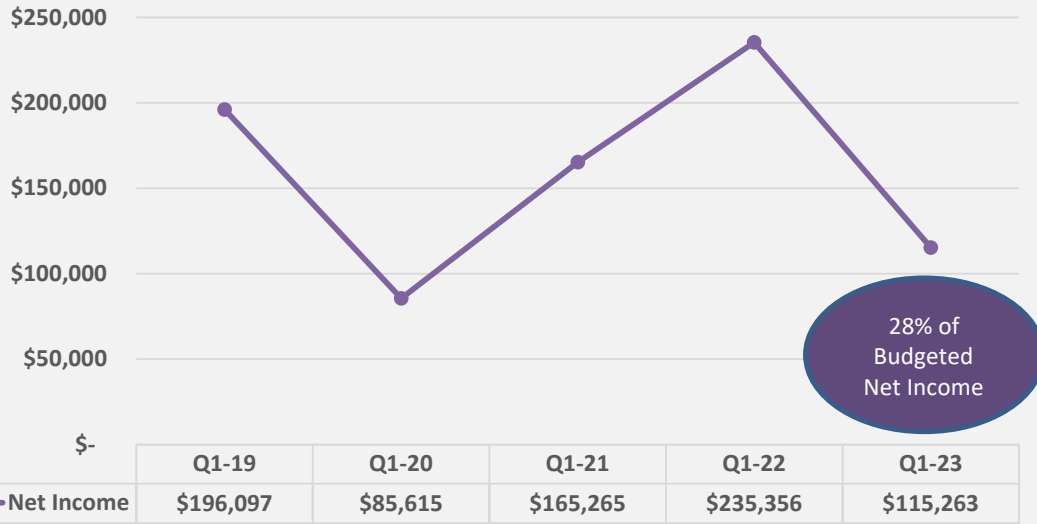




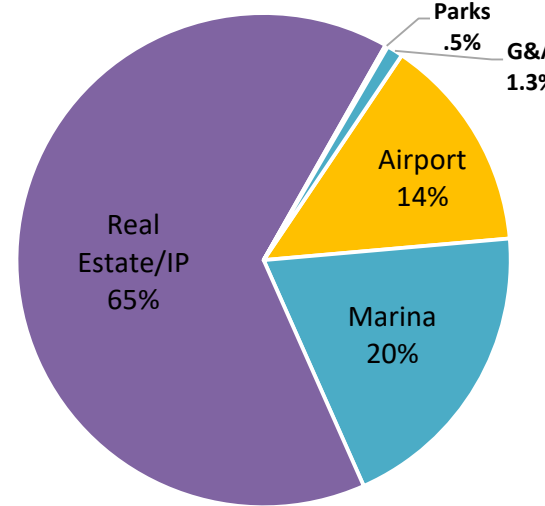
**First Quarter 2023
Financial Reports**

1st Qtr FINANCIAL DASHBOARD

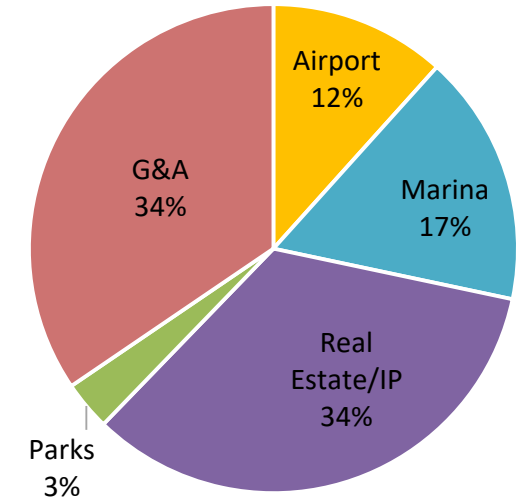
Net Operating Income Trend



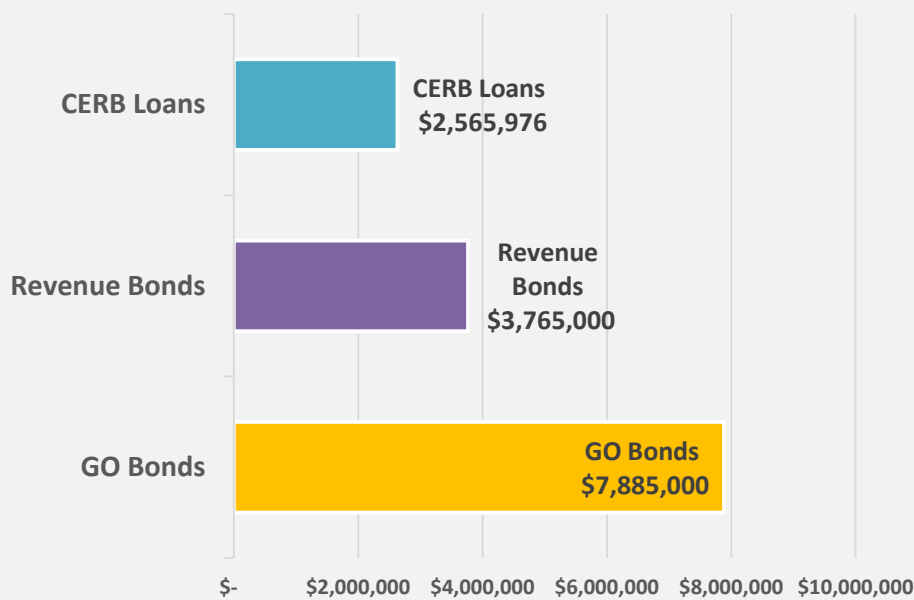
Operating Revenue Distribution



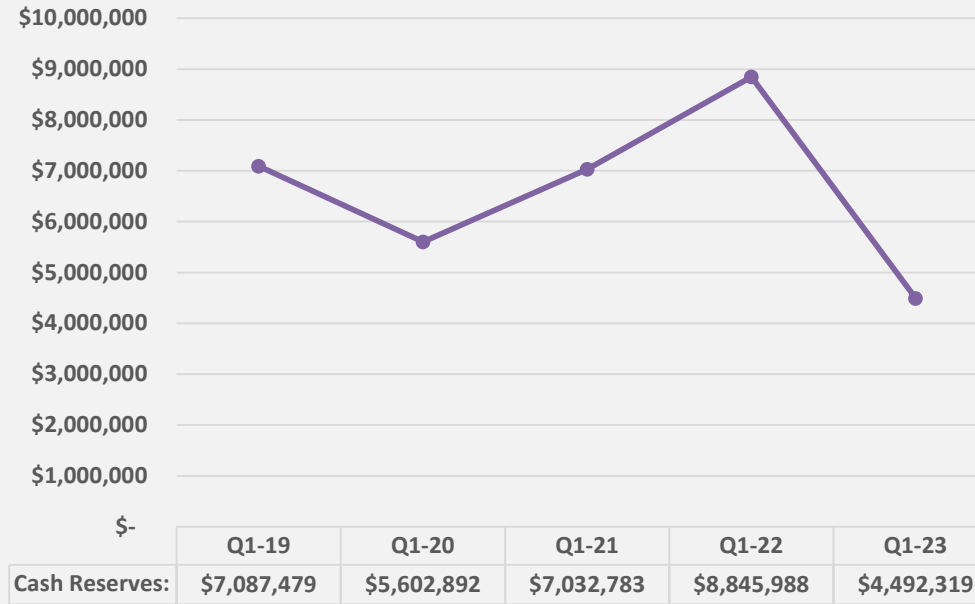
Operating Expense Distribution



Long Term Debt Obligations



Cash Reserves Trend



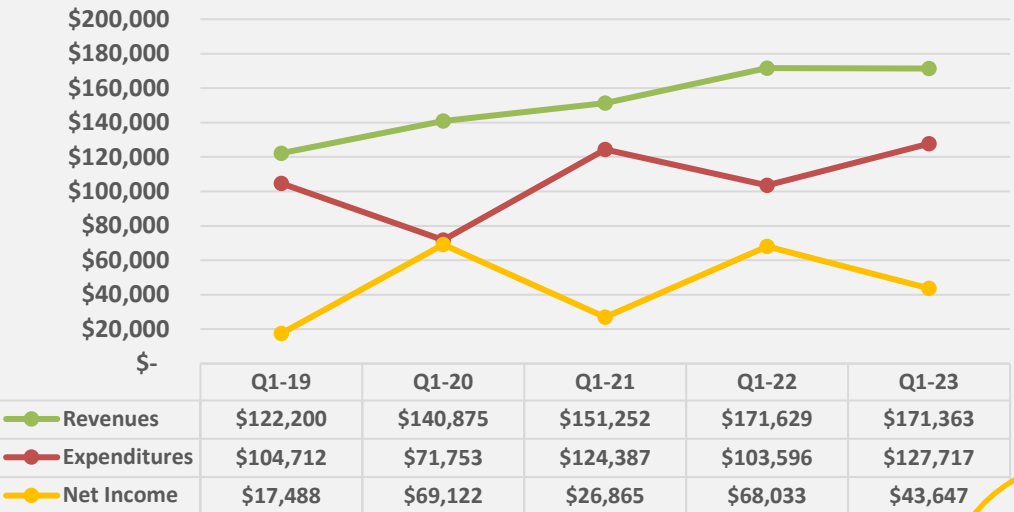
Port District
Assessed Valuation
\$12.3B

2023 Levy Rate
\$0.239

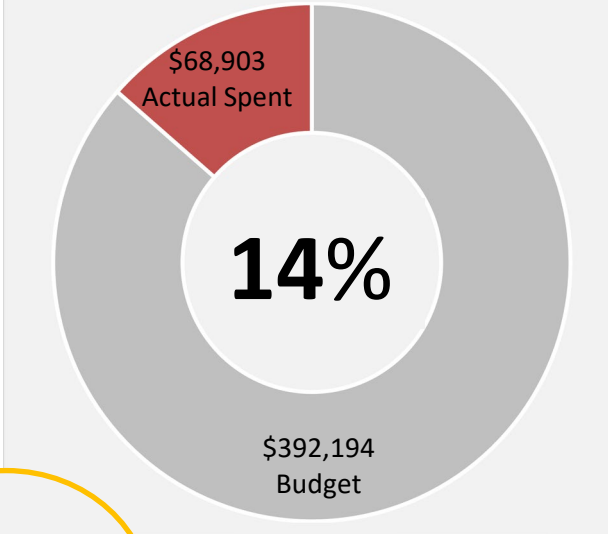
2023 Anticipated
Levy Revenue
\$2,933,914

