

EXHIBIT B MIDTOWN IMPROVEMENT DISTRICT PRELIMINARY SERVICE PLAN 2027-2031										
REVENUE	2026 % *	2026 BUDGET	% *	2026 AMENDED BUDGET	2027 BUDGET	2028 BUDGET	2029 BUDGET	2030 BUDGET	2031 BUDGET	
Net Assessment		\$1,664,129		\$1,664,129	\$1,919,894	\$2,171,921	\$2,457,713	\$2,781,367	\$3,144,630	
Interest Income		\$14,301		\$55,000	\$36,078	\$14,301	\$0	\$0	\$0	
Surplus Carried Forward		\$370,319		\$1,604,182	\$532,311	\$118,482	\$16,194	\$25,000	\$25,000	
TOTAL REVENUE		\$2,048,749		\$3,323,311	\$2,488,282	\$2,304,704	\$2,473,906	\$2,806,367	\$3,169,630	
EXPENDITURES										
Public Safety & Security ¹	25%	\$515,762	18%	\$495,500	\$495,500	\$520,500	\$550,000	\$580,000	\$710,000	
Capital Improvements ²	30%	\$603,915	55%	\$1,540,000	\$1,162,800	\$900,000	\$931,906	\$974,367	\$1,047,630	
Property Standard & Operations ³	13%	\$268,196	11%	\$317,000	\$302,000	\$302,000	\$317,000	\$432,000	\$647,000	
Community Outreach, Cultural Enhancement & Marketing ⁴	13%	\$268,196	7%	\$186,000	\$166,000	\$322,510	\$337,000	\$352,000	\$367,000	
Business Recruitment & Economic Development ⁵	4%	\$82,522	1%	\$17,000	\$17,000	\$17,000	\$72,000	\$187,000	\$102,000	
Administrative Expenses ⁶	13%	\$258,196	8%	\$213,500	\$204,500	\$204,500	\$219,000	\$234,000	\$249,000	
Insurance & Audit Expenses ⁷	2%	\$36,103	1%	\$22,000	\$22,000	\$22,000	\$22,000	\$22,000	\$22,000	
TOTAL EXPENDITURES	100%	\$2,032,890	100%	\$2,791,000	\$2,369,800	\$2,288,510	\$2,448,906	\$2,781,367	\$3,144,630	
ENDING FUND BALANCE		\$15,859		\$532,311	\$118,482	\$16,194	\$25,000	\$25,000	\$25,000	

2027 estimated assessments are @ \$0.10 per \$100 valuation for the premium service area and \$0.05 per \$100 valuation for the standard service area, less administrative fees and contingency for delinquent and/or protested accounts, as well as exempt accounts.

* The % for each service category is calculated by dividing each category \$ amount by total expenditures.

¹ Safety and security Initiatives, including by not limited to neighborhood safety database, SOPAC Trail & neighborhood security patrols, crime prevention, homeless outreach team, public safety programs.

² Building and public space improvement including but not limited to, sidewalks, new landscaping enhancements, complete streets programming, low impact development features, net zero initiatives, transportation enhancements, neighborhood planning studies, district identification and wayfinding signage, design & construction services, and other district improvements. This service plan category has numerous planned projects as described below in Exhibit C. Many of these are projects were planned for previous years, but met delays causing budget surplus. As they are completed, they are expected to draw this surplus down to zero by 2025.

³ Litter removal, additional waste services, graffiti mitigation & prevention, paint, sidewalk cleaning, cart pickup, lighting, electrical service, water utilities, seasonal landscape enhancements, SOPAC & Trail/Open Space/Five Points Plaza Management.

⁴ Community enrichment activities such as, community events, outreach, recreational programming, youth development activities, seasonal events; Marketing and promotion activities including but not limited to website, advertising, streetlight pole banners, videography and photography, artwork, and newsletter.

⁵ Business recruitment & development to promote the district, data collection, innovation district initiatives, as well as efforts to ease the burden of opening and operating a business.

⁶ Office Management & Items Required by PID Contract.

⁷ Costs for contractually required annual independent audit insurance coverage as applicable