



# PROPERTY MANAGEMENT



## March 2026 MONTHLY REPORT

PREPARED FOR:  
Innovation Park  
Leon County Research & Development Authority  
Tallahassee, FL



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## March 2026 Financial Performance Review

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INNOVATION PARK (lcrda)

**Balance Sheet (With Period Change)**

Period = Mar 2026

Book = Accrual

		Balance	Beginning	Net
		Current Period	Balance	Change
<b>1000-0000</b>	<b>ASSETS</b>			
1100-0000	CASH			
1110-4500	Cash - Hancock #2	137,408.30	208,640.44	-71,232.14
1121-6600	Petty Cash Fund	200.00	200.00	0.00
1190-0000	TOTAL CASH	137,608.30	208,840.44	-71,232.14
<b>1200-0000</b>	<b>RECEIVABLES</b>			
1206-0000	Other Receivables	1,467.76	1,467.76	0.00
1210-0000	Accounts Receivable	6,455.73	17,497.65	-11,041.92
1218-0000	Due from IP TLH	0.00	4,425.00	-4,425.00
<b>1299-0000</b>	<b>TOTAL RECEIVABLES</b>	<b>7,923.49</b>	<b>23,390.41</b>	<b>-15,466.92</b>
1300-1000	PROPERTY			
1305-0000	Land	635,920.58	635,920.58	0.00
1590-0000	Accumulated Depreciation	-1,957,561.78	-1,907,620.08	-49,941.70
1628-0000	NFIL Assets	22,032.04	22,032.04	0.00
1629-0000	NFIL Building	22,986,573.72	22,986,573.72	0.00
1668-0000	Park Planning/Development	939,865.15	939,865.15	0.00
1790-0000	TOTAL PROPERTY	22,626,829.71	22,676,771.41	-49,941.70
1840-0000	OTHER ASSETS			
1913-0000	Prepaid Insurance	19,353.86	27,252.16	-7,898.30
1925-0000	Investments	1,008,386.61	1,005,120.91	3,265.70
1960-0000	Deferred Outflows of Resources - Pension	64,420.00	64,420.00	0.00
1980-0000	TOTAL OTHER ASSETS	1,092,160.47	1,096,793.07	-4,632.60
<b>1990-0000</b>	<b>TOTAL ASSETS</b>	<b>23,864,521.97</b>	<b>24,005,795.33</b>	<b>-141,273.36</b>
<b>2000-0000</b>	<b>LIABILITIES and CAPITAL</b>			
2210-0000	Principal Note 1	3,999,999.98	3,999,999.98	0.00
2236-0000	Accounts Payable	2,087.49	26,125.19	-24,037.70
2246-0000	Prepaid Rents	2,766.18	875.10	1,891.08
2249-0000	Accrued Other	33,150.68	32,985.68	165.00
2250-0000	Tenant Security Dep	11,199.90	10,199.90	1,000.00
2251-1000	Accrued Interest	100,800.00	89,600.00	11,200.00
2254-0000	Due to IPTLH	0.00	37.22	-37.22
2257-0000	Due to FSU	259,364.35	259,364.35	0.00
2258-0000	Due to FAMU	0.00	9,860.64	-9,860.64
2305-0000	Sales Tax Payable	2,151.83	2,151.83	0.00
2320-0000	Net Pension Liability	255,824.00	255,824.00	0.00
2420-0000	Deferred Inflow of Resources - Pension	76,858.00	76,858.00	0.00
<b>2490-0000</b>	<b>TOTAL LIABILITIES</b>	<b>4,744,202.41</b>	<b>4,763,881.89</b>	<b>-19,679.48</b>
<b>2500-0000</b>	<b>CAPITAL</b>			
2730-0000	Invested in Capital Assets-Net of Debt	22,626,829.71	22,676,771.41	-49,941.70
2750-0000	Unrestricted	-3,506,510.15	-3,434,857.97	-71,652.18
<b>2890-0000</b>	<b>TOTAL CAPITAL</b>	<b>19,120,319.56</b>	<b>19,241,913.44</b>	<b>-121,593.88</b>
<b>2990-0000</b>	<b>TOTAL LIABILITIES and CAPITAL</b>	<b>23,864,521.97</b>	<b>24,005,795.33</b>	<b>-141,273.36</b>

INNOVATION PARK (Icrda)

**Income Statement**

Period = Mar 2026

Book = Accrual

		Period to Date	%	Year to Date	%
3000-0000	INCOME				
3050-0000	INCOME - OPERATING				
3110-6000	Leasing - Membership Fees	10,027.00	68.97	51,122.71	21.03
3115-0000	CAM	0.00	0.00	48,856.99	20.09
3132-0000	Tenant Security Income	25.00	0.17	25.00	0.01
3220-0000	Interest Income	3,265.70	22.46	20,423.05	8.40
3300-0000	Proceeds from Insurance	0.00	0.00	77,367.49	31.82
3310-0000	Other Income	1,120.00	7.70	44,738.17	18.40
3315-0000	Sales Tax Discount	0.00	0.00	3.83	0.00
3700-0000	Virtual Memberships	100.00	0.69	600.00	0.25
<b>3990-0000</b>	<b>TOTAL REVENUE</b>	<b>14,537.70</b>	<b>100.00</b>	<b>243,137.24</b>	<b>100.00</b>
<b>4000-0000</b>	<b>OPERATING EXPENSES</b>				
4001-0000	BILLABLE OPERATING EXPENSES				
4400-0000	PAYROLL EXPENSE				
4401-0000	Executive Director-Authority	13,333.34	91.72	80,000.04	32.90
4401-0100	Business Manager	7,500.00	51.59	45,000.00	18.51
4404-0000	Payroll Taxes - Authority	1,791.42	12.32	10,712.32	4.41
4405-0000	Worker's Compensation-Authority	199.42	1.37	1,196.52	0.49
4406-0000	Employee Benefits-Authority	7,620.77	52.42	44,591.96	18.34
4410-0000	Wages - Administrative	2,385.00	16.41	13,806.50	5.68
4490-0000	TOTAL PAYROLL EXPENSE	32,829.95	225.83	195,307.34	80.33
4600-0000	UTILITIES				
4605-0000	Electric	9,857.86	67.81	53,418.43	21.97
4625-0000	Natural Gas	3,624.37	24.93	27,457.55	11.29
4635-0000	Refuse Collection	119.25	0.82	1,016.30	0.42
4640-0000	Water/Sewer	861.25	5.92	5,234.58	2.15
4648-0000	Irrigation - Utility	131.05	0.90	557.15	0.23
4650-0000	Stormwater	395.35	2.72	2,372.10	0.98
4660-0000	Fire Service - Utility	690.94	4.75	4,145.64	1.71
4799-0000	TOTAL UTILITIES	15,680.07	107.86	94,201.75	38.74
5116-5000	REPAIR/MAINTENANCE				
5120-0000	Electric Repairs	1,636.00	11.25	6,044.00	2.49
5140-0000	Elevator Maintenance	0.00	0.00	2,433.24	1.00
5210-0000	Locks & Keys Repairs	0.00	0.00	132.00	0.05
5230-0000	Plumbing Repairs	153.41	1.06	2,844.69	1.17
5235-0000	Plumbing Supplies	0.00	0.00	104.84	0.04
5280-1000	Storm Damage Repairs	0.00	0.00	1,851.50	0.76
5290-0000	Other Maintenance	2,087.50	14.36	8,872.75	3.65
5295-0000	Other Supplies	0.00	0.00	736.28	0.30
5299-0000	TOTAL REPAIR/MAINTENANCE	3,876.91	26.67	23,019.30	9.47
5400-0000	SERVICES				
5415-0000	Elevator Phone Service	220.50	1.52	436.75	0.18
5420-0000	Fire Protection System	931.06	6.40	3,991.76	1.64
5430-0000	Exterminating	250.00	1.72	750.00	0.31
5447-0000	HVAC Monthly Service	4,320.00	29.72	9,320.00	3.83
5450-0000	Janitorial Service	1,906.85	13.12	10,411.87	4.28
5460-0000	Landscaping Service	0.00	0.00	10,636.70	4.37
5480-0000	Security	0.00	0.00	1,440.00	0.59
5487-0000	Window Washing Service	0.00	0.00	4,285.00	1.76
5490-0000	Water Treatment Service	1,237.98	8.52	3,713.94	1.53
5499-0000	TOTAL SERVICES	8,866.39	60.99	44,986.02	18.50
5500-0000	PROPERTY ADMINISTRATION				
5522-0000	Internet Charge	1,204.95	8.29	9,682.91	3.98
5560-0000	Fees/Licenses/Permits	119.31	0.82	986.74	0.41
5565-0000	Office Supplies	49.54	0.34	49.54	0.02
5566-0000	Office Equipment Maintenance	1,097.88	7.55	2,195.76	0.90
5575-0000	Professional Fees	1,000.00	6.88	23,975.00	9.86

INNOVATION PARK (lcrda)

**Income Statement**

Period = Mar 2026

Book = Accrual

		Period to Date	%	Year to Date	%
5587-0000	General Authority Expense	0.00	0.00	1,246.27	0.51
5596-0000	Other Administration Costs	0.00	0.00	147.44	0.06
5599-0000	TOTAL PROPERTY ADMINISTRATION	3,471.68	23.88	38,283.66	15.75
6000-0000	MNGMT, INSURANCE, AND TAXES				
6100-0000	MANAGEMENT				
6110-0000	Management Fees TALCOR	1,800.00	12.38	10,800.00	4.44
6199-0000	TOTAL MANAGEMENT	1,800.00	12.38	10,800.00	4.44
6200-0000	INSURANCE				
6210-0000	Property Insurance	8,464.88	58.23	50,789.28	20.89
6299-0000	TOTAL INSURANCE	8,464.88	58.23	50,789.28	20.89
6799-0000	TOTAL MNGMT, INSURANCE, AND TAXES	10,264.88	70.61	61,589.28	25.33
6999-0000	TOTAL BILLABLE OPERATING EXPENSES	74,989.88	515.83	457,387.35	188.12
7000-0000	NONCAM OPERATING EXPENSES				
7990-0000	ALL TOTAL EXPENSES	74,989.88	515.83	457,387.35	188.12
7999-0000	NET INCOME - OPERATING	-60,452.18	-415.83	-214,250.11	-88.12
8100-0000	DEBT SERVICE				
8110-0000	Loan #1 Interest	11,200.00	77.04	67,200.00	27.64
8199-0000	TOTAL DEBT SERVICE	11,200.00	77.04	67,200.00	27.64
8200-0000	OTHER EXPENSES				
8210-0000	Depreciation Expense	49,941.70	343.53	299,650.20	123.24
8299-0000	TOTAL OTHER EXPENSES	49,941.70	343.53	299,650.20	123.24
<b>9900-0000</b>	<b>NET INCOME</b>	<b>-121,593.88</b>	<b>-836.40</b>	<b>-581,100.31</b>	<b>-239.00</b>

INNOVATION PARK (lcrda)  
**Budget Comparison**  
 Period = Mar 2026  
 Book = Accrual