GROVE FIELD 1ST QTR FINANCIAL DASHBOARD

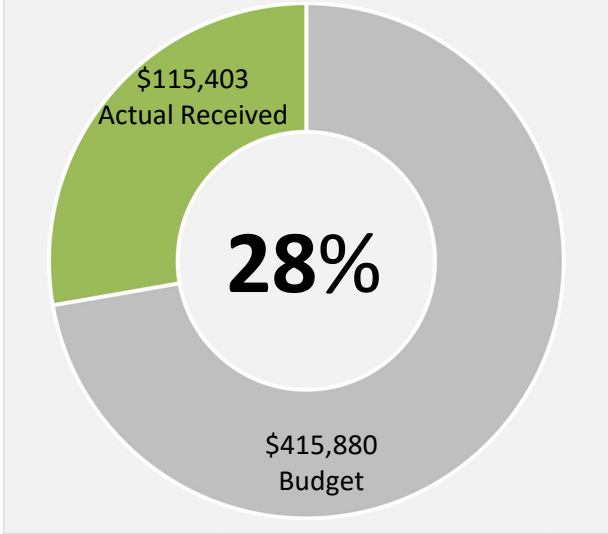
Income Statement



Budget vs Actual Expenses

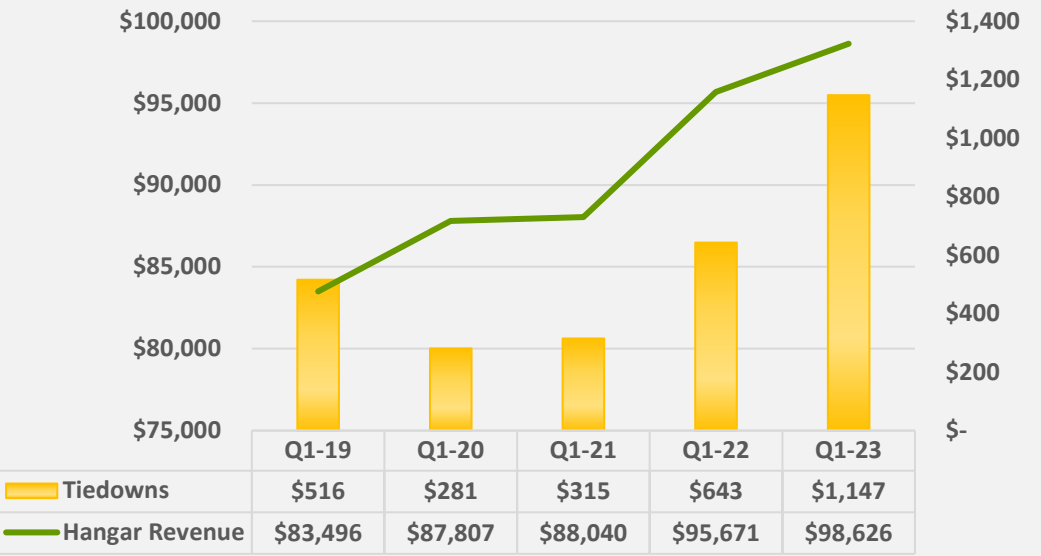


Budget vs Actual Revenues

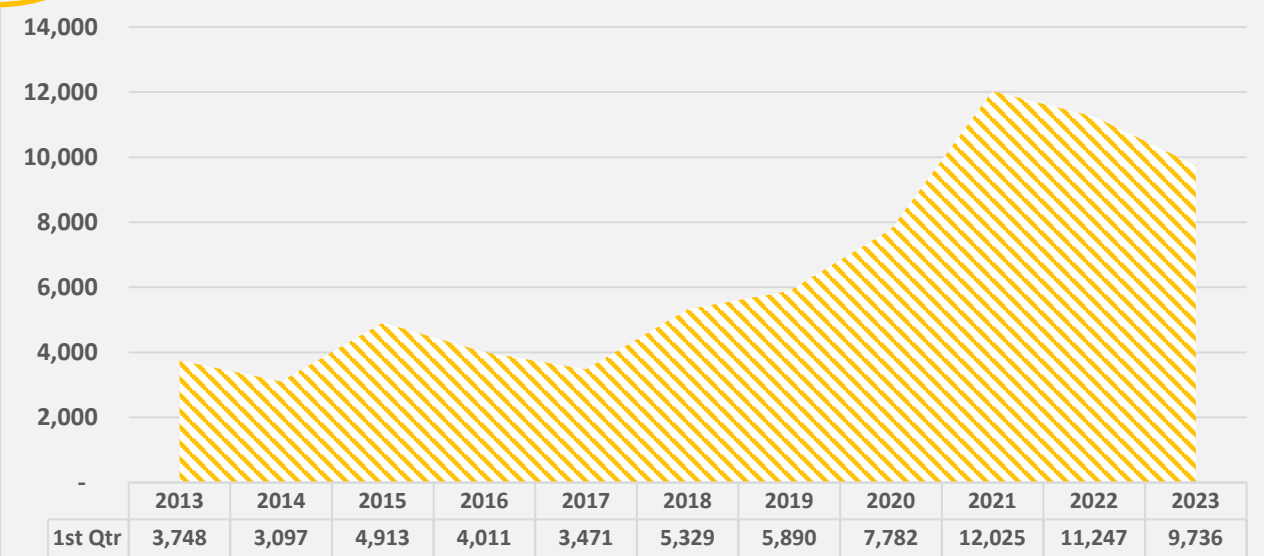


OCCUPANCY
100%

Hangar Revenue

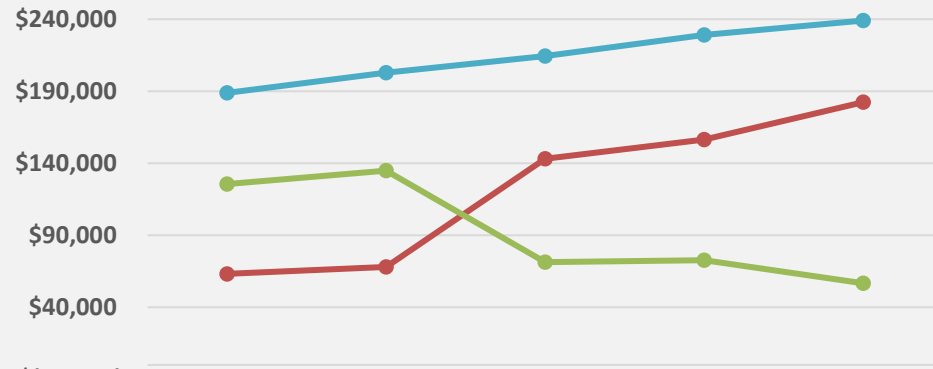


Fuel Gallons Dispensed



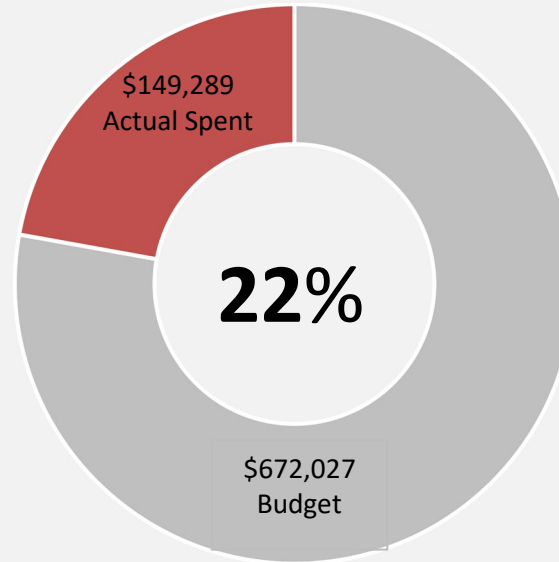
PARKER'S LANDING MARINA 1ST QTR FINANCIAL DASHBOARD

Income Statement

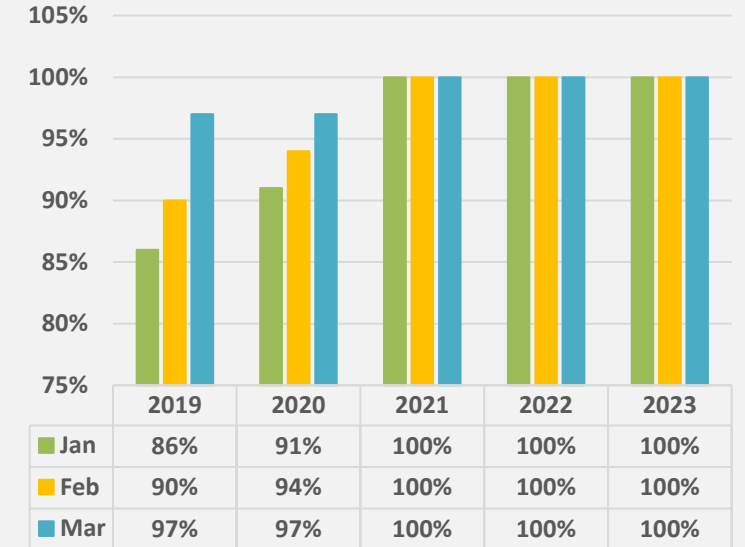


	Q1-19	Q1-20	Q1-21	Q1-22	Q1-23
Revenues	\$188,884	\$202,914	\$214,461	\$229,132	\$239,087
Expenditures	\$63,248	\$68,026	\$143,085	\$156,378	\$182,389
Net Income	\$125,636	\$134,889	\$71,376	\$72,753	\$56,698

