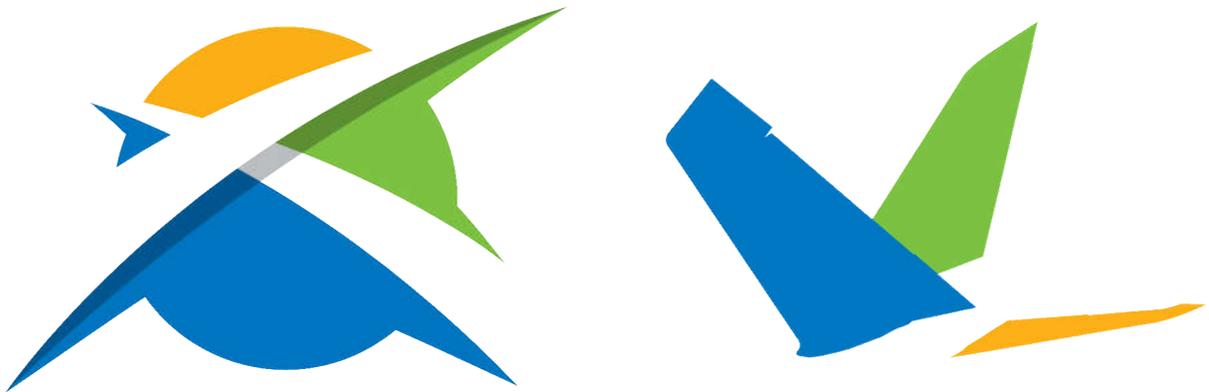


# Port of Pasco

2021 Budget



**Port of Pasco  
2021 Budget**

	Port	Airport	2021 Adopted Budget
<b>Projected Beginning Year Cash on Hand</b>	<b>\$10,788,096</b>	<b>\$9,949,066</b>	<b>\$20,737,162</b>
<b>Revenues</b>			
Operating Revenue	\$4,143,000	\$7,781,800	\$11,924,800
Taxes	\$2,500,000	\$0	\$2,500,000
CFC Funds	\$0	\$450,000	\$450,000
PFC Funds	\$0	\$1,350,000	\$1,350,000
Contributions:			
Federal Grants	\$4,440,500	\$3,100,920	\$7,541,420
State Grants	\$37,500	\$0	\$37,500
Miscellaneous	\$554,000	\$31,000	\$585,000
Leasehold Taxes 12.84%	\$1,015,000	\$231,000	\$1,246,000
<b>Total Revenues</b>	<b>\$12,690,000</b>	<b>\$12,944,720</b>	<b>\$25,634,720</b>
<b>Total Revenues &amp; Cash Year End</b>	<b>\$23,478,096</b>	<b>\$22,893,786</b>	<b>\$46,371,882</b>
<b>Expenses</b>			
Operating & Administration Expenses	\$3,457,500	\$6,074,500	\$9,532,000
Depreciation Expense	\$2,200,000	\$5,200,000	\$7,400,000
Promotional Hosting	\$9,000	\$8,500	\$17,500
Revenue & GO Bond Principle	\$555,540	\$1,215,685	\$1,771,225
Revenue & GO Bond Interest	\$227,000	\$891,000	\$1,118,000
Soils Clean-up	\$50,000	\$0	\$50,000
Miscellaneous	\$0	\$454,000	\$454,000
Leasehold Taxes 12.84%	\$1,015,000	\$231,000	\$1,246,000
<b>Total Expenses</b>	<b>\$7,514,040</b>	<b>\$14,074,685</b>	<b>\$21,588,725</b>
Capital Outlay & Cash Reserves	\$15,964,056	\$8,819,101	\$24,783,157
<b>Total Expenditures &amp; Cash Reserves</b>	<b>\$23,478,096</b>	<b>\$22,893,786</b>	<b>\$46,371,882</b>

**Port of Pasco  
2021 Budget**

Port & Airport	2021 Budget	2020 Budget	2020 Projected	Variance	Comments
<b>Operating Revenues</b>					
Port	4,143,000	3,468,000	4,129,758	19.46%	
Airport	7,781,800	10,210,800	7,093,100	-23.79%	
<b>Total Operating Revenues</b>	<b>11,924,800</b>	<b>13,678,800</b>	<b>11,222,858</b>	<b>-12.82%</b>	
<b>Operating Expenses</b>					
Port	(1,922,500)	(2,037,150)	(1,718,769)	-5.63%	
Airport	(4,223,500)	(4,597,200)	(3,988,228)	-8.13%	
<b>Total Operating Expenses</b>	<b>(6,146,000)</b>	<b>(6,634,350)</b>	<b>(5,706,997)</b>	<b>-7.36%</b>	
<b>Administration</b>					
Port	(1,544,000)	(1,430,500)	(1,299,583)	7.93%	Port airport allocations decreased
Airport	(1,859,500)	(2,037,000)	(1,941,930)	-8.71%	
<b>Total Administration</b>	<b>(3,403,500)</b>	<b>(3,467,500)</b>	<b>(3,241,512)</b>	<b>-1.85%</b>	
<b>Net Operating Income</b>					
Port	676,500	350	1,111,407	193185.71%	
Airport	1,698,800	3,576,600	1,162,942	-52.50%	
<b>Total Net Operating Income</b>	<b>2,375,300</b>	<b>3,576,950</b>	<b>2,274,349</b>	<b>-33.59%</b>	
<b>Nonoperating Revenue</b>					
Port	7,532,000	4,587,500	4,418,883	64.19%	
Airport	4,931,920	6,459,700	8,246,264	-23.65%	
<b>Total Nonoperating Revenue</b>	<b>12,463,920</b>	<b>11,047,200</b>	<b>12,665,147</b>	<b>12.82%</b>	
<b>Nonoperating Expenses</b>					
Port	(277,000)	(403,500)	(244,617)	-31.35%	
Airport	(2,045,000)	(953,150)	(879,150)	114.55%	
<b>Total Nonoperating Expenses</b>	<b>(2,322,000)</b>	<b>(1,356,650)</b>	<b>(1,123,767)</b>	<b>71.16%</b>	

**Port of Pasco  
2021 Budget**

Port & Airport	2021 Budget	2020 Budget	2020 Projected	Variance	Comments
<b>Nonoperating Income (Loss)</b>					
Port	7,255,000	4,184,000	4,174,266	12.70%	
Airport	2,886,920	5,506,550	7,367,114	-47.57%	
<b>Total Non-Operating Income (Loss)</b>	<b>10,141,920</b>	<b>9,690,550</b>	<b>11,541,379</b>	<b>4.66%</b>	
<b>Net Income Before Depreciation</b>					
Port	7,931,500	4,184,350	5,285,672	14.17%	
Airport	4,585,720	9,083,150	8,530,056	-49.51%	
<b>Total Net Income Before Depreciation</b>	<b>12,517,220</b>	<b>13,267,500</b>	<b>13,815,728</b>	<b>-5.66%</b>	
Depreciation	(7,400,000)	(7,400,000)	(8,123,000)	0.00%	
<b>Net Income</b>	<b>5,117,220</b>	<b>5,867,500</b>	<b>5,692,728</b>	<b>-12.79%</b>	
<b>Balance Sheet Transactions</b>					
Port	(6,848,316)	(5,626,567)	(554,158)	5.35%	Capital & Debt
Airport	(2,751,685)	(7,063,744)	(7,204,020)	-47.01%	Capital & Debt
<b>Total Balance Sheet Transaction</b>	<b>(9,600,001)</b>	<b>(12,690,311)</b>	<b>(7,758,178)</b>	<b>-24.35%</b>	
<b>Increase (Decrease) in Cash Position</b>					
Port	1,083,184	(1,442,217)	4,731,514	175.11%	
Airport	1,834,035	2,019,406	1,326,036	-9.18%	
<b>Total Increase in Cash Position</b>	<b>2,917,219</b>	<b>577,189</b>	<b>6,057,550</b>	<b>405.42%</b>	
<b>Increase (Decrease) in Cash Position w/out CARES</b>					
Port	1,083,184	(1,442,217)	4,731,514	175.11%	
Airport	92,115	2,019,406	(418,414)	-95.44%	
<b>Total Increase in Cash Position</b>	<b>1,175,299</b>	<b>577,189</b>	<b>4,313,100</b>	<b>103.62%</b>	

**Port of Pasco  
2021 Budget**

Port	2021 Budget	2020 Budget	2020 Projected	Variance	Comments
<b>Operating Revenues</b>					
Big Pasco Industrial Center	3,556,000	3,077,000	3,605,234	15.57%	True up revenues to leases
The Wharf	72,000	49,000	49,396	46.94%	
Container Terminal	164,000	112,000	114,584	46.43%	New lease (Christianson)
Osprey Pointe	246,000	225,000	247,631	9.33%	
Reimann Industrial Center	100,000	-	100,913	100.00%	
Administration Revenue	5,000	5,000	12,000	0.00%	
<b>Total Operating Revenues</b>	<b>4,143,000</b>	<b>3,468,000</b>	<b>4,129,758</b>	<b>19.46%</b>	
<b>Operating Expenses</b>					
Big Pasco Industrial Center	(528,500)	(495,500)	(479,109)	6.66%	
The Wharf	(39,000)	(59,000)	(7,814)	-33.90%	
Container Terminal	(39,000)	(35,500)	(28,876)	9.86%	
Osprey Pointe	(203,000)	(168,500)	(210,384)	20.47%	
Reimann Industrial Center	(13,500)	-	(13,093)	100.00%	
Maintenance (Before Allocations)	(1,099,500)	(1,278,650)	(979,493)	-14.01%	% of salaries capitalized increased
<b>Total Operating Expenses</b>	<b>(1,922,500)</b>	<b>(2,037,150)</b>	<b>(1,718,769)</b>	<b>-5.63%</b>	
<b>Administration Expenses</b>					
Administration (Before Allocations)	(1,544,000)	(1,430,500)	(1,299,583)	7.93%	Decreased % of Port payroll to Airport
<b>Total Administration Expenses</b>	<b>(1,544,000)</b>	<b>(1,430,500)</b>	<b>(1,299,583)</b>	<b>7.93%</b>	
<b>Net Operating Income (After Allocations)</b>					
Big Pasco Industrial Center	787,310	272,010	1,191,920	189.44%	
The Wharf	(16,782)	(61,322)	(1,400)	72.63%	
Container Terminal	50,327	(483)	21,235	10519.67%	
Osprey Pointe	(53,663)	(71,805)	(70,209)	25.27%	
Reimann Industrial Center	58,708	-	87,820	0.00%	
Administration	(149,400)	(138,050)	(117,958)	-8.22%	
<b>Total Net Operating Income</b>	<b>676,500</b>	<b>350</b>	<b>1,111,407</b>	<b>193185.71%</b>	

**Port of Pasco  
2021 Budget**

Port	2021 Budget	2020 Budget	2020 Projected	Variance	Comments
<b>Nonoperating Revenues</b>					
Tax Revenue	2,500,000	2,450,000	2,341,424	2.04%	
Receipts in Lieu of Taxes	50,000	50,000	51,272	0.00%	
Interest Income	50,000	50,000	47,833	0.00%	
Gain on Disposal	-	-	448,751	0.00%	
Grants - Federal - EDA	3,429,000	2,000,000	1,104,800	71.45%	
Grants - Federal - DOT	1,011,500	-	388,500	100.00%	
Grants - State - Ecology	37,500	37,500	36,303	0.00%	
Loan Repayment - Airport	454,000	-	-	100.00%	1st Airport loan repayment to Port
<b>Total Nonoperating Revenue</b>	<b>7,532,000</b>	<b>4,587,500</b>	<b>4,418,883</b>	<b>64.19%</b>	
	-				
<b>Nonoperating Expenses</b>					
Interest Expense	(227,000)	(353,500)	(219,617)	-35.79%	
Soils Clean-up	(50,000)	(50,000)	(25,000)	0.00%	
<b>Total Nonoperating Expenses</b>	<b>(277,000)</b>	<b>(403,500)</b>	<b>(244,617)</b>	<b>-31.35%</b>	
<b>Nonoperating Income (Loss)</b>	<b>7,255,000</b>	<b>4,184,000</b>	<b>4,174,266</b>	<b>73.40%</b>	
<b>Net Income Before Depreciation</b>	<b>7,931,500</b>	<b>4,184,350</b>	<b>5,285,672</b>	<b>89.55%</b>	
<b>Balance Sheet Transactions</b>					
Debt Proceeds	-	-	4,187,739	0.00%	Refinanced 2010, HAIEF, & City LID
Debt Payments	(555,540)	(615,387)	(599,512)	-9.73%	Refinanced 2010, HAIEF, & City LID
Transfer Proceeds	-	-	-	0.00%	
Capital Projects	(1,852,276)	(3,011,180)	(2,649,085)	-38.49%	
Grant Funded Capital Projects	(4,440,500)	(2,000,000)	(1,493,300)	122.03%	
<b>Total Balance Sheet Transaction</b>	<b>(6,848,316)</b>	<b>(5,626,567)</b>	<b>(554,158)</b>	<b>21.71%</b>	
<b>Increase (Decrease) in Cash Position</b>	<b>1,083,184</b>	<b>(1,442,217)</b>	<b>4,731,514</b>	<b>-100.00%</b>	

**Port of Pasco  
2021 Budget**

Airport	2021 Budget	2020 Budget	2020 Projected	Variance	Comments
<b>Operating Revenues</b>					
Airfield	2,054,000	2,003,000	1,555,629	2.55%	
Terminal	4,705,000	6,999,000	4,558,824	-32.78%	55% of 2020 budget for sales accounts
Industrial Park	771,000	743,000	742,895	3.77%	
Business Park	93,000	280,000	83,426	-66.79%	Moved Battelle to airfield
Recreational Park	8,000	8,000	8,043	0.00%	
Security	120,800	120,800	118,700	0.00%	
ARFF	30,000	30,000	25,584	0.00%	
Administration Revenue	-	27,000	-	100.00%	Master plan moved to non-operating
<b>Total Operating Revenues</b>	<b>7,781,800</b>	<b>10,210,800</b>	<b>7,093,100</b>	<b>-23.79%</b>	
<b>Operating Expenses</b>					
Airfield	(325,000)	(367,000)	(264,458)	-11.44%	
Terminal	(962,000)	(1,060,500)	(879,113)	-9.29%	
Industrial Park	(101,000)	(110,500)	(84,192)	-8.60%	
Business Park	(15,000)	(18,500)	(19,043)	-18.92%	
Recreational Park	(7,000)	(7,000)	(6,419)	0.00%	
Maintenance (Before Allocations)	(797,500)	(1,089,700)	(839,798)	-26.81%	
Security (Before Allocations)	(964,000)	(948,000)	(883,487)	1.69%	
ARFF (Before Allocations)	(1,052,000)	(996,000)	(1,011,719)	5.62%	
<b>Total Operating Expenses</b>	<b>(4,223,500)</b>	<b>(4,597,200)</b>	<b>(3,988,228)</b>	<b>-8.13%</b>	
<b>Administration Expenses</b>					
Administration (Before Allocations)	(1,859,500)	(2,037,000)	(1,941,930)	-8.71%	Decreased % of Port payroll to Airport
<b>Total Administration Expenses</b>	<b>(1,859,500)</b>	<b>(2,037,000)</b>	<b>(1,941,930)</b>	<b>-8.71%</b>	
<b>Net Operating Income with Allocations</b>					
Airfield	(476,092)	(713,152)	(904,464)	-33.24%	
Terminal	1,900,358	3,926,407	1,823,599	-51.60%	
Industrial Park	284,627	200,634	268,096	41.86%	
Business Park	15,506	191,624	949	-91.91%	Moved Battelle to airfield
Recreational Park	(25,599)	(28,913)	(25,239)	-11.46%	
<b>Total Net Operating Income</b>	<b>1,698,800</b>	<b>3,576,600</b>	<b>1,162,942</b>	<b>-52.50%</b>	