	PTD Actual	PTD Budget	Variance	% Var	YTD Actual	YTD Budget	Variance	% Var	Annual
3000-0000	INCOME								
3050-0000	INCOME - OPERATING								
3110-6000	10,027.00	0.00	10,027.00	N/A	51,122.71	17,700.00	33,422.71	188.83	17,700.00
3115-0000	0.00	7,500.00	-7,500.00	-100.00	48,856.99	37,500.00	11,356.99	30.29	60,000.00
3132-0000	25.00	0.00	25.00	N/A	25.00	0.00	25.00	N/A	0.00
3220-0000	3,265.70	1,000.00	2,265.70	226.57	20,423.05	7,000.00	13,423.05	191.76	10,000.00
3300-0000	0.00	0.00	0.00	N/A	77,367.49	0.00	77,367.49	N/A	0.00
3310-0000	1,120.00	350.00	770.00	220.00	44,738.17	2,100.00	42,638.17	2,030.39	3,000.00
3315-0000	0.00	0.00	0.00	N/A	3.83	0.00	3.83	N/A	0.00
3700-0000	100.00	0.00	100.00	N/A	600.00	300.00	300.00	100.00	300.00
3990-0000	<b>14,537.70</b>	<b>8,850.00</b>	<b>5,687.70</b>	<b>64.27</b>	<b>243,137.24</b>	<b>64,600.00</b>	<b>178,537.24</b>	<b>276.37</b>	<b>91,000.00</b>
4000-0000	OPERATING EXPENSES								
4001-0000	BILLABLE OPERATING EXPENSES								
4400-0000	PAYROLL EXPENSE								
4401-0000	13,333.34	13,333.00	-0.34	0.00	80,000.04	79,998.00	-2.04	0.00	119,997.00
4401-0100	7,500.00	7,500.00	0.00	0.00	45,000.00	45,000.00	0.00	0.00	67,500.00
4404-0000	1,791.42	2,100.00	308.58	14.69	10,712.32	12,700.00	1,987.68	15.65	19,000.00
4405-0000	199.42	150.00	49.42	-32.95	1,196.52	900.00	296.52	-32.95	1,300.00
4406-0000	7,620.77	7,000.00	620.77	-8.87	44,591.96	42,200.00	2,391.96	-5.67	63,200.00
4410-0000	2,385.00	2,100.00	285.00	-13.57	13,806.50	12,700.00	1,106.50	-8.71	19,000.00
4490-0000	<b>32,829.95</b>	<b>32,183.00</b>	<b>-646.95</b>	<b>-2.01</b>	<b>195,307.34</b>	<b>193,498.00</b>	<b>-1,809.34</b>	<b>-0.94</b>	<b>289,997.00</b>
4600-0000	UTILITIES								
4605-0000	9,857.86	0.00	-9,857.86	N/A	53,418.43	32,150.00	-21,268.43	-66.15	32,200.00
4625-0000	3,624.37	0.00	-3,624.37	N/A	27,457.55	18,000.00	-9,457.55	-52.54	18,000.00
4635-0000	119.25	110.00	9.25	-8.41	1,016.30	3,490.00	2,473.70	70.88	3,800.00
4640-0000	861.25	0.00	-861.25	N/A	5,234.58	580.00	-4,654.58	-802.51	580.00
4648-0000	131.05	0.00	-131.05	N/A	557.15	1,200.00	642.85	53.57	1,200.00
4650-0000	395.35	0.00	-395.35	N/A	2,372.10	1,500.00	-872.10	-58.14	1,500.00
4660-0000	690.94	0.00	-690.94	N/A	4,145.64	2,500.00	-1,645.64	-65.83	2,500.00
4725-0000	0.00	0.00	0.00	N/A	0.00	1,000.00	1,000.00	100.00	1,000.00
4799-0000	<b>15,680.07</b>	<b>110.00</b>	<b>-15,570.07</b>	<b>-14,154.61</b>	<b>94,201.75</b>	<b>60,420.00</b>	<b>-33,781.75</b>	<b>-55.91</b>	<b>60,780.00</b>
5116-5000	REPAIR/MAINTENANCE								
5120-0000	1,636.00	110.00	-1,526.00	-1,387.27	6,044.00	2,690.00	-3,354.00	-124.68	3,000.00
5140-0000	0.00	0.00	0.00	N/A	2,433.24	0.00	-2,433.24	N/A	0.00
5197-0000	0.00	0.00	0.00	N/A	0.00	15,200.00	15,200.00	100.00	15,200.00
5210-0000	0.00	0.00	0.00	N/A	132.00	0.00	-132.00	N/A	0.00
5230-0000	153.41	0.00	-153.41	N/A	2,844.69	1,000.00	-1,844.69	-184.47	1,000.00
5235-0000	0.00	0.00	0.00	N/A	104.84	0.00	-104.84	N/A	0.00
5280-1000	0.00	0.00	0.00	N/A	1,851.50	0.00	-1,851.50	N/A	0.00
5290-0000	2,087.50	444.00	-1,643.50	-370.16	8,872.75	8,664.00	-208.75	-2.41	10,000.00
5295-0000	0.00	56.00	56.00	100.00	736.28	836.00	99.72	11.93	1,000.00
5299-0000	<b>3,876.91</b>	<b>610.00</b>	<b>-3,266.91</b>	<b>-535.56</b>	<b>23,019.30</b>	<b>28,390.00</b>	<b>5,370.70</b>	<b>18.92</b>	<b>30,200.00</b>
5400-0000	REPAIR/MAINTENANCE SERVICES								
5410-0000	0.00	0.00	0.00	N/A	0.00	1,000.00	1,000.00	100.00	1,000.00
5415-0000	220.50	0.00	-220.50	N/A	436.75	700.00	263.25	37.61	700.00
5420-0000	931.06	0.00	-931.06	N/A	3,991.76	4,500.00	508.24	11.29	4,500.00
5430-0000	250.00	0.00	-250.00	N/A	750.00	250.00	-500.00	-200.00	250.00
5442-0000	0.00	0.00	0.00	N/A	0.00	1,000.00	1,000.00	100.00	1,000.00
5447-0000	4,320.00	0.00	-4,320.00	N/A	9,320.00	4,400.00	-4,920.00	-111.82	4,400.00
5450-0000	1,906.85	0.00	-1,906.85	N/A	10,411.87	5,250.00	-5,161.87	-98.32	5,250.00
5460-0000	0.00	780.00	780.00	100.00	10,636.70	7,480.00	-3,156.70	-42.20	9,800.00
									Landscaping Service

INNOVATION PARK (lcrda)  
**Budget Comparison**  
 Period = Mar 2026  
 Book = Accrual

	PTD Actual	PTD Budget	Variance	% Var	YTD Actual	YTD Budget	Variance	% Var	Annual
5480-0000	0.00	0.00	0.00	N/A	1,440.00	0.00	-1,440.00	N/A	0.00
5487-0000	0.00	0.00	0.00	N/A	4,285.00	0.00	-4,285.00	N/A	0.00
5490-0000	1,237.98	0.00	-1,237.98	N/A	3,713.94	4,000.00	286.06	7.15	4,000.00
5499-0000	8,866.39	780.00	-8,086.39	-1,036.72	44,986.02	28,580.00	-16,406.02	-57.40	30,900.00
5500-0000									
5522-0000	1,204.95	1,000.00	-204.95	-20.50	9,682.91	9,600.00	-82.91	-0.86	12,600.00
5560-0000	119.31	0.00	-119.31	N/A	986.74	500.00	-486.74	-97.35	500.00
5565-0000	49.54	110.00	60.46	54.96	49.54	690.00	640.46	92.82	1,000.00
5566-0000	1,097.88	0.00	-1,097.88	N/A	2,195.76	0.00	-2,195.76	N/A	0.00
5575-0000	1,000.00	4,444.00	3,444.00	77.50	23,975.00	26,664.00	2,689.00	10.08	39,996.00
5587-0000	0.00	220.00	220.00	100.00	1,246.27	1,380.00	133.73	9.69	2,000.00
5596-0000	0.00	1,000.00	1,000.00	100.00	147.44	7,000.00	6,852.56	97.89	10,000.00
5599-0000	3,471.68	6,774.00	3,302.32	48.75	38,283.66	45,834.00	7,550.34	16.47	66,096.00
6000-0000									
6100-0000									
6110-0000	1,800.00	825.00	-975.00	-118.18	10,800.00	8,195.00	-2,605.00	-31.79	10,620.00
6199-0000	1,800.00	825.00	-975.00	-118.18	10,800.00	8,195.00	-2,605.00	-31.79	10,620.00
6200-0000									
6210-0000	8,464.88	1,350.00	-7,114.88	-527.03	50,789.28	29,050.00	-21,739.28	-74.83	30,000.00
6299-0000	8,464.88	1,350.00	-7,114.88	-527.03	50,789.28	29,050.00	-21,739.28	-74.83	30,000.00
6799-0000	10,264.88	2,175.00	-8,089.88	-371.95	61,589.28	37,245.00	-24,344.28	-65.36	40,620.00
6999-0000	74,989.88	42,632.00	-32,357.88	-75.90	457,387.35	393,967.00	-63,420.35	-16.10	518,593.00
7000-0000									
7990-0000	74,989.88	42,632.00	-32,357.88	-75.90	457,387.35	393,967.00	-63,420.35	-16.10	518,593.00
7999-0000	-60,452.18	-33,782.00	-26,670.18	-78.95	-214,250.11	-329,367.00	115,116.89	34.95	-427,593.00
8100-0000									
8110-0000	11,200.00	0.00	-11,200.00	N/A	67,200.00	0.00	-67,200.00	N/A	0.00
8199-0000	11,200.00	0.00	-11,200.00	N/A	67,200.00	0.00	-67,200.00	N/A	0.00
8200-0000									
8210-0000	49,941.70	0.00	-49,941.70	N/A	299,650.20	0.00	-299,650.20	N/A	0.00
8299-0000	49,941.70	0.00	-49,941.70	N/A	299,650.20	0.00	-299,650.20	N/A	0.00
9900-0000	-121,593.88	-33,782.00	-87,811.88	-259.94	-581,100.31	-329,367.00	-251,733.31	-76.43	-427,593.00

LEON COUNTY RESEARCH & DEVELOPMENT (lcra-da-op)