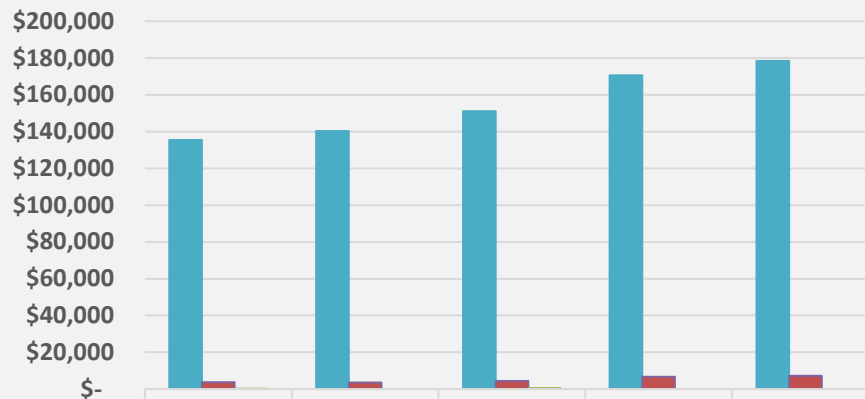
Expenses Budget vs Actual



1st Qtr Occupancy

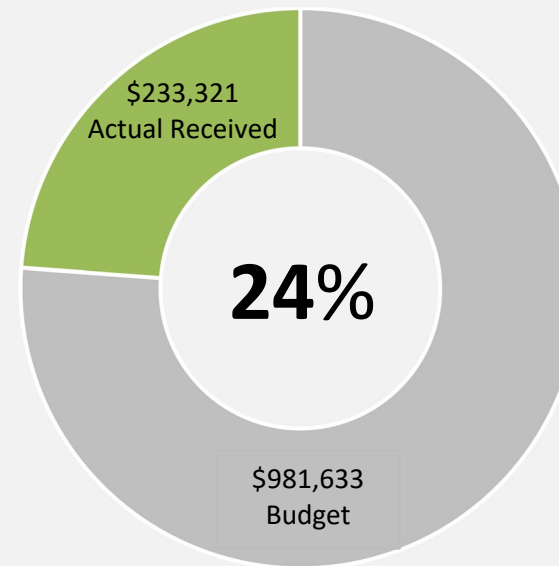


Moorage Revenue

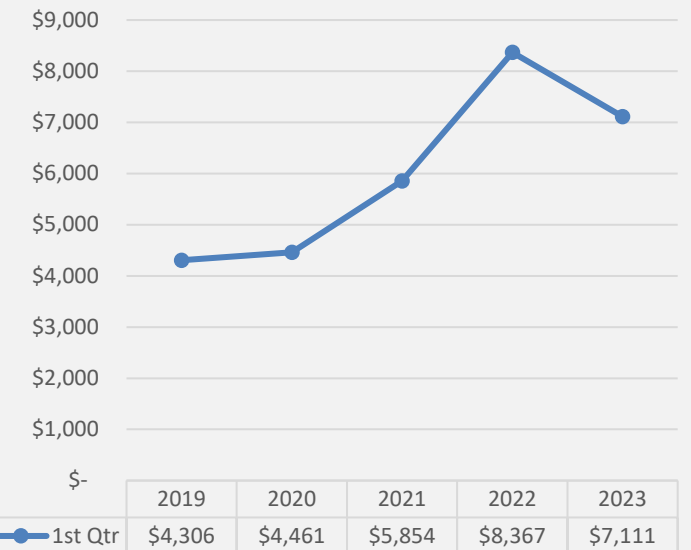


	Q1-19	Q1-20	Q1-21	Q1-22	Q1-23
Boat Moorage	\$135,460	\$140,333	\$151,048	\$170,568	\$178,428
Waverunner Moorage	\$3,661	\$3,498	\$4,421	\$6,602	\$7,270
Overnight Moorage	\$748	\$162	\$1,176	\$271	\$274

Revenues Budget vs Actual

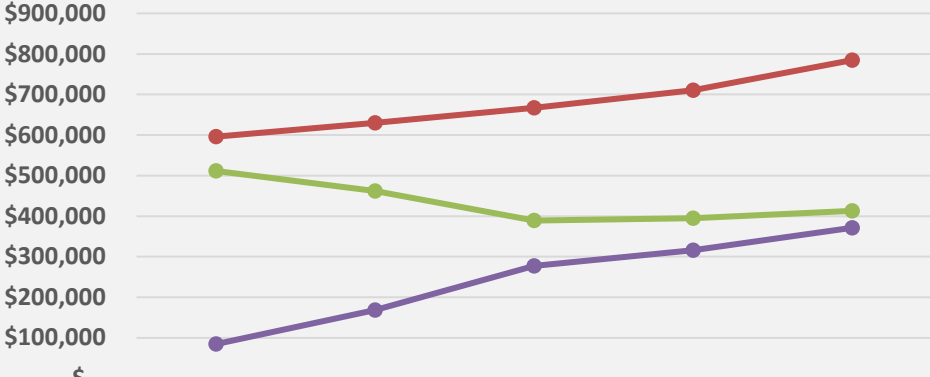


Launch Ramp Revenue



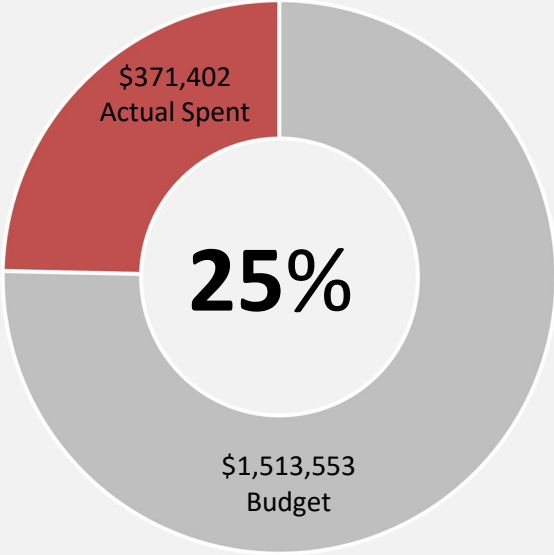
I/P REAL ESTATE 1ST QTR FINANCIAL DASHBOARD

Income Statement

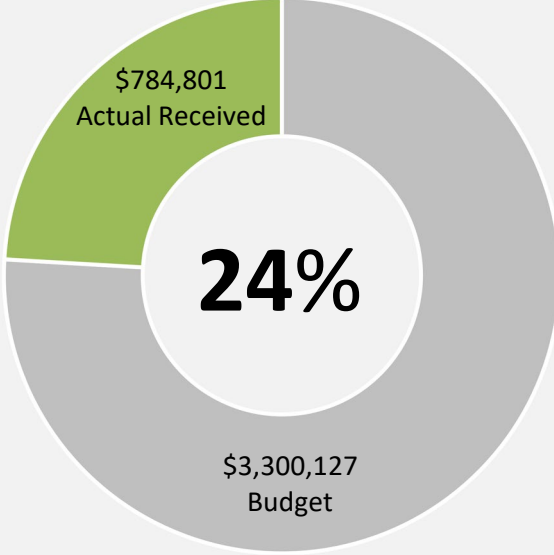


	Q1-19	Q1-20	Q1-21	Q1-22	Q1-23
Revenues	\$596,090	\$630,031	\$667,006	\$710,961	\$784,801
Expenditures	\$84,670	\$168,296	\$277,759	\$315,942	\$371,402
Net Income	\$511,421	\$461,735	\$389,248	\$395,018	\$413,398

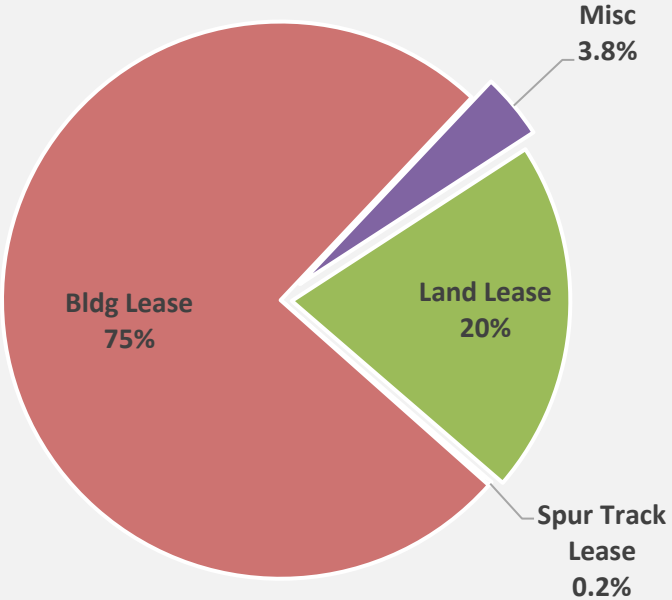
Expenses Budget vs Actual



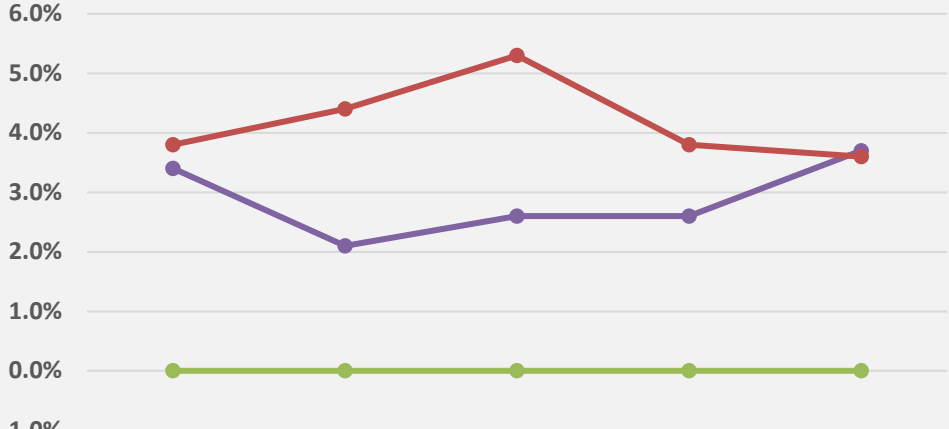
Revenues Budget vs Actual



IP Revenue Distribution



Industrial Vacancy



	2019	2020	2021	2022	2023
Vancouver	3.4%	2.1%	2.6%	2.6%	3.7%
Portland	3.8%	4.4%	5.3%	3.8%	3.6%
PofCW	0.0%	0.0%	0.0%	0.0%	0.0%

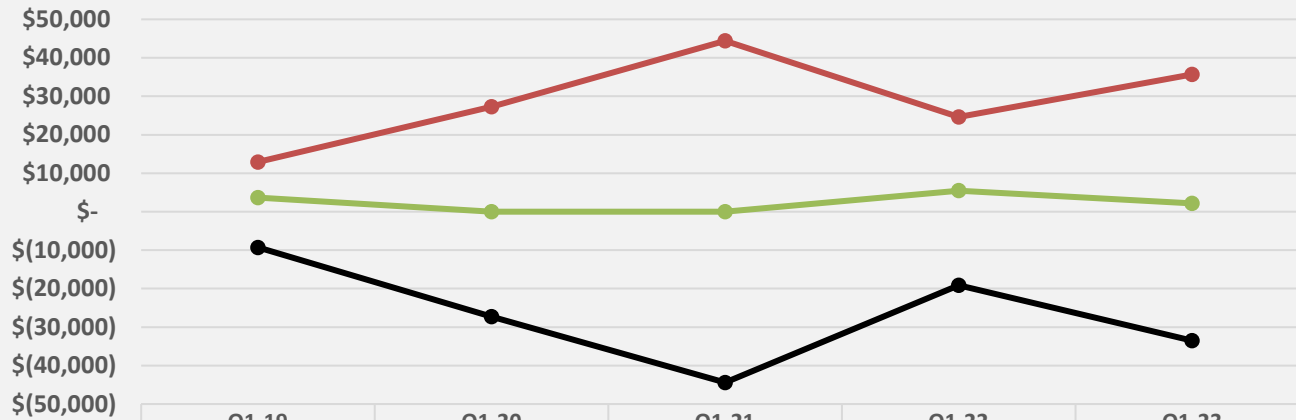
Acres
234

Industrial Buildings
19*

Industrial Building Sq Ft
325,444*

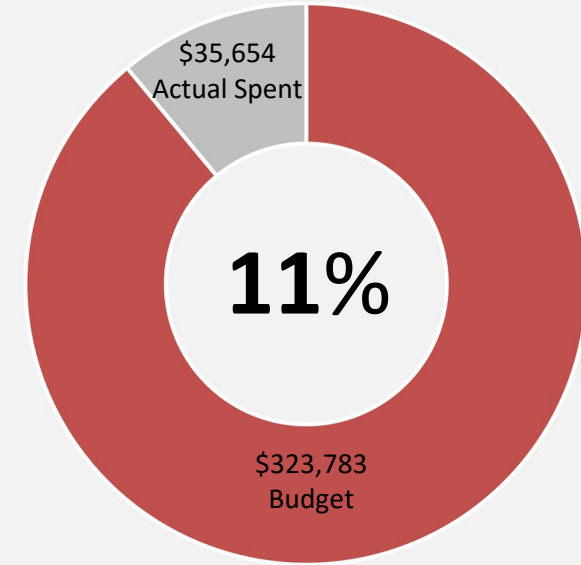
PARKS - TRAILS 1ST QTR FINANCIAL DASHBOARD