**Port of Pasco  
2021 Budget**

Airport	2021 Budget	2020 Budget	2020 Projected	Variance	Comments
<b>Nonoperating Revenue</b>					
Interest Income	31,000	43,000	48,372	0.00%	
Grants - Federal - FAA	1,359,000	4,016,700	3,683,168	-66.17%	
Grants - CARES	1,741,920	-	1,744,450	100.00%	
Grants - State	-	-	300,000	0.00%	
Grants - Battelle	-	-	1,014,247	0.00%	
CFC Revenue	450,000	600,000	515,787	0.00%	
PFC Revenue	1,350,000	1,800,000	940,240	-25.00%	
<b>Total Nonoperating Revenue</b>	<b>4,931,920</b>	<b>6,459,700</b>	<b>8,246,264</b>	<b>-23.65%</b>	
<b>Nonoperating Expenses</b>					
Interest Expense	(891,000)	(953,150)	(879,150)	-6.52%	
Grant Projects	(700,000)	-	-	100.00%	
Loan Repayment - Port	(454,000)	-	-	100.00%	
<b>Total Nonoperating Expenses</b>	<b>(2,045,000)</b>	<b>(953,150)</b>	<b>(879,150)</b>	<b>114.55%</b>	
<b>Nonoperating Income (Loss)</b>	<b>2,886,920</b>	<b>5,506,550</b>	<b>7,367,114</b>	<b>-47.57%</b>	
<b>Net Income Before Depreciation</b>	<b>4,585,720</b>	<b>9,083,150</b>	<b>8,530,056</b>	<b>-49.51%</b>	
<b>Balance Sheet Transactions</b>					
Debt Payments	(1,215,685)	(1,296,124)	(1,296,124)	-6.21%	
Capital Projects	(357,000)	(1,150,920)	(770,694)	-68.98%	
Grant Funded Capital Projects	(729,000)	(4,016,700)	(4,621,415)	-81.85%	
CFC Funds	(450,000)	(600,000)	(515,787)	-25.00%	
<b>Total Balance Sheet Transaction</b>	<b>(2,751,685)</b>	<b>(7,063,744)</b>	<b>(7,204,020)</b>	<b>-61.04%</b>	
<b>Increase (Decrease) in Cash Position</b>	<b>1,834,035</b>	<b>2,019,406</b>	<b>1,326,036</b>	<b>-9.18%</b>	
<b>Increase (Decrease) in Cash Position without CARES</b>	<b>92,115</b>	<b>2,019,406</b>	<b>(418,414)</b>	<b>-95.44%</b>	

**Port of Pasco  
2021 Budget**

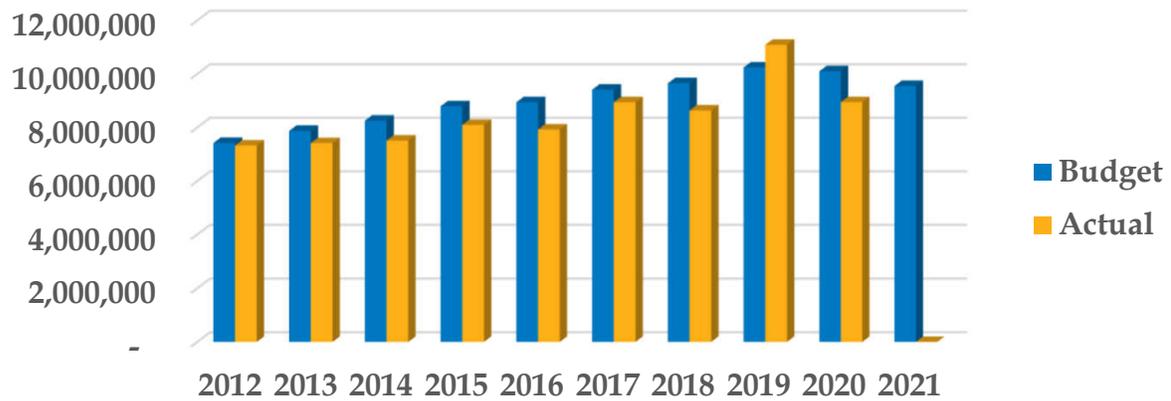
Port Administration Allocation	2021 Budget	2020 Budget	2020 Projected	Variance	Comments
<b>Port Administrative Expenses</b>					
Salaries	1,039,000	1,015,000	1,002,811	2.36%	
Payroll Taxes / L&I	79,000	80,000	79,089	-1.25%	
Retirement	173,000	149,000	159,319	16.11%	
Group Insurance	299,000	302,000	296,513	-0.99%	
Other Benefits	18,000	18,000	18,000	0.00%	
Total	1,608,000	1,564,000	1,555,732	2.81%	
<b>Allocation to the Airport</b>					
Hayden, Randy	40%	40%	40%	0.00%	Proportionate share for oversight
Watts, Donna	70%	70%	70%	0.00%	Proportionate Rev/Exp Ratio
Economic Development Director	15%	35%	35%	-57.14%	Airport Marketing & Advertising
Reyna, Mayra	25%	25%	25%	0.00%	Airport Industrial Park lease oversight
French, Lori	50%	50%	50%	0.00%	Proportionate share for Human Resources
Friesz, Tracy	10%	30%	30%	-66.67%	Proportionate share for Engineering
Leahy, Ariel	75%	75%	75%	0.00%	Proportionate Rev/Exp Ratio
Newman, Diane	70%	70%	70%	0.00%	Proportionate Rev/Exp Ratio
Burney, Audrey	15%	15%	15%	0.00%	Commission Meetings
Rykman, Jean	50%	50%	50%	0.00%	Proportionate share for oversight
Klindworth, Jim	50%	50%	50%	0.00%	Proportionate share for oversight
Gordon, Vicki	50%	50%	50%	0.00%	Proportionate share for oversight
Total	43%	47%	47%	-7.14%	
Total	696,800.00	729,867	726,008		
Port Office Expenses Allocation	50%	50%	50%		
Tech Support	50%	50%	50%		
Accounting & Auditing	50%	50%	50%		
Attorney Fees	50%	50%	50%		
Federal Representation	50%	50%	50%		
WPPA Expenses	25%	25%	25%		

# Port of Pasco 2021 Budget

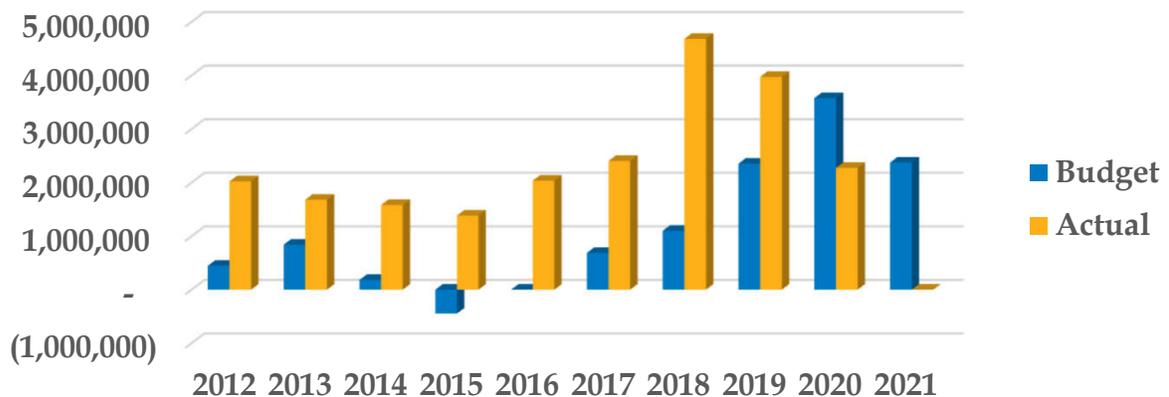
## Revenues Budget vs Actual



## Operating & Administration Expenses Budget vs Actual

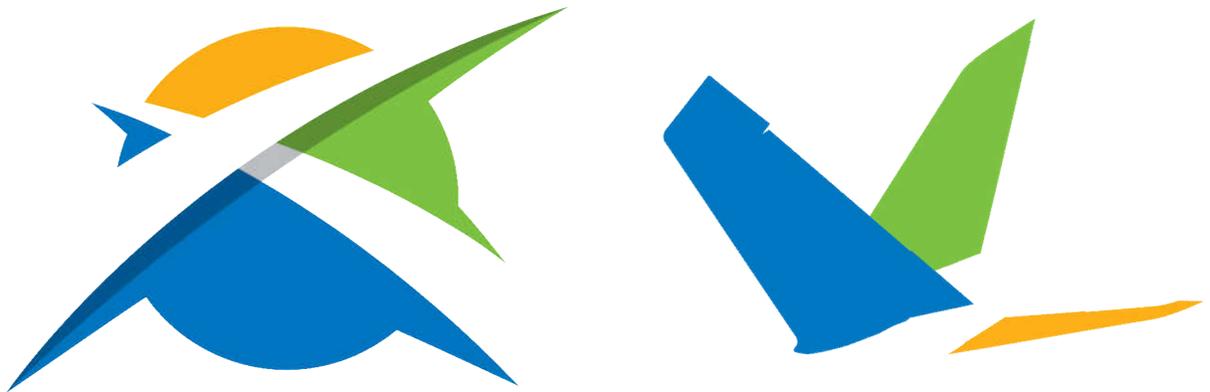


## Operating Net Income Budget vs Actual



# Port of Pasco

2021 Detailed Budget



**Port of Pasco  
2021 Budget**

Port & Airport	2021 Budget	2020 Budget	2020 Projected	Variance
<b>Operating Revenues</b>				
Container & Barge Fees	\$78,000.00	\$96,000.00	\$64,701.26	-18.75%
Landing Fees	\$1,354,000	\$1,490,000	\$987,880	-9.13%
Aviation Fuel Flowage Fees	\$25,000	\$15,000	\$20,932	66.67%
Land Leases (TCA)	\$646,000	\$798,000	\$626,576	-19.05%
Warehouse Leases (TCA)	\$25,000	\$24,000	\$25,334	4.17%
Hangar Leases (TCA)	\$344,000	\$158,000	\$218,032	117.72%
TCA - Building Leases (TCA)	\$532,000	\$549,000	\$508,115	-3.10%
Airline Income	\$2,012,000	\$2,260,000	\$2,152,408	-10.97%
Car Rentals	\$866,250	\$1,575,000	\$941,299	-45.00%
Restaurant	\$96,250	\$175,000	\$83,772	-45.00%
Terminal Office Space	\$134,000	\$109,000	\$131,993	22.94%
Advertising	\$40,000	\$50,000	\$42,447	-20.00%
ARFF Reimbursement	\$30,000	\$30,000	\$25,584	0.00%
Terminal Parking Lot	\$1,540,000	\$2,800,000	\$1,191,954	-45.00%
Fingerprinting Fees	\$4,000	\$4,000	\$2,300	0.00%
Building Leases (POP)	\$888,000	\$774,000	\$868,081	14.73%
Warehouse Leases (POP)	\$2,290,000	\$2,000,000	\$2,342,863	14.50%
Land Leases (POP)	\$629,000	\$452,000	\$592,615	39.16%
Water Fees	\$28,000	\$28,000	\$34,849	0.00%
Sewer Fees	\$32,000	\$29,000	\$37,135	10.34%
CAM Fees	\$45,000	\$18,000	\$32,854	150.00%
Rail Fees	\$147,000	\$65,000	\$144,510	126.15%
TSA Reimbursement	\$116,800	\$116,800	\$116,400	0.00%
Grants - Cities & Counties	\$0	\$27,000	\$0	-100.00%
Grants - Other	\$5,000	\$5,000	\$12,000	0.00%
Miscellaneous Income	\$17,500	\$31,000	\$18,224	-43.55%
<b>Total Operating Revenues</b>	<b>\$11,924,800</b>	<b>\$13,678,800</b>	<b>\$11,222,858</b>	<b>-12.82%</b>
<b>Operating Expenses</b>				
Salaries	\$1,469,500	\$1,815,500	\$1,433,868	-19.06%
Fringe Benefits	\$1,030,500	\$1,176,650	\$982,656	-12.42%
Unemployment	\$83,500	\$19,700	\$28,857	323.86%
Travel	\$3,500	\$7,500	\$442	-53.33%
Training	\$42,500	\$35,000	\$27,034	21.43%
Labor Consultants	\$5,500	\$3,500	\$17,419	57.14%
Janitorial Supplies & Service	\$468,000	\$593,000	\$361,135	-21.08%
Electricity	\$374,000	\$379,500	\$354,218	-1.45%
Natural Gas	\$67,500	\$59,500	\$63,855	13.45%
Water / Sewer	\$89,000	\$84,500	\$91,833	5.33%
Refuse	\$49,500	\$40,500	\$44,846	22.22%
Cable	\$1,500	\$1,500	\$1,599	0.00%
Propane	\$1,000	\$1,000	\$0	0.00%
Security / Fire Services	\$35,500	\$0	\$26,387	100.00%
Elevator Services	\$4,000	\$0	\$3,750	100.00%
Fuel	\$63,000	\$72,500	\$55,743	-13.10%
Maintenance Supplies	\$37,500	\$43,000	\$34,617	-12.79%
Badging Equipment	\$23,000	\$30,000	\$17,683	-23.33%
Access Control Support	\$3,000	\$4,500	\$4,000	-33.33%
Fingerprinting Fees	\$15,000	\$10,000	\$13,809	50.00%

