

Port of Camas-Washougal  
**Comparative Statement of Revenue and Expense**  
 First Quarter 2020

	January	February	March	TOTAL
<b>OPERATING REVENUE</b>				
Airport (1)	35,351	41,872	63,652	140,875
Marina (2)	71,416	64,829	66,669	202,914
Real Estate/IP (3)	204,057	221,452	204,523	630,031
General and Administrative	10,000	1,150	2,925	14,075
Total Operating Revenue	<u>320,825</u>	<u>329,303</u>	<u>337,769</u>	<u>987,896</u>
<b>OPERATING EXPENSE</b>				
General Operations				
Airport (4)	40,030	12,170	19,554	71,753
Marina	27,754	17,767	22,505	68,026
Real Estate/IP (5)	53,232	65,364	49,700	168,296
Parks (6)	4,930	10,663	11,682	27,276
General and Administrative	196,825	188,637	181,468	566,930
Total Operating Expense	<u>322,772</u>	<u>294,600</u>	<u>284,909</u>	<u>902,281</u>
Operating Income (Loss)	<u>(1,947)</u>	<u>34,703</u>	<u>52,860</u>	<u>85,615</u>
<b>NONOPERATING REVENUE (EXPENSE)</b>				
Taxes levied for:				
General purposes	2,273	24,250	83,297	109,820
Debt service requirements	2,866	28,772	99,676	131,314
Interest income (7)	6,896	17,669	6,602	31,168
Interest Proceeds -Radial Contract	-	637	1,217	1,854
Interest Proceeds -City of Washougal Contract	14,050	-	-	14,050
Timber and Other Taxes	370	16,905	9,890	27,165
Sale of surplus property	1,500	400	738	2,638
Disposal of capital assets	30,031	3,831	7,719	41,581
Purchase of capital assets	(224,737)	(61,685)	(233,438)	(519,860)
Refunding LT Debt Issued (8)	-	-	9,310,000	9,310,000
Premium on Bonds Issued (8)	-	-	166,458	166,458
Principal paid on long-term debt (9)	(103,607)	-	-	(103,607)
Interest paid on long-term debt (9)	(28,256)	-	-	(28,256)
Debt Issuance Costs (8)	-	-	(107,550)	(107,550)
Pymt for Refunded Debt (8)	-	-	(9,368,908)	(9,368,908)
Capital Contributions - State Grant revenue	5,723	11,104	0	16,827
Other Misc Revenue	-	1	35	36
Other Misc Expenses (7)	-	(16,640)	196	(16,445)
Total Nonoperating Revenue	<u>(292,890)</u>	<u>25,243</u>	<u>(24,068)</u>	<u>(291,714)</u>
<b>NET INCOME</b>	<u><b>(294,837)</b></u>	<u><b>59,946</b></u>	<u><b>28,792</b></u>	<u><b>(206,099)</b></u>

(1) Fuel Sales / March Immelman pymt

(2) Annual moorage payment Jan-(3), Feb-(1), Mar-(2) / Jan Qtrly Elect

(3) Feb - Annual Tonnage Revenue from Columbia Resources

(4) January - fuel purchase

(5) Feb - DNR vegetation clean up

(6) Feb - DNR vegetation clean up & Payroll

(7) February - \$1.0M Federal Home Loan Bond called - interest received / accrued interest exp

(8) March - Refunded GO bonds 2013B, 2015A, 2015B - Issued new GO Bonds 2020A & 2020B