Parks Income Statement



	Q1-19	Q1-20	Q1-21	Q1-22	Q1-23
Revenues	\$3,650	\$-	\$-	\$5,450	\$2,150
Expenditures	\$12,931	\$27,276	\$44,410	\$24,604	\$35,654
Net Income	\$(9,281)	\$(27,276)	\$(44,410)	\$(19,154)	\$(33,504)

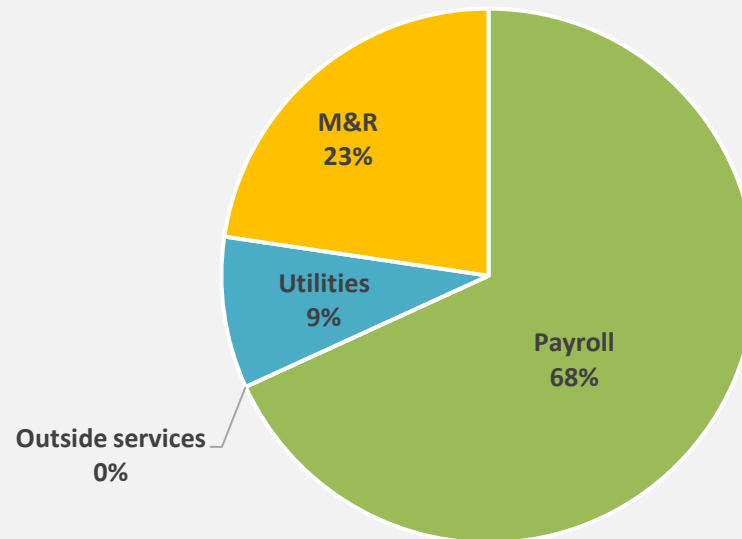
Budget vs Actual Expenses



6.6%
Port Budget Allocated to
Parks & Trails

Budget
\$323,783

Park Expense Allocation



Acres of Parkland

35

Miles of Trails

5

of Parks

5

2023 Budget vs Actual

Operating Revenue:

	2023 Budget	Actual	25.0%
Hangar Rentals	\$ 309,831	\$ 76,903	24.8%
Tiedown Rentals	\$ 4,530	\$ 1,147	25.3%
AP-1 Rental	\$ 27,470	\$ 6,817	24.8%
Immelman Hangars Land Lease	\$ 14,906	\$ 14,906	100.0%
AP-5 and AP-6 residential rentals	\$ 34,800	\$ 8,700	25.0%
Electrical Fees	\$ 20,328	\$ 5,082	25.0%
All other AP operating revenue	\$ 4,015	\$ 1,848	46.0%
Fuel revenue	\$ 234,000	\$ 55,960	
Total Airport Revenues	\$ 649,880	\$ 171,363	26.4%
Moorage fees	\$ 727,940	\$ 178,702	24.5%
Waverunner fees	\$ 28,970	\$ 7,270	25.1%
Set up fees	\$ 4,000	\$ 1,800	45.0%
LR tickets	\$ 15,000	\$ 861	5.7%
LR permits	\$ 35,000	\$ 6,250	17.9%
Electricity revenue	\$ 24,000	\$ 6,845	28.5%
Property Resources (Puffin Café)	\$ 6,007	\$ 1,288	21.4%
Dolphin Yacht Club	\$ 4,862	\$ 1,209	24.9%
Riverside Marine	\$ 77,760	\$ 19,440	25.0%
OHSU Lease	\$ 1,453	\$ 357	24.6%
All other MA operating revenue	\$ 56,641	\$ 9,298	16.4%
Fuel revenue	\$ 330,000	\$ 5,766	
Total Marina Revenues	\$ 1,311,633	\$ 239,087	18.2%
IP Ground leases	\$ 522,840	\$ 160,828	30.8%
IP spur track leases	\$ 7,380	\$ 1,845	25.0%
Bldg 3 - Kemira	\$ 124,343	\$ 32,724	26.3%
Bldg 4 - Elwell	\$ 120,715	\$ 29,880	24.8%
Bldg 5 - MJ Glass Productions	\$ 46,887	\$ 11,079	23.6%
Bldg 6 - Kemira	\$ 192,531	\$ 47,305	24.6%
Bldg 7 - WFP	\$ 136,116	\$ 34,029	25.0%
Bldg 8 - Corrosion	\$ 110,892	\$ 27,277	24.6%
Bldg 9 - Intech	\$ 115,509	\$ 28,328	24.5%
Bldg 10 - Elwell/NocTel	\$ 51,418	\$ 13,474	26.2%
Bldg 11 - Ponder Burner	\$ 126,958	\$ 31,503	24.8%
Bldg 12 - Precision Saw/Etec/Plastic Forming Svcs	\$ 127,216	\$ 30,724	24.2%
Bldg 14 - 54-40	\$ 111,633	\$ 27,695	24.8%
Bldg 15 - Foods In Season	\$ 131,196	\$ 32,799	25.0%
Bldg 16 - DS Fabrication/Equipment Repair Services	\$ 93,861	\$ 23,005	24.5%
Bldg 17 - Foods In Season/Lumino/MJ Glass Prod.	\$ 172,545	\$ 42,904	24.9%
Bldg 18	\$ 372,827	\$ 89,726	24.1%
Bldg 19 - Feguson	\$ 115,371	\$ 28,771	24.9%
Bldg 20	\$ 353,412	\$ -	0.0%
City of Camas	\$ 49,527	\$ 18,734	37.8%
Westlie Ford	\$ 169,440	\$ 42,360	25.0%
Tenant Security Deposits	\$ 21,286	\$ 26,309	123.6%
Utility revenue from tenants	\$ 14,000	\$ 2,051	14.6%
All other IP operating revenue	\$ 5,000	\$ 1,452	29.0%
Infrastructure Fee	\$ 7,224		0.0%
Total Real Estate/IP Revenues	\$ 3,300,127	\$ 784,801	23.8%
Park Revenues	\$ 7,500	\$ 2,150	28.7%
General & Administrative Revenues	\$ 30,000	\$ 12,801	42.7%
TOTAL OPERATING REVENUE	\$ 5,299,140	\$ 1,210,202	22.8%

Non-operating revenue

	2023 Budget	Actual	25.0%
Taxes levied for:			
General purposes	\$ 1,553,071	\$ 126,929	8.2%
Debt service requirements	\$ 1,380,843	\$ 113,327	8.2%
Investment income	\$ 40,000	\$ 7,590	19.0%
Lands sales contracts:			
Misc tax revenue	\$ 40,000	\$ 6,593	16.5%
State Grant: WA State Parks & Rec	\$ 1,200	\$ 3,144	262.0%
State Grant/Loan: CERB	\$ 392,017	\$ 431,569	
State Grant: Broadband		\$ 50,000	
State Grant: BFP		\$ -	
Federal Grant: EDA	\$ 1,783,464	\$ 838,160	
Federal Grant: BIG		\$ -	
Disposal of Capital Assets	\$ -	\$ -	
TOTAL NON-OPERATING REVENUE	\$ 5,190,595	\$ 1,577,311.70	30.4%

TOTAL REVENUE	\$ 10,489,735	\$ 2,787,513.56	26.6%
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2023 Budget vs Actual

Operating Expenditures

	2023 Budget	Actual	25.0%	
Payroll	\$ 250,877	\$ 39,212	15.6%	
Advertising	\$ 4,000	\$ -	0.0%	
Outside services				
	Operations	\$ 8,000	\$ 898	11.2%
	Maintenance (Eric)	\$ 1,000	\$ -	0.0%
Legal	\$ 2,000	\$ 1,626	81.3%	
Supplies (Airport)	\$ 6,500	\$ 1,437	22.1%	
Janitorial	\$ 1,200	\$ 485	40.4%	
Fire System Monitoring	\$ 1,366	\$ 1,366	100.0%	
Insurance	\$ 60,822	\$ -	0.0%	
Utilities - (Water, Sewer & Electricity)	\$ 17,800	\$ 4,706	26.4%	
Internet	\$ 1,050	\$ 220	21.0%	
Clean Water Tax (Stormwater)	\$ 4,559	\$ -	0.0%	
Maintenance (grounds)				
	Operations	\$ 3,700	\$ -	0.0%
	Maintenance (Eric)	\$ 4,320	\$ 1,036	24.0%
Maintenance (structures)	\$ 5,000	\$ 643	12.9%	
Maintenance (equipment)	\$ 5,000	\$ 331	6.6%	
Misc Expenses	\$ 15,000	\$ 1,209	8.1%	
Fuel Expense	\$ 208,000	\$ 72,678	34.9%	
Fuel Credit Card Expense	\$ 7,540	\$ 1,869	24.8%	
Total Airport Expenditures	\$ 607,734	\$ 127,717	21.0%	

Payroll	\$ 427,061	\$ 129,092	30.2%	
Maintenance (Equipment)	\$ 10,000	\$ 1,622	16.2%	
Maintenance (Structures)	\$ 5,000	\$ 53	1.1%	
Advertising	\$ 3,100	\$ 350	11.3%	
Outside services				
	Operations	\$ 16,500	\$ 171	1.0%
	Maintenance (Eric)	\$ 2,000	\$ -	0.0%
Legal	\$ 2,000	\$ -	0.0%	
Supplies	\$ 13,000	\$ 3,530	27.2%	
Janitorial Supplies	\$ 1,750	\$ 485	27.7%	
Equipment Fuel	\$ 1,200	\$ 228	19.0%	
Security	\$ 4,000	\$ 846	21.1%	
Insurance	\$ 117,416	\$ -	0.0%	
Utilities	\$ 42,000	\$ 11,824	28.2%	
Misc Expenses	\$ 12,000	\$ 739	6.2%	
Maintenance (Docks)	\$ 6,000	\$ 349	5.8%	
Maintenance (Grounds)				
	Operations	\$ 8,000	\$ -	0.0%
	Maintenance (Eric)	\$ 1,000	\$ -	0.0%
Fuel Expense	\$ 287,000	\$ 32,976	11.5%	
Fuel Credit Card Expense	\$ 8,900	\$ 124	1.4%	
Total Marina Expenditures	\$ 967,927	\$ 182,389	18.8%	