**Port of Pasco  
2021 Budget**

Port & Airport	2021 Budget	2020 Budget	2020 Projected	Variance
Consultants	\$107,500	\$91,500	\$116,637	17.49%
Outside Contracted Services	\$944,000	\$914,000	\$912,459	3.28%
Telephone	\$13,500	\$13,500	\$10,783	0.00%
Property Insurance	\$477,500	\$387,500	\$408,581	23.23%
Taxes	\$45,500	\$56,000	\$40,284	-18.75%
Barge Slip Maintenance	\$10,000	\$10,000	\$5,178	0.00%
Building Maintenance & Supplies	\$266,000	\$302,000	\$200,790	-11.92%
Water Maintenance	\$10,000	\$10,000	\$5,117	0.00%
Sewer Maintenance	\$1,000	\$1,000	\$969	0.00%
Fire Maintenance	\$30,000	\$30,000	\$62,227	0.00%
Railroad Track Maintenance	\$10,000	\$10,000	\$11,713	0.00%
Road Maintenance	\$17,000	\$21,000	\$12,904	-19.05%
Lawns & Grounds	\$100,500	\$111,500	\$102,139	-9.87%
Snow Removal	\$61,000	\$86,000	\$33,574	-29.07%
Fences/Gates	\$7,000	\$10,000	\$7,456	-30.00%
Lighting	\$19,000	\$16,000	\$20,485	18.75%
Signs	\$10,000	\$10,000	\$18,080	0.00%
Pavement Maintenance	\$22,000	\$31,000	\$52,674	-29.03%
Paint	\$20,500	\$37,500	\$9,311	-45.33%
Wildlife	\$10,000	\$7,000	\$14,112	42.86%
Equipment Maintenance	\$72,000	\$78,000	\$71,048	-7.69%
Equipment Rental	\$13,000	\$11,000	\$6,000	18.18%
Miscellaneous Expense	\$12,500	\$12,500	\$20,726	0.00%
<b>Total Operating Expenses</b>	<b>\$6,146,000</b>	<b>\$6,634,350</b>	<b>\$5,706,997</b>	<b>-7.36%</b>
<b>Total Administrative Expenses</b>				
Office Expenses and Supplies	\$63,000	\$65,000	\$57,716	-3.08%
Technical Support	\$70,000	\$90,000	\$77,936	-22.22%
Legal Fees	\$80,000	\$75,000	\$66,998	6.67%
Consultants - Professional Services	\$24,000	\$59,000	\$18,991	-59.32%
Consultants - Personal Services	\$80,000	\$105,000	\$123,731	-23.81%
Accounting	\$10,000	\$10,000	\$10,121	0.00%
Audit Costs	\$47,000	\$42,000	\$41,924	11.90%
Federal Representation	\$61,000	\$61,000	\$60,100	0.00%
Telephone	\$18,500	\$16,000	\$17,806	15.63%
Banquets & Meals	\$12,000	\$25,000	\$6,979	-52.00%
Advertising	\$62,000	\$127,000	\$96,216	-51.18%
Port Website	\$2,000	\$2,000	\$4,516	0.00%
Marketing	\$58,000	\$84,000	\$50,121	-30.95%
Beacon	\$35,000	\$25,000	\$35,000	40.00%
Economic Development	\$55,000	\$80,000	\$40,765	-31.25%
Promotional/Hosting	\$17,500	\$4,500	\$277	288.89%
Meetings & Registrations	\$18,000	\$20,000	\$6,382	-10.00%
Membership Dues & Fees	\$85,000	\$82,000	\$85,508	3.66%
Publications & Networks	\$1,500	\$1,500	\$1,499	0.00%
A & G Insurance	\$187,000	\$147,500	\$158,289	26.78%
Administrative Salaries	\$1,428,000	\$1,385,000	\$1,369,512	3.10%
A & G Fringe Benefits	\$889,000	\$851,500	\$844,513	4.40%
Unemployment	\$14,000	\$13,500	\$0	3.70%
Travel Related Expenses	\$77,000	\$87,000	\$46,933	-11.49%

**Port of Pasco  
2021 Budget**

Port & Airport	2021 Budget	2020 Budget	2020 Projected	Variance
Training	\$5,000	\$5,000	\$3,595	0.00%
Miscellaneous	\$4,000	\$4,000	\$16,086	0.00%
<b>Total Administrative Expenses</b>	<b>\$3,403,500</b>	<b>\$3,467,500</b>	<b>\$3,241,512</b>	<b>-1.85%</b>
<b>Total Operating &amp; Administrative Expenses</b>	<b>\$9,549,500</b>	<b>\$10,101,850</b>	<b>\$8,948,509</b>	<b>-5.47%</b>
<b>Operating Net Income</b>	<b>\$2,375,300</b>	<b>\$3,576,950</b>	<b>\$2,274,349</b>	<b>-33.59%</b>
<b>Nonoperating Revenue</b>				
Interest Income	\$81,000	\$93,000	\$89,679	-12.90%
Finance Charge	\$0	\$0	\$5,613	0.00%
Sale of Scrap	\$0	\$0	\$592	0.00%
Gain/Loss on Disposal of Property	\$0	\$0	\$448,751	0.00%
Insurance Settlements	\$0	\$0	\$320	0.00%
Contributions - CERB Battelle	\$0	\$0	\$300,000	0.00%
Contributions - FAA	\$0	\$4,016,700	\$0	-100.00%
Contributions - AIP 45 (Taxiway A)	\$0	\$0	\$1,849,803	0.00%
Contributions - AIP 47 (Winter Equipment)	\$0	\$0	\$1,757,365	0.00%
Contributions - AIP 50 (Taxiway G)	\$729,000	\$0	\$0	100.00%
Contributions - Battelle	\$0	\$0	\$1,014,247	0.00%
Contributions - EDA (BPIC Road Project)	\$3,429,000	\$2,000,000	\$1,104,800	71.45%
Contributions - DOT Rail (BPIC Rail Project)	\$1,011,500	\$0	\$388,500	100.00%
Grants - AIP 46 (Master Plan)	\$0	\$0	\$76,000	0.00%
Grants - AIP 48 (CARES)	\$1,741,920	\$0	\$1,744,450	100.00%
Grants - AIP 49 (Environmental)	\$630,000	\$0	\$0	0.00%
Grants - Department of Ecology	\$37,500	\$37,500	\$36,303	0.00%
Taxes	\$2,550,000	\$2,500,000	\$2,392,696	2.00%
PFC	\$1,350,000	\$1,800,000	\$940,240	-25.00%
CFC	\$450,000	\$600,000	\$515,787	-25.00%
Loan Repayment	\$454,000	\$0	\$0	100.00%
Miscellaneous	\$0	\$0	\$0	0.00%
<b>Total Nonoperating Revenue</b>	<b>\$12,463,920</b>	<b>\$11,047,200</b>	<b>\$12,665,147</b>	<b>12.82%</b>
<b>Nonoperating Expenses</b>				
Amortization - 2014 Revenue Bond	(\$25,000)	(\$25,000)	(\$25,000)	0.00%
Amortization - 2010 G.O. Bond	\$0	(\$4,500)	(\$45,570)	-100.00%
Amortization - 2020 G.O. Bond	(\$63,500)	\$0	(\$15,875)	-100.00%
Interest Expense - 2010 LTGO	\$0	\$141,500	\$117,187	-100.00%
Interest Expense - 2009 CERB Loan	\$6,500	\$8,000	\$8,000	-18.75%
Interest Expense - G.O. Bond 2012	\$22,500	\$34,000	\$34,000	-33.82%
Interest Expense - 2013 HAEIFAC	16,000	18,000	18,000	-11.11%
Interest Expense - 2014 Revenue Bond	819,000	866,650	866,650	-5.50%
Interest Expense - LID	\$0	\$40,000	\$0	-100.00%
Interest Expense - CERB Battelle Hangar	\$68,000	\$34,000	\$0	100.00%
Interest Expense - Baker Boyer 2019	\$23,000	\$26,000	\$26,000	-11.54%
Interest Expense - HAEIF 2019	\$70,000	\$168,000	\$70,000	-58.33%
Interest Expenses - 2020 LTGO	\$181,500	\$0	\$45,375	100.00%
Loan Repayment - 2018 Terminal	\$300,000	\$0	\$0	100.00%
Loan Repayment - 2020 City of Pasco	\$154,000	\$0	\$0	100.00%
AIP 49 - Environmental	\$700,000	\$0	\$0	100.00%
Soils Clean-Up	\$50,000	\$50,000	\$25,000	0.00%

**Port of Pasco  
2021 Budget**

Port & Airport	2021 Budget	2020 Budget	2020 Projected	Variance
Miscellaneous	\$0	\$0	\$0	0.00%
<b>Total Nonoperating Expenses</b>	<b>\$2,322,000</b>	<b>\$1,356,650</b>	<b>\$1,123,767</b>	<b>71.16%</b>
<b>Nonoperating Income (Loss)</b>	<b>\$10,141,920</b>	<b>\$9,690,550</b>	<b>\$11,541,379</b>	<b>4.66%</b>
<b>Net Income Before Depreciation</b>	<b>\$12,517,220</b>	<b>\$13,267,500</b>	<b>\$13,815,728</b>	<b>-5.66%</b>
Depreciation Expense	\$7,400,000	\$7,400,000	\$7,362,000	0.00%
<b>Net Income</b>	<b>\$5,117,220</b>	<b>\$5,867,500</b>	<b>\$6,453,728</b>	<b>-12.79%</b>
<b>Balance Sheet Transactions</b>				
Loan Proceeds	\$0	\$0	\$5,887,739	0.00%
Principal G.O. Bond 2010	\$0	(\$195,000)	(\$195,000)	-100.00%
CERB 2009	(\$105,917)	(\$102,924)	(\$102,924)	2.91%
G.O. Bond 2012	(\$170,000)	(\$383,687)	(\$383,687)	-55.69%
HAEIF 2013	(\$67,341)	(\$65,378)	(\$65,378)	3.00%
Terminal Revenue Bond	(\$1,005,000)	(\$960,000)	(\$960,000)	4.69%
CERB 2018	(\$69,897)	(\$69,897)	(\$69,897)	0.00%
Baker Boyer 2019	(\$92,616)	(\$89,452)	(\$89,452)	3.54%
HAEIF 2019	(\$83,954)	(\$74,584)	(\$74,584)	12.56%
G.O. Bond 2020	(\$265,000)	\$0	\$0	100.00%
Unavailable CFC \$	(\$450,000)	(\$600,000)	(\$515,787)	0.00%
Unavailable PFC \$	\$0	\$0	\$0	0.00%
Amortization Expense 2010 G.O. Bond	\$0	\$4,410	\$4,410	-100.00%
Amortization Expense 2020 G.O. Bond	\$63,500	\$0	\$15,875	100.00%
Amortization - 2014 Revenue Bond	\$25,000	\$25,000	\$25,000	0.00%
Capital Projects - Grant Funded	(\$5,169,500)	(\$6,016,700)	(\$6,114,715)	0.00%
Capital Projects	(\$2,209,276)	(\$4,162,100)	(\$3,419,779)	0.00%
<b>Total Balance Sheet Transactions</b>	<b>(\$9,600,001)</b>	<b>(\$12,690,311)</b>	<b>(\$6,058,178)</b>	<b>-24.35%</b>
<b>Increase (Decrease) in Cash Position</b>	<b>\$2,917,219</b>	<b>\$577,189</b>	<b>\$7,757,550</b>	<b>405.42%</b>
<b>Increase (Decrease) in Cash Position W/out CARES</b>	<b>\$1,175,299</b>	<b>\$577,189</b>	<b>\$6,013,100</b>	<b>103.62%</b>

# Port

## 2021 Detailed Budget



**Port  
2021 Budget**

Port	2021 Budget	2020 Budget	2020 Projected	Variance
<b>Port Operating Revenues</b>				
Port - Container Fees	\$78,000.00	\$96,000.00	\$64,701.26	-18.75%
Port - Non-Warehouse Building Leases	\$888,000.00	\$774,000.00	\$868,081.24	14.73%
Port - Warehouse Leases	\$2,290,000.00	\$2,000,000.00	\$2,342,863.07	14.50%
Port - Land Leases	\$629,000.00	\$452,000.00	\$592,614.83	39.16%
Port - Water Fees	\$28,000.00	\$28,000.00	\$34,848.96	0.00%
Port - Sewer Fees	\$32,000.00	\$29,000.00	\$37,134.78	10.34%
Port - CAM Fees	\$45,000.00	\$18,000.00	\$32,854.26	150.00%
Port - Rail Fees	\$147,000.00	\$65,000.00	\$144,510.00	126.15%
Port - Grants - Other	\$5,000.00	\$5,000.00	\$12,000.00	0.00%
Port - Miscellaneous Income	\$1,000.00	\$1,000.00	\$150.00	0.00%
<b>Total Port Operating Revenues</b>	<b>\$4,143,000</b>	<b>\$3,468,000</b>	<b>\$4,129,758</b>	<b>19.46%</b>
<b>Port Operating Expenses</b>				
Port - Salaries	\$531,000	\$683,500	\$464,384	-22.31%
Port - Fringe Benefits - FICA	\$53,000	\$57,000	\$48,999	-7.02%
Port - Fringe Benefits - L&I	\$37,000	\$42,000	\$35,094	-11.90%
Port - Fringe Benefits - Retirement	\$85,000	\$93,000	\$78,447	-8.60%
Port - Fringe Benefits - DCP	\$25,500	\$28,000	\$12,703	-8.93%
Port - Fringe Benefits - Health Insurance	\$249,000	\$248,000	\$235,614	0.40%
Port - Fringe Benefits - Vacation & Sick Accrual	\$1,000	\$1,000	\$0	0.00%
Port - Fringe Benefits - Uniforms	\$1,500	\$2,150	\$2,144	-30.23%
Port - Car Allowance	\$0	\$6,000	\$4,500	-100.00%
Port - Unemployment	\$7,000	\$7,500	\$0	-6.67%
Port - Travel	\$2,000	\$2,000	\$0	0.00%
Port - Training	\$2,000	\$2,000	\$428	0.00%
Port - Labor Consultants	\$2,000	\$2,000	\$3,806	0.00%
Port - Janitorial Supplies & Service	\$18,000	\$18,000	\$17,553	0.00%
Port - Electricity	\$151,500	\$154,500	\$146,710	-1.94%
Port - Natural Gas	\$6,500	\$6,500	\$3,511	0.00%
Port - Water / Sewer	\$32,500	\$28,000	\$35,712	16.07%
Port - Security / Fire Service	\$23,000	\$0	\$23,521	100.00%
Port - Refuse	\$8,000	\$6,500	\$6,956	23.08%
Port - Propane	\$1,000	\$1,000	\$0	0.00%
Port - Fuel	\$26,000	\$30,500	\$21,224	-14.75%
Port - Maintenance Supplies	\$13,500	\$15,000	\$15,054	-10.00%
Port - Consultants	\$85,000	\$70,000	\$89,029	21.43%
Port - Telephone	\$2,500	\$1,000	\$2,424	150.00%
Port - Property Insurance	\$265,500	\$220,500	\$234,739	20.41%
Port - Taxes	\$10,000	\$12,500	\$5,378	-20.00%
Port - Barge Slip Maintenance	\$10,000	\$10,000	\$5,178	0.00%
Port - Building Maintenance & Supplies	\$119,000	\$139,000	\$51,432	-14.39%
Port - Water Maintenance	\$10,000	\$10,000	\$5,117	0.00%
Port - Sewer Maintenance	\$1,000	\$1,000	\$969	0.00%
Port - Fire Maintenance	\$30,000	\$30,000	\$62,227	0.00%
Port - Railroad Track Maintenance	\$10,000	\$10,000	\$11,713	0.00%
Port - Road Maintenance	\$7,000	\$8,000	\$4,500	-12.50%
Port - Lawns & Grounds	\$68,000	\$64,000	\$57,035	6.25%
Port - Snow Removal	\$1,000	\$1,000	\$0	0.00%
Port - Lighting	\$1,000	\$1,000	\$480	0.00%
Port - Signs	\$1,000	\$1,000	\$968	0.00%

