

Leon County Research & Development Authority

Board of Governors Meeting

FSU IGNITE Building
1729 West Paul Dirac Drive
Tallahassee, FL 32310

Monday, June 15, 2026
11:00am – 1:00pm

Wi-Fi:
"IGNITE Staff"

SSID:
IGN!TEfsu24

Agenda

Anyone wishing to address the Board may appear in person or submit written comments by 9:00am the day before the scheduled meeting date so that the comments can be distributed to the Board members. Comments submitted after this time (up to the time of the meeting) will be accepted and included in the official record of the meeting. Email comments to: publicinput@inn-park.com and reference the meeting title and date in the subject line. Include your name and contact information.

1. Call to Order – Tom Allen

2. Introduction of Guests

3. Approval of Participation by Electronic Means (if needed)

In accordance with the Bylaws, there being a quorum of members present in person, the members of the Board present in person are required to approve participation by those participating via Electronic Means acknowledging that the absence is due to extraordinary circumstances.

4. Modifications to the Agenda

5. Public Comment

Any public comment received prior to the meeting will be provided to the Board in addition to any in-person public comment

6. Dave Ramsay Plaque Presentation – Tom Allen

7. Approval of Draft Meeting Minutes – March 5, 2026 (Attachment A)

8. Consent Agenda

- a. Executive Committee Meeting Report – April 14, 2026 (*Attachment B*)
- b. Development Review Committee Meeting Report – May 12, 2026 (*Attachment C*)
- c. Executive Committee Meeting Report – May 21, 2026 (*Attachment D*)
- d. IPTLH Board of Directors Meeting Report – May 21, 2026 (*Attachment E*)

9. Treasurer Election Ratification - Michael Kramer

Treasurer Dave Ramsay submitted his resignation from the Board of Governors effective March 31, 2026. At its April 14, 2026 meeting the Executive Committee elected Tom Allen