Payroll	\$ 1,040,438	\$ 300,394	28.9%
Advertising	\$ 5,000	\$ 388	7.8%
Outside Services	\$ 40,000	\$ 2,478	6.2%
Legal fees	\$ 15,000	\$ 2,409	16.1%
Real Estate Commission Expense	\$ -		
Supplies	\$ 11,000	\$ 4,902	44.6%
Fire System Monitoring	\$ 5,919	\$ 5,919	100.0%
Insurance	\$ 200,556		0.0%

Utilities		\$ 47,000	\$ 10,068	21.4%
Stormwater		\$ 4,600		0.0%
Internet		\$ 1,540	\$ 395	25.6%
Maintenance (Grounds)				
	Operations	\$ 14,400	\$ 4,251	29.5%
	Maintenance (Eric)	\$ 12,600	\$ 9,659	76.7%
Maintenance (Levee)				
	Operations	\$ 60,000	\$ 4,077	6.8%
	Maintenance (Eric)	\$ 3,000		0.0%
Misc Expenses		\$ 1,000	\$ 6,203	620.3%
Maintenance (Structures)		\$ 34,000	\$ 6,694	19.7%
Maintenance (Pumps)		\$ 3,000		0.0%
Maintenance (Equipment)		\$ 7,500	\$ 953	12.7%
Maintenance (Rail)		\$ 5,000		0.0%
Maintenance (Streets)		\$ 2,000	\$ 36	1.8%
Tenant Security Deposit Released		\$ -	\$ 12,576	
Total Real Estate/IP Expenditures		\$ 1,513,553	\$ 371,402	24.5%
Park Expenditures		\$ 323,783	\$ 35,654	11.0%
General & Administrative Expenditures		\$ 1,477,236	\$ 377,777	25.6%
TOTAL OPERATING EXPENSE		\$ 4,890,233	\$ 1,094,939	22.4%

NET OPERATING INCOME	\$ 408,907	\$ 115,263	28%
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Non-Operating Expense

	2023 Budget	Actual	25.0%
CERB Loan	\$ 209,038	\$ 209,038	100.0%
GO & Revenue Bond Interest Expense	\$ 345,843		0.0%
GO & Revenue Bond Principal Expense	\$ 1,035,000		0.0%
Misc Non-operating Expense			
Bond Administrative Expense	\$ 2,400		0.0%
Luse/Mehrer Contracts Payable	\$ 36,667	\$ 19,676	53.7%
Capital Improvement Projects	\$ 5,582,352	\$ 3,011,485	53.9%
TOTAL NON-OPERATING EXPENSE	\$ 7,211,300	\$ 3,240,199	45%

TOTAL EXPENSE	\$ 12,101,533	\$ 4,335,138	36%
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NET INCOME	\$ (1,611,798)	\$ (1,547,624)	96%
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2023 Budget vs Actual

General & Administrative Revenues	2023 Budget	Actual	25.0%
Misc GA Revenues	\$ 30,000	\$ 12,801	
Total General & Administrative Revenues	\$ 30,000	\$ 12,801	42.7%

General & Administrative Expenses	2023 Budget	Actual	25.0%
Salaries and wages	\$ 510,290	\$ 129,730	25%
Hazard Pay	\$ 9,000	\$ 2,524	28%
Standby	\$ 16,200	\$ 3,930	24%
Commissioner's compensation and benefits	\$ 96,039	\$ 26,026	27%
Overtime - Permanent EE's	\$ 14,000	\$ 2,154	15%
Employee benefits & payroll taxes	\$ 318,209	\$ 68,265	21%
Employee Uniforms	\$ 8,850	\$ 7,483	85%
Employee Relations	\$ 9,000	\$ 3,007	33%
Training Program	\$ 42,600	\$ 6,532	15%
Legal fees	\$ 45,000	\$ 14,258	32%
Insurance	\$ 8,646	\$ 50	1%
Election expense	\$ -		
Outside services	\$ 15,000	\$ 1,770	12%
State audit	\$ 24,500		0%
Miscellaneous expense	\$ 40,500	\$ 10,233	25%
Telephone & communication	\$ 25,937	\$ 5,978	23%
Office supplies	\$ 10,000	\$ 2,745	27%
Copier	\$ 4,200	\$ 810	19%
Memberships & dues	\$ 33,300	\$ 32,004	96%
Advertising	\$ 19,000	\$ 5,327	28%
Marketing	\$ 30,000	\$ 7,861	26%
IT Supplies & Services	\$ 104,000	\$ 30,662	29%
Concerts in the park	\$ 23,500	\$ 1,500	6%
Wheels & Wings	\$ 7,500		0%
Fuel expense	\$ 20,000	\$ 4,016	20%
Maintenance & Supplies (Janitorial)	\$ 2,000	\$ 602	30%
Maintenance (Office)	\$ 3,500	\$ 2,606	74%
Maintenance (Grounds & Equip)	\$ 200		0%
Office security	\$ -	\$ 282	
Utilities	\$ 15,625	\$ 4,298	28%
Postage	\$ 1,500	\$ 385	26%
Promotional Hosting	\$ 3,000		0%
Taxes	\$ 100		0%
Publications	\$ 200	\$ 81	41%
Printing and binding	\$ 4,500		0%
Wellness benefits	\$ 11,340	\$ 2,660	23%
Total General & Administrative Expenses	\$ 1,477,236	\$ 377,777	25.6%

Total G&A Expenses	\$ 1,447,236	\$ 364,976
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2023 Budget vs Actual

Airport Revenues:

	2023 Budget	Actual	25.0%
Hangar Rentals	\$ 309,831	\$ 76,903	24.8%
Tiedown Rentals	\$ 4,530	\$ 1,147	25.3%
AP-1 Rental	\$ 27,470	\$ 6,817	24.8%
Immelman Hangars	\$ 14,906	\$ 14,906	100.0%
AP- 5 and 6 residential rentals	\$ 34,800	\$ 8,700	25.0%
Electricity revenue	\$ 20,328	\$ 5,082	25.0%
All other AP operating revenue	\$ 4,015	\$ 1,848	46.0%
Fuel revenue	\$ 234,000	\$ 55,960	
Total Airport Revenues	\$ 649,880	\$ 171,363	26.4%

Airport Expenditures:

	2023 Budget	Actual	25.0%
Payroll	\$ 250,877	\$ 39,212	15.6%
Advertising	\$ 4,000	\$ -	0.0%
Outside services			
Operations (Kim)	\$ 8,000	\$ 898	11.2%
Maintenance (Eric)	\$ 1,000	\$ -	0.0%
Legal	\$ 2,000	\$ 1,626	81.3%
Supplies (Airport)	\$ 6,500	\$ 1,437	22.1%
Janitorial	\$ 1,200	\$ 485	40.4%
Fire System Monitoring	\$ 1,366	\$ 1,366	100.0%
Insurance	\$ 60,822	\$ -	0.0%
Utilities	\$ 17,800	\$ 4,706	26.4%
Internet	\$ 1,050	\$ 220	21.0%
Clean Water Tax	\$ 4,559	\$ -	0.0%
Maintenance (grounds)			
Operations (Kim)	\$ 3,700	\$ -	0.0%
Maintenance (Eric)	\$ 4,320	\$ 1,036	24.0%
Maintenance (structures)	\$ 5,000	\$ 643	12.9%
Maintenance (equipment)	\$ 5,000	\$ 331	6.6%
Misc Expenses	\$ 15,000	\$ 1,209	8.1%
Fuel Expense	\$ 208,000	\$ 72,678	
Fuel Credit Card Expense	\$ 7,540	\$ 1,869	
Total Airport Expenditures	\$ 607,734	\$ 127,717	21.0%
Net Income	\$ 42,146	\$ 43,647	103.6%

2023 Budget vs Actual

Marina Revenues:

	2023 Budget	Actual	25.0%
Marina fees	\$ 727,940	\$ 178,702	24.5%
Waverunner fees	\$ 28,970	\$ 7,270	25.1%
Set up fees	\$ 4,000	\$ 1,800	45.0%
LR tickets	\$ 15,000	\$ 861	5.7%
LR permits	\$ 35,000	\$ 6,250	17.9%
Electricity revenue	\$ 24,000	\$ 6,845	28.5%
Property Resources (Puffin Café)	\$ 6,007	\$ 1,288	21.4%
Dolphin Yacht Club	\$ 4,862	\$ 1,209	24.9%
Riverside Marine	\$ 77,760	\$ 19,440	25.0%
OHSU Breakwater Lease	\$ 1,453	\$ 357	24.6%
All other MA operating revenue	\$ 56,641	\$ 9,298	16.4%
Fuel revenue	\$ 330,000	\$ 5,766	
Total Marina Revenues	\$ 1,311,633	\$ 239,087	18.2%

Marina Expenditures:

	2023 Budget	Actual	25.0%
Payroll	\$ 427,061	\$ 129,092	30.2%
Maintenance (Equipment)	\$ 10,000	\$ 1,622	16.2%
Maintenance (Structures)	\$ 5,000	\$ 53	1.1%
Advertising	\$ 3,100	\$ 350	11.3%
Outside services			
Operations (Kim)	\$ 16,500	\$ 171	1.0%
Maintenance (Eric)	\$ 2,000	\$ -	0.0%
Legal	\$ 2,000	\$ -	0.0%
Supplies	\$ 13,000	\$ 3,530	27.2%
Janitorial	\$ 1,750	\$ 485	27.7%
Equipment Fuel	\$ 1,200	\$ 228	19.0%
Security	\$ 4,000	\$ 846	21.1%
Insurance	\$ 117,416	\$ -	0.0%
Utilities	\$ 42,000	\$ 11,824	28.2%
Misc Expenses	\$ 12,000	\$ 739	6.2%
Maintenance (Docks)	\$ 6,000	\$ 349	5.8%
Maintenance (Grounds)			
Operations (Kim)	\$ 8,000	\$ -	0.0%
Maintenance (Eric)	\$ 1,000	\$ -	0.0%
Fuel Expense	\$ 287,000	\$ 32,976	
Fuel Credit Card Expense	\$ 8,900	\$ 124	
Total Marina Expenditures	\$ 967,927	\$ 182,389	18.8%
Net Income	\$ 343,706	\$ 56,698	16.5%

2023 Budget vs Actual

Real Estate/IP Revenues:

	2023 Budget	Actual	25.0%
IP Ground leases	\$ 522,840	\$ 160,828	30.8%
IP spur track leases	\$ 7,380	\$ 1,845	25.0%
Bldg 3 - Kemira	\$ 124,343	\$ 32,724	26.3%
Bldg 4 - Pump Dynamics	\$ 120,715	\$ 29,880	24.8%
Bldg 5 - MJ Glass Productions	\$ 46,887	\$ 11,079	23.6%
Bldg 6 - Kemira	\$ 192,531	\$ 47,305	24.6%
Bldg 7 - Calvert	\$ 136,116	\$ 34,029	25.0%
Bldg 8	\$ 110,892	\$ 27,277	24.6%
Bldg 9 - Intech	\$ 115,509	\$ 28,328	24.5%
Bldg 10 - Phase 5	\$ 51,418	\$ 13,474	26.2%
Bldg 11 - Ponder Burner	\$ 126,958	\$ 31,503	24.8%
Bldg 12	\$ 127,216	\$ 30,724	24.2%
Bldg 14	\$ 111,633	\$ 27,695	24.8%
Bldg 15 - Foods In Season	\$ 131,196	\$ 32,799	25.0%
Bldg 16 - DS Fabrication	\$ 93,861	\$ 23,005	24.5%
Bldg 17 - Foods In Season/Lumino/MJ Glass Prod.	\$ 172,545	\$ 42,904	24.9%
Bldg 18	\$ 372,827	\$ 89,726	24.1%
Bldg 19 - Ferguson	\$ 115,371	\$ 28,771	24.9%
Bldg 20	\$ 353,412	\$ -	
City of Camas	\$ 49,527	\$ 18,734	37.8%
Westlie Ford	\$ 169,440	\$ 42,360	25.0%
Tenant Security Deposits	\$ 21,286	\$ 26,309	
Utility revenue from tenants	\$ 14,000	\$ 2,051	14.6%
All other IP operating revenue	\$ 5,000	\$ 1,452	29.0%
Infrastructure Fee	\$ 7,224	\$ -	0.0%
Total Real Estate/IP Revenues	\$ 3,300,127	\$ 784,801	23.8%

Real Estate/IP Expenditures:

	2023 Budget	Actual	25.0%
Payroll	\$ 1,040,438	\$ 300,394	28.9%
Advertising	\$ 5,000	\$ 388	7.8%
Outside Services	\$ 40,000	\$ 2,478	6.2%
Legal fees	\$ 15,000	\$ 2,409	16.1%
Real Estate Commission Expense	\$ -	\$ -	
Supplies	\$ 11,000	\$ 4,902	44.6%
Fire System Monitoring	\$ 5,919	\$ 5,919	100.0%
Insurance	\$ 200,556	\$ -	0.0%
Utilities	\$ 47,000	\$ 10,068	21.4%
Stormwater	\$ 4,600	\$ -	0.0%
Internet	\$ 1,540	\$ 395	25.6%
Maintenance (Grounds)			
Operations (Kim)	\$ 14,400	\$ 4,251	29.5%
Maintenance (Eric)	\$ 12,600	\$ 9,659	76.7%
Maintenance (Levee)			
Operations (Kim)	\$ 60,000	\$ 4,077	6.8%
Maintenance (Eric)	\$ 3,000	\$ -	0.0%
Misc Expenses	\$ 1,000	\$ 6,203	620.3%
Maintenance (Structures)	\$ 34,000	\$ 6,694	19.7%
Maintenance (Pumps)	\$ 3,000	\$ -	0.0%
Maintenance (Equipment)	\$ 7,500	\$ 953	12.7%
Maintenance (Rail)	\$ 5,000	\$ -	0.0%
Maintenance (Streets)	\$ 2,000	\$ 36	1.8%
Tenant Security Deposit	\$ -	\$ 12,576	
Total Real Estate/IP Expenditures	\$ 1,513,553	\$ 371,402	24.5%
Net Income	\$ 1,786,574	\$ 413,398	23.1%

2023 Budget vs Actual

Park Revenues:

	2023 Budget	Actual	25.0%
Park & Trail Fees	\$ 5,000	\$ 2,150	
Park Donation Program	\$ 2,500	\$ -	
Total Park Revenues	\$ 7,500	\$ 2,150	28.7%

Park Expenditures:

	2023 Budget	Actual	25.0%
Payroll	\$ 250,835	\$ 24,306	10%
Outside Services	\$ 2,000		0%
Marketing	\$ 2,500		0%
Supplies	\$ 3,000	\$ 6	0%
Janitorial	\$ 1,750	\$ 1,763	101%
Utilities	\$ 15,017	\$ 3,270	22%
Insurance	\$ 5,843		0%
Maintenance (grounds)			
Operations	\$ 21,338	\$ 3,368	16%
Maintenance (Eric)	\$ 11,000	\$ 1,412	13%
Maintenance (equipment)	\$ 7,000	\$ 1,529	22%
Maintenance (structures)	\$ 3,000		0%
Misc. Expense	\$ 500		0%
Total Park Expenditures	\$ 323,783	\$ 35,654	11.0%
Net Income	\$ (316,283)	\$ (33,504)	10.6%

Port of Camas-Washougal
Comparative Statement of Revenue and Expense
 First Quarter 2023

	<u>January</u>	<u>February</u>	<u>March</u>	<u>TOTAL</u>
OPERATING REVENUE				
Airport (1)	52,133	50,250	68,980	171,363
Marina (2)	87,214	75,049	76,824	239,087
Real Estate/IP (3)	247,710	242,520	294,571	784,801
Parks	-	800	1,350	2,150
General and Administrative	601	9,350	2,850	12,801
Total Operating Revenue	<u>387,659</u>	<u>377,969</u>	<u>444,574</u>	<u>1,210,202</u>
OPERATING EXPENSE				
General Operations				
Airport (4)	52,262	21,807	53,647	127,717
Marina (5)	47,219	45,068	90,101	182,389
Real Estate/IP	123,781	129,910	117,711	371,402
Parks	12,515	8,158	14,981	35,654
General and Administrative	154,568	119,102	104,106	377,777
Total Operating Expense	<u>390,346</u>	<u>324,046</u>	<u>380,547</u>	<u>1,094,939</u>
Operating Income (Loss)	<u>(2,688)</u>	<u>53,923</u>	<u>64,027</u>	<u>115,263</u>
NONOPERATING REVENUE (EXPENSE)				
Taxes levied for:				
General purposes	2,072	7,449	117,408	126,929
Debt service requirements	2,007	6,811	104,509	113,328
Interest income (6)	(10,656)	9,563	8,682	7,590
Interest Proceeds -Radial Contract	-	-	-	-
Interest Proceeds -City of Washougal Contract	-	-	-	-
Timber and Other Taxes	3,984	1,045	1,308	6,337
Sale of surplus property	-	-	-	-
Disposal of capital assets	-	-	-	-
Purchase of capital assets	(203,214)	(2,144,242)	(683,705)	(3,031,161)
Refunding LT Debt Issued	-	-	-	-
Premium on Bonds Issued	-	-	-	-
Principal paid on long-term debt (7)	(145,498)	-	-	(145,498)
Interest paid on long-term debt (7)	(63,540)	-	-	(63,540)
Debt Issuance Costs	-	-	-	-
Pymt for Refunded Debt	-	-	-	-
Capital Contributions - State Grant revenue	434,713	255	50,000	484,968
Capital Contributions - Federal Grant revenue	-	-	838,160	838,160
Other Misc Revenue	-	-	-	-
Other Misc Expenses	-	-	-	-
Total Nonoperating Revenue	<u>19,868</u>	<u>(2,119,119)</u>	<u>436,363</u>	<u>(1,662,888)</u>
NET INCOME	<u>17,180</u>	<u>(2,065,195)</u>	<u>500,391</u>	<u>(1,547,625)</u>

(1) Fuel Sales / March Immelman pymt

(2) Annual moorage pymnt Jan-(4), Feb & Mar -(1), Mar-Fuel sales / Jan Qtrly Elect

(3) March - Annual Tonnage Revenue from Columbia Resources

(4) Jan & March - fuel purchase

(5) Mar - Fuel purchase

(6) January - reinvested safekeeping at premium

(7) January - Annual CERB Loan payments

Port of Camas-Washougal
Airport Operations
 First Quarter 2023

	<u>January</u>	<u>February</u>	<u>March</u>	<u>TOTAL</u>
AIRPORT REVENUE				
Hangar Rentals	25,627	25,638	25,638	76,903
Tiedown Rentals	315	399	433	1,147
AP-1 Leases	2,228	2,295	2,295	6,817
Immelman Land Lease (1)	-	-	14,906	14,906
Access agreement	94	94	94	283
Setup fees	50	50	100	200
Late charges	350	150	50	550
Home rental AP-5	1,100	1,100	1,100	3,300
Home rental AP-6	1,800	1,800	1,800	5,400
Electric revenue	1,694	1,694	1,694	5,082
Miscellaneous income	565	210	40	815
Fuel sales	18,309	16,820	20,831	55,960
Total Airport Revenue	<u>52,133</u>	<u>50,250</u>	<u>68,980</u>	<u>171,363</u>
AIRPORT EXPENSES				
Payroll (2)	11,712	14,998	12,502	39,212
Insurance	-	-	-	-
M&R (grounds, structure, equipment)	407	813	790	2,011
Supplies	74	1,069	294	1,437
Utilities (3)	1,524	1,501	1,681	4,706
Internet	67	76	76	220
Fire System Monitoring	1,366	-	-	1,366
Advertising	-	-	-	-
Clean Water Tax (Stormwater)	-	-	-	-
Miscellaneous expense	389	438	382	1,209
Outside services	-	-	898	898
Janitorial Expenses	-	-	485	485
Legal fees	797	829	-	1,626
Fuel costs (4)	35,302	1,527	35,849	72,678
Credit card discounts & fees	624	555	690	1,869
Total Airport Expenses	<u>52,262</u>	<u>21,807</u>	<u>53,647</u>	<u>127,717</u>
Net Income (Loss)	<u>(129)</u>	<u>28,443</u>	<u>15,333</u>	<u>43,647</u>

- (1) Immelman annual lease payment
- (2) Payroll allocation from GA to operating areas
- (3) Utilities billed every other mo.
- (4) Jan & March - fuel purchases

Port of Camas-Washougal

Marina Operations

First Quarter 2023

	<u>January</u>	<u>February</u>	<u>March</u>	<u>TOTAL</u>
MARINA REVENUE				
Moorage slip rentals (1)	63,839	56,909	57,954	178,702
Waverunner rentals	2,369	2,450	2,450	7,270
Set-up fees	450	600	750	1,800
Launch ramp tickets	241	140	480	861
Launch ramp permits	1,725	1,400	3,125	6,250
Electricity revenue (2)	5,467	592	786	6,845
Other	1,530	1,800	1,100	4,430
Late charges	700	100	250	1,050
Dock boxes	478	506	496	1,481
Concession revenue	-	12	12	24
Relocation fees	150	150	-	300
Boating Event revenue	-	-	393	393
DNR - Property Resources	540	540	540	1,620
Property Resources (Puffin Café)	546	546	196	1,288
Dolphin Yacht Club	403	403	403	1,209
Riverside Marine	6,480	6,480	6,480	19,440
OHSU Lease	119	119	119	357
PNW Ice & Water	-	-	-	-
Fuel sales	2,176	2,301	1,289	5,766
Total Marina Revenue	<u>87,214</u>	<u>75,049</u>	<u>76,824</u>	<u>239,087</u>
MARINA EXPENSES				
Payroll (3)	40,710	37,104	51,278	129,092
Insurance	-	-	-	-
M&R (equipment, docks, grounds, structures)	402	199	1,423	2,024
Utilities (4)	4,352	3,484	3,988	11,824
Security	846	-	-	846
Outside services	-	57	114	171
Janitorial	-	-	485	485
Supplies	385	1,823	1,322	3,530
Advertising	-	350	-	350
Legal fees (5)	100	1,269	(1,369)	-
Equipment fuel	-	228	-	228
Miscellaneous expense	209	291	239	739
Fuel costs (6)	167	216	32,593	32,976
Credit card discounts & fees	49	46	29	124
Total Marina Expenses	<u>47,219</u>	<u>45,068</u>	<u>90,101</u>	<u>182,389</u>
Net Income (Loss)	<u>39,994</u>	<u>29,981</u>	<u>(13,277)</u>	<u>56,698</u>