**Port  
2021 Budget**

<b>Port</b>	<b>2021 Budget</b>	<b>2020 Budget</b>	<b>2020 Projected</b>	<b>Variance</b>
Port - Equipment Maintenance	\$21,000	\$21,000	\$18,659	0.00%
Port - Equipment Rental	\$500	\$500	\$0	0.00%
Port - Miscellaneous Expense	\$4,000	\$2,500	\$12,561	60.00%
<b>Total Port Operating Expenses</b>	<b>\$1,922,500</b>	<b>\$2,037,150</b>	<b>\$1,718,769</b>	<b>-5.63%</b>
<b>Port Administration Expenses</b>				
Port - Office Expenses and Supplies	\$28,000	\$25,000	\$26,930	12.00%
Port - Technical Support	\$35,000	\$45,000	\$38,977	-22.22%
Port - Legal Fees	\$40,000	\$35,000	\$35,555	14.29%
Port - Consultants - Professional Services	\$5,000	\$5,000	\$0	0.00%
Port - Consultants - Personal Services	\$5,000	\$5,000	\$9,344	0.00%
Port - Accounting	\$5,000	\$5,000	\$4,594	0.00%
Port - Audit Costs	\$22,000	\$18,000	\$13,996	22.22%
Port - Federal & State Representation	\$61,000	\$61,000	\$60,100	0.00%
Port - Telephone	\$9,000	\$8,000	\$8,498	12.50%
Port - Banquets & Meals	\$7,000	\$14,000	\$4,372	-50.00%
Port - Advertising	\$20,000	\$15,000	\$15,307	33.33%
Port - Port Website	\$2,000	\$2,000	\$4,516	0.00%
Port - Marketing	\$28,000	\$33,000	\$7,436	-15.15%
Port - Beacon	\$17,500	\$12,500	\$17,500	40.00%
Port - Economic Development	\$55,000	\$80,000	\$40,765	-31.25%
Port - Promotional/Hosting	\$9,000	\$2,000	\$231	350.00%
Port - Meetings & Registrations	\$10,000	\$10,000	\$2,774	0.00%
Port - Membership Dues & Fees	\$65,000	\$65,000	\$66,466	0.00%
Port - Publications & Networks	\$1,000	\$1,000	\$1,010	0.00%
Port - Insurance	\$55,000	\$39,500	\$43,400	39.24%
Port - Administrative Salaries	\$1,039,000	\$1,015,000	\$1,002,811	2.36%
Port - Benefits - FICA	\$76,000	\$77,000	\$76,381	-1.30%
Port - Benefits - L&I	\$3,000	\$3,000	\$2,708	0.00%
Port - Benefits - Retirement	\$125,000	\$122,000	\$116,839	2.46%
Port - Benefits - DCP	\$48,000	\$27,000	\$42,480	77.78%
Port - Benefits - Health Insurance	\$299,000	\$302,000	\$296,513	-0.99%
Port - Benefits - Vacation & Sick Accrual	\$0	\$25,000	\$0	-100.00%
Port - Benefits - Car Allowance / Other	\$18,500	\$18,000	\$18,000	2.78%
Port - Benefits - Health Insurance Retirees	\$52,000	\$27,000	\$36,621	92.59%
Port - Unemployment	\$10,000	\$9,500	\$0	5.26%
Port - Travel Related Expenses	\$50,000	\$50,000	\$28,259	0.00%
Port - Training	\$2,000	\$2,000	\$933	0.00%
Port - Miscellaneous	\$2,000	\$2,000	\$13,931	0.00%
Port - Airport Portion of Port Payroll	(\$660,000)	(\$730,000)	(\$737,663)	-9.59%
<b>Total Port Administration Expenses</b>	<b>\$1,544,000</b>	<b>\$1,430,500</b>	<b>\$1,299,583</b>	<b>7.93%</b>
<b>Total Port Operating &amp; Administrative Expenses</b>	<b>\$3,466,500</b>	<b>\$3,467,650</b>	<b>\$3,018,352</b>	<b>-0.03%</b>
<b>Port Operating Net Income</b>	<b>\$676,500</b>	<b>\$350</b>	<b>\$1,111,407</b>	<b>193185.71%</b>
<b>Port Nonoperating Revenue</b>				
Port - Interest Income - General Fund	\$45,000	\$45,000	\$41,690	0.00%
Port - Finance Charge- Accounts Rec.	\$0	\$0	\$2,590	0.00%
Port - Interest Income - Mar. Terminal	\$5,000	\$5,000	\$2,961	0.00%
Port - Sale of Scrap	\$0	\$0	\$592	0.00%
Port - Gain (loss) on Disposal	\$0	\$0	\$448,751	0.00%

**Port  
2021 Budget**

<b>Port</b>	<b>2021 Budget</b>	<b>2020 Budget</b>	<b>2020 Projected</b>	<b>Variance</b>
Port - Contributions - State of WA	\$37,500	\$37,500	\$36,303	0.00%
Port - Contributions - EDA	\$3,429,000	\$2,000,000	\$1,104,800	71.45%
Port - Contributions - DOT Rail	\$1,011,500	\$0	\$388,500	100.00%
Port - Property Taxes Levied	\$2,500,000	\$2,450,000	\$2,341,424	2.04%
Port - Receipts in Lieu of Taxes	\$50,000	\$50,000	\$51,272	0.00%
Port - Loan Repayment - 2018 Terminal	\$300,000	\$0	\$0	100.00%
Port - Loan Repayment - 2020 City of Pasco	\$154,000	\$0	\$0	100.00%
Port - Miscellaneous Income	\$0	\$0	\$0	0.00%
<b>Total Port Nonoperating Revenue</b>	<b>\$7,532,000</b>	<b>\$4,587,500</b>	<b>\$4,418,883</b>	<b>64.19%</b>
<b>Port Nonoperating Expenses</b>				
Port - Amortization - 2010 G.O. Bond	\$0	(\$4,500)	(\$45,570)	-100.00%
Port - Amortization - 2020 G.O. Bond	(\$63,500)	\$0	(\$15,875)	-100.00%
Port - Interest - 2010 LTGO	\$0	\$141,500	\$117,187	-100.00%
Port - Interest - 2009 CERB Loan	\$6,500	\$8,000	\$8,000	-18.75%
Port - Interest - G.O. Bond 2012	\$9,500	\$14,500	\$14,500	-34.48%
Port - Interest - Baker Boyer 2019	\$23,000	\$26,000	\$26,000	-11.54%
Port - Interest - HAEIF 2019	\$70,000	\$168,000	\$70,000	-58.33%
Port - Interest - 2020 LTGO	\$181,500	\$0	\$45,375	100.00%
Port - Soils Clean-up	\$50,000	\$50,000	\$25,000	0.00%
Port - Miscellaneous	\$0	\$0	\$0	0.00%
<b>Total Port Nonoperating Expenses</b>	<b>\$277,000</b>	<b>\$403,500</b>	<b>\$244,617</b>	<b>-31.35%</b>
<b>Port Nonoperating Income (Loss)</b>	<b>\$7,255,000</b>	<b>\$4,184,000</b>	<b>\$4,174,266</b>	<b>73.40%</b>
<b>Port Net Income</b>	<b>\$7,931,500</b>	<b>\$4,184,350</b>	<b>\$5,285,672</b>	<b>89.55%</b>
<b>Port Balance Sheet Transactions</b>				
Port - Debt Proceeds	\$0	\$0	\$4,187,739	0.00%
Port - Principal - G.O. Bond 2010	\$0	(\$195,000)	(\$195,000)	-100.00%
Port - Principal - 2009 CERB Loan	(\$105,917)	(\$102,924)	(\$102,924)	2.91%
Port - Principal - G.O. Bond 2012	(\$71,553)	(\$157,838)	(\$157,838)	-54.67%
Port - Principal - Baker Boyer	(\$92,616)	(\$89,452)	(\$89,452)	3.54%
Port - Principal- HAEIF	(\$83,954)	(\$74,584)	(\$74,584)	12.56%
Port - Principal- GO 2020	(\$265,000)	\$0	\$0	100.00%
Port - Amortization Expense - 2020 G.O. Bond	\$63,500	\$0	\$15,875	100.00%
Port - Amortization Expense - 2010 G.O. Bond	\$0	\$4,410	\$4,410	-100.00%
Port - Capital Projects Grant Funded	(\$4,440,500)	(\$2,000,000)	(\$1,493,300)	122.03%
Port - Capital Projects	(\$1,852,276)	(\$3,011,180)	(\$2,649,085)	0.00%
<b>Total Port Balance Sheet Transactions</b>	<b>(6,848,316)</b>	<b>(5,626,567)</b>	<b>(554,158)</b>	<b>21.71%</b>
<b>Increase (Decrease) in Cash Position</b>	<b>\$1,083,184</b>	<b>(\$1,442,217)</b>	<b>\$4,731,514</b>	<b>-175.11%</b>

**Port  
2021 Budget**

<b>Big Pasco Industrial Center</b>	<b>2021 Budget</b>	<b>2020 Budget</b>	<b>2020 Projected</b>	<b>Variance</b>
<b>Big Pasco Industrial Center Revenue</b>				
BPIC - Non-Warehouse Building Leases	\$635,000	\$545,000	\$619,806	16.51%
BPIC - Warehouse Leases	\$2,290,000	\$2,000,000	\$2,342,863	14.50%
BPIC - Land Leases	\$455,000	\$420,000	\$453,984	8.33%
BPIC - Water Fees	\$25,000	\$25,000	\$31,505	0.00%
BPIC - Sewer Fees	\$25,000	\$22,000	\$29,423	13.64%
BPIC - CAM Fees	\$26,000	\$0	\$13,144	100.00%
BPIC - Rail Fees	\$100,000	\$65,000	\$114,510	53.85%
BPIC - Miscellaneous Income	\$0	\$0	\$0	0.00%
<b>Total Big Pasco Industrial Center Revenue</b>	<b>\$3,556,000</b>	<b>\$3,077,000</b>	<b>\$3,605,234</b>	<b>15.57%</b>
<b>Big Pasco Industrial Center Expenses</b>				
BPIC - Electricity	\$95,000	\$100,000	\$90,952	-5.00%
BPIC - Natural Gas	\$500	\$500	\$0	0.00%
BPIC - Water / Sewer	\$30,000	\$25,000	\$33,165	20.00%
BPIC - Security / Fire Service	\$17,000	\$0	\$17,833	100.00%
BPIC - Fuel	\$1,000	\$500	\$1,428	100.00%
BPIC - Maintenance Supplies	\$500	\$1,000	\$344	-50.00%
BPIC - Consultants	\$0	\$0	\$0	0.00%
BPIC - Property Insurance	\$217,000	\$190,000	\$190,998	14.21%
BPIC - General Taxes	\$500	\$1,000	\$575	-50.00%
BPIC - Excise Taxes	\$4,000	\$6,000	\$2,799	-33.33%
BPIC - Building Maintenance and Supplies	\$90,000	\$100,000	\$36,533	-10.00%
BPIC - Water Maintenance	\$10,000	\$10,000	\$5,117	0.00%
BPIC - Sewer Maintenance	\$1,000	\$1,000	\$969	0.00%
BPIC - Fire Maintenance	\$30,000	\$30,000	\$62,227	0.00%
BPIC - Railroad Track Maintenance	\$10,000	\$10,000	\$11,713	0.00%
BPIC - Road Maintenance	\$2,000	\$3,000	\$4,500	-33.33%
BPIC - Lawns & Grounds	\$17,500	\$15,000	\$16,506	16.67%
BPIC - Lighting	\$500	\$500	\$480	0.00%
BPIC - Signs	\$500	\$500	\$968	0.00%
BPIC - Equipment Maintenance	\$1,000	\$1,000	\$0	0.00%
BPIC - Miscellaneous	\$500	\$500	\$2,001	0.00%
BPIC - Maintenance Allocation	\$989,550	\$1,150,785	\$881,543	-14.01%
BPIC - Overhead Allocations	\$1,250,640	\$1,158,705	\$1,052,662	7.93%
<b>Total Big Pasco Industrial Center Expenses</b>	<b>\$2,768,690</b>	<b>\$2,804,990</b>	<b>\$2,413,315</b>	<b>-1.29%</b>
<b>Tota Big Pasco Net Income (Loss)</b>	<b>\$787,310</b>	<b>\$272,010</b>	<b>\$1,191,920</b>	<b>189.44%</b>

**Port  
2021 Budget**

<b>The Wharf</b>	<b>2021 Budget</b>	<b>2020 Budget</b>	<b>2020 Projected</b>	<b>Variance</b>
<b>The Wharf Revenue</b>				
The Wharf - Building Leases	\$48,000	\$44,000	\$43,147	9.09%
The Wharf - Land Leases	\$24,000	\$5,000	\$6,249	380.00%
The Wharf - Water Fees	\$0	\$0	\$0	0.00%
<b>Total Wharf Revenue</b>	<b>\$72,000</b>	<b>\$49,000</b>	<b>\$49,396</b>	<b>46.94%</b>
<b>The Wharf Expenses</b>				
The Wharf - Water	\$500	\$1,000	\$364	-50.00%
The Wharf - Consultants	\$30,000	\$50,000	\$0	-40.00%
The Wharf - Property Insurance	\$3,000	\$2,500	\$2,646	20.00%
The Wharf - General Taxes	\$1,000	\$1,000	\$849	0.00%
The Wharf - Building Maintenance	\$2,000	\$2,000	\$664	0.00%
The Wharf - Lawns & Grounds	\$2,000	\$2,000	\$1,871	0.00%
The Wharf - Miscellaneous	\$500	\$500	\$1,420	0.00%
The Wharf - Maintenance Allocation	\$21,990.00	\$25,573.00	\$19,590	-14.01%
The Wharf - Overhead Allocations	\$27,792.00	\$25,749.00	\$23,392	7.93%
<b>Total Wharf Expenses</b>	<b>\$88,782</b>	<b>\$110,322</b>	<b>\$50,796</b>	<b>-19.52%</b>
<b>The Wharf Net Income (Loss)</b>	<b>(\$16,782)</b>	<b>(\$61,322)</b>	<b>(\$1,400)</b>	<b>-72.63%</b>

**Port  
2021 Budget**

Container Terminal	2021 Budget	2020 Budget	2020 Projected	Variance
<b>Container Terminal Revenue</b>				
Container Terminal - Container & Barge Fees	\$78,000	\$96,000	\$64,701	-18.75%
Container Terminal - Land Leases	\$39,000	\$16,000	\$19,576	143.75%
Container Terminal - Water Fees	\$0	\$0	\$307	0.00%
Container Terminal - Rail Fees	\$47,000	\$0	\$30,000	100.00%
Container Terminal - Miscellaneous Income	\$0	\$0	\$0	0.00%
<b>Total Container Terminal Revenue</b>	<b>\$164,000</b>	<b>\$112,000</b>	<b>\$114,584</b>	<b>46.43%</b>
<b>Container Terminal Expenses</b>				
Container Terminal - Electricity	\$5,000	\$3,500	\$4,631	42.86%
Container Terminal - Property Insurance	\$18,000	\$16,000	\$16,128	12.50%
Container Terminal - General Taxes	\$1,000	\$1,000	\$0	0.00%
Container Terminal - Excise Taxes	\$2,500	\$2,500	\$139	0.00%
Container Terminal - Marine & Barge Slip Maintenance	\$10,000	\$10,000	\$5,178	0.00%
Container Terminal - Building Maintenance & Supplies	\$2,500	\$2,500	\$0	0.00%
Container Terminal - Miscellaneous	\$0	\$0	\$2,800	0.00%
Container Terminal - Maintenance Allocation	\$32,985	\$38,360	\$29,385	-14.01%
Container Terminal - Overhead Allocations	\$41,688	\$38,624	\$35,089	7.93%
<b>Total Container Terminal Expenses</b>	<b>\$113,673</b>	<b>\$112,483</b>	<b>\$93,350</b>	<b>1.06%</b>
<b>Container Terminal Net Income (Loss)</b>	<b>\$50,327</b>	<b>(\$483)</b>	<b>\$21,235</b>	<b>10519.67%</b>