**Budget Comparison**

Period = Mar 2026

Book = Accrual

	PTD Actual	PTD Budget	Variance	% Var	YTD Actual	YTD Budget	Variance	% Var	Annual
3000-0000	INCOME								
3050-0000	INCOME - OPERATING								
3115-0000	0.00	7,500.00	-7,500.00	-100.00	48,856.99	37,500.00	11,356.99	30.29	60,000.00
3220-0000	3,265.70	1,000.00	2,265.70	226.57	20,423.05	7,000.00	13,423.05	191.76	10,000.00
3310-0000	620.00	350.00	270.00	77.14	44,238.17	2,100.00	42,138.17	2,006.58	3,000.00
3315-0000	0.00	0.00	0.00	N/A	0.62	0.00	0.62	N/A	0.00
	Sales Tax Discount								
<b>3990-0000</b>	<b>3,885.70</b>	<b>8,850.00</b>	<b>-4,964.30</b>	<b>-56.09</b>	<b>113,518.83</b>	<b>46,600.00</b>	<b>66,918.83</b>	<b>143.60</b>	<b>73,000.00</b>
	<b>TOTAL REVENUE</b>								
<b>4000-0000</b>	<b>OPERATING EXPENSES</b>								
4001-0000	BILLABLE OPERATING EXPENSES								
4400-0000	PAYROLL EXPENSE								
4401-0000	13,333.34	13,333.00	-0.34	0.00	80,000.04	79,998.00	-2.04	0.00	119,997.00
4401-0100	7,500.00	7,500.00	0.00	0.00	45,000.00	45,000.00	0.00	0.00	67,500.00
4404-0000	1,791.42	2,100.00	308.58	14.69	10,712.32	12,700.00	1,987.68	15.65	19,000.00
4405-0000	199.42	150.00	-49.42	-32.95	1,196.52	900.00	-296.52	-32.95	1,300.00
4406-0000	7,620.77	7,000.00	-620.77	-8.87	44,591.96	42,200.00	-2,391.96	-5.67	63,200.00
4410-0000	2,385.00	2,100.00	-285.00	-13.57	13,806.50	12,700.00	-1,106.50	-8.71	19,000.00
4490-0000	32,829.95	32,183.00	-646.95	-2.01	195,307.34	193,498.00	-1,809.34	-0.94	289,997.00
	Wages Payroll Expense								
4600-0000	UTILITIES								
4605-0000	15.02	0.00	-15.02	N/A	90.95	150.00	59.05	39.37	200.00
4635-0000	0.00	110.00	110.00	100.00	74.00	690.00	616.00	89.28	1,000.00
4640-0000	85.34	0.00	-85.34	N/A	512.04	0.00	-512.04	N/A	0.00
4725-0000	0.00	0.00	0.00	N/A	-90.76	0.00	90.76	N/A	0.00
4799-0000	100.36	110.00	9.64	8.76	586.23	840.00	253.77	30.21	1,200.00
5116-5000	REPAIR/MAINTENANCE								
5120-0000	0.00	110.00	110.00	100.00	0.00	690.00	690.00	100.00	1,000.00
5197-0000	0.00	0.00	0.00	N/A	0.00	15,200.00	15,200.00	100.00	15,200.00
5235-0000	0.00	0.00	0.00	N/A	104.84	0.00	-104.84	N/A	0.00
5280-1000	0.00	0.00	0.00	N/A	1,851.50	0.00	-1,851.50	N/A	0.00
5290-0000	0.00	444.00	444.00	100.00	192.50	2,664.00	2,471.50	92.77	4,000.00
5295-0000	0.00	56.00	56.00	100.00	0.00	336.00	336.00	100.00	500.00
5299-0000	0.00	610.00	610.00	100.00	2,148.84	18,890.00	16,741.16	88.62	20,700.00
	Other Maintenance								
5400-0000	TOTAL REPAIR/MAINTENANCE SERVICES								
5460-0000	0.00	780.00	780.00	100.00	2,675.00	4,680.00	2,005.00	42.84	7,000.00
5480-0000	0.00	0.00	0.00	N/A	864.00	0.00	-864.00	N/A	0.00
5499-0000	0.00	780.00	780.00	100.00	3,539.00	4,680.00	1,141.00	24.38	7,000.00
	Landscaping Service								
	Security								
5500-0000	TOTAL SERVICES								
5522-0000	PROPERTY ADMINISTRATION								
5560-0000	119.31	0.00	-119.31	N/A	986.74	0.00	-986.74	N/A	0.00
5565-0000	0.00	110.00	110.00	100.00	0.00	690.00	690.00	100.00	1,000.00
5575-0000	0.00	4,444.00	4,444.00	100.00	22,975.00	26,664.00	3,689.00	13.84	39,996.00
5587-0000	0.00	220.00	220.00	100.00	792.33	1,380.00	587.67	42.58	2,000.00
5596-0000	0.00	1,000.00	1,000.00	100.00	141.44	7,000.00	6,858.56	97.98	10,000.00
5599-0000	119.31	6,774.00	6,654.69	98.24	27,348.72	41,734.00	14,385.28	34.47	61,996.00
	General Authority Expense								
	Other Administration Costs								
6000-0000	MNGMT, INSURANCE, AND TAXES								
6100-0000	MANAGEMENT								
6110-0000	800.00	825.00	25.00	3.03	4,800.00	5,075.00	275.00	5.42	7,500.00
6199-0000	800.00	825.00	25.00	3.03	4,800.00	5,075.00	275.00	5.42	7,500.00
6200-0000	TOTAL MANAGEMENT								
6200-0000	INSURANCE								
6210-0000	1,602.27	1,350.00	-252.27	-18.69	9,613.62	4,050.00	-5,563.62	-137.37	5,000.00
6299-0000	1,602.27	1,350.00	-252.27	-18.69	9,613.62	4,050.00	-5,563.62	-137.37	5,000.00
	Property Insurance								

LEON COUNTY RESEARCH & DEVELOPMENT (lcrda-op)

**Budget Comparison**

Period = Mar 2026

Book = Accrual

		<u>PTD Actual</u>	<u>PTD Budget</u>	<u>Variance</u>	<u>% Var</u>	<u>YTD Actual</u>	<u>YTD Budget</u>	<u>Variance</u>	<u>% Var</u>	<u>Annual</u>
6799-0000	TOTAL MNGMT, INSURANCE, AND TAXES	2,402.27	2,175.00	-227.27	-10.45	14,413.62	9,125.00	-5,288.62	-57.96	12,500.00
6999-0000	TOTAL BILLABLE OPERATING EXPENSES	35,451.89	42,632.00	7,180.11	16.84	243,343.75	268,767.00	25,423.25	9.46	393,393.00
7000-0000	NONCAM OPERATING EXPENSES									
7990-0000	ALL TOTAL EXPENSES	35,451.89	42,632.00	7,180.11	16.84	243,343.75	268,767.00	25,423.25	9.46	393,393.00
7999-0000	NET INCOME - OPERATING	-31,566.19	-33,782.00	2,215.81	6.56	-129,824.92	-222,167.00	92,342.08	41.56	-320,393.00
8100-0000	DEBT SERVICE									
8110-0000	DEBT SERVICE	11,200.00	0.00	-11,200.00	N/A	67,200.00	0.00	-67,200.00	N/A	0.00
8199-0000	Loan #1 Interest	11,200.00	0.00	-11,200.00	N/A	67,200.00	0.00	-67,200.00	N/A	0.00
8200-0000	TOTAL DEBT SERVICE									
8210-0000	OTHER EXPENSES	1,928.86	0.00	-1,928.86	N/A	11,573.16	0.00	-11,573.16	N/A	0.00
8299-0000	Depreciation Expense	1,928.86	0.00	-1,928.86	N/A	11,573.16	0.00	-11,573.16	N/A	0.00
9900-0000	TOTAL OTHER EXPENSES	-44,695.05	-33,782.00	-10,913.05	-32.30	-208,598.08	-222,167.00	13,568.92	6.11	-320,393.00
	<b>NET INCOME</b>									

North Florida Innovation Labs (nfil-op)

**Budget Comparison**

Period = Mar 2026

Book = Accrual

	PTD Actual	PTD Budget	Variance	% Var	YTD Actual	YTD Budget	Variance	% Var	Annual	
3000-0000	INCOME									
3050-0000	INCOME - OPERATING									
3110-6000	10,027.00	0.00	10,027.00	N/A	51,122.71	17,700.00	33,422.71	188.83	17,700.00	
3132-0000	25.00	0.00	25.00	N/A	25.00	0.00	25.00	N/A	0.00	
3300-0000	0.00	0.00	0.00	N/A	77,367.49	0.00	77,367.49	N/A	0.00	
3310-0000	500.00	0.00	500.00	N/A	500.00	0.00	500.00	N/A	0.00	
3315-0000	0.00	0.00	0.00	N/A	3.21	0.00	3.21	N/A	0.00	
3700-0000	100.00	0.00	100.00	N/A	600.00	300.00	300.00	100.00	300.00	
	Virtual Memberships									
<b>3990-0000</b>	<b>10,652.00</b>	<b>0.00</b>	<b>10,652.00</b>	<b>N/A</b>	<b>129,618.41</b>	<b>18,000.00</b>	<b>111,618.41</b>	<b>620.10</b>	<b>18,000.00</b>	
<b>4000-0000</b>	<b>OPERATING EXPENSES</b>									
4001-0000	BILLABLE OPERATING EXPENSES									
4600-0000	UTILITIES									
4605-0000	9,842.84	0.00	-9,842.84	N/A	53,327.48	32,000.00	-21,327.48	-66.65	32,000.00	
4625-0000	3,624.37	0.00	-3,624.37	N/A	27,457.55	18,000.00	-9,457.55	-52.54	18,000.00	
4635-0000	119.25	0.00	-119.25	N/A	942.30	2,800.00	1,857.70	66.35	2,800.00	
4640-0000	775.91	0.00	-775.91	N/A	4,722.54	580.00	-4,142.54	-714.23	580.00	
4648-0000	131.05	0.00	-131.05	N/A	557.15	1,200.00	642.85	53.57	1,200.00	
4650-0000	395.35	0.00	-395.35	N/A	2,372.10	1,500.00	-872.10	-58.14	1,500.00	
4660-0000	690.94	0.00	-690.94	N/A	4,145.64	2,500.00	-1,645.64	-65.83	2,500.00	
4725-0000	0.00	0.00	0.00	N/A	90.76	1,000.00	909.24	90.92	1,000.00	
4799-0000	15,579.71	0.00	-15,579.71	N/A	93,615.52	59,580.00	-34,035.52	-57.13	59,580.00	
5116-5000	REPAIR/MAINTENANCE									
5120-0000	1,636.00	0.00	-1,636.00	N/A	6,044.00	2,000.00	-4,044.00	-202.20	2,000.00	
5140-0000	0.00	0.00	0.00	N/A	2,433.24	0.00	-2,433.24	N/A	0.00	
5210-0000	0.00	0.00	0.00	N/A	132.00	0.00	-132.00	N/A	0.00	
5230-0000	153.41	0.00	-153.41	N/A	2,844.69	1,000.00	-1,844.69	-184.47	1,000.00	
5290-0000	2,087.50	0.00	-2,087.50	N/A	8,680.25	6,000.00	-2,680.25	-44.67	6,000.00	
5295-0000	0.00	0.00	0.00	N/A	736.28	500.00	-236.28	-47.26	500.00	
5299-0000	3,876.91	0.00	-3,876.91	N/A	20,870.46	9,500.00	-11,370.46	-119.69	9,500.00	
5400-0000	TOTAL REPAIR/MAINTENANCE SERVICES									
5410-0000	0.00	0.00	0.00	N/A	0.00	1,000.00	1,000.00	100.00	1,000.00	
5415-0000	220.50	0.00	-220.50	N/A	436.75	700.00	263.25	37.61	700.00	
5420-0000	931.06	0.00	-931.06	N/A	3,991.76	4,500.00	508.24	11.29	4,500.00	
5430-0000	250.00	0.00	-250.00	N/A	750.00	250.00	-500.00	-200.00	250.00	
5442-0000	0.00	0.00	0.00	N/A	0.00	1,000.00	1,000.00	100.00	1,000.00	
5447-0000	4,320.00	0.00	-4,320.00	N/A	9,320.00	4,400.00	-4,920.00	-111.82	4,400.00	
5450-0000	1,906.85	0.00	-1,906.85	N/A	10,411.87	5,250.00	-5,161.87	-98.32	5,250.00	
5460-0000	0.00	0.00	0.00	N/A	7,961.70	2,800.00	-5,161.70	-184.35	2,800.00	
5480-0000	0.00	0.00	0.00	N/A	576.00	0.00	-576.00	N/A	0.00	
5487-0000	0.00	0.00	0.00	N/A	4,285.00	0.00	-4,285.00	N/A	0.00	
5490-0000	1,237.98	0.00	-1,237.98	N/A	3,713.94	4,000.00	286.06	7.15	4,000.00	
5499-0000	8,866.39	0.00	-8,866.39	N/A	41,447.02	23,900.00	-17,547.02	-73.42	23,900.00	
5500-0000	TOTAL SERVICES									
5522-0000	1,204.95	0.00	-1,204.95	N/A	7,229.70	3,600.00	-3,629.70	-100.82	3,600.00	
5560-0000	0.00	0.00	0.00	N/A	0.00	500.00	500.00	100.00	500.00	
5565-0000	49.54	0.00	-49.54	N/A	49.54	0.00	-49.54	N/A	0.00	
5566-0000	1,097.88	0.00	-1,097.88	N/A	2,195.76	0.00	-2,195.76	N/A	0.00	
5575-0000	1,000.00	0.00	-1,000.00	N/A	1,000.00	0.00	-1,000.00	N/A	0.00	
5587-0000	0.00	0.00	0.00	N/A	453.94	0.00	-453.94	N/A	0.00	
5596-0000	0.00	0.00	0.00	N/A	6.00	0.00	-6.00	N/A	0.00	
5599-0000	3,352.37	0.00	-3,352.37	N/A	10,934.94	4,100.00	-6,834.94	-166.71	4,100.00	
	TOTAL PROPERTY ADMINISTRATION Other Administration Costs									



