
Tichenor Bldg-Nat Gas Exp	2,161.34	1,412.00	(749.34)	-53.1 %
TOTAL PROPERTY UTILITY EXPENSES	33,642.85	36,124.64	2,481.79	6.9 %
OTHER PROPERTY EXPENSES				
Leasehold Taxes Expense	69,799.29	50,448.00	(19,351.29)	-38.4 %
TOTAL OTHER PROPERTY EXPENSES	69,799.29	50,448.00	(19,351.29)	-38.4 %
DEBT REDEMPTION-PRINCIPAL				
Prin-CERB-Teitzel (Disc 2)	67,666.66	67,666.67	0.01	0.0 %
TOTAL DEBT REDEMPTION-PRINCIPAL	67,666.66	67,666.67	0.01	0.0 %
GENERAL PROJECTS EXPENSES				
Aquatic Weed Removal	0.00	20,000.00	20,000.00	100.0 %
NB PARCEL Cascades Bus Park	13,904.12	0.00	(13,904.12)	
Maintenance-Capital Repairs	0.00	15,000.00	15,000.00	100.0 %
TOTAL GENERAL PROJECTS EXPENSES	13,904.12	35,000.00	21,095.88	60.3 %
BOAT LAUNCH EXPENSES				
Boat Launch Capital Repair	0.00	10,000.00	10,000.00	100.0 %
TOTAL BOAT LAUNCH EXPENSES	0.00	10,000.00	10,000.00	100.0 %
EQUIPMENT PURCHASES				
Office Equipment Purchases	3,723.65	1,500.00	(2,223.65)	-148.2 %
Equipment Purchase	0.00	30,000.00	30,000.00	100.0 %
TOTAL EQUIPMENT PURCHASES	3,723.65	31,500.00	27,776.35	88.2 %

	<i>4 Months Ended April 30, 2026</i>	<i>4 Months Ended April 30, 2026 Budget</i>	<i>Variance Fav/<Unf></i>	<i>% Var</i>
SALARIES & BENEFITS-ADMIN				
Salaries-Administrative Exp	37,127.68	40,252.00	3,124.32	7.8 %
Payroll Tax-Administrative Exp	3,599.43	3,079.32	(520.11)	-16.9 %
Worker's Comp-Admin Exp	229.68	286.00	56.32	19.7 %
Unemployment-Admin Exp	81.17	133.00	51.83	39.0 %
PERS Retirement-Admin Exp	2,239.21	2,934.32	695.11	23.7 %
Health Insur-Admin Exp	4,625.28	4,625.32	0.04	0.0 %
VEBA-Admin Exp	1,333.36	1,333.32	(0.04)	0.0 %
Paid Family Medical Leave Exp	1,275.41	1,300.00	24.59	1.9 %
TOTAL SALARIES & BENEFITS-ADMIN	50,511.22	53,943.28	3,432.06	6.4 %
OUTSIDE SERVICES-GEN & ADMIN				
Auditing-Gen & Admin	1,856.25	2,000.00	143.75	7.2 %
Professional Serv-Gen Admin	41,543.36	38,218.32	(3,325.04)	-8.7 %
TOTAL OUTSIDE SERVICES-GEN & ADMIN	43,399.61	40,218.32	(3,181.29)	-7.9 %
G & A EXPENSES				
Legal Fees-G&A Exp	2,986.00	5,000.00	2,014.00	40.3 %
Office Supplies-G&A Exp	769.29	1,666.68	897.39	53.8 %
Equipment-G&A Exp	30.05	333.32	303.27	91.0 %
Admin Travel-G&A Exp	0.00	3,000.00	3,000.00	100.0 %
Professional Develop-G&A Exp	0.00	1,800.00	1,800.00	100.0 %
Legal Advertising-G&A Exp	0.00	666.68	666.68	100.0 %
Marketing Advertising-G&A Exp	1,311.49	3,333.32	2,021.83	60.7 %
Membership/Dues-G&A Exp	13,885.62	6,183.00	(7,702.62)	-124.6 %
Administrative-G&A Exp	1,262.78	1,500.00	237.22	15.8 %
Bank Fees-G&A Exp	406.55	433.32	26.77	6.2 %
Marketing & Eco Dev-G&A Exp	0.00	66.68	66.68	100.0 %
Postage-G&A Exp	78.00	250.00	172.00	68.8 %
Safety Program-G&A Exp	155.20	500.00	344.80	69.0 %
State Use Tax-G&A Exp	461.96	1,750.00	1,288.04	73.6 %
Miscellaneous-G&A Exp	0.00	33.32	33.32	100.0 %
Telecommunications-G&A Exp	813.13	1,000.00	186.87	18.7 %
IT- G&A Exp	970.92	4,000.00	3,029.08	75.7 %
TOTAL G & A EXPENSES	23,130.99	31,516.32	8,385.33	26.6 %
COMMISSIONER'S EXPENSES				
Commissioners Mtg Comp	1,932.00	4,186.00	2,254.00	53.8 %
Commissioners Salaries	2,885.61	4,320.00	1,434.39	33.2 %
Payroll Taxes-Commissioners	147.79	650.68	502.89	77.3 %
Health Ins-Commissioners	2,155.68	2,155.68	0.00	
TOTAL COMMISSIONERS EXPENSES	7,121.08	11,312.36	4,191.28	37.1 %
NON-OPERATING EXPENSES				
Interest-CERB-Teitzel (Disc 2)	2,706.67	2,707.00	0.33	0.0 %
Election Expense	5,312.68	0.00	(5,312.68)	
TOTAL NON-OPERATING EXPENSES	8,019.35	2,707.00	(5,312.35)	-196.2 %
TOTAL Expenditures	468,633.70	532,427.55	63,793.85	12.0 %
Excess of Revenue over Expenditures	160,479.36	(111,492.81)	271,972.17	243.9 %