**Port  
2021 Budget**

Osprey Pointe	2021 Budget	2020 Budget	2020 Projected	Variance
<b>Osprey Pointe Revenue</b>				
Osprey Pointe - Building Leases	\$205,000	\$185,000	\$205,129	10.81%
Osprey Pointe - Land Leases	\$11,000	\$11,000	\$11,892	0.00%
Osprey Pointe - CAM	\$19,000	\$18,000	\$19,711	5.56%
Osprey Pointe - Water	\$3,000	\$3,000	\$3,037	0.00%
Osprey Pointe - Sewer	\$5,000	\$4,000	\$4,823	25.00%
Osprey Pointe - Electricity	\$2,000	\$3,000	\$2,889	-33.33%
Osprey Pointe - Miscellaneous Income	\$1,000	\$1,000	\$150	0.00%
<b>Total Osprey Pointe Revenue</b>	<b>\$246,000</b>	<b>\$225,000</b>	<b>\$247,631</b>	<b>9.33%</b>
<b>Osprey Pointe Expenses</b>				
Osprey Pointe - Janitorial Supplies & Service	\$16,000	\$16,000	\$15,316	0.00%
Osprey Pointe - Electricity	\$45,000	\$45,000	\$44,555	0.00%
Osprey Pointe - Natural Gas	\$5,000	\$5,000	\$2,393	0.00%
Osprey Pointe - Water / Sewer	\$2,000	\$2,000	\$2,183	0.00%
Osprey Pointe - Refuse	\$3,000	\$2,500	\$2,653	20.00%
Osprey Pointe - Security / Fire Service	\$3,000	\$0	\$2,783	100.00%
Osprey Pointe - Elevator Service	\$3,000	\$0	\$2,905	100.00%
Osprey Pointe - Maintenance Supplies	\$3,000	\$4,000	\$2,134	-25.00%
Osprey Pointe - Consultants	\$55,000	\$20,000	\$89,029	175.00%
Osprey Pointe - Property Insurance	\$10,000	\$8,500	\$8,682	17.65%
Osprey Pointe - General Taxes	\$500	\$500	\$390	0.00%
Osprey Pointe - Excise Taxes	\$500	\$500	\$626	0.00%
Osprey Pointe - Building Maintenance	\$20,000	\$30,000	\$11,868	-33.33%
Osprey Pointe - Building Maintenance Admin	\$500	\$500	\$0	0.00%
Osprey Pointe - Pest Control	\$1,500	\$1,500	\$514	0.00%
Osprey Pointe - Road Maintenance	\$5,000	\$5,000	\$0	0.00%
Osprey Pointe - Lawns & Grounds	\$27,500	\$25,000	\$23,885	10.00%
Osprey Pointe - Snow Removal	\$1,000	\$1,000	\$0	0.00%
Osprey Pointe - Lighting	\$500	\$500	\$0	0.00%
Osprey Pointe - Signs	\$500	\$500	\$0	0.00%
Osprey Pointe - Miscellaneous	\$500	\$500	\$468	0.00%
Osprey Pointe - Maintenance Expense Allocated	\$54,975.00	\$63,932.50	\$48,975	-14.01%
Osprey Pointe - Overhead Allocation	\$41,688.00	\$64,372.50	\$58,481	-35.24%
<b>Total Osprey Pointe Expenses</b>	<b>\$299,663</b>	<b>\$296,805</b>	<b>\$317,840</b>	<b>0.96%</b>
<b>Osprey Pointe Net Income (Loss)</b>	<b>(\$53,663)</b>	<b>(\$71,805)</b>	<b>(\$70,209)</b>	<b>-25.27%</b>

**Port  
2021 Budget**

<b>Riemann Industrial Center</b>	<b>2021 Budget</b>	<b>2020 Budget</b>	<b>2020 Projected</b>	<b>Variance</b>
<b>Riemann Industrial Center Revenue</b>				
Riemann Industrial Center - Land Leases	\$100,000	\$0	\$100,913	100.00%
<b>Total Riemann Industrial Center Revenue</b>	<b>\$100,000</b>	<b>\$0</b>	<b>\$100,913</b>	<b>100.00%</b>
<b>Riemann Industrial Center Expenses</b>				
Riemann Industrial Center - Property Insurance	\$13,500	\$0	\$13,093	100.00%
Riemann Industrial Center - Miscellaneous	\$0	\$0	\$0	0.00%
Riemann Industrial Center - Maintenance Allocation	\$0	\$0	\$0	0.00%
Riemann Industrial Center - Overhead Allocations	\$27,792	\$0	\$0	100.00%
<b>Total Riemann Industrial Center Expenses</b>	<b>\$41,292</b>	<b>\$0</b>	<b>\$13,093</b>	<b>0.00%</b>
<b>Riemann Industrial Center Net Income (Loss)</b>	<b>\$58,708</b>	<b>\$0</b>	<b>\$87,820</b>	<b>0.00%</b>

**Port  
2021 Budget**

Port Maintenance Department	2021 Budget	2020 Budget	2020 Projected	Variance
<b>Port Maintenance Expenses</b>				
Port Maintenance/Guards - Salaries	\$691,000	\$739,000	\$632,664	-6.50%
Port Maintenance/Guards - Salaries - Capital	(\$160,000)	(\$55,500)	(\$168,281)	188.29%
Port Maintenance/Guards - Benefits - FICA	\$53,000	\$57,000	\$48,999	-7.02%
Port Maintenance/Guards - Benefits - L&I	\$37,000	\$42,000	\$35,094	-11.90%
Port Maintenance/Guards - Benefits - Retirement	\$85,000	\$93,000	\$78,447	-8.60%
Port Maintenance/Guards - Benefits - DCP	\$25,500	\$28,000	\$12,703	-8.93%
Port Maintenance/Guards - Benefits - Health Insurance	\$249,000	\$248,000	\$235,614	0.40%
Port Maintenance/Guards - Benefits - Vac & Sick	\$1,000	\$1,000	\$0	0.00%
Port Maintenance/Guards - Benefits - Uniforms	\$1,500	\$2,150	\$2,144	-30.23%
Port Maintenance/Guards - Benefits - Car Allowance	\$0	\$6,000	\$4,500	-100.00%
Port Maintenance/Guards - Unemployment (1% Salaries)	\$7,000	\$7,500	\$0	-6.67%
Port Maintenance/Guards - Travel	\$2,000	\$2,000	\$0	0.00%
Port Maintenance/Guards - Training	\$2,000	\$2,000	\$428	0.00%
Port Maintenance/Guards - Labor Consultants	\$2,000	\$2,000	\$3,806	0.00%
Port Maintenance/Guards - Janitorial Supplies & Service	\$2,000	\$2,000	\$2,237	0.00%
Port Maintenance/Guards - Utilities - Electricity	\$6,500	\$6,000	\$6,571	8.33%
Port Maintenance/Guards - Utilities - Natural Gas	\$1,000	\$1,000	\$1,118	0.00%
Port Maintenance/Guards - Utilities - Refuse	\$5,000	\$4,000	\$4,303	25.00%
Port Maintenance/Guards - Utilities - Propane	\$1,000	\$1,000	\$0	0.00%
Port Maintenance/Guards - Fuel	\$25,000	\$30,000	\$19,796	-16.67%
Port Maintenance/Guards - Maintenance supplies	\$10,000	\$10,000	\$12,576	0.00%
Port Maintenance/Guards - Telephone	\$2,500	\$1,000	\$2,424	150.00%
Port Maintenance/Guards - Property Insurance	\$4,000	\$3,500	\$3,193	14.29%
Port Maintenance/Guards - Building Maintenance	\$2,500	\$2,500	\$1,853	0.00%
Port Maintenance/Guards - Lawns & Grounds	\$1,000	\$2,000	\$4,360	-50.00%
Port Maintenance/Guards - Weed Control	\$20,000	\$20,000	\$10,413	0.00%
Port Maintenance/Guards - Equipment Maintenance	\$15,000	\$15,000	\$12,198	0.00%
Port Maintenance/Guards - Vehicle Maintenance	\$5,000	\$5,000	\$6,461	0.00%
Port Maintenance/Guards - Equipment Rental	\$500	\$500	\$0	0.00%
Port Maintenance/Guards - Miscellaneous	\$2,500	\$1,000	\$5,872	150.00%
Port Maintenance/Guards - Expense Allocated	(\$1,099,500)	(\$1,278,650)	(\$979,493)	-14.01%
<b>Total Port Maintenance Expense</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>0.00%</b>
<b>Port Maintenance Net Income (Loss)</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>0.00%</b>

**Port  
2021 Budget**

<b>Port Administration</b>	<b>2021 Budget</b>	<b>2020 Budget</b>	<b>2020 Projected</b>	<b>Variance</b>
<b>Administration Revenues</b>				
Port Admin - Economic Development Reimbursement	\$5,000	\$5,000	\$12,000	0.00%
<b>Total Administration Revenues</b>	<b>\$5,000</b>	<b>\$5,000</b>	<b>\$12,000</b>	<b>0.00%</b>
<b>Port Administration Expenses</b>				
Port Admin - Office Expenses and Supplies	\$28,000	\$25,000	\$26,930	12.00%
Port Admin - Technical Support	\$35,000	\$45,000	\$38,977	-22.22%
Port Admin - Legal Fees	\$40,000	\$35,000	\$35,555	14.29%
Port Admin - Consultants - Professional Services	\$5,000	\$5,000	\$0	0.00%
Port Admin - Consultants - Personal Services	\$5,000	\$5,000	\$9,344	0.00%
Port Admin - Accounting	\$5,000	\$5,000	\$4,594	0.00%
Port Admin - Audit Costs	\$22,000	\$18,000	\$13,996	22.22%
Port Admin - Federal Representation	\$13,000	\$13,000	\$12,000	0.00%
Port Admin - State Representation	\$48,000	\$48,000	\$48,100	0.00%
Port Admin - Telephone	\$9,000	\$8,000	\$8,498	12.50%
Port Admin - Banquets & Meals	\$7,000	\$7,000	\$4,029	0.00%
Port Admin - Tenant Appreciation/Retention	\$7,000	\$7,000	\$343	0.00%
Port Admin - Advertising	\$20,000	\$15,000	\$15,307	33.33%
Port Admin - Port Website	\$2,000	\$2,000	\$4,516	0.00%
Port Admin - Marketing	\$20,000	\$25,000	\$1,319	-20.00%
Port Admin - Marketing-Misc	\$8,000	\$8,000	\$6,116	0.00%
Port Admin - Beacon	\$17,500	\$12,500	\$17,500	40.00%
Port Admin - Economic Development	\$55,000	\$80,000	\$40,765	-31.25%
Port Admin - Promotional/Hosting	\$2,000	\$2,000	\$231	0.00%
Port Admin - Meetings & Registrations	\$10,000	\$10,000	\$2,774	0.00%
Port Admin - Membership Dues & Fees	\$65,000	\$65,000	\$66,466	0.00%
Port Admin - Publications & Networks	\$1,000	\$1,000	\$1,010	0.00%
Port Admin - A & G Insurance	\$55,000	\$39,500	\$43,400	39.24%
Port Admin - Administrative Salaries	\$968,000	\$944,000	\$940,375	2.54%
Port Admin - Commission Salaries	\$71,000	\$71,000	\$62,436	0.00%
Port Admin - Benefits - FICA	\$76,000	\$77,000	\$76,381	-1.30%
Port Admin - Benefits - L&I	\$3,000	\$3,000	\$2,708	0.00%
Port Admin - Benefits - Retirement	\$125,000	\$122,000	\$116,839	2.46%
Port Admin - Benefits - DCP	\$48,000	\$27,000	\$42,480	77.78%
Port Admin - Benefits - Health Insurance	\$299,000	\$302,000	\$296,513	-0.99%
Port Admin - Benefits - Vacation & Sick Accrual	\$0	\$25,000	\$0	-100.00%
Port Admin - Benefits - Car Allowance/Other	\$18,000	\$18,000	\$18,000	0.00%
Port Admin - Benefits - Health Insurance Retirees	\$52,000	\$27,000	\$36,621	92.59%
Port Admin - Benefits - Unitorms	\$500	\$0	\$0	100.00%
Port Admin - Unemployment (1%)	\$10,000	\$9,500	\$0	5.26%
Port Admin - Travel Related Expenses	\$35,000	\$35,000	\$19,985	0.00%
Port Admin - Marketing Travel & Expenses	\$8,000	\$8,000	\$3,534	0.00%
Port Admin - Travel ED City of Pasco MOU	\$7,000	\$7,000	\$4,740	0.00%
Port Admin - Employee Training	\$2,000	\$2,000	\$933	0.00%
Port Admin - Miscellaneous	\$2,000	\$2,000	\$13,931	0.00%
Port Admin - Airport Portion of Port Payroll	(\$660,000)	(\$730,000)	(\$737,663)	-9.59%
Port Admin - Overhead Allocations	(\$1,389,600)	(\$1,287,450)	(\$1,169,624)	7.93%
<b>Total Port Administration Expenses</b>	<b>\$154,400</b>	<b>\$143,050</b>	<b>\$129,958</b>	<b>7.93%</b>
<b>Port Administration Net Income (Loss)</b>	<b>(\$149,400)</b>	<b>(\$138,050)</b>	<b>(\$117,958)</b>	<b>8.22%</b>

**Port  
2021 Budget**

Port Nonoperating	2021 Budget	2020 Budget	2020 Projected	Variance
<b>Port Nonoperating Income</b>				
Port Nonoperating - Interest Income - General Fund	\$45,000	\$45,000	\$41,690	0.00%
Port Nonoperating - Finance Charge- Accounts Rec.	\$0	\$0	\$2,590	0.00%
Port Nonoperating - Interest Income - Mar. Terminal	\$5,000	\$5,000	\$2,961	0.00%
Port Nonoperating - Sale of Scrap	\$0	\$0	\$592	0.00%
Port Nonoperating - Gain (loss) on Disposal	\$0	\$0	\$448,751	0.00%
Port Nonoperating - Contributions - State of WA	\$37,500	\$37,500	\$36,303	0.00%
Port Nonoperating - Contributions - EDA	\$3,429,000	\$2,000,000	\$1,104,800	71.45%
Port Nonoperating - Contributions - DOT Rail	\$1,011,500	\$0	\$388,500	100.00%
Port Nonoperating - Property Taxes Levied	\$2,500,000	\$2,450,000	\$2,341,424	2.04%
Port Nonoperating - Receipts in Lieu of Taxes	\$50,000	\$50,000	\$51,272	0.00%
Port Nonoperating - Loan Repayment - 2018 Terminal	\$300,000	\$0	\$0	100.00%
Port Nonoperating - Loan Repayment - 2020 City of Pasco	\$154,000	\$0	\$0	100.00%
Port Nonoperating - Miscellaneous Revenue	\$0	\$0	\$0	0.00%
<b>Total Port Nonoperating Income</b>	<b>\$7,532,000</b>	<b>\$4,587,500</b>	<b>\$4,418,883</b>	<b>64.19%</b>
<b>Port Nonoperating Expenses</b>				
Port Nonoperating - Amortization - 2010 G.O. Bond	\$0	(\$4,500)	(\$45,570)	0.00%
Port Nonoperating - Amortization - 2020 G.O. Bond	(\$63,500)	\$0	(\$15,875)	-100.00%
Port Nonoperating - Interest - 2010 LTGO	\$0	\$141,500	\$117,187	0.00%
Port Nonoperating - Interest - 2009 CERB Loan	\$6,500	\$8,000	\$8,000	-18.75%
Port Nonoperating - Interest - G.O. Bond 2012	\$9,500	\$14,500	\$14,500	-34.48%
Port Nonoperating - Interest - Baker Boyer 2019	\$23,000	\$26,000	\$26,000	0.00%
Port Nonoperating - Interest - HAEIF 2019	\$70,000	\$168,000	\$70,000	0.00%
Port Nonoperating - Interest - 2020 LTGO	\$181,500	\$0	\$45,375	100.00%
Port Nonoperating - Soils Clean-up	\$50,000	\$50,000	\$25,000	0.00%
Port Nonoperating - Miscellaneous	\$0	\$0	\$0	0.00%
<b>Total Port Nonoperating Expenses</b>	<b>\$277,000</b>	<b>\$403,500</b>	<b>\$244,617</b>	<b>-31.35%</b>
<b>Port Nonoperating Income (Loss)</b>	<b>\$7,255,000</b>	<b>\$4,184,000</b>	<b>\$4,174,266</b>	<b>73.40%</b>