INNOVATION PARK (Icrda)

**Cash Flow Statement**

Period = Mar 2026

Book = Accrual

		<b>Period to Date</b>	<b>%</b>	<b>Year to Date</b>	<b>%</b>
3000-0000	INCOME				
3050-0000	INCOME - OPERATING				
3110-6000	Leasing - Membership Fees	10,027.00	68.97	51,122.71	21.03
3115-0000	CAM	0.00	0.00	48,856.99	20.09
3132-0000	Tenant Security Income	25.00	0.17	25.00	0.01
3220-0000	Interest Income	3,265.70	22.46	20,423.05	8.40
3300-0000	Proceeds from Insurance	0.00	0.00	77,367.49	31.82
3310-0000	Other Income	1,120.00	7.70	44,738.17	18.40
3315-0000	Sales Tax Discount	0.00	0.00	3.83	0.00
3700-0000	Virtual Memberships	100.00	0.69	600.00	0.25
<b>3990-0000</b>	<b>TOTAL REVENUE</b>	<b>14,537.70</b>	<b>100.00</b>	<b>243,137.24</b>	<b>100.00</b>
<b>4000-0000</b>	<b>OPERATING EXPENSES</b>				
4001-0000	BILLABLE OPERATING EXPENSES				
4400-0000	PAYROLL EXPENSE				
4401-0000	Executive Director-Authority	13,333.34	91.72	80,000.04	32.90
4401-0100	Business Manager	7,500.00	51.59	45,000.00	18.51
4404-0000	Payroll Taxes - Authority	1,791.42	12.32	10,712.32	4.41
4405-0000	Worker's Compensation-Authority	199.42	1.37	1,196.52	0.49
4406-0000	Employee Benefits-Authority	7,620.77	52.42	44,591.96	18.34
4410-0000	Wages - Administrative	2,385.00	16.41	13,806.50	5.68
4490-0000	TOTAL PAYROLL EXPENSE	32,829.95	225.83	195,307.34	80.33
4600-0000	UTILITIES				
4605-0000	Electric	9,857.86	67.81	53,418.43	21.97
4625-0000	Natural Gas	3,624.37	24.93	27,457.55	11.29
4635-0000	Refuse Collection	119.25	0.82	1,016.30	0.42
4640-0000	Water/Sewer	861.25	5.92	5,234.58	2.15
4648-0000	Irrigation - Utility	131.05	0.90	557.15	0.23
4650-0000	Stormwater	395.35	2.72	2,372.10	0.98
4660-0000	Fire Service - Utility	690.94	4.75	4,145.64	1.71
4799-0000	TOTAL UTILITIES	15,680.07	107.86	94,201.75	38.74
5116-5000	REPAIR/MAINTENANCE				
5120-0000	Electric Repairs	1,636.00	11.25	6,044.00	2.49
5140-0000	Elevator Maintenance	0.00	0.00	2,433.24	1.00
5210-0000	Locks & Keys Repairs	0.00	0.00	132.00	0.05
5230-0000	Plumbing Repairs	153.41	1.06	2,844.69	1.17
5235-0000	Plumbing Supplies	0.00	0.00	104.84	0.04
5280-1000	Storm Damage Repairs	0.00	0.00	1,851.50	0.76
5290-0000	Other Maintenance	2,087.50	14.36	8,872.75	3.65
5295-0000	Other Supplies	0.00	0.00	736.28	0.30
5299-0000	TOTAL REPAIR/MAINTENANCE	3,876.91	26.67	23,019.30	9.47
5400-0000	SERVICES				
5415-0000	Elevator Phone Service	220.50	1.52	436.75	0.18
5420-0000	Fire Protection System	931.06	6.40	3,991.76	1.64
5430-0000	Exterminating	250.00	1.72	750.00	0.31
5447-0000	HVAC Monthly Service	4,320.00	29.72	9,320.00	3.83
5450-0000	Janitorial Service	1,906.85	13.12	10,411.87	4.28
5460-0000	Landscaping Service	0.00	0.00	10,636.70	4.37
5480-0000	Security	0.00	0.00	1,440.00	0.59
5487-0000	Window Washing Service	0.00	0.00	4,285.00	1.76
5490-0000	Water Treatment Service	1,237.98	8.52	3,713.94	1.53
5499-0000	TOTAL SERVICES	8,866.39	60.99	44,986.02	18.50
5500-0000	PROPERTY ADMINISTRATION				
5522-0000	Internet Charge	1,204.95	8.29	9,682.91	3.98
5560-0000	Fees/Licenses/Permits	119.31	0.82	986.74	0.41
5565-0000	Office Supplies	49.54	0.34	49.54	0.02
5566-0000	Office Equipment Maintenance	1,097.88	7.55	2,195.76	0.90
5575-0000	Professional Fees	1,000.00	6.88	23,975.00	9.86

INNOVATION PARK (lcnda)

**Cash Flow Statement**

Period = Mar 2026

Book = Accrual

		Period to Date	%	Year to Date	%
5587-0000	General Authority Expense	0.00	0.00	1,246.27	0.51
5596-0000	Other Administration Costs	0.00	0.00	147.44	0.06
5599-0000	TOTAL PROPERTY ADMINISTRATION	3,471.68	23.88	38,283.66	15.75
6000-0000	MNGMT, INSURANCE, AND TAXES				
6100-0000	MANAGEMENT				
6110-0000	Management Fees TALCOR	1,800.00	12.38	10,800.00	4.44
6199-0000	TOTAL MANAGEMENT	1,800.00	12.38	10,800.00	4.44
6200-0000	INSURANCE				
6210-0000	Property Insurance	8,464.88	58.23	50,789.28	20.89
6299-0000	TOTAL INSURANCE	8,464.88	58.23	50,789.28	20.89
6799-0000	TOTAL MNGMT, INSURANCE, AND TAXES	10,264.88	70.61	61,589.28	25.33
6999-0000	TOTAL BILLABLE OPERATING EXPENSES	74,989.88	515.83	457,387.35	188.12
7000-0000	NONCAM OPERATING EXPENSES				
7990-0000	ALL TOTAL EXPENSES	74,989.88	515.83	457,387.35	188.12
7999-0000	NET INCOME - OPERATING	-60,452.18	-415.83	-214,250.11	-88.12
8100-0000	DEBT SERVICE				
8110-0000	Loan #1 Interest	11,200.00	77.04	67,200.00	27.64
8199-0000	TOTAL DEBT SERVICE	11,200.00	77.04	67,200.00	27.64
8200-0000	OTHER EXPENSES				
8210-0000	Depreciation Expense	49,941.70	343.53	299,650.20	123.24
8299-0000	TOTAL OTHER EXPENSES	49,941.70	343.53	299,650.20	123.24
<b>9900-0000</b>	<b>NET INCOME</b>	<b>-121,593.88</b>	<b>-836.40</b>	<b>-581,100.31</b>	<b>-239.00</b>
	<b>Adjustments</b>				
1206-0000	Other Receivables	0.00	0.00	-1,467.76	-0.60
1210-0000	Accounts Receivable	11,041.92	75.95	-6,193.00	-2.55
1218-0000	Due from IP TLH	4,425.00	30.44	4,425.00	1.82
1590-0000	Accumulated Depreciation	49,941.70	343.53	299,650.20	123.24
1913-0000	Prepaid Insurance	7,898.30	54.33	15,221.68	6.26
1925-0000	Investments	-3,265.70	-22.46	44,576.95	18.33
2236-0000	Accounts Payable	-24,037.70	-165.35	-27,412.18	-11.27
2246-0000	Prepaid Rents	1,891.08	13.01	-32.99	-0.01
2249-0000	Accrued Other	165.00	1.14	165.00	0.07
2250-0000	Tenant Security Dep	1,000.00	6.88	4,100.00	1.69
2251-1000	Accrued Interest	11,200.00	77.04	67,200.00	27.64
2254-0000	Due to IPTLH	-37.22	-0.26	-37.22	-0.02
2257-0000	Due to FSU	0.00	0.00	259,208.23	106.61
2258-0000	Due to FAMU	-9,860.64	-67.83	-9,860.64	-4.06
2305-0000	Sales Tax Payable	0.00	0.00	-153.48	-0.06
	<b>Total Adjustments</b>	<b>50,361.74</b>	<b>346.42</b>	<b>649,389.79</b>	<b>267.09</b>
	<b>Cash Flow</b>	<b>-71,232.14</b>	<b>-489.98</b>	<b>68,289.48</b>	<b>28.09</b>
	<b>Period to Date</b>	<b>Beginning Balance</b>	<b>Ending Balance</b>	<b>Difference</b>	
1110-4500	Cash - Hancock #2	208,640.44	137,408.30	-71,232.14	
1121-6600	Petty Cash Fund	200.00	200.00	0.00	
	<b>Total Cash</b>	<b>208,840.44</b>	<b>137,608.30</b>	<b>-71,232.14</b>	
	<b>Year to Date</b>	<b>Beginning Balance</b>	<b>Ending Balance</b>	<b>Difference</b>	
1110-4500	Cash - Hancock #2	69,118.82	137,408.30	68,289.48	
1121-6600	Petty Cash Fund	200.00	200.00	0.00	
	<b>Total Cash</b>	<b>69,318.82</b>	<b>137,608.30</b>	<b>68,289.48</b>	