(1) Jan - 4 annual pymts; Feb - 1 annual payment, March - 1 annual

(2) Jan - Quarterly metered electric billed

(3) Payroll allocation from GA to operating areas

(4) City of Washougal utilites billed every other month

(5) Legal fees associated with auctioned boat, transferred to acct and covered by auction proceeds

(6) March - fuel purchase

Port of Camas-Washougal

Real Estate/IP Revenue

First Quarter 2023

	January	February	March	TOTAL
REAL ESTATE/IP REVENUE				
Utility Rev from Tenants (1)	-	2,051	-	2,051
Infrastructure Fee	-	-	-	-
Ground Lease - ADS 2 5ac parcels	19,048	19,048	19,048	57,144
Ground Lease - BBA Nonwovens	4,936	5,716	5,326	15,977
Ground Lease - Ferguson Ent	295	295	295	885
Ground Lease - Norwesco	6,615	6,615	6,615	19,846
Ground Lease - Plains Mktg	837	837	837	2,511
Ground Lease - American Propane	1,380	1,380	1,380	4,140
Ground Lease - Metro Landscape	206	206	206	618
Columbia Resources (2)	7,220	7,220	45,266	59,707
Spur Track - BBA Nonwovens	240	240	240	720
Spur Track - Norwesco	175	175	175	525
Spur Track - Plains Mktg	200	200	200	600
Bldg 3 - Kemira Chemicals	10,109	11,707	10,908	32,724
Bldg 4 - Pump Dynamics	9,960	9,960	9,960	29,880
Bldg 5 - MJ Glass Productions	3,693	3,693	3,693	11,079
Bldg 6 - Kemira Chemicals	15,768	15,768	15,768	47,305
Bldg 7 - Calvert Co.	11,343	11,343	11,343	34,029
Bldg 8, Bay 2, 3 & 4 - Corrosion	6,649	6,649	6,649	19,946
Bldg 8 Bay 1 - Corrossion Shield	2,444	2,444	2,444	7,331
Bldg 9 - Intech Enterprises	9,321	9,321	9,687	28,328
Bldg 10 - Phase 5	4,285	4,285	4,904	13,474
Bldg 11 - Ponder Burner	10,501	10,501	10,501	31,503
Bldg 12, Bay 1 - Precision Saw	3,147	3,147	3,147	9,440
Bldg 12 Bay 3 & 4 - Etec	4,950	4,950	4,950	14,849
Bldg 12, Bay 2 - Plastic Forming	2,145	2,145	2,145	6,435
Bldg 14 Bays 1, 2 & 4 - 54-40 Brewing Co.	6,335	6,335	6,335	19,004
Bldg 14, Bay 3 - 54-40 Brewing	2,897	2,897	2,897	8,691
Bldg 15 - Foods In Season	10,933	10,933	10,933	32,799
Bldg 16 - DS Fabrication	7,668	7,668	7,668	23,005
Bldg 17, Bay 1 - Foods In Season	7,009	7,009	7,009	21,027
Bldg 17, Bay 2 - Lumino	4,050	4,172	4,172	12,393
Bldg 17, Bay 3 - MJ Glass Productions	3,130	3,130	3,224	9,484
Bldg 18, Bays 9-11 - iFillCup	4,950	4,950	4,950	14,850
Bldg 18, Bays 1-4 - Panther RV	7,002	7,002	7,002	21,006
Bldg 18, Bays 14-15-QPC	4,656	4,656	4,656	13,968
Bldg 18, Bays 5 & 6 Swift Mach	4,422	4,422	4,422	13,266
Bldg 18, Bays 12-13 Panther RV	5,099	5,099	5,099	15,296
Bldg 19 - Ferguson	9,590	9,590	9,590	28,771
Bldg M6 - City of Camas	10,025	10,025	10,025	30,074
Bldg M7 Bay 1&2 - Westlie Ford	14,120	14,120	14,120	42,360
Tenant Security Deposits	9,147	498	16,664	26,309
Late Fees	1,091	-	-	1,091
Misc Income	120	120	120	360
Total Real Estate/IP Revenue	247,710	242,520	294,571	784,801

Port of Camas-Washougal
Real Estate/IP Operations
 First Quarter 2023

	<u>January</u>	<u>February</u>	<u>March</u>	<u>TOTAL</u>
Real Estate/IP Revenue	247,710	242,520	294,571	784,801
REAL ESTATE/IP EXPENSES				
Payroll (3)	99,922	107,316	93,157	300,394
Insurance	-	-	-	-
Utilities (4)	3,371	2,954	3,742	10,068
Stormwater Expense	-	-	-	-
Internet	132	132	132	395
Outside services	1,560	918	-	2,478
Fire System Monitoring	5,919	-	-	5,919
Marketing	194	194	-	388
Maintenance (Grounds) (5)	371	2,098	11,441	13,910
Maintenance (Levee)	2,195	1,575	307	4,077
Maintenance (Structures)	912	4,037	1,744	6,694
Maintenance (Pumps)	-	-	-	-
Maintenance (Equipment)	753	178	22	953
Maintenance (Rail)	-	36	-	36
Miscellaneous expense (6)	6,145	-	59	6,203
Legal fees	-	1,451	959	2,409
Tenant Security Deposit Release	-	7,688	4,888	12,576
Commission expense	-	-	-	-
Supplies	2,308	1,334	1,260	4,902
Total Real Estate/IP Expenses	<u>123,781</u>	<u>129,910</u>	<u>117,711</u>	<u>371,402</u>
Net Income (Loss)	<u>123,929</u>	<u>112,610</u>	<u>176,859</u>	<u>413,398</u>

- (1) February - City utility bills received every other month
- (2) March - Annual Tonnage Revenue
- (3) Payroll allocation from GA to operating areas
- (4) City utility bills received every other month
- (5) Mar - Weed control contract and barkdust
- (6) January - DOR audit

Port of Camas-Washougal
Park Operations
 First Quarter 2023

	<u>January</u>	<u>February</u>	<u>March</u>	<u>TOTAL</u>
PARK REVENUE				
Park & Trail Use Fees	0	800	1,350	2,150
Adopt a Bench Program	-	-	-	-
Total Park Revenues	<u>-</u>	<u>800</u>	<u>1,350</u>	<u>2,150</u>
PARK EXPENDITURES				
Payroll (1)	9,762	5,827	8,718	24,306
M&R Grounds (2)	111	1,037	3,631	4,779
M&R Equipment	155	585	788	1,529
M&R Structures	-	-	-	-
Misc Expense	-	-	-	-
Supplies	6	-	-	6
Utilities	1,202	709	1,360	3,270
Outside Services	-	-	-	-
Janitorial	1,279	-	485	1,763
Advertising/Marketing	-	-	-	-
Insurance	-	-	-	-
Total Park Expenses	<u>12,515</u>	<u>8,158</u>	<u>14,981</u>	<u>35,654</u>
Net Income (Loss)	<u>(12,515)</u>	<u>(7,358)</u>	<u>(13,631)</u>	<u>(33,504)</u>

(1) Payroll allocation from GA to operating areas

(2) Mar - Weed Control Contract

Port of Camas-Washougal
General & Administrative
 First Quarter 2023

	<u>January</u>	<u>February</u>	<u>March</u>	<u>TOTAL</u>
GENERAL AND ADMINISTRATIVE REVENUES				
Sponsorship Revenues	601	9,350	2,850	12,801
Total G&A Revenues	601	9,350	2,850	12,801
GENERAL AND ADMINISTRATIVE EXPENSES				
Salaries and wages	49,499	40,505	39,727	129,730
Standby wages	1,380	1,230	1,320	3,930
Hazard Pay	1,159	431	934	2,524
Commissioner's compensation	4,634	4,378	5,402	14,414
Overtime - Permanent EE's	816	214	1,124	2,154
Employee benefits & payroll taxes (1)	30,465	19,392	25,890	75,748
Commissioner's benefits	3,857	3,838	3,916	11,612
Legal fees	5,605	5,311	3,342	14,258
Insurance	-	50	-	50
Outside services	1,230	540	-	1,770
State audit	-	-	-	-
Miscellaneous expense	3,106	3,915	3,211	10,233
Telephone & communication	1,996	1,991	1,991	5,978
Office supplies	351	2,076	318	2,745
Copier	430	190	190	810
Memberships & dues (2)	18,198	13,341	465	32,004
Advertising	1,601	1,588	2,138	5,327
Marketing	1,384	3,176	3,301	7,861
Wheels & Wings	-	-	-	-
IT Supplies & Services (3)	15,527	12,569	2,566	30,662
Concerts in the park	1,500	-	-	1,500
Fuel expense	1,451	912	1,653	4,016
Admin Office Security	-	-	282	282
Janitorial maintenance and supplies	22	32	549	602
Maintenance (Office) (4)	2,517	89	-	2,606
Maintenance (Grounds)	-	-	-	-
Utilities	1,854	1,263	1,181	4,298
Postage	38	311	36	385
Registration fees	4,719	605	1,208	6,532
Promotional Hosting	-	-	-	-
Employee Relations	320	198	2,489	3,007
Publications	-	81	-	81
Printing and binding	-	-	-	-
Continuing education	-	-	-	-
Wellness Benefits	910	875	875	2,660
Taxes	-	-	-	-
Total G&A Expenses	154,568	119,102	104,106	377,777
Net G&A Expenses	(153,967)	(109,752)	(101,256)	(364,976)

- (1) January - Maintenance staff 2023 clothing allowance
 (2) Majority of membership renewals beginning of year
 (3) 2023 Annual Software renewals

- (4) Additional tables for conference room

Port of Camas-Washougal
Highlights
5 Year Trend Data
1st Qtr 2023 Compared to
1st Qtr 2019 thru 2022