(9) January - Annual CERB Loan payment

Port of Camas-Washougal  
**Airport Operations**  
 First Quarter 2020

	<u>January</u>	<u>February</u>	<u>March</u>	<u>TOTAL</u>
<b>AIRPORT REVENUE</b>				
Hangar Rentals	21,902	22,082	22,070	66,054
Tiedown Rentals	238	223	182	643
AP-1 Leases	2,130	2,130	2,130	6,390
Immelman Land Lease (1)	-	-	14,719	14,719
Access agreement	81	81	81	243
Setup fees	200	-	150	350
Late charges	95	100	50	245
Home rental AP-5	1,000	1,000	1,000	3,000
Storage shed AP-5	-	-	-	-
Home rental AP-6 (2)	1,595	772	1,600	3,968
Electric revenue	1,302	1,326	1,309	3,937
Miscellaneous income	25	255	25	305
Tenant Security Deposit (3)	-	1,000	-	1,000
Fuel sales	6,783	12,902	20,336	40,021
Total Airport Revenue	<u>35,351</u>	<u>41,872</u>	<u>63,652</u>	<u>140,875</u>
<b>AIRPORT EXPENSES</b>				
Payroll	6,897	4,025	8,381	19,303
Insurance (4)	128	(85)	-	42
M&R (grounds, structure, equipment)	1,582	3,488	701	5,772
Supplies	631	67	316	1,014
Utilities (5)	1,894	1,408	1,829	5,131
Internet	83	85	85	253
Fire System Monitoring	-	619	-	619
Advertising	750	-	-	750
Clean Water Tax (Stormwater) (6)	-	-	4,461	4,461
Miscellaneous expense	46	534	269	849
Outside services	-	1,079	910	1,989
Janitorial Expenses	51	-	755	805
Legal fees	-	-	-	-
Fuel costs (7)	27,745	524	1,193	29,462
Credit card discounts & fees	223	427	654	1,304
Total Airport Expenses	<u>40,030</u>	<u>12,170</u>	<u>19,554</u>	<u>71,753</u>
<b>Net Income (Loss)</b>	<u>(4,679)</u>	<u>29,702</u>	<u>44,099</u>	<u>69,122</u>

(1) Immelman annual lease payment

(2) Feb - tenant moved out Jan 31, new tenant partial for Feb

(3) Tenant security deposits for AP-6

(4) Feb credit - sold surplus equipment removed from insurance - split AP/MA/IP

(5) Jan and Mar - City of Washougal utilities billed every other mo

(6) March - Annual Clark County stormwater fees

(7) January - fuel purchase

Port of Camas-Washougal  
Marina Operations  
First Quarter 2020

	January	February	March	TOTAL
<b>MARINA REVENUE</b>				
Moorage slip rentals (1)	53,261	49,400	49,562	152,224
Waverunner rentals	1,488	1,483	1,450	4,421
Set-up fees	450	950	750	2,150
Launch ramp tickets	126	172	595	893
Launch ramp permits	1,013	1,235	1,320	3,568
Electricity revenue (2)	5,687	355	898	6,939
Other	692	814	880	2,386
Late charges	450	450	350	1,250
Dock boxes	387	390	398	1,175
Concession revenue	-	24	-	24
Relocation fees	100	250	50	400
Boating Event revenue	-	-	-	-
DNR - Property Resources	458	458	458	1,374
Property Resources (Puffin Café)	458	458	458	1,375
Dolphin Yacht Club	380	380	380	1,140
Riverside Marine	6,000	6,000	6,000	18,000
OHSU Lease	89	89	89	266
Fuel sales	377	1,922	3,031	5,330
Total Marina Revenue	71,416	64,829	66,669	202,914
<b>MARINA EXPENSES</b>				
Payroll	16,883	13,743	11,944	42,570
Insurance (3)	173	(115)	-	57
M&R (equipment, docks, grounds, structures)	273	1,924	1,076	3,274
Utilities (4)	4,046	1,052	3,372	8,470
Security	-	-	-	-
Outside services	98	53	53	203
Janitorial (5)	-	-	755	755
Supplies	5,257	769	4,002	10,028
Advertising	823	-	766	1,589
Legal fees	-	-	-	-
Equipment fuel	23	32	65	120
Miscellaneous expense	85	237	229	550
Fuel costs	86	31	181	297
Credit card discounts & fees	7	42	64	113
Total Marina Expenses	27,754	17,767	22,505	68,026
<b>Net Income (Loss)</b>	43,662	47,063	44,164	134,889

- (1) Jan - 4 annual pymts; Feb - 2 annual payment; Mar - 1 annual pymts  
(2) Jan - Quarterly metered elec./ Mar - Annual prepaid electric  
(3) Feb credit - sold surplus equipment removed from insurance - split AP/MA/IP  
(4) Jan and Mar - City of Washougal utilites billed every other month  
(5) Annual janitorial supply order