**Cash - Hancock #2**  
**Bank Reconciliation Report**  
**3/31/2026**

4/13/2026

Posted by: kristy on 4/13/2026

**Balance Per Bank Statement as of 3/31/2026** **198,028.80**

**Outstanding Checks**

Check Date	Check Number	Payee	Amount
12/18/2025	1549	battplus - Batteries Plus	26.30
2/13/2026	1580	marpan - MARPAN SUPPLY COMPANY, INC	74.00
2/13/2026	1581	mgttal - TALCOR COMMERCIAL REAL ESTATE SVC INC	1,826.30
3/2/2026	1584	aaatree - AAA Tree Experts, Inc.	150.00
3/2/2026	1586	engineer - ENGINEERED COOLING SERVICES, INC.	5,000.00
3/2/2026	1588	heinzbro - Heinz Nurseries, LLC.	950.00
3/2/2026	1589	i2x - I2X Solutions LLC	1,000.00
3/2/2026	1590	localiq - LocalIQ Florida Gannett	141.44
3/2/2026	1591	mgttal - TALCOR COMMERCIAL REAL ESTATE SVC INC	536.25
3/2/2026	1593	tribuilding - TRI BUILDING SERVICES	1,650.00
3/25/2026	1594	cappest - CAPITAL CITY PEST CONTROL SERVICES, LLC	250.00
3/25/2026	1595	culligan - Consolidated Water Group	1,237.98
3/25/2026	1596	cypresselect - CYPRES5 ELECTRICAL SYSTEMS, INC	3,038.00
3/25/2026	1597	engineer - ENGINEERED COOLING SERVICES, INC.	4,320.00
3/25/2026	1598	famuofc - Florida A&M University	8,860.64
3/25/2026	1599	i2x - I2X Solutions LLC	1,000.00
3/25/2026	1600	johnson - Johnson Controls Fire Protection LP	1,827.57
3/25/2026	1601	kings - Kings III of America, Inc.	220.50
3/25/2026	1603	lcboe - Leon County Clerk & Comptroller's Office	5,084.57
3/25/2026	1604	mgttal - TALCOR COMMERCIAL REAL ESTATE SVC INC	3,477.50
3/25/2026	1605	osceola - Osceola Supply Inc.	256.85
3/25/2026	1606	rjyoung - RJ Young Company	49.54
3/25/2026	1607	sunelectric - Sun Coast Electric and Networking, Inc	1,355.00
3/25/2026	1608	tribuilding - TRI BUILDING SERVICES	1,650.00
3/30/2026	3302026	travelrs - TRAVELERS	958.00
3/31/2026	3312026	utltal - CITY OF TALLAHASSEE	15,680.07
<b>Less:</b>	<b>Outstanding Checks</b>		<b>60,620.51</b>

**Bank Reconciling Items**

Date	Notes	Amount
3/31/2026	penny difference	0.01
<b>Plus/Minus:</b>	<b>Bank Reconciling Items</b>	<b>0.01</b>
	<b>Reconciled Bank Balance</b>	<b>137,408.30</b>

**Balance per GL as of 3/31/2026** **137,408.30**  
**Reconciled Balance Per G/L** **137,408.30**

**Difference** (Reconciled Bank Balance And Reconciled Balance Per G/L) **0.00**



PO Box 4019  
 Gulfport, MS 39502-4019  
 Electronic Service Requested



Statements Dates  
 03/01/2026 - 03/31/2026

Account Number:

Images:

0

**\*TRUNC ACCTS\* E0**

1

**LEON COUNTY RESEARCH & DEVELOPMENT  
 AUTHORITY OPERATING ACCOUNT  
 ATTN EXECUTIVE DIRECTOR  
 1729 W PAUL DIRAC DRIVE  
 SUITE 219  
 TALLAHASSEE FL 32310**

**MAIL/FAX WIRE NOTICES ARE SUSPENDED. NOTICES CAN BE VIEWED  
 IN ONLINE BANKING OR CALL YOUR BANKER FOR EMAIL NOTICES.**

**Checking Account Summary**

PREVIOUS BALANCE	253,287.32	AVERAGE BALANCE	
+ 10 CREDITS	30,351.78		229,596.06
- 26 DEBITS	85,490.99	YTD INTEREST PAID	
- SERVICE CHARGES	119.31		.00
+ INTEREST PAID	.00		
ENDING BALANCE	198,028.80		

\*\*\*\*\* CHECKING ACCOUNT TRANSACTIONS \*\*\*\*\*

**● Deposits and Other Credits**

Date	Amount	Description	Date	Amount	Description
03/03	6,200.00	Bill.com Piersica, Inc 026062002596175CCD	03/13	165.00	Bill.com Piersica, Inc 026072005936580CCD
03/06	1,350.00	Settlement TALCOR-INN1145 026065003776020CCD	03/16	1,000.00	AB-AAHWH1Q Sunfish Inc 026075006425962CCD
03/09	1,000.00	AB-AETRIGH Sunfish Inc 026068004390198CCD	03/17	4,387.78	TREASURY MANAGER CR 03/17 10:08 TM XFR FRM 00000070814024
03/10	927.00	Settlement TALCOR-INN1145 026069004645437CCD	03/18	2,020.00	Settlement TALCOR-INN1145 026077007185974CCD
03/11	442.00	Settlement TALCOR-INN1145 026070004975716CCD	03/23	12,860.00	DIRECT PAY FLORIDA STATE UN 026082008117887CCD

**● Checks**

Date	Serial	Amount	Date	Serial	Amount
03/09	1577	27.50	03/31	1585 *	38.50
03/10	1578	950.00	03/31	1587 *	50.00
03/12	1579	5,084.57	03/31	1602 *	5,145.00
03/10	1582 *	95.00	03/17	5001576 *	250.00
03/11	1583	2,433.24			

**● Other Debits**

Date	Amount	Description	Date	Amount	Description
03/02	3,824.59	CRC FLA DEPT REVENUE 026061002006327CCD	03/03	7,535.00	CORP PAY LEON CRDA 026062002935770PPD
03/03	153.41	ONLINE PMT HOME DEPOT COMM 026062002569584WEB	03/03	14,309.53	BILLPAY CITY OF TALL-UTL 026062002682115PPD



PO Box 4019  
 Gulfport, MS 39502-4019  
 Electronic Service Requested



Statements Dates  
 03/01/2026 - 03/31/2026

Account Number:

Images:

0

**\*TRUNC ACCTS\* E0**

**LEON COUNTY RESEARCH & DEVELOPMENT  
 AUTHORITY OPERATING ACCOUNT  
 ATTN EXECUTIVE DIRECTOR  
 1729 W PAUL DIRAC DRIVE  
 SUITE 219  
 TALLAHASSEE FL 32310**

● **Other Debits**

Date	Amount	Description	Date	Amount	Description
03/11	100.46	BILLPAY CITY OF TALL-UTL 026070004994702PPD	03/30	4,686.38	QUICKBOOKS INTUIT PAYROLL S 026086009993330PPD
03/12	3,457.63	QUICKBOOKS INTUIT PAYROLL S 026071005547880CCD	03/31	500.00	PAYMENTS NATIONWIDE 026089000097680CCD
03/12	119.31	ANALYSIS SERVICE CHG	03/31	1,751.00	PAYMENTS NATIONWIDE 026090000694457PPD
03/13	1,204.95	Metronet Metronet 026072005784480WEB	03/31	4,073.10	PAYMENTS NATIONWIDE 026090000694458PPD
03/13	1,500.00	PAYMENTS NATIONWIDE 026072005926921PPD	03/31	4,941.68	CRC FLA DEPT REVENUE 026090000713913CCD
03/13	1,751.00	PAYMENTS NATIONWIDE 026072005926922PPD	03/31	15,645.39	USATAXPYMT IRS 026089000352103CCD
03/13	4,885.18	USATAXPYMT IRS 026071005612930CCD			BILLPAY CITY OF TALL-UTL 026090000574487PPD
03/27	1,097.88	CORP PAY LEON CRDA			

● **Balance By Date**

Date	Balance	Date	Balance	Date	Balance
02/28	253,287.32	03/11	233,777.59	03/23	235,957.73
03/02	249,462.73	03/12	225,116.08	03/27	234,859.85
03/03	233,664.79	03/13	215,939.95	03/30	230,173.47
03/06	235,014.79	03/16	216,939.95	03/31	198,028.80
03/09	235,987.29	03/17	221,077.73		
03/10	235,869.29	03/18	223,097.73		

Payment Detail

Bank=inn1145 AND mm/yy=03/2026-03/2026 AND All Checks=Yes AND Include Voids=All Checks