CASH	Q1-23	Q1-22	Q1-21	Q1-20	Q1-19
Cash	\$ 4,492,319	\$ 8,845,988	\$ 7,032,783	\$ 5,602,892	\$ 7,087,479
Convert AR to Cash Basis	117,055				
OPERATING REVENUE	Q1-23	Q1-22	Q1-21	Q1-20	Q1-19
Airport	\$ 171,363	\$ 171,629	\$ 151,252	\$ 140,875	\$ 122,200
Marina	239,087	229,132	214,461	202,914	188,884
Real Estate/IP	784,801	710,961	667,006	630,031	596,090
Parks	2,150	5,450	-	-	3,650
General & Administrative	12,801	14,150	-	14,075	7,070
Total operating revenue	\$ 1,210,202	\$ 1,131,321	\$ 1,032,719	\$ 987,896	\$ 917,894
OPERATING EXPENSE & G&A	Q1-23	Q1-22	Q1-21	Q1-20	Q1-19
Airport (1)	\$ 127,717	\$ 103,596	\$ 124,387	\$ 71,753	\$ 104,712
Marina (1)	182,389	156,378	143,085	68,026	63,248
Real Estate/IP (1)	371,402	315,942	277,759	168,296	84,670
Parks (1)	35,654	24,604	44,410	27,276	12,931
General & Administrative (1)	377,777	295,445	277,813	566,930	456,236
Total operating expense	\$ 1,094,939	\$ 895,966	\$ 867,454	\$ 902,281	\$ 721,798
NET OPERATING INCOME (LOSS)	\$ 115,263	\$ 235,356	\$ 165,265	\$ 85,615	\$ 196,097
NON-OPERATING REVENUE & EXPENSE	Q1-23	Q1-22	Q1-21	Q1-20	Q1-19
Tax revenue	\$ 240,256	\$ 261,553	\$ 271,954	\$ 241,134	\$ 186,794
Investment income (2)	7,590	14,664	17,978	31,168	37,601
Principal & Interest expense (3)	(209,038)	(130,550)	(131,206)	(131,863)	(132,520)
All other (4)	(1,701,696)	(867,650)	(125,706)	(432,153)	(131,218)
Total non-op net revenue	\$ (1,662,888)	\$ (721,983)	\$ 33,020	\$ (291,714)	\$ (39,343)
NET INCOME (LOSS)	Q1-23	Q1-22	Q1-21	Q1-20	Q1-19
	\$ (1,547,625)	\$ (486,627)	\$ 198,284	\$ (206,099)	\$ 156,754

- (1) 2021- began allocation of GA payroll and benefits to operating areas
- (2) 2023 - reinvested safekeeping funds at a premium (will rec. interest of \$49,975 in 2023 - half in June, half in Dec)
- (3) CERB loan payments - Bldg 20 included in 2023
- (4) Capital projects

Port of Camas-Washougal
Highlights
5 Year Trend Data
1st Qtr 2023 Compared to
1st Qtr 2019 thru 2022

AIRPORT	Q1-23	Q1-22	Q1-21	Q1-20	Q1-19
Revenues:					
Hangar rental	\$ 99,773	95,671	88,040	87,807	83,496
Residential rentals (1)	8,700	8,200	7,800	6,968	4,175
All other revenue	6,930	6,429	4,782	6,080	6,153
Fuel sales (2)	55,960	61,328	50,630	40,021	28,375
Total Revenues:	171,363	171,629	151,252	140,875	122,200
Expenditures:					
Fuel costs (3)	75,756	35,452	52,698	31,030	28,310
Insurance	-	-	-	42	-
Payroll (4)	39,212	60,084	61,311	19,303	67,180
Maintenance	2,011	932	2,373	5,772	938
Utilities	4,926	5,161	5,254	5,384	5,203
Outside services	898	1,107	1,805	1,989	896
Fire System Monitoring (5)	1,366	-	-	619	571
Marketing & Advertising	-	-	35	750	-
All other operating expense	3,548	861	912	6,865	1,614
Total Expenditures:	127,717	103,596	124,387	71,753	104,712
Net Operating Income:	\$ 43,647	\$ 68,033	\$ 26,865	\$ 69,122	\$ 17,488

- (1) 2019 - AP6 vacant until March 15, remodel project occurring
- (2) Increased fuel sales at Airport - Flight school activity
- (3) 2023 - 2 fuel deliveries in 1st quarter
- (4) 2019 - AP6 remodel, 2021-2023 new payroll allocation from GA to operations
- (5) 2021-2022 - billing not received until 2nd Quarter

Port of Camas-Washougal
Highlights
5 Year Trend Data
1st Qtr 2023 Compared to
1st Qtr 2019 thru 2022

MARINA	Q1-23	Q1-22	Q1-21	Q1-20	Q1-19
Revenues:					
Marina fees	\$ 185,972	\$ 177,441	\$ 166,419	\$ 156,645	\$ 143,993
Launch ramp tickets	861	1,267	1,106	893	606
Launch ramp permits	6,250	7,100	4,748	3,568	3,700
Electricity revenue	6,845	6,475	6,063	6,939	5,856
All other revenue	33,393	30,173	30,825	29,540	27,822
Fuel sales	5,766	6,675	5,299	5,330	6,907
Total Revenues:	239,087	229,132	214,461	202,914	188,884
Expenditures:					
Fuel costs (1)	33,100	329	283	411	570
Payroll (2)	129,092	129,881	121,340	42,570	41,670
Insurance	-	-	-	57	-
Maintenance	2,024	7,753	5,635	3,274	4,480
Utilities	11,824	11,454	12,551	8,470	10,931
Supplies (3)	3,530	4,988	1,120	10,028	3,077
All other operating expense	2,819	1,973	2,156	3,217	2,520
Total Expenditures:	182,389	156,378	143,085	68,026	63,248
Net Operating Income:	\$ 56,698	\$ 72,753	\$ 71,376	\$ 134,889	\$ 125,636

(1) 2023 - Fuel purchase

(2) 2021-2023 - Increase due to new allocation of GA payroll and benefits to operating areas

(3) 2020 - Carry over from Dec 2019 - dock box purchase

Port of Camas-Washougal
Highlights
5 Year Trend Data
1st Qtr 2023 Compared to
1st Qtr 2019 thru 2022

REAL ESTATE/IP	Q1-23	Q1-22	Q1-21	Q1-20	Q1-19
Revenues:	\$ 784,801	\$ 710,961	\$ 667,006	\$ 630,031	\$ 596,090
Expenditures:					
Payroll (1)	300,394	264,024	217,735	101,790	44,283
Insurance	-	-	-	149	229
Maintenance (Grounds) (2)	13,910	13,018	5,272	7,345	1,466
Maintenance (Levee) (3)	4,077	9,116	12,143	20,204	6,101
Maintenance (Structures)	6,694	7,050	7,730	8,685	6,140
Maintenance (Pumps)	-	401	-	-	225
Maintenance (Equipment)	953	2,805	516	2,929	1,312
Maintenance (Rail)	36	375	-	-	-
Utilities	10,068	12,190	9,075	8,096	6,658
Outside services	395	316	255	253	355
All other operating expense (4)	34,876	6,648	25,032	18,846	17,901
Total Expenditures:	371,402	315,942	277,759	168,296	84,670
Net Operating Income:	\$ 413,398	\$ 395,018	\$ 389,248	\$ 461,735	\$ 511,421

- (1) 2021-2023 - Increase due to new allocation of GA payroll and benefits to operating areas
- (2) 2023 - Barkdust, 2022 - Courthouse landscape project
- (3) 2020 - DNR vegetation clean up
- (4) 2023 - DOR audit, 2022 - Fire protection monitoring bill not received until 2nd Qtr

Port of Camas-Washougal
Highlights
5 Year Trend Data
1st Qtr 2023 Compared to
1st Qtr 2019 thru 2022

PARKS	Q1-23	Q1-22	Q1-21	Q1-20	Q1-19
Revenues: (1)	\$ 2,150	\$ 5,450	\$ -	\$ -	\$ 3,650
Expenditures:					
Payroll (2)	24,306	15,056	29,496	17,348	6,962
Outside services	-	683	683	-	336
Marketing	-	-	-	-	-
Supplies	6	254	895	-	207
Janitorial	1,763	-	-	755	575
Utilities (3)	3,270	6,233	2,535	2,439	3,957
Insurance	-	-	-	-	-
Maintenance (structures)	-	-	356	-	-
Maintenance (grounds) (4)	4,779	1,830	9,531	5,364	780
Maintenance (equipment)	1,529	548	915	1,370	114
Total Expenditures:	35,654	24,604	44,410	27,276	12,931
Net Operating Income (Loss):	\$ (33,504)	\$ (19,154)	\$ (44,410)	\$ (27,276)	\$ (9,281)

(1) 2020 - Eliminated fees for using parks, 2022 - Reinstated fees for parks and 2 Adopt-a-bench purchases

(2) 2021-2022 - Increase due to new allocation of GA payroll and benefits to operating areas

(3) 2022 - water leak at Washougal Waterfront Park

(4) 2020 - DNR vegetation clean up, 2021 Weed control and bark dust for all parks

Port of Camas-Washougal
Highlights
5 Year Trend Data
1st Qtr 2023 Compared to
1st Qtr 2019 thru 2022

GENERAL & ADMIN	Q1-23	Q1-22	Q1-21	Q1-20	Q1-19
Revenues:					
Sponsorship Revenues (1)	\$ 12,801	\$ 14,150	\$ -	\$ 14,075	\$ 7,070
Meeting Room Fees	\$ -	-	-	-	-
Total Revenues:	\$ 12,801	\$ 14,150	\$ -	\$ 14,075	\$ 7,070
Expenditures:					
Permanent employees (2)	138,338	\$ 99,422	\$ 89,679	\$ 263,302	\$ 216,377
Benefits & payroll taxes (2)	75,748	49,491	49,797	137,499	108,699
Commissioner compensation	14,414	14,286	13,646	13,262	14,286
Commissioner benefits	11,612	10,946	10,655	10,492	9,977
Utilities	4,298	4,605	4,295	3,907	4,092
Legal Fees	14,258	6,328	12,514	13,218	7,969
Outside Services (3)	1,770	2,071	9,901	8,531	1,210
Marketing & Advertising (4)	13,187	6,962	9,624	11,705	24,263
Concerts in the Park (1)	1,500	3,560	-	2,250	2,250
IT Supplies & Services (5)	30,662	24,941	24,943	26,383	11,470
Memberships and dues	32,004	28,262	27,457	27,873	26,526
All other expenses (6)	39,987	44,571	25,301	48,507	29,117
Total Expenditures:	\$ 377,777	\$ 295,445	\$ 277,813	\$ 566,930	\$ 456,236
Net G&A Expense	\$ (364,976)	\$ (281,295)	\$ (277,813)	\$ (552,855)	\$ (449,166)

- (1) 2022 - Events return!, 2021 - No events planned for 2021 due to COVID-19; 2020 revenue reversed in 2nd Qtr no events dt
- (2) 2021-2023 - Decrease due to new allocation of GA payroll and benefits to operating areas
- (3) 2020 Communication training, 2021 - Strategic Plan Update Maul Foster Alongi
- (4) 2023 - new swag/annual report expense, 2019 - Marketing campaign work with Dstudio 21
- (5) 2020-2022 - license renewals beginning of year, additional IT costs due to remote work
- (6) 2020 & 2022 - election expense