## Port of Camas-Washougal

## Real Estate/IP Revenue

First Quarter 2020

	January	February	March	TOTAL
<b>REAL ESTATE/IP REVENUE</b>				
Utility Rev from Tenants (1)	86	2,200	-	2,286
Infrastructure Fee	-	-	-	-
Ground Lease - ADS 2 5ac parcels	16,950	16,950	16,950	50,850
Ground Lease - BBA Nonwovens	4,656	4,656	4,656	13,967
Ground Lease - Ferguson Ent	285	285	285	855
Ground Lease - Norwesco	6,423	6,423	6,423	19,268
Ground Lease - Plains Mktg	766	766	766	2,298
Ground Lease - American Propane	1,326	1,326	1,326	3,978
Ground Lease - Metro Landscape	125	125	125	375
Columbia Resources (2)	6,624	22,522	6,624	35,771
Spur Track - BBA Nonwovens	240	240	240	720
Spur Track - Norwesco	175	175	175	525
Spur Track - Plains Mktg	175	175	175	525
Bldg 3 - Kemira Chemicals	9,536	9,536	9,536	28,607
Bldg 4 - Pump Dynamics	5,883	5,883	5,883	17,649
Bldg 5 - MJ Glass Productions	3,585	3,585	3,585	10,755
Bldg 6 - Kemira Chemicals	14,264	14,264	14,264	42,792
Bldg 7 - Calvert Co.	11,013	11,013	11,013	33,039
Bldg 8, Bay 1 - No Limit Engineering	1,867	1,867	1,867	5,601
Bldg 8, Bay 2, 3 & 4 - Corrosion	4,812	4,812	4,812	14,436
Bldg 9 - Intech Enterprises	8,498	8,498	8,730	25,726
Bldg 10 - Phase 5	-	-	-	-
Bldg 11 - Ponder Burner	9,610	9,610	9,610	28,830
Bldg 12, Bay 1 - Precision Saw	1,847	1,847	1,847	5,541
Bldg 12 Bay 3 & 4 - Etec	3,759	3,759	4,632	12,150
Bldg 12, Bay 2 - Plastic Forming	1,761	1,761	1,761	5,283
Bldg 14 Bays 1, 2 & 4 - 54-40 Brewing Co.	5,969	5,969	5,969	17,908
Bldg 14, Bay 3 - Fastenal	1,875	1,875	1,875	5,625
Bldg 15 - Foods In Season	10,513	10,513	10,513	31,539
Bldg 16 - DS Fabrication	7,018	7,018	7,018	21,053
Bldg 17, Bay 1 - Foods In Season	6,739	6,739	6,739	20,217
Bldg 17, Bay 2 - Lumino	2,864	2,950	2,950	8,764
Bldg 17, Bay 3 - MJ Glass Productions	2,864	2,864	2,950	8,678
Bldg 18, Bays 9-11 - iFillCup	4,950	4,950	4,950	14,850
Bldg 18, Bays 1-4 - Panther RV	6,798	6,798	6,798	20,394
Bldg 18, Bays 12-15 TheraSigma	3,366	3,366	3,366	10,098
Bldg 18, Bay 6 - Swift Mach	1,700	1,700	1,700	5,100
Bldg 18, Bay 5 - Logsdon Farm	1,700	1,700	1,700	5,100
Bldg 18, Bays 7 & 8 - Feed Me	3,245	3,245	3,245	9,734
Bldg 18, Bays 14 & 15 - Printforia	3,432	3,432	3,432	10,296
Bldg 19 - Ferguson	8,776	8,776	8,776	26,329
Bldg M6 - City of Camas	3,777	3,777	3,777	11,331
Bldg M7 Bay 1&2 - Westlie Ford	13,309	13,309	13,309	39,927
Late Fees	822	118	96	1,037
Misc Income	75	75	75	225
<b>Total Real Estate/IP Revenue</b>	<b>204,057</b>	<b>221,452</b>	<b>204,523</b>	<b>630,031</b>

Port of Camas-Washougal  
**Real Estate/IP Operations**  
 First Quarter 2020

	<u>January</u>	<u>February</u>	<u>March</u>	<u>TOTAL</u>
Real Estate/IP Revenue	204,057	221,452	204,523	630,031
<b>REAL ESTATE/IP EXPENSES</b>				
Payroll	40,411	35,784	25,595	101,790
Insurance (3)	450	(301)	-	149
Utilities (4)	2,374	3,296	2,425	8,096
Stormwater Expense	-	-	-	-
Internet	83	85	85	253
Outside services (5)	-	1,982	5,150	7,132
Fire System Monitoring (6)	-	2,682	-	2,682
Marketing	150	-	-	150
Maintenance (Grounds)	1,147	1,404	4,794	7,345
Maintenance (Levee) (7)	133	14,790	5,281	20,204
Maintenance (Structures)	3,943	2,041	2,701	8,685
Maintenance (Pumps)	-	-	-	-
Maintenance (Equipment)	435	1,621	873	2,929
Maintenance (Rail)	-	-	-	-
Miscellaneous expense	-	-	-	-
Legal fees	681	1,127	423	2,231
Tenant Security Deposit Release	-	-	-	-
Commission expense	-	-	-	-
Supplies (8)	3,425	852	2,373	6,651
Total Real Estate/IP Expenses	<u>53,232</u>	<u>65,364</u>	<u>49,700</u>	<u>168,296</u>
<b>Net Income (Loss)</b>	<u>150,825</u>	<u>156,088</u>	<u>154,822</u>	<u>461,735</u>