Check# Bank - Vendor - Date	Payable #	Property	Amount	Account
<b>1584 (inn1145) - AAA Tree Experts, Inc. (aaatree) - 03/02/26 (03/26)</b> cut down fallen tree	P-225166	lcrda-op	150.00	54600000 - Landscaping Service
<b>Total 1584 (inn1145) - AAA Tree Experts, Inc. (aaatree) - 03/02/26 (03/26)</b>			<b>150.00</b>	
<b>1585 (inn1145) - DAVIS SAFE &amp; LOCK, INC (davissaf) - 03/02/26 (03/26)</b> key copies Lab 229	P-225167	nfil-op	38.50	52100000 - Locks & Keys Repairs
<b>Total 1585 (inn1145) - DAVIS SAFE &amp; LOCK, INC (davissaf) - 03/02/26 (03/26)</b>			<b>38.50</b>	
<b>1586 (inn1145) - ENGINEERED COOLING SERVICES, INC. (engineer) - 03/02/26 (03/26)</b> troubleshoot RTUs 1,2,3; reset investigate & repair Unit 2 Qtrly HVAC Svcs	P-225168 P-225169 P-225175	nfil-op nfil-op nfil-op	455.00 225.00 4,320.00	54470000 - HVAC Monthly Service 54470000 - HVAC Monthly Service 54470000 - HVAC Monthly Service
<b>Total 1586 (inn1145) - ENGINEERED COOLING SERVICES, INC. (engineer) - 03/02/26 (03/26)</b>			<b>5,000.00</b>	
<b>1587 (inn1145) - FIRE PROFESSIONALS OF TALLAHASSEE LLC (fireprof) - 03/02/26 (03/26)</b> recharge fire extinguisher	P-225170	nfil-op	50.00	54200000 - Fire Protection System
<b>Total 1587 (inn1145) - FIRE PROFESSIONALS OF TALLAHASSEE LLC (fireprof) - 03/02/26 (03/26)</b>			<b>50.00</b>	
<b>1588 (inn1145) - Heinz Nurseries, LLC. (heinzbro) - 03/02/26 (03/26)</b> Feb lawn Svcs Feb lawn Svcs	P-225174 P-225174	nfil-op lcrda-op	700.00 250.00	54600000 - Landscaping Service 54600000 - Landscaping Service
<b>Total 1588 (inn1145) - Heinz Nurseries, LLC. (heinzbro) - 03/02/26 (03/26)</b>			<b>950.00</b>	
<b>1589 (inn1145) - I2X Solutions LLC (i2x) - 03/02/26 (03/26)</b> IT Consulting Fees-Jan 2026	P-225227	lcrda-op	1,000.00	55750000 - Professional Fees
<b>Total 1589 (inn1145) - I2X Solutions LLC (i2x) - 03/02/26 (03/26)</b>			<b>1,000.00</b>	
<b>1590 (inn1145) - LocalIQ Florida Gannett (localiq) - 03/02/26 (03/26)</b> LCRDA Public notice #10592485	P-225176	lcrda-op	141.44	55960000 - Other Administration Costs
<b>Total 1590 (inn1145) - LocalIQ Florida Gannett (localiq) - 03/02/26 (03/26)</b>			<b>141.44</b>	
<b>1591 (inn1145) - TALCOR COMMERCIAL REAL ESTATE SVC INC (mgttal) - 03/02/26 (03/26)</b> 01.2026 Labor Bill-LCRDA 01.2026 Labor Bill-NFIL	P-224737 P-224737	lcrda-op nfil-op	82.50 453.75	52900000 - Other Maintenance 52900000 - Other Maintenance
<b>Total 1591 (inn1145) - TALCOR COMMERCIAL REAL ESTATE SVC INC (mgttal) - 03/02/26 (03/26)</b>			<b>536.25</b>	
<b>1592 (inn1145) - Sun Coast Electric and Networking, Inc (sunelectric) - 03/02/26 (03/26) (Voided)</b> Add 30 amp recep in Rm 110	P-225173	nfil-op	1,355.00	51200000 - Electric Repairs
<b>Total 1592 (inn1145) - Sun Coast Electric and Networking, Inc (sunelectric) - 03/02/26 (03/26) (Voided)</b>			<b>1,355.00</b>	
<b>1592 (inn1145) - Sun Coast Electric and Networking, Inc (sunelectric) - 03/02/26 (03/26) (Voider)</b> Add 30 amp recep in Rm 110 Installed (2) 60 amp receptable in lab 125	P-225173 P-225228	nfil-op nfil-op	-1,355.00 -2,857.00	51200000 - Electric Repairs 51200000 - Electric Repairs
<b>Total 1592 (inn1145) - Sun Coast Electric and Networking, Inc (sunelectric) - 03/02/26 (03/26) (Voider)</b>			<b>-4,212.00</b>	
<b>1592 (inn1145) - Sun Coast Electric and Networking, Inc (sunelectric) - 03/02/26 (03/26) (Voider)</b> Installed (2) 60 amp receptable in lab 125	P-225228	nfil-op	2,857.00	51200000 - Electric Repairs
<b>Total 1592 (inn1145) - Sun Coast Electric and Networking, Inc (sunelectric) - 03/02/26 (03/26) (Voider)</b>			<b>2,857.00</b>	
<b>1592 (inn1145) - Sun Coast Electric and Networking, Inc (sunelectric) - 03/02/26 (03/26) (Voider)</b> Installed (2) 30 amp receipts & chords end in lab 225	P-225229	nfil-op	-2,355.00	51200000 - Electric Repairs
<b>Total 1592 (inn1145) - Sun Coast Electric and Networking, Inc (sunelectric) - 03/02/26 (03/26) (Voider)</b>			<b>-2,355.00</b>	
<b>1592 (inn1145) - Sun Coast Electric and Networking, Inc (sunelectric) - 03/02/26 (03/26) (Voided)</b> Installed (2) 30 amp receipts & chords end in lab 225	P-225229	nfil-op	2,355.00	51200000 - Electric Repairs
<b>Total 1592 (inn1145) - Sun Coast Electric and Networking, Inc (sunelectric) - 03/02/26 (03/26) (Voided)</b>			<b>2,355.00</b>	
<b>1592 (inn1145) - Sun Coast Electric and Networking, Inc (sunelectric) - 03/02/26 (03/26) (Voider)</b> Change out 50 amp pole breaker, and chords to match the receptacle.	P-225230	nfil-op	-2,323.00	51200000 - Electric Repairs
<b>Total 1592 (inn1145) - Sun Coast Electric and Networking, Inc (sunelectric) - 03/02/26 (03/26) (Voider)</b>			<b>-2,323.00</b>	
<b>1592 (inn1145) - Sun Coast Electric and Networking, Inc (sunelectric) - 03/02/26 (03/26) (Voided)</b> Change out 50 amp pole breaker, and chords to match the receptacle.	P-225230	nfil-op	2,323.00	51200000 - Electric Repairs
<b>Total 1592 (inn1145) - Sun Coast Electric and Networking, Inc (sunelectric) - 03/02/26 (03/26) (Voided)</b>			<b>2,323.00</b>	
<b>1593 (inn1145) - TRI BUILDING SERVICES (tribuilding) - 03/02/26 (03/26)</b> Mthly janitorial svcs	P-225171	nfil-op	1,650.00	54500000 - Janitorial Service
<b>Total 1593 (inn1145) - TRI BUILDING SERVICES (tribuilding) - 03/02/26 (03/26)</b>			<b>1,650.00</b>	

## Payment Detail

Bank=inn1145 AND mm/yy=03/2026-03/2026 AND All Checks=Yes AND Include Voids=All Checks

<b>1594 (inn1145) - CAPITAL CITY PEST CONTROL SERVICES, LLC (capest) - 03/25/26 (03/26)</b>			
03.2026 - monthly pest control	P-225949	nfil-op	250.00 54300000 - Exterminating
<b>Total 1594 (inn1145) - CAPITAL CITY PEST CONTROL SERVICES, LLC (capest) - 03/25/26 (03/26)</b>			<b>250.00</b>
<b>1595 (inn1145) - Consolidated Water Group (culligan) - 03/25/26 (03/26)</b>			
Mthly water services	P-225595	nfil-op	1,237.98 54900000 - Water Treatment Service
<b>Total 1595 (inn1145) - Consolidated Water Group (culligan) - 03/25/26 (03/26)</b>			<b>1,237.98</b>
<b>1596 (inn1145) - CYPRESS ELECTRICAL SYSTEMS, INC (cypressselect) - 03/25/26 (03/26)</b>			
repair power issues 2nd fl lab furniture	P-225590	nfil-op	340.00 51200000 - Electric Repairs
Upgrade existing receptacle with new 240v 30 amp twist lock receptacle for Lab 125A; TT billback	P-225662	nfil-op	677.00 12040000 - AR-Tenant Expenses to be Reimbursed
installed new 30 amp, 240 v circuit - flex lab 110; TT billback	P-225951	nfil-op	725.00 12040000 - AR-Tenant Expenses to be Reimbursed
furnish and replace boiler breaker, 3 pole, 20 amp	P-225952	nfil-op	1,296.00 51200000 - Electric Repairs
<b>Total 1596 (inn1145) - CYPRESS ELECTRICAL SYSTEMS, INC (cypressselect) - 03/25/26 (03/26)</b>			<b>3,038.00</b>
<b>1597 (inn1145) - ENGINEERED COOLING SERVICES, INC. (engineer) - 03/25/26 (03/26)</b>			
Qtrly HVAC svcs	P-225549	nfil-op	4,320.00 54470000 - HVAC Monthly Service
<b>Total 1597 (inn1145) - ENGINEERED COOLING SERVICES, INC. (engineer) - 03/25/26 (03/26)</b>			<b>4,320.00</b>
<b>1598 (inn1145) - Florida A&amp;M University (famuofc) - 03/25/26 (03/26)</b>			
Rent due for Collins & Knight Bldgs	P-225948	lcrda-op	8,860.64 22580000 - Due to FAMU
<b>Total 1598 (inn1145) - Florida A&amp;M University (famuofc) - 03/25/26 (03/26)</b>			<b>8,860.64</b>
<b>1599 (inn1145) - I2X Solutions LLC (i2x) - 03/25/26 (03/26)</b>			
IT Consulting Fees	P-225839	nfil-op	1,000.00 55750000 - Professional Fees
<b>Total 1599 (inn1145) - I2X Solutions LLC (i2x) - 03/25/26 (03/26)</b>			<b>1,000.00</b>
<b>1600 (inn1145) - Johnson Controls Fire Protection LP (johnson) - 03/25/26 (03/26)</b>			
Qtrly Svcs	P-225591	nfil-op	665.00 54200000 - Fire Protection System
Qtrly Svcs	P-225592	nfil-op	266.06 54200000 - Fire Protection System
repair bypass on backflow	P-225593	nfil-op	896.51 54200000 - Fire Protection System
<b>Total 1600 (inn1145) - Johnson Controls Fire Protection LP (johnson) - 03/25/26 (03/26)</b>			<b>1,827.57</b>
<b>1601 (inn1145) - Kings III of America, Inc. (kings) - 03/25/26 (03/26)</b>			
03/01/26-05/31/26 Elevator Ph Svcs	P-225588	nfil-op	220.50 54150000 - Elevator Phone Service
<b>Total 1601 (inn1145) - Kings III of America, Inc. (kings) - 03/25/26 (03/26)</b>			<b>220.50</b>
<b>1602 (inn1145) - Kutak Rock LLP (kutak) - 03/25/26 (03/26)</b>			
Professional Svcs thru 01.31.26	P-225332	lcrda-op	3,405.00 77200000 - Legal Fees-NonCAM
Professional Svcs thru 11.30.25	P-225334	lcrda-op	1,740.00 77200000 - Legal Fees-NonCAM
<b>Total 1602 (inn1145) - Kutak Rock LLP (kutak) - 03/25/26 (03/26)</b>			<b>5,145.00</b>
<b>1603 (inn1145) - Leon County Clerk &amp; Comptroller's Office (lcboc) - 03/25/26 (03/26)</b>			
03.2026 Hlth Ins-LCRDA	P-225947	lcrda-op	15.76 44060000 - Employee Benefits-Authority
03.2026 Hlth Ins-LCRDA	P-225947	lcrda-op	132.88 44060000 - Employee Benefits-Authority
03.2026 Hlth Ins-LCRDA	P-225947	lcrda-op	4,676.64 44060000 - Employee Benefits-Authority
03.2026 Hlth Ins-LCRDA	P-225947	lcrda-op	259.29 44060000 - Employee Benefits-Authority
<b>Total 1603 (inn1145) - Leon County Clerk &amp; Comptroller's Office (lcboc) - 03/25/26 (03/26)</b>			<b>5,084.57</b>
<b>1604 (inn1145) - TALCOR COMMERCIAL REAL ESTATE SVC INC (mgttal) - 03/25/26 (03/26)</b>			
02.2026 Labor Bill-NFIL	P-225561	nfil-op	1,677.50 52900000 - Other Maintenance
03.2026 Mgmt Fee-LCRDA	P-225587	nfil-op	1,000.00 61100000 - Management Fees TALCOR
03.2026 Mgmt Fee-LCRDA	P-225587	lcrda-op	800.00 61100000 - Management Fees TALCOR
<b>Total 1604 (inn1145) - TALCOR COMMERCIAL REAL ESTATE SVC INC (mgttal) - 03/25/26 (03/26)</b>			<b>3,477.50</b>
<b>1605 (inn1145) - Osceola Supply Inc. (osceola) - 03/25/26 (03/26)</b>			
paper towels	P-225594	nfil-op	256.85 54500000 - Janitorial Service
<b>Total 1605 (inn1145) - Osceola Supply Inc. (osceola) - 03/25/26 (03/26)</b>			<b>256.85</b>
<b>1606 (inn1145) - RJ Young Company (rjyoung) - 03/25/26 (03/26)</b>			
Copies	P-225589	nfil-op	49.54 22490000 - Accrued Other
<b>Total 1606 (inn1145) - RJ Young Company (rjyoung) - 03/25/26 (03/26)</b>			<b>49.54</b>
<b>1607 (inn1145) - Sun Coast Electric and Networking, Inc (sunelectric) - 03/25/26 (03/26)</b>			
Add 30 amp recep in Rm 110	P-225173	nfil-op	1,355.00 51200000 - Electric Repairs
<b>Total 1607 (inn1145) - Sun Coast Electric and Networking, Inc (sunelectric) - 03/25/26 (03/26)</b>			<b>1,355.00</b>
<b>1608 (inn1145) - TRI BUILDING SERVICES (tribuilding) - 03/25/26 (03/26)</b>			
Mthly janitorial svcs-03.2026	P-225950	nfil-op	1,650.00 54500000 - Janitorial Service
<b>Total 1608 (inn1145) - TRI BUILDING SERVICES (tribuilding) - 03/25/26 (03/26)</b>			<b>1,650.00</b>
<b>3022026 (inn1145) - Sun Coast Electric and Networking, Inc (sunelectric) - 03/02/26 (03/26)</b>			