# Tri-Cities Airport

2021 Detailed Budget



**Tri-Cities Airport  
2021 Budget**

Airport	2021 Budget	2020 Budget	2020 Projected	Variance
<b>TCA Operating Revenues</b>				
TCA - Landing Fees	\$1,354,000	\$1,490,000	\$987,880	-9.13%
TCA - Aviation Fuel Flowage Fees	\$25,000	\$15,000	\$20,932	66.67%
TCA - Land Leases	\$646,000	\$798,000	\$626,576	-19.05%
TCA - Warehouse Leases	\$25,000	\$24,000	\$25,334	4.17%
TCA - Hangar Leases	\$344,000	\$158,000	\$218,032	117.72%
TCA - Building Leases	\$532,000	\$549,000	\$508,115	-3.10%
TCA - Airline Income	\$2,012,000	\$2,260,000	\$2,152,408	-10.97%
TCA - Car Rentals	\$866,250	\$1,575,000	\$941,299	-45.00%
TCA - Restaurant	\$96,250	\$175,000	\$83,772	-45.00%
TCA - Terminal Office Space	\$134,000	\$109,000	\$131,993	22.94%
TCA - Advertising Income	\$40,000	\$50,000	\$42,447	-20.00%
TCA - ARFF Reimbursement	\$30,000	\$30,000	\$25,584	0.00%
TCA - Terminal Parking Lot	\$1,540,000	\$2,800,000	\$1,191,954	-45.00%
TCA - Fingerprinting/Badging Fees	\$4,000	\$4,000	\$2,300	0.00%
TCA - TSA Reimbursement	\$116,800	\$116,800	\$116,400	0.00%
TCA - Grants FAA	\$0	\$27,000	\$0	-100.00%
TCA - Ground Transportation	\$16,500	\$30,000	\$14,801	-45.00%
TCA - Miscellaneous Income	\$0	\$0	\$3,273	0.00%
<b>Total TCA Operating Revenues</b>	<b>\$7,781,800</b>	<b>\$10,210,800</b>	<b>\$7,093,100</b>	<b>-23.79%</b>
<b>TCA Operating Expenses</b>				
TCA - Salaries	\$938,500	\$1,132,000	\$969,484	-17.09%
TCA - Benefits - FICA	\$72,000	\$86,000	\$71,664	-16.28%
TCA - Benefits - L&I	\$43,500	\$56,000	\$50,932	-22.32%
TCA - Benefits - Retirement	\$97,000	\$124,000	\$96,649	-21.77%
TCA - Benefits - DCP	\$34,500	\$42,000	\$11,820	-17.86%
TCA - Benefits - Health Insurance	\$327,000	\$387,000	\$332,894	-15.50%
TCA - Benefits - Vacation & Sick Accrual	\$1,000	\$1,500	\$0	-33.33%
TCA - Benefits - Uniforms	\$3,500	\$3,000	\$1,196	16.67%
TCA - Unemployment	\$76,500	\$12,200	\$28,857	527.05%
TCA - Travel	\$1,500	\$5,500	\$442	-72.73%
TCA - Training	\$40,500	\$33,000	\$26,606	22.73%
TCA - Labor Consultants	\$3,500	\$1,500	\$13,613	133.33%
TCA - Janitorial Supplies & Service	\$450,000	\$575,000	\$343,581	-21.74%
TCA - Electricity	\$222,500	\$225,000	\$207,508	-1.11%
TCA - Natural Gas	\$61,000	\$53,000	\$60,344	15.09%
TCA - Water / Sewer	\$56,500	\$56,500	\$56,121	0.00%
TCA - Refuse	\$41,500	\$34,000	\$37,891	22.06%
TCA - Cable	\$1,500	\$1,500	\$1,599	0.00%
TCA - Security / Fire Service	\$12,500	\$0	\$2,865	100.00%
TCA - Elevator Service	\$4,000	\$0	\$3,750	100.00%
TCA - Fuel	\$37,000	\$42,000	\$34,519	-11.90%
TCA - Maintenance Supplies	\$24,000	\$28,000	\$19,563	-14.29%
TCA - Badging Equipment	\$23,000	\$30,000	\$17,683	-23.33%
TCA - Access Control Support	\$3,000	\$4,500	\$4,000	-33.33%
TCA - Fingerprinting Fees	\$15,000	\$10,000	\$13,809	50.00%
TCA - Consultants	\$22,500	\$21,500	\$27,608	4.65%
TCA - Outside Services Employed	\$944,000	\$914,000	\$912,459	3.28%
TCA - Telephone	\$11,000	\$12,500	\$8,360	-12.00%
TCA - Property Insurance	\$212,000	\$167,000	\$173,842	26.95%

**Tri-Cities Airport  
2021 Budget**

Airport	2021 Budget	2020 Budget	2020 Projected	Variance
TCA - Taxes	\$35,500	\$43,500	\$34,906	-18.39%
TCA - Building Maintenance & Supplies	\$144,500	\$161,500	\$147,445	-10.53%
TCA - Pest Control - Building Maintenance	\$2,500	\$1,500	\$1,913	66.67%
TCA - Road Maintenance	\$10,000	\$13,000	\$8,404	-23.08%
TCA - Lawns & Grounds	\$32,500	\$47,500	\$45,104	-31.58%
TCA - Snow Removal	\$60,000	\$85,000	\$33,574	-29.41%
TCA - Fences/Gates	\$7,000	\$10,000	\$7,456	-30.00%
TCA - Lighting	\$18,000	\$15,000	\$20,005	20.00%
TCA - Signs	\$9,000	\$9,000	\$17,112	0.00%
TCA - Pavement Maintenance	\$22,000	\$31,000	\$52,674	-29.03%
TCA - Paint	\$20,500	\$37,500	\$9,311	-45.33%
TCA - Wildlife	\$10,000	\$7,000	\$14,112	42.86%
TCA - Equipment Maintenance	\$51,000	\$57,000	\$52,389	-10.53%
TCA - Equipment Rental	\$12,500	\$10,500	\$6,000	19.05%
TCA - Miscellaneous Expense	\$8,500	\$10,000	\$8,165	-15.00%
<b>Total TCA Operating Expenses</b>	<b>\$4,223,500</b>	<b>\$4,597,200</b>	<b>\$3,988,228</b>	<b>-8.13%</b>
<b>Total TCA Administrative Expenses</b>				
TCA - Office Expenses and Supplies	\$35,000	\$40,000	\$30,787	-12.50%
TCA - Technical Support	\$35,000	\$45,000	\$38,959	-22.22%
TCA - Legal Fees	\$40,000	\$40,000	\$31,443	0.00%
TCA - Consultants - Professional Services	\$5,000	\$40,000	\$4,741	-87.50%
TCA - Consultants - Personal Services	\$35,000	\$35,000	\$72,287	0.00%
TCA - Air Service Development	\$40,000	\$65,000	\$42,100	-38.46%
TCA - Accounting	\$5,000	\$5,000	\$5,527	0.00%
TCA - Audit Costs	\$25,000	\$24,000	\$27,927	4.17%
TCA - Federal Representation	\$14,000	\$14,000	\$14,250	0.00%
TCA - Telephone	\$9,500	\$8,000	\$9,307	18.75%
TCA - Banquets & Meals	\$5,000	\$11,000	\$2,607	-54.55%
TCA - Advertising	\$42,000	\$112,000	\$80,910	-62.50%
TCA - Marketing	\$28,000	\$49,000	\$30,174	-42.86%
TCA - Marketing Misc	\$2,000	\$2,000	\$12,511	0.00%
TCA - Beacon	\$17,500	\$12,500	\$17,500	40.00%
TCA - Promotional/Hosting	\$8,500	\$2,500	\$45	240.00%
TCA - Meetings & Registrations	\$8,000	\$10,000	\$3,608	-20.00%
TCA - Membership Dues & Fees	\$20,000	\$17,000	\$19,042	17.65%
TCA - Publications & Networks	\$500	\$500	\$489	0.00%
TCA - Insurance	\$132,000	\$108,000	\$114,889	22.22%
TCA - Salaries	\$389,000	\$370,000	\$366,700	5.14%
TCA - Benefits - FICA	\$30,000	\$28,000	\$28,434	7.14%
TCA - Benefits - L&I	\$1,500	\$1,500	\$1,103	0.00%
TCA - Benefits - Retirement	\$51,000	\$47,000	\$44,848	8.51%
TCA - Benefits - DCP	\$15,500	\$14,000	\$9,258	10.71%
TCA - Benefits - Health Insurance	\$124,000	\$110,000	\$121,559	12.73%
TCA - Benefits - Car Allowance/Other	\$6,500	\$6,000	\$6,500	8.33%
TCA - Benefits - Health Insurance Retirees	\$39,000	\$44,000	\$43,270	-11.36%
TCA - Unemployment	\$4,000	\$4,000	\$0	0.00%
TCA - Travel Related Expenses	\$27,000	\$37,000	\$18,674	-27.03%
TCA - Training	\$3,000	\$3,000	\$2,662	0.00%
TCA - Miscellaneous	\$2,000	\$2,000	\$2,155	0.00%
TCA - A & G Port Portion	\$660,000	\$730,000	\$737,663	-9.59%
<b>Total TCA Administrative Expenses</b>	<b>\$1,859,500</b>	<b>\$2,037,000</b>	<b>\$1,941,930</b>	<b>-8.71%</b>

**Tri-Cities Airport  
2021 Budget**

Airport	2021 Budget	2020 Budget	2020 Projected	Variance
<b>Total TCA Operating &amp; Administrative Expenses</b>	<b>\$6,083,000</b>	<b>\$6,634,200</b>	<b>\$5,930,158</b>	<b>-8.31%</b>
<b>TCA Operating Net Income</b>	<b>\$1,698,800</b>	<b>\$3,576,600</b>	<b>\$1,162,942</b>	<b>-52.50%</b>
<b>TCA Nonoperating Revenue</b>				
TCA - Interest Income	\$10,000	\$10,000	\$22,854	0.00%
TCA - Finance Charge	\$0	\$0	\$3,024	0.00%
TCA - Interest Income - PFC	\$1,000	\$3,000	\$633	-66.67%
TCA - Interest Income - CFC	\$20,000	\$30,000	\$21,541	-33.33%
TCA - Insurance Settlements	\$0	\$0	\$320	0.00%
TCA - Contributions - State of WA	\$0	\$0	\$300,000	0.00%
TCA - Contributions - FAA	\$0	\$4,016,700	\$0	-100.00%
TCA - AIP 45 (Taxiway A)	\$0	\$0	\$1,849,803	0.00%
TCA - AIP 47 (Winter Equipment)	\$0	\$0	\$1,757,365	0.00%
TCA - AIP 50 (Taxiway G)	\$729,000	\$0	\$0	100.00%
TCA - Battelle	\$0	\$0	\$1,014,247	0.00%
TCA - AIP 46 (Master Plan)	\$0	\$0	\$76,000	0.00%
TCA - AIP 48 (CARES)	\$1,741,920	\$0	\$1,744,450	100.00%
TCA - AIP 49 (Environmental)	\$630,000	\$0	\$0	0.00%
TCA - PFC	\$1,350,000	\$1,800,000	\$940,240	-25.00%
TCA - CFC	\$450,000	\$600,000	\$515,787	-25.00%
TCA - Miscellaneous	\$0	\$0	\$0	0.00%
<b>Total TCA Nonoperating Revenue</b>	<b>\$4,931,920</b>	<b>\$6,459,700</b>	<b>\$8,246,264</b>	<b>-23.65%</b>
<b>TCA Nonoperating Expenses</b>				
TCA - Amortization - 2014 Revenue Bond	(\$25,000)	(\$25,000)	(\$25,000)	0.00%
TCA - Interest - 2012 GO Bond	13,000.00	19,500.00	19,500.00	-33.33%
TCA - Interest - 2013 HAEIFAC	\$16,000	\$18,000	\$18,000	-11.11%
TCA - Interest - 2014 Revenue Bond	\$819,000	\$866,650	\$866,650	-5.50%
TCA - Interest - LID	\$0	\$40,000	\$0	0.00%
TCA - Interest - CERB Battelle Hangar	\$68,000	\$34,000	\$0	100.00%
TCA - Loan Repayment - 2018 Terminal	\$300,000	\$0	\$0	100.00%
TCA - Loan Repayment - 2020 City of Pasco	\$154,000	\$0	\$0	100.00%
TCA - AIP 49 - Environmental	\$700,000	\$0	\$0	100.00%
<b>Total TCA Nonoperating Expenses</b>	<b>\$2,045,000</b>	<b>\$953,150</b>	<b>\$879,150</b>	<b>114.55%</b>
<b>TCA Nonoperating Income</b>	<b>\$2,886,920</b>	<b>\$5,506,550</b>	<b>\$7,367,114</b>	<b>-47.57%</b>
<b>TCA Net Income</b>	<b>\$4,585,720</b>	<b>\$9,083,150</b>	<b>\$8,530,056</b>	<b>-49.51%</b>
<b>TCA Balance Sheet Transactions</b>				
TCA - Loan Proceeds	\$0	\$0	\$1,700,000	0.00%
TCA - Principal - G.O. Bond 2012	(\$98,447)	(\$225,849)	(\$225,849)	-56.41%
TCA - Principal - Hanford Area Econ.InvFund Loan	(\$67,341)	(\$65,378)	(\$65,378)	3.00%
TCA - Principal - Terminal Revenue Bond	(\$1,005,000)	(\$960,000)	(\$960,000)	4.69%
TCA - Principal - CERB Battelle	(\$69,897)	(\$69,897)	(\$69,897)	0.00%
TCA - Unavailable CFC \$	(\$450,000)	(\$600,000)	(\$515,787)	0.00%
TCA - Unavailable PFC \$	\$0	\$0	\$0	0.00%
TCA - Amortization - 2014 Revenue Bond	\$25,000	\$25,000	\$25,000	0.00%
TCA - Capital Projects Grant Funded	(\$729,000)	(\$4,016,700)	(\$4,621,415)	0.00%
TCA - Capital Projects	(\$357,000)	(\$1,150,920)	(\$770,694)	0.00%
<b>Total TCA Balance Sheet Transactions</b>	<b>(\$2,751,685)</b>	<b>(\$7,063,744)</b>	<b>(\$5,504,020)</b>	<b>-61.04%</b>

**Tri-Cities Airport  
2021 Budget**

<b>Airport</b>	<b>2021 Budget</b>	<b>2020 Budget</b>	<b>2020 Projected</b>	<b>Variance</b>
Increase (Decrease) in Cash Position	\$1,834,035	\$2,019,406	\$3,026,036	-9.18%
Increase (Decrease) in Cash Position W/out CARES	\$92,115	\$2,019,406	\$1,281,586	-95.44%