(1) February - City utility bills received every other month

(2) February - Annual Tonnage Revenue

(3) Feb credit - sold surplus equip removed from ins - split AP/MA/IP

(4) February - City utility bills received every other month

(5) IP Marketing Webpage Redesign

(6) Quarterly monitoring bill

(7) Feb - DNR vegetation clean up

(8) Jan - carry over from Dec 2019

Port of Camas-Washougal  
**Park Operations**  
 First Quarter 2020

	<u>January</u>	<u>February</u>	<u>March</u>	<u>TOTAL</u>
<b>PARK REVENUE</b>				
Park & Trail Use Fees (1)	-	-	-	-
Adopt a Bench Program	-	-	-	-
Total Park Revenues	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>
<b>PARK EXPENDITURES</b>				
Payroll	3,522	4,720	9,107	17,348
M&R Grounds (2)	330	4,756	278	5,364
M&R Equipment	107	534	730	1,370
M&R Structures	-	-	-	-
Misc Expense	-	-	-	-
Supplies	-	-	-	-
Utilities	973	653	813	2,439
Outside Services	-	-	-	-
Janitorial (3)	-	-	755	755
Advertising/Marketing	-	-	-	-
Insurance	-	-	-	-
Total Park Expenses	<u>4,930</u>	<u>10,663</u>	<u>11,682</u>	<u>27,276</u>
<b>Net Income (Loss)</b>	<u>(4,930)</u>	<u>(10,663)</u>	<u>(11,682)</u>	<u>(27,276)</u>

- (1) Eliminated fee for use of Parks
- (2) Feb - DNR vegetation clean up
- (3) Mar - Annual janitorial supply purchase

Port of Camas-Washougal  
General & Administrative  
First Quarter 2020

	January	February	March	TOTAL
<b>GENERAL AND ADMINISTRATIVE REVENUES</b>				
Sponsorship Revenues	10,000	1,150	2,925	14,075
<b>Total G&amp;A Revenues</b>	<b>10,000</b>	<b>1,150</b>	<b>2,925</b>	<b>14,075</b>
<b>GENERAL AND ADMINISTRATIVE EXPENSES</b>				
Salaries and wages	80,754	85,266	90,450	256,470
Standby wages	1,380	1,290	1,320	3,990
Commissioner's compensation	5,018	4,634	3,610	13,262
Overtime - Permanent EE's	932	1,393	518	2,842
Employee benefits & payroll taxes	49,624	41,435	46,440	137,499
Commissioner's benefits	3,496	3,307	3,689	10,492
Legal fees	4,086	1,762	7,371	13,218
Insurance	-	-	-	-
Election expense	-	8,511	-	8,511
Outside services (1)	-	1,435	7,096	8,531
State audit	-	-	-	-
Miscellaneous expense	3,246	3,198	2,900	9,343
Telephone & communication	1,522	2,021	2,543	6,086
Office supplies	785	503	1,136	2,424
Copier	350	158	554	1,061
Memberships & dues (2)	16,437	11,186	250	27,873
Advertising	1,535	1,629	1,400	4,564
Marketing	3,288	2,409	1,445	7,141
Wheels & Wings	-	-	-	-
IT Supplies & Services (3)	12,284	12,408	1,691	26,383
Concerts in the park	-	2,250	-	2,250
Fuel expense	881	1,235	1,006	3,121
Janitorial maintenance and supplies	93	26	1,150	1,269
Maintenance (Office) (4)	7,891	262	1,333	9,486
Maintenance (Grounds)	-	-	64	64
Utilities	1,630	748	1,528	3,907
Postage	226	(2)	345	568
Registration fees	528	293	105	927
Promotional Hosting	39	60	64	162
Travel	261	887	1,253	2,400
Publications	-	-	-	-
Printing and binding	-	-	-	-
Continuing education	367	10	1,789	2,166
Wellness Benefits	173	325	420	918
Taxes	-	-	-	-
<b>Total G&amp;A Expenses</b>	<b>196,825</b>	<b>188,637</b>	<b>181,468</b>	<b>566,930</b>
<b>Net G&amp;A Expenses</b>	<b>(186,825)</b>	<b>(187,487)</b>	<b>(178,543)</b>	<b>(552,855)</b>

(1) March - In-Accord communication training

(2) Majority of membership dues paid first of year

(3) Various system license renewals

(4) Jan - Reconfigure offices for additional employee