**Payment Detail**

Bank=inn1145 AND mm/yy=03/2026-03/2026 AND All Checks=Yes AND Include Voids=All Checks

Installed (2) 60 amp receptable in lab 125	P-225228	nfil-op	2,857.00	51200000 - Electric Repairs
Installed (2) 30 amp receipts & chords end in lab 225	P-225229	nfil-op	2,355.00	51200000 - Electric Repairs
Change out 50 amp pole breaker, and chords to match the receptacle.	P-225230	nfil-op	2,323.00	51200000 - Electric Repairs
<b>Total 3022026 (inn1145) - Sun Coast Electric and Networking, Inc (sunelectric) - 03/02/26 (03/26)</b>			<b>7,535.00</b>	
<b>3022026 (inn1145) - Home Depot Credit Services (home) - 03/02/26 (03/26)</b>				
new faucet for first fl RR	P-226391	nfil-op	153.41	52300000 - Plumbing Repairs
<b>Total 3022026 (inn1145) - Home Depot Credit Services (home) - 03/02/26 (03/26)</b>			<b>153.41</b>	
<b>3132026 (inn1145) - Metronet Fibernet, LLC (metronet) - 03/13/26 (03/26)</b>				
2109240 03.2026	P-226410	nfil-op	1,204.95	77110000 - Internet Charge-NonCAM
<b>Total 3132026 (inn1145) - Metronet Fibernet, LLC (metronet) - 03/13/26 (03/26)</b>			<b>1,204.95</b>	
<b>3302026 (inn1145) - TRAVELERS (travelrs) - 03/30/26 (03/26)</b>				
Policy #2Y08495-BME-1-Bolier & Machinery	P-226179	nfil-op	958.00	19130000 - Prepaid Insurance
<b>Total 3302026 (inn1145) - TRAVELERS (travelrs) - 03/30/26 (03/26)</b>			<b>958.00</b>	
<b>3312026 (inn1145) - CITY OF TALLAHASSEE (uttal) - 03/31/26 (03/26)</b>				
Acct #100002739 03.2026	P-226404	lcrda-op	42.67	46400000 - Water/Sewer
Acct #100002739 03.2026	P-226404	lcrda-op	42.67	46400000 - Water/Sewer
Acct #100002739 03.2026	P-226404	lcrda-op	15.02	46050000 - Electric
Acct #100275444 03.2026	P-226405	nfil-op	503.38	46400000 - Water/Sewer
Acct #100275444 03.2026	P-226405	nfil-op	3,624.37	73120000 - Natural Gas- NonCAM/Vacant
Acct #100275444 03.2026	P-226405	nfil-op	690.94	46600000 - Fire Service - Utility
Acct #100275444 03.2026	P-226405	nfil-op	395.35	46500000 - Stormwater
Acct #100275444 03.2026	P-226405	nfil-op	131.05	46480000 - Irrigation - Utility
Acct #100275444 03.2026	P-226405	nfil-op	272.53	46400000 - Water/Sewer
Acct #100275444 03.2026	P-226405	nfil-op	119.25	46350000 - Refuse Collection
Acct #100275444 03.2026	P-226405	nfil-op	9,842.84	46050000 - Electric
<b>Total 3312026 (inn1145) - CITY OF TALLAHASSEE (uttal) - 03/31/26 (03/26)</b>			<b>15,680.07</b>	
			<b>72,820.77</b>	

### Deposit Register

For Period = Mar 2026

Name	Property	Unit	Tenant	Period	Received Date	Deposit Date	Amount	Check #	Deposit #	Notes
<b>(inn1145) - 878 03/05/2026</b>										
Shanna Lewis	lcrda-op			03/2026	3/5/2026	3/5/2026	350.00	714765436	878	:CHECKscan Payment - Shanna Lewis restitution
NHU Energy	nfil-op	109BCDE	nhenergy	03/2026	3/5/2026	3/5/2026	100.00	002328	878	:CHECKscan Payment
SeraphFlora LLC	nfil-op	LAB229	seraph	03/2026	3/5/2026	3/5/2026	900.00	6617305983	878	:CHECKscan Payment
<b>Total (inn1145) - 878 03/05/2026</b>							<b>1,350.00</b>			
<b>(inn1145) - 879 03/03/2026</b>										
Piersica, Inc. a Delaware for profit corp.	nfil-op	CHEM225	piernfil	03/2026	3/3/2026	3/3/2026	6,200.00	AUTO	879	
<b>Total (inn1145) - 879 03/03/2026</b>							<b>6,200.00</b>			
<b>(inn1145) - 880 03/09/2026</b>										
Reclaim Pharmaceutical Waste Management LLC	nfil-op	BIO217	quarry	03/2026	3/9/2026	3/9/2026	927.00	001264	880	:CHECKscan Payment
<b>Total (inn1145) - 880 03/09/2026</b>							<b>927.00</b>			
<b>(inn1145) - 881 03/09/2026</b>										
Sunfish, Inc.	nfil-op	DRY134	sunfish	03/2026	3/9/2026	3/9/2026	1,000.00	AUTO	881	
<b>Total (inn1145) - 881 03/09/2026</b>							<b>1,000.00</b>			
<b>(inn1145) - 882 03/10/2026</b>										
Zenith Ins refund	nfil-op			03/2026	3/10/2026	3/10/2026	192.00	2300506556	882	:CHECKscan Payment - Zenith Ins refund
Higher Edification LLC,	nfil-op	109BCDE	higher	03/2026	3/10/2026	3/10/2026	250.00	0064610338	882	:CHECKscan Payment
<b>Total (inn1145) - 882 03/10/2026</b>							<b>442.00</b>			
<b>(inn1145) - 883 03/13/2026</b>										
Piersica, Inc. a Delaware for profit corp.	nfil-op	CHEM225	piernfil	03/2026	3/13/2026	3/13/2026	165.00	AUTO	883	
<b>Total (inn1145) - 883 03/13/2026</b>							<b>165.00</b>			
<b>(inn1145) - 884 03/16/2026</b>										
Sunfish, Inc.	nfil-op	DRY134	sunfish	03/2026	3/16/2026	3/16/2026	1,000.00	AUTO	884	
<b>Total (inn1145) - 884 03/16/2026</b>							<b>1,000.00</b>			
<b>(inn1145) - 886 03/17/2026</b>										
Div of Emer Mgmt	lcrda-op			03/2026	3/17/2026	3/17/2026	270.00	6406197550	886	:CHECKscan Payment
Phusion AI, LLC	nfil-op	109BCDE	phusion	03/2026	3/17/2026	3/17/2026	250.00	9486	886	:CHECKscan Payment
RRC Washington	nfil-op	DRY207	rrc	03/2026	3/17/2026	3/17/2026	1,500.00	916674464	886	:CHECKscan Payment
<b>Total (inn1145) - 886 03/17/2026</b>							<b>2,020.00</b>			
<b>(inn1145) - 887 03/23/2026</b>										
FSU	lcrda-op	11A	fsucam	03/2026	3/23/2026	3/23/2026	1,767.00	AUTO	887	
PHIPPS BUILDING	lcrda-op	1B	phippis	03/2026	3/23/2026	3/23/2026	1,061.00	AUTO	887	
NORTHWEST REGIONAL DATA CENTER	lcrda-op	3A	data	03/2026	3/23/2026	3/23/2026	909.00	AUTO	887	
FSU-AEROPULSION & MECHATRONICS ENERGY	lcrda-op	3B	aero	03/2026	3/23/2026	3/23/2026	1,759.00	AUTO	887	
NATIONAL HIGH MAGNETIC FIELD LABORATORY	lcrda-op	4A-10A	maglab	03/2026	3/23/2026	3/23/2026	4,597.00	AUTO	887	
Interdisciplinary Research & Commercialization Building	lcrda-op	5C	ircb	03/2026	3/23/2026	3/23/2026	1,481.00	AUTO	887	
MORGAN/SLIGER/JOHNSON/SHAW BUILDINGS	lcrda-op	6G	lot6g	03/2026	3/23/2026	3/23/2026	762.00	AUTO	887	
MORGAN/SLIGER/JOHNSON/SHAW BUILDINGS	lcrda-op	6G	lot6g	03/2026	3/23/2026	3/23/2026	524.00	AUTO	887	
<b>Total (inn1145) - 887 03/23/2026</b>							<b>12,860.00</b>			
<b>Grand Total</b>							<b>25,964.00</b>			

**Aged Receivable**

DB Caption: TALCOR Commercial -- LIVE Property: Icrda Status: Current, Past, Future All Selected Accounts Age As Of: 03/31/2026 Post To: 03/2026 Summary By: Tenant

Property	Customer	Lease	Name	Status	Current	0-30	31-60	61-90	Over	Pre-	Total
					Owed	Owed	Owed	Owed	90 Owed	Payments	Owed
<b>Icrda-op - LEON COUNTY RESEARCH &amp; DEVELOPMENT</b>											
Icrda-op - LEON COUNTY RESEARCH & DEVELOPMENT		data	NORTHWEST REGIONAL DATA CENTER	Current	0.00	0.00	0.00	0.00	0.00	-997.95	-997.95
Icrda-op - LEON COUNTY RESEARCH & DEVELOPMENT		fsucam	FSU	Current	0.00	0.00	0.00	0.00	0.00	-207.68	-207.68
Icrda-op - LEON COUNTY RESEARCH & DEVELOPMENT		phipps	PHIPPS BUILDING	Current	540.00	0.00	0.00	540.00	0.00	0.00	540.00
Icrda-op - LEON COUNTY RESEARCH & DEVELOPMENT		fsurf-ab	FLORIDA RESEARCH FOUNDATION	Current	2,552.00	0.00	0.00	2,552.00	0.00	0.00	2,552.00
Icrda-op - LEON COUNTY RESEARCH & DEVELOPMENT		danfoss	DANFOSS TURBOCOR, INC.	Current	0.00	0.00	0.00	0.00	0.00	-680.75	-680.75
Icrda-op - LEON COUNTY RESEARCH & DEVELOPMENT		aval	AVALANCHE PARTNERS	Current	0.00	0.00	0.00	0.00	0.00	-104.09	-104.09
Icrda-op - LEON COUNTY RESEARCH & DEVELOPMENT		material	FSU-MATERIALS RESEARCH CENTER	Current	195.00	0.00	0.00	195.00	0.00	0.00	195.00
Icrda-op - LEON COUNTY RESEARCH & DEVELOPMENT		aero	FSU-AEROPULSION & MECHATRONICS ENERGY	Current	0.00	0.00	0.00	0.00	0.00	-205.74	-205.74
Icrda-op - LEON COUNTY RESEARCH & DEVELOPMENT		maglab	NATIONAL HIGH MAGNETIC FIELD LABORATORY	Current	0.00	0.00	0.00	0.00	0.00	-538.28	-538.28
Icrda-op - LEON COUNTY RESEARCH & DEVELOPMENT		lotég	MORGAN/SLIGER/JOHNSON/SHAW BUILDINGS	Current	0.00	0.00	0.00	0.00	0.00	-31.61	-31.61
<b>Icrda-op - LEON COUNTY RESEARCH &amp; DEVELOPMENT</b>					<b>3,287.00</b>	<b>0.00</b>	<b>0.00</b>	<b>3,287.00</b>	<b>0.00</b>	<b>-2,766.10</b>	<b>520.90</b>
<b>nfil-op - North Florida Innovation Labs</b>											
nfil-op - North Florida Innovation Labs		nhenergy	NHU Energy	Current	100.00	100.00	0.00	0.00	0.00	0.00	100.00
nfil-op - North Florida Innovation Labs		quarry	Reclaim Pharmaceutical Waste Management LLC	Current	23.77	23.77	0.00	0.00	0.00	0.00	23.77
nfil-op - North Florida Innovation Labs		plernfil	Piersica, Inc. a Delaware for profit corp.	Current	1,902.00	1,902.00	0.00	0.00	0.00	0.00	1,902.00
nfil-op - North Florida Innovation Labs		rrc	RRC Washington	Current	242.96	242.96	0.00	0.00	0.00	0.00	242.96
nfil-op - North Florida Innovation Labs		seraph	SeraphFlora LLC	Current	900.00	0.00	900.00	0.00	0.00	0.00	900.00
<b>nfil-op - North Florida Innovation Labs</b>					<b>3,168.73</b>	<b>2,268.73</b>	<b>900.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>3,168.73</b>
<b>Grand Total</b>					<b>6,455.73</b>	<b>2,268.73</b>	<b>900.00</b>	<b>3,287.00</b>	<b>0.00</b>	<b>-2,766.10</b>	<b>3,689.63</b>