**Tri-Cities Airport  
2021 Budget**

Airfield	2021 Budget	2020 Budget	2020 Projected	Variance
<b>Airfield Revenues</b>				
Airfield - Landing Fees	\$1,354,000	\$1,490,000	\$987,880	-9.13%
Airfield - Aviation Fuel Flowage Fees	\$25,000	\$15,000	\$20,932	66.67%
Airfield - Land Leases - Hangars	\$120,000	\$110,000	\$113,521	9.09%
Airfield - Land Leases - Farm	\$165,000	\$168,000	\$166,630	-1.79%
Airfield - Building Leases	\$46,000	\$62,000	\$48,634	-25.81%
Airfield - Building Leases - Hangars	\$260,000	\$88,000	\$145,447	195.45%
Airfield - Building Leases - FBO	\$70,000	\$70,000	\$71,085	0.00%
Airfield - CAM Fees	\$14,000	\$0	\$1,500	100.00%
Airfield - Miscellaneous Income	\$0	\$0	\$0	0.00%
<b>Total Airfield Revenues</b>	<b>\$2,054,000</b>	<b>\$2,003,000</b>	<b>\$1,555,629</b>	<b>2.55%</b>
<b>Airfield Expenses</b>				
Airfield - Electricity	\$25,000	\$27,000	\$25,179	-7.41%
Airfield - Water & Sewer	\$3,000	\$2,000	\$2,844	50.00%
Airfield - Electricity - Hangars	\$4,500	\$3,000	\$4,258	50.00%
Airfield - Natural Gas - Hangars	\$500	\$500	\$170	0.00%
Airfield - Water & Sewer - Hangars	\$3,500	\$3,000	\$3,837	16.67%
Airfield - Security / Fire Service - Hangars	\$10,500	\$0	\$1,482	100.00%
Airfield - Fuel	\$3,000	\$3,000	\$3,133	0.00%
Airfield - Maintenance Supplies	\$1,000	\$1,000	\$269	0.00%
Airfield - Consultants	\$10,000	\$10,000	\$13,814	0.00%
Airfield - Telephone	\$1,500	\$3,000	\$1,293	-50.00%
Airfield - Telephone - FBO	\$1,000	\$1,000	\$766	0.00%
Airfield - Property Insurance	\$13,000	\$7,000	\$7,589	85.71%
Airfield - Property Insurance - Hangars	\$28,000	\$16,000	\$17,293	75.00%
Airfield - General Taxes	\$6,000	\$6,000	\$6,110	0.00%
Airfield - Excise Taxes	\$20,000	\$25,000	\$18,701	-20.00%
Airfield - Hangar Maintenance	\$4,000	\$4,000	\$3,821	0.00%
Airfield - Hangar Maintenance - FBO	\$4,000	\$4,000	\$4,082	0.00%
Airfield - Hangar Maintenance - Battelle	\$5,000	\$0	\$0	100.00%
Airfield - Lawns & Grounds	\$25,000	\$40,000	\$39,424	-37.50%
Airfield - Snow Removal	\$50,000	\$75,000	\$25,181	-33.33%
Airfield - Fences/Gates	\$7,000	\$10,000	\$7,456	-30.00%
Airfield - Lighting	\$10,000	\$7,000	\$12,700	42.86%
Airfield - Signs	\$4,000	\$7,000	\$3,905	-42.86%
Airfield - Pavement Maintenance	\$20,000	\$30,000	\$16,484	-33.33%
Airfield - Paint	\$20,000	\$35,000	\$8,811	-42.86%
Airfield - Wildlife	\$10,000	\$7,000	\$14,112	42.86%
Airfield - Equipment Maintenance	\$25,000	\$30,000	\$16,994	-16.67%
Airfield - Equipment Rental	\$10,000	\$10,000	\$4,444	0.00%
Airfield - Miscellaneous Expense	\$500	\$500	\$304	0.00%
Airfield - ARFF Expense Allocated	\$868,700	\$821,100	\$838,214	5.80%
Airfield - Security Expense Allocated	\$303,552.00	\$297,792.00	\$275,323	1.93%
Airfield - Maintenance Expense Allocated	\$398,750	\$544,850	\$419,899	-26.81%
Airfield - Overhead Allocation	\$634,089.50	\$685,410.00	\$662,198	-7.49%
<b>Total Airfield Expenses</b>	<b>\$2,530,092</b>	<b>\$2,716,152</b>	<b>\$2,460,092</b>	<b>-6.85%</b>
<b>Airfield Net Income (Loss)</b>	<b>(\$476,092)</b>	<b>(\$713,152)</b>	<b>(\$904,464)</b>	<b>-33.24%</b>

**Tri-Cities Airport  
2021 Budget**

<b>Terminal</b>	<b>2021 Budget</b>	<b>2020 Budget</b>	<b>2020 Projected</b>	<b>Variance</b>
<b>Terminal Revenue</b>				
Terminal - Airline Income	\$2,012,000	\$2,260,000	\$2,152,408	-10.97%
Terminal - Car Rentals	\$866,250	\$1,575,000	\$941,299	-45.00%
Terminal - Restaurant	\$96,250	\$175,000	\$83,772	-45.00%
Terminal - Terminal Office Space	\$134,000	\$109,000	\$131,993	22.94%
Terminal - Advertising Income	\$40,000	\$50,000	\$42,447	-20.00%
Terminal - Terminal Parking Lot	\$1,540,000	\$2,800,000	\$1,191,954	-45.00%
Terminal - Ground Transportation	\$16,500	\$30,000	\$14,801	-45.00%
Terminal - Miscellaneous Income	\$0	\$0	\$150	0.00%
<b>Total Terminal Revenue</b>	<b>\$4,705,000</b>	<b>\$6,999,000</b>	<b>\$4,558,824</b>	<b>-32.78%</b>
<b>Terminal Expenses</b>				
Terminal - Janitorial Supplies & Service	\$450,000	\$575,000	\$343,581	-21.74%
Terminal - Electricity	\$130,000	\$125,000	\$118,876	4.00%
Terminal - Natural Gas	\$35,000	\$33,000	\$36,224	6.06%
Terminal - Water / Sewer	\$16,000	\$18,000	\$14,852	-11.11%
Terminal - Refuse	\$27,000	\$22,000	\$25,187	22.73%
Terminal - Cable	\$1,500	\$1,500	\$1,599	0.00%
Terminal - Security / Fire Service	\$1,000	\$0	\$734	100.00%
Terminal - Elevator Service	\$4,000	\$0	\$3,750	100.00%
Terminal - Electricity - Parking Lot	\$28,000	\$30,000	\$25,920	-6.67%
Terminal - Maintenance Supplies	\$2,000	\$1,000	\$2,951	100.00%
Terminal - Consultants	\$2,000	\$1,000	\$2,826	100.00%
Terminal - Telephone	\$3,000	\$1,500	\$1,259	100.00%
Terminal - Property Insurance	\$110,000	\$92,000	\$95,626	19.57%
Terminal - General Taxes	\$0	\$500	\$0	-100.00%
Terminal - Excise Taxes	\$2,000	\$2,500	\$2,807	-20.00%
Terminal - Building Maintenance	\$45,000	\$50,000	\$40,335	-10.00%
Terminal - Building Maintenance - Boiler HVAC	\$35,000	\$45,000	\$35,027	-22.22%
Terminal - Building Maintenance - Technology Services	\$20,000	\$20,000	\$38,444	0.00%
Terminal - Building Maintenance - Airlines	\$1,000	\$1,000	\$1,019	0.00%
Terminal - Building Maintenance - Parking Lot	\$2,000	\$4,000	\$4,504	-50.00%
Terminal - Building Maintenance - Car Rentals	\$1,000	\$1,000	\$0	0.00%
Terminal - Building Maintenance - BHS	\$5,000	\$5,000	\$4,686	0.00%
Terminal - Pest Control	\$2,000	\$1,000	\$1,913	100.00%
Terminal - Road Maintenance	\$1,000	\$1,000	\$500	0.00%
Terminal - Lawn & Grounds	\$4,000	\$2,000	\$4,109	100.00%
Terminal - Snow Removal	\$5,000	\$5,000	\$4,955	0.00%
Terminal - Snow Removal - Parking Lot	\$5,000	\$5,000	\$3,438	0.00%
Terminal - Lighting	\$3,000	\$5,000	\$1,035	-40.00%
Terminal - Lighting - Parking Lot	\$5,000	\$3,000	\$6,270	66.67%
Terminal - Signs	\$4,000	\$1,000	\$12,427	300.00%
Terminal - Pavement Maintenance	\$1,000	\$1,000	\$500	0.00%
Terminal - Pavement Maintenance - Parking Lot	\$1,000	\$0	\$35,690	100.00%
Terminal - Paint	\$500	\$2,500	\$500	-80.00%
Terminal - Equipment Maintenance	\$5,000	\$2,000	\$5,015	150.00%
Terminal - Equipment Rental	\$500	\$500	\$0	0.00%
Terminal - Equipment Rental - Parking Lot	\$2,000	\$0	\$1,557	100.00%
Terminal - Miscellaneous	\$2,500	\$2,500	\$999	0.00%

**Tri-Cities Airport  
2021 Budget**

<b>Terminal</b>	<b>2021 Budget</b>	<b>2020 Budget</b>	<b>2020 Projected</b>	<b>Variance</b>
Terminal - ARFF Expense Allocated	\$102,200	\$96,600	\$98,613	5.80%
Terminal - Security Expense Allocated	\$455,328.00	\$446,688.00	\$412,985	1.93%
Terminal - Maintenance Expense Allocated	\$279,125	\$381,395	\$293,929	-26.81%
Terminal - Overhead Allocation	\$1,005,989.50	\$1,087,410.00	\$1,050,584	-7.49%
<b>Total Terminal Expenses</b>	<b>\$2,804,643</b>	<b>\$3,072,593</b>	<b>\$2,735,225</b>	<b>-8.72%</b>
<b>Terminal Net Income (Loss)</b>	<b>\$1,900,358</b>	<b>\$3,926,407</b>	<b>\$1,823,599</b>	<b>-51.60%</b>

**Tri-Cities Airport  
2021 Budget**

Industrial Center	2021 Budget	2020 Budget	2020 Projected	Variance
<b>Industrial Center Revenue</b>				
Industrial Center - Land Leases	\$260,000	\$232,000	\$258,079	12.07%
Industrial Center - Warehouse Leases	\$25,000	\$24,000	\$25,334	4.17%
Industrial Center - Building Leases	\$485,000	\$487,000	\$459,091	-0.41%
Industrial Center - Building Leases - CAM Fees	\$1,000	\$0	\$390	0.00%
Industrial Center - Miscellaneous Income	\$0	\$0	\$0	0.00%
<b>Total Industrial Center Revenue</b>	<b>\$771,000</b>	<b>\$743,000</b>	<b>\$742,895</b>	<b>3.77%</b>
<b>Industrial Center Expenses</b>				
Industrial Center - Electricity	\$9,000	\$17,000	\$8,954	-47.06%
Industrial Center - Natural Gas	\$0	\$500	\$0	-100.00%
Industrial Center - Water / Sewer	\$25,000	\$25,000	\$22,201	0.00%
Industrial Center - Security / Fire Service	\$1,000	\$0	\$649	100.00%
Industrial Center - Maintenance Supplies	\$500	\$500	\$500	0.00%
Industrial Center - Consultants	\$2,500	\$2,500	\$1,500	0.00%
Industrial Center - Property Insurance	\$39,000	\$33,500	\$33,738	16.42%
Industrial Center - General Taxes	\$0	\$500	\$0	-100.00%
Industrial Center - Building Maintenance	\$15,000	\$20,000	\$8,297	-25.00%
Industrial Center - Road Maintenance	\$8,000	\$10,000	\$7,904	-20.00%
Industrial Center - Lawn & Grounds	\$500	\$500	\$450	0.00%
Industrial Center - Miscellaneous	\$500	\$500	\$0	0.00%
Industrial Center - ARFF Expense Allocated	\$35,770	\$33,810	\$34,515	5.80%
Industrial Center - Security Expense Allocated	\$71,672.00	\$70,312.00	\$65,007	1.93%
Industrial Center - Maintenance Expense Allocated	\$95,700	\$130,764	\$100,776	-26.81%
Industrial Center - Overhead Allocation	\$182,231	\$196,980	\$190,309	-7.49%
<b>Total Industrial Center Expenses</b>	<b>\$486,373</b>	<b>\$542,366</b>	<b>\$474,798</b>	<b>-10.32%</b>
<b>Industrial Center Net Income (Loss)</b>	<b>\$284,627</b>	<b>\$200,634</b>	<b>\$268,096</b>	<b>41.86%</b>

**Tri-Cities Airport  
2021 Budget**

<b>Business Center</b>	<b>2021 Budget</b>	<b>2020 Budget</b>	<b>2020 Projected</b>	<b>Variance</b>
<b>Business Center Revenue</b>				
Business Center - Land Leases	\$93,000	\$280,000	\$80,303	-66.79%
Business Center - Miscellaneous Income	\$0	\$0	\$3,123	0.00%
<b>Total Business Center Revenue</b>	<b>\$93,000</b>	<b>\$280,000</b>	<b>\$83,426</b>	<b>-66.79%</b>
<b>Business Center Expenses</b>				
Business Center - Electricity	\$1,000	\$1,000	\$1,023	0.00%
Business Center - Water / Sewer (Irrigation Water)	\$1,000	\$1,000	\$4,928	0.00%
Business Center - Consultants	\$8,000	\$8,000	\$9,468	0.00%
Business Center - General Taxes	\$1,000	\$2,500	\$869	-60.00%
Business Center - Road Maintenance	\$1,000	\$2,000	\$0	-50.00%
Business Center - Lawn & Grounds	\$1,000	\$2,000	\$958	-50.00%
Business Center - Signs	\$1,000	\$1,000	\$780	0.00%
Business Center - Miscellaneous	\$1,000	\$1,000	\$1,017	0.00%
Business Center - ARFF Expense Allocated	\$10,220	\$9,660	\$9,861	5.80%
Business Center - Security Expense Allocated	\$8,432	\$8,272	\$7,648	1.93%
Business Center - Maintenance Expense Allocated	\$15,950	\$21,794	\$16,796	-26.81%
Business Center - Overhead Allocation	\$27,893	\$30,150	\$29,129	-7.49%
<b>Total Business Center Expenses</b>	<b>\$77,495</b>	<b>\$88,376</b>	<b>\$82,477</b>	<b>-12.31%</b>
<b>Business Center Net Income (Loss)</b>	<b>\$15,506</b>	<b>\$191,624</b>	<b>\$949</b>	<b>-91.91%</b>

**Tri-Cities Airport  
2021 Budget**

Recreational Center	2021 Budget	2020 Budget	2020 Projected	Variance
<b>Recreational Center Revenue</b>				
Recreational Center - Land Leases	\$8,000	\$8,000	\$8,043	0.00%
Recreational Center - Miscellaneous Income	\$0	\$0	\$0	0.00%
<b>Total Recreational Center Revenue</b>	<b>\$8,000</b>	<b>\$8,000</b>	<b>\$8,043</b>	<b>0.00%</b>
<b>Recreational Center Expenses</b>				
Recreational Center - General Taxes	\$6,500	\$6,500	\$6,419	0.00%
Recreational Center - Miscellaneous	\$500	\$500	\$0	0.00%
Recreational Center - ARFF Expense Allocated	\$5,110	\$4,830	\$4,931	5.80%
Recreational Center - Security Expense Allocated	\$4,216.00	\$4,136.00	\$3,824	1.93%
Recreational Center - Maintenance Expense Allocated	\$7,975	\$10,897	\$8,398	-26.81%
Recreational Center - Overhead Allocation	\$9,297.50	\$10,050.00	\$9,710	-7.49%
<b>Total Recreational Center Expenses</b>	<b>\$33,599</b>	<b>\$36,913</b>	<b>\$33,281</b>	<b>-8.98%</b>
<b>Recreational Center Net Income (Loss)</b>	<b>(\$25,599)</b>	<b>(\$28,913)</b>	<b>(\$25,239)</b>	<b>-11.46%</b>