User Id : kristy@talcor.com Date : 4/13/2026 Time : 7:45 AM

### Payables Aging Report

lcrda

Period: 03/2026

As of : 03/31/2026

Payee	Payee Name	Invoice	Control	Batch Id	Property	Invoice Date	Account	Invoice #	Current	0-30	31-60	61-90	Over	Future	Notes		
Code	Notes																
													Owed	Invoice			
mgttal	TALCOR COMMERCIAL REAL ESTATE SVC INC															0.00	
	03/2026 Labor Bill-NFIL	P-226395	54118	nfil-op	3/31/2026	5290-0000 Other Maintenance	03/2026 Labor Bill-NFIL		2,087.50	2,087.50	0.00	0.00	0.00	0.00	03/2026 Labor Bill-NFIL		
<b>Total mgttal</b>									<b>2,087.50</b>	<b>2,087.50</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>		
<b>Grand Total</b>									<b>2,087.50</b>	<b>2,087.50</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>		

Innovation Park  
(A Research & Development Centre)  
NFIL - INCUBATOR LAB

UNIT	TENANT	START	END	SECURITY DEPOSIT	SQ.FT.	\$ PER SQ. FT	GPR	BASE RATE	OTHER	MONTHLY TOTAL	PREVIOUS BALANCE	TOTAL DUE	TOTAL PAID	DATE PAID	BALANCE DUE	COMMENTS
DRY207	RRC Washington Inc	7/1/2024	6/30/2025	\$ 1,200.00				\$ 500.00		\$ 500.00	\$ 1,242.96	\$ 1,742.96	\$ 1,500.00	03/17	\$ 242.96	relocated from 208 to 207
109 B-E + 2 workstations	FSURF - Ignite	6/20/2024	9/30/2026	\$ -	780			\$ -								no rent in exchange for services
bio217	Reclaim Pharmaceutical Waste Management (Quarry Bio)	9/13/2024	9/12/2025	\$ 900.00				\$ 927.00	\$ 25.00	\$ 952.00	\$ (1.23)	\$ 950.77	\$ 927.00	03/09	\$ 23.77	Access card replacement fee
110,111,113 225,125	Piersica	9/9/2024	11/30/2026	\$ 2,800.00				\$6,200.00	\$ 2,067.00	\$ 8,267.00	\$ -	\$ 8,267.00	\$ 6,365.00	03/03 03/13	\$ 1,902.00	Cypress Electrical Inv#3530/3537 & Suncoast Electric inv#2602014 & inv#P-202610
DRY134	Sunfish, Inc	1/1/2026	2/28/2027					\$1,000.00		\$ 1,000.00	\$ 1,000.00	\$ 2,000.00	\$ 2,000.00	03/09 03/16	\$ -	
LAB229	SeraphFlora LLC (Marshall)	2/10/2026	2/9/2027	\$ 900.00				\$ 900.00		\$ 900.00	\$ 900.00	\$ 1,800.00	\$ 900.00	03/05	\$ 900.00	
IGNITE PASS	NHU Energy	10/1/2024	10/19/2026	\$ -				\$ 100.00		\$ 100.00	\$ 100.00	\$ 200.00	\$ 100.00	03/05	\$ 100.00	
IGNITE PASS	Higher Edification	11/1/2025	10/31/2026	\$ -				\$ 250.00		\$ 250.00	\$ -	\$ 250.00	\$ 250.00	03/10	\$ -	
IGNITE PASS	Phusion AI, LLC	2/1/2026	1/31/2027	\$ -				\$ 250.00		\$ 250.00	\$ -	\$ 250.00	\$ 250.00	03/17	\$ -	
Catalyst PASS - no charges																
	Feel With Me, LLC	10/1/2025	9/30/2026	\$ -				\$ -								CATALYST Pass: FREE
	KynderMed, Inc dba Prena	10/1/2025	9/30/2026	\$ -				\$ -								CATALYST Pass: FREE
	Sead Consulting	10/1/2025	9/30/2026	\$ -				\$ -								CATALYST Pass: FREE
	AMRF Technologies, Inc	10/1/2025	9/30/2026	\$ -				\$ -								CATALYST Pass: FREE
	Sky Therapeutics Inc	10/1/2025	9/30/2026	\$ -				\$ -								CATALYST Pass: FREE
	Oxemose Pharmaceuticals, LLC,	10/1/2025	9/30/2026	\$ -				\$ -								CATALYST Pass: FREE
	Alzyn LLC	10/1/2025	9/30/2026	\$ -				\$ -								CATALYST Pass: FREE
misc	Zenith ins refund												\$ 192.00	03/10		
TOTALS				\$ 4,900.00	780	0.00	\$-	\$7,627.00	\$ 2,092.00	\$12,219.00	\$ 3,241.73	\$ 15,460.73	\$ 12,484.00		\$ 3,168.73	

INNOVATION PARK  
 LCRDA op  
 March 2026 PLDG.

UNIT	TENANT	START	END	ACRES	OTHER	Qtrly CAM	PREVIOUS BALANCE	TOTAL DUE	TOTAL PAID	DATE PAID	BALANCE DUE	COMMENTS
12A	KNIGHT ADMINISTRATIVE CENTRE			3.00		\$ -	\$ -	\$ -			\$ -	
1B	PHIPPS BUILDING			2.50		\$ -	\$ 1,601.00	\$ 1,601.00	\$ 1,061.00	3/23	\$ 540.00	
1D-2D	DANFOSS TURBOCOR, INC.	3/15/07	3/31/27	6.83		\$ -	\$ (680.74)	\$ (680.74)			\$ (680.74)	
3D				2.87								
1E	AVALANCHE PARTNERS	1/7/08	1/28/74	2.42		\$ -	\$ (104.09)	\$ (104.09)			\$ (104.09)	
2E-3E	AVALANCHE PARTNERS	1/7/02	1/28/74	4.01								
4E	VACANT			3.45								
5E	VACANT			1.80								
6E	VACANT			2.00								
7E/1F				9.80								
5G	COLLINS BUILDING			3.47		\$ -	\$ -	\$ -			\$ -	
6G	MORGAN/JOHNSON/SLIGER/SHAW/OTHER		LCRDA	10.35		\$ -	\$ 1,254.39	\$ 1,254.39	\$ 1,286.00	3/23	\$ (31.61)	
3A	NORTHWEST REGIONAL DATA CENTER	11/1/81	10/31/21	4.68		\$ -	\$ (88.95)	\$ (88.95)	\$ 909.00	3/23	\$ (997.95)	
4A-10A	NATIONAL HIGH MAGNETIC FIELD LABORATORY	OWN		23.52		\$ -	\$ 4,058.72	\$ 4,058.72	\$ 4,597.00	3/23	\$ (538.28)	
11A	FSU-CAM (Elbit)			3.70		\$ -	\$ 1,559.32	\$ 1,559.32	\$ 1,767.00	3/23	\$ (207.68)	
	FSU Facilities NFIL						\$ -	\$ -			\$ -	
1C	FSU RESEARCH FOUNDATION-A	10/25/01	1/28/74	6.26		\$ -	\$ 2,552.00	\$ 2,552.00			\$ 2,552.00	
2C	FSU RESEARCH FOUNDATION-B	10/25/01	1/28/74	6.82								
4B	VACANT			7.40								
2B	FSU MATERIALS RESEARCH CENTER (Lot 1b1)			4.50		\$ -	\$ 195.00	\$ 195.00			\$ 195.00	
3B	FSU-AEROPULSION & MECHATRONICS ENERGY			4.50		\$ -	\$ 1,553.26	\$ 1,553.26	\$ 1,759.00	3/23	\$ (205.74)	
3C	VACANT			3.60								
4C	VACANT			3.90								
5C	FSU - IRCB Interdisciplinary Research			3.70		\$ -	\$ 1,481.00	\$ 1,481.00	\$ 1,481.00	3/23	\$ -	
6C	VACANT			3.03								
3F-4F	VACANT			9.16								
1A	VACANT			2.80								
2A	VACANT			3.00								
2F	VACANT			8.65								
1G	VACANT			2.10								
2G	VACANT			2.30								
3G	VACANT			5.30								
4G	CENTENNIAL BUILDING			3.94		\$ -	\$ -	\$ -			\$ -	
8E	VACANT			9.24								
EBP	VACANT											
	MISCELLANEOUS PAYMENTS								\$ 350.00	3/5		Shanna Lewis-Restitution 3310-0000
	MISCELLANEOUS PAYMENTS								\$ 270.00	3/17		Div of Emergency Mgmt
	TOTALS			182.70	\$ -	\$ -	\$ 13,380.91	\$ 13,380.91	\$ 13,480.00		\$ 520.91	

### Work Order List

Property=Icrda AND Status=Work Completed AND Order By=WO#

			Call	Start				Stock	Unit		
WO	Prop-Unit	Status	Date	Date	Employee	Brief Desc	Quantity	Stock	Description	Price	Total
88228	nfil-op	Work Completed	2/10/2026		brianc	RWO Exterior repairs	0.50		Cestarc - straight	55.00	27.50
88278	nfil-op	Work Completed	2/10/2026		ddm	RWO Interior repairs	2.50		DeMartino - straight	55.00	137.50
					ddm		3.00		DeMartino - straight	55.00	165.00
					ddm		2.50		DeMartino - straight	55.00	137.50
					ddm		2.00		DeMartino - straight	55.00	110.00
88326	nfil-op	Work Completed	2/10/2026		ddm	RWO General routine maintenance	2.50		DeMartino - straight	55.00	137.50
					ddm		2.50		DeMartino - straight	55.00	137.50
					ddm		1.00		DeMartino - overtime	80.00	80.00
					ddm		1.00		DeMartino - straight	55.00	55.00
					ddm		8.00		DeMartino - straight	55.00	440.00
					ddm		2.50		DeMartino - straight	55.00	137.50
					ddm		1.00		DeMartino - straight	55.00	55.00
					ddm		1.00		DeMartino - straight	55.00	55.00
					ddm		1.00		DeMartino - straight	55.00	55.00
					ddm		5.00		DeMartino - straight	55.00	275.00
					ddm		1.50		DeMartino - straight	55.00	82.50
										<b>2,087.50</b>	