**Tri-Cities Airport  
2021 Budget**

Airport Maintenance Department	2021 Budget	2020 Budget	2020 Projected	Variance
<b>Maintenance Expenses</b>				
TCA Maintenance - Salaries	\$395,000	\$617,000	\$474,913	-35.98%
TCA Maintenance - Benefits - FICA	\$30,500	\$47,000	\$34,167	-35.11%
TCA Maintenance - Benefits - L&I	\$18,500	\$31,000	\$28,479	-40.32%
TCA Maintenance - Benefits - Retirement	\$49,000	\$76,000	\$53,508	-35.53%
TCA Maintenance - Benefits - DCP	\$15,500	\$23,000	\$7,959	-32.61%
TCA Maintenance - Benefits - Health Insurance	\$111,000	\$171,000	\$126,265	-35.09%
TCA Maintenance - Benefits - Vacation & Sick Accrual	\$500	\$500	\$0	0.00%
TCA Maintenance - Benefits - Uniforms	\$1,000	\$1,000	\$900	0.00%
TCA Maintenance - Unemployment	\$70,500	\$6,200	\$18,307	1037.10%
TCA Maintenance - Travel	\$1,500	\$3,000	\$0	-50.00%
TCA Maintenance - Training	\$1,000	\$2,000	\$902	-50.00%
TCA Maintenance - Labor Consultants	\$3,000	\$1,000	\$13,613	200.00%
TCA Maintenance - Electricity	\$15,000	\$12,000	\$13,617	25.00%
TCA Maintenance - Natural Gas	\$8,500	\$5,000	\$7,173	70.00%
TCA Maintenance - Water / Sewer	\$4,000	\$4,000	\$3,538	0.00%
TCA Maintenance - Refuse	\$5,000	\$4,000	\$4,306	25.00%
TCA Maintenance - Fuel	\$25,000	\$30,000	\$19,288	-16.67%
TCA Maintenance - Maintenance Supplies	\$20,000	\$25,000	\$15,404	-20.00%
TCA Maintenance - Telephone	\$2,500	\$2,500	\$2,078	0.00%
TCA Maintenance - Property Insurance	\$3,000	\$3,500	\$3,284	-14.29%
TCA Maintenance - Building Maintenance	\$2,500	\$2,500	\$2,376	0.00%
TCA Maintenance - Pest Control	\$500	\$500	\$0	0.00%
TCA Maintenance - Lawns & Grounds	\$500	\$500	\$0	0.00%
TCA Maintenance - Weed Control	\$1,000	\$2,000	\$45	-50.00%
TCA Maintenance - Equipment Maintenance	\$7,000	\$7,000	\$6,630	0.00%
TCA Maintenance - Equipment Maintenance - Vehicles	\$5,000	\$10,000	\$2,901	-50.00%
TCA Maintenance - Miscellaneous	\$1,000	\$2,500	\$145	-60.00%
TCA Maintenance - Maintenance Expense Allocated	(\$797,500)	(\$1,089,700)	(\$839,798)	-26.81%
<b>Total Maintenance Expenses</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>0.00%</b>
<b>Maintenance Net Income (Loss)</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>0.00%</b>

**Tri-Cities Airport  
2021 Budget**

Airport Security Department	2021 Budget	2020 Budget	2020 Projected	Variance
<b>Security Revenue</b>				
TCA Security - Fingerprinting/Badging Fees	\$4,000	\$4,000	\$2,300	0.00%
TCA Security - TSA Reimbursement	\$116,800	\$116,800	\$116,400	0.00%
TCA Security - Miscellaneous Income	\$0	\$0	\$0	0.00%
	<b>\$120,800</b>	<b>\$120,800</b>	<b>\$118,700</b>	<b>0.00%</b>
<b>Security Expenses</b>				
TCA Security - Salaries	\$543,500	\$515,000	\$494,571	5.53%
TCA Security - Benefits - FICA	\$41,500	\$39,000	\$37,497	6.41%
TCA Security - Benefits - L&I	\$25,000	\$25,000	\$22,453	0.00%
TCA Security - Benefits - Retirement	\$48,000	\$48,000	\$43,140	0.00%
TCA Security - Benefits - DCP	\$19,000	\$19,000	\$3,862	0.00%
TCA Security - Benefits - Health Insurance	\$216,000	\$216,000	\$206,629	0.00%
TCA Security - Benefits - Vacation & Sick Accrual	\$500	\$1,000	\$0	-50.00%
TCA Security - Benefits - Uniforms	\$2,500	\$2,000	\$296	25.00%
TCA Security - Unemployment Tax	\$6,000	\$6,000	\$10,549	0.00%
TCA Security - Travel	\$0	\$2,500	\$442	-100.00%
TCA Security - Training	\$1,500	\$6,000	\$704	-75.00%
TCA Security - Labor Consultants	\$500	\$500	\$0	0.00%
TCA Security - Fuel	\$6,000	\$6,000	\$9,672	0.00%
TCA Security - Badging Equipment	\$8,000	\$15,000	\$9,046	-46.67%
TCA Security - Access Control Support	\$15,000	\$15,000	\$8,637	0.00%
TCA Security - Fingerprinting Fees	\$3,000	\$4,500	\$4,000	-33.33%
TCA Security - Security Equipment	\$15,000	\$10,000	\$13,809	50.00%
TCA Security - Dispatch Services	\$6,000	\$7,000	\$6,333	-14.29%
TCA Security- Telephone	\$3,000	\$4,500	\$2,963	-33.33%
TCA Security - Equipment Maint - Vehicles	\$2,000	\$4,000	\$3,183	-50.00%
TCA Security - Miscellaneous	\$2,000	\$2,000	\$5,700	0.00%
TCA Security - Security Expense Allocated	(\$843,200)	(\$827,200)	(\$764,787)	1.93%
<b>Total Security Expenses</b>	<b>\$120,800</b>	<b>\$120,800</b>	<b>\$118,700</b>	<b>0.00%</b>
<b>Security Net Income</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>0.00%</b>

**Tri-Cities Airport  
2021 Budget**

Airport ARFF Department	2021 Budget	2020 Budget	2020 Projected	Variance
<b>ARFF Revenue</b>				
ARFF - City Reimbursement	\$30,000	\$30,000	\$25,584	0.00%
ARFF - Miscellaneous Income	\$0	\$0	\$0	\$0
<b>Total ARFF Revenue</b>	<b>\$30,000</b>	<b>\$30,000</b>	<b>\$25,584</b>	<b>0.00%</b>
<b>ARFF Expenses</b>				
ARFF - Training	\$38,000	\$25,000	\$25,000	52.00%
ARFF - Electricity	\$10,000	\$10,000	\$9,682	0.00%
ARFF - Natural Gas	\$17,000	\$14,000	\$16,776	21.43%
ARFF - Water & Sewer	\$4,000	\$3,500	\$3,920	14.29%
ARFF - Refuse	\$9,500	\$8,000	\$8,397	18.75%
ARFF - Fuel	\$3,000	\$3,000	\$2,426	0.00%
ARFF - Maintenance Supplies	\$500	\$500	\$440	0.00%
ARFF - Contract	\$938,000	\$907,000	\$906,126	3.42%
ARFF - Property Insurance	\$19,000	\$15,000	\$16,312	26.67%
ARFF - Building Maintenance	\$5,000	\$5,000	\$4,856	0.00%
ARFF - Lawn & Grounds	\$500	\$500	\$118	0.00%
ARFF - Equipment Maintenance	\$2,000	\$2,000	\$2,041	0.00%
ARFF - Equipment Maintenance - Trucks	\$5,000	\$2,000	\$15,625	150.00%
ARFF - Miscellaneous	\$500	\$500	\$0	0.00%
ARFF - ARFF Expense Allocated	(\$1,022,000)	(\$966,000)	(\$986,135)	5.80%
<b>Total ARFF Expenses</b>	<b>\$30,000</b>	<b>\$30,000</b>	<b>\$25,584</b>	<b>0.00%</b>
<b>ARFF Net Income (Loss)</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>0.00%</b>

**Tri-Cities Airport  
2021 Budget**

Airport Administration	2021 Budget	2020 Budget	2020 Projected	Variance
<b>TCA Administration Revenue</b>				
TCA Admin - Grants - FAA	\$0.00	\$27,000.00	\$0.00	-100.00%
<b>Total TCA Administration Revenue</b>	<b>\$0.00</b>	<b>\$27,000.00</b>	<b>\$0.00</b>	<b>-100.00%</b>
<b>TCA Administration Expenses</b>				
TCA Admin - Office Expenses and Supplies	\$35,000	\$40,000	\$30,787	-12.50%
TCA Admin - Technical Support	\$35,000	\$45,000	\$38,959	-22.22%
TCA Admin - Legal Fees	\$40,000	\$40,000	\$31,443	0.00%
TCA Admin - Consultants - Professional Services	\$5,000	\$10,000	\$4,741	-50.00%
TCA Admin - Consultants - Master Plan	\$0	\$30,000	\$0	-100.00%
TCA Admin - Consultants - Personal Services	\$35,000	\$35,000	\$72,287	0.00%
TCA Admin - Air Service Development	\$40,000	\$65,000	\$42,100	-38.46%
TCA Admin - Accounting	\$5,000	\$5,000	\$5,527	0.00%
TCA Admin - Audit Costs	\$25,000	\$24,000	\$27,927	4.17%
TCA Admin - Federal Representation	\$14,000	\$14,000	\$14,250	0.00%
TCA Admin - Telephone	\$9,500	\$8,000	\$9,307	18.75%
TCA Admin - Banquets & Meals	\$5,000	\$5,000	\$2,607	0.00%
TCA Admin - Tenant Appreciation/Retention/Expansion	\$6,000	\$6,000	\$0	0.00%
TCA Admin - Advertising	\$40,000	\$110,000	\$68,215	-63.64%
TCA Admin - Airport Website	\$2,000	\$2,000	\$12,695	0.00%
TCA Admin - Marketing	\$28,000	\$49,000	\$30,174	-42.86%
TCA Admin - Marketing Misc	\$2,000	\$2,000	\$12,511	0.00%
TCA Admin - Beacon	\$17,500	\$12,500	\$17,500	40.00%
TCA Admin - Promotional/Hosting	\$2,500	\$2,500	\$45	0.00%
TCA Admin - Meetings & Registrations	\$8,000	\$10,000	\$3,608	-20.00%
TCA Admin - Membership Dues & Fees	\$20,000	\$17,000	\$19,042	17.65%
TCA Admin - Publications & Networks	\$500	\$500	\$489	0.00%
TCA Admin - A & G Insurance	\$132,000	\$108,000	\$114,889	22.22%
TCA Admin - Administrative Salaries	\$389,000	\$370,000	\$366,700	5.14%
TCA Admin - Benefits - FICA	\$30,000	\$28,000	\$28,434	7.14%
TCA Admin - Benefits - L&I	\$1,500	\$1,500	\$1,103	0.00%
TCA Admin - Benefits - Retirement	\$51,000	\$47,000	\$44,848	8.51%
TCA Admin - Benefits - DCP	\$15,500	\$14,000	\$9,258	10.71%
TCA Admin - Benefits - Health Insurance	\$124,000	\$110,000	\$121,559	12.73%
TCA Admin - Benefits - Car Allowance/Other	\$6,000	\$6,000	\$6,000	0.00%
TCA Admin - Benefits - Health Insurance Retirees	\$39,000	\$44,000	\$43,270	-11.36%
TCA Admin - Benefits - Uniforms	\$500	\$0	\$500	100.00%
TCA Admin - Unemployment	\$4,000	\$4,000	\$0	0.00%
TCA Admin - Travel	\$20,000	\$30,000	\$10,137	-33.33%
TCA Admin - Travel - Marketing	\$2,000	\$2,000	\$2,093	0.00%
TCA Admin - Travel - JK	\$2,000	\$2,000	\$2,166	0.00%
TCA Admin - Travel - JR	\$1,500	\$1,500	\$2,664	0.00%
TCA Admin - Travel - VG	\$1,500	\$1,500	\$1,614	0.00%
TCA Admin - Training	\$3,000	\$3,000	\$2,662	0.00%
TCA Admin - Miscellaneous	\$2,000	\$2,000	\$2,155	0.00%
TCA Admin - Port Payroll Expense	\$660,000	\$730,000	\$737,663	-9.59%
TCA Admin - Overhead Allocation	(\$1,859,500)	(\$2,010,000)	(\$1,941,930)	-7.49%
<b>Total TCA Administration Expenses</b>	<b>\$0</b>	<b>\$27,000</b>	<b>\$0</b>	<b>-100.00%</b>
<b>TCA Administration Net Income (Loss)</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>0.00%</b>

**Tri-Cities Airport  
2021 Budget**

Airport Nonoperating	2021 Budget	2020 Budget	2020 Projected	Variance
<b>TCA Nonoperating Revenue</b>				
TCA Nonoperating - Interest Income	\$10,000	\$10,000	\$22,854	0.00%
TCA Nonoperating - Finance Charge	\$0	\$0	\$3,024	0.00%
TCA Nonoperating - Interest Income - PFC	\$1,000	\$3,000	\$633	-66.67%
TCA Nonoperating - Interest Income - CFC	\$20,000	\$30,000	\$21,541	-33.33%
TCA Nonoperating - Insurance Settlements	\$0	\$0	\$320	0.00%
TCA Nonoperating - Contributions - State of WA	\$0	\$0	\$300,000	0.00%
TCA Nonoperating - Contributions - FAA	\$0	\$4,016,700	\$0	-100.00%
TCA Nonoperating - AIP 45 (Taxiway A)	\$0	\$0	\$1,849,803	0.00%
TCA Nonoperating - AIP 47 (Winter Equipment)	\$0	\$0	\$1,757,365	0.00%
TCA Nonoperating - AIP 50 (Taxiway G)	\$729,000	\$0	\$0	100.00%
TCA Nonoperating - Battelle	\$0	\$0	\$1,014,247	0.00%
TCA Nonoperating - AIP 46 (Master Plan)	\$0	\$0	\$76,000	0.00%
TCA Nonoperating - AIP 48 (CARES)	\$1,741,920	\$0	\$1,744,450	100.00%
TCA Nonoperating - AIP 49 (Environmental)	\$630,000	\$0	\$0	100.00%
TCA Nonoperating - PFC	\$1,350,000	\$1,800,000	\$940,240	-25.00%
TCA Nonoperating - CFC	\$450,000	\$600,000	\$515,787	-25.00%
TCA Nonoperating - Miscellaneous	\$0	\$0	\$0	0.00%
<b>Total TCA Nonoperating Income</b>	<b>\$4,931,920</b>	<b>\$6,459,700</b>	<b>\$8,246,264</b>	<b>-23.65%</b>
<b>TCA Nonoperating Expenses</b>				
TCA Nonoperating - Amortization - 2014 Revenue Bond	(\$25,000)	(\$25,000)	(\$25,000)	0.00%
TCA Nonoperating - Interest - 2012 GO Bond	\$13,000	\$19,500	\$19,500	-33.33%
TCA Nonoperating - Interest - 2013 HAEIFAC	\$16,000	\$18,000	\$18,000	-11.11%
TCA Nonoperating - Interest - 2014 Revenue Bond	\$819,000	\$866,650	\$866,650	-5.50%
TCA Nonoperating - Interest - LID	\$0	\$40,000	\$0	0.00%
TCA Nonoperating - Interest - CERB Battelle Hangar	\$68,000	\$34,000	\$0	100.00%
TCA Nonoperating - Loan Repayment - 2018 Terminal	\$300,000	\$0	\$0	100.00%
TCA Nonoperating - Loan Repayment - 2020 City of Pasco	\$154,000	\$0	\$0	100.00%
TCA Nonoperating - AIP 49 - Environmental	\$700,000	\$0	\$0	100.00%
<b>Total TCA Nonoperating Expenses</b>	<b>\$2,045,000</b>	<b>\$953,150</b>	<b>\$879,150</b>	<b>114.55%</b>
<b>TCA Nonoperating Net Income (Loss)</b>	<b>\$2,886,920</b>	<b>\$5,506,550</b>	<b>\$7,367,114</b>	<b>-47.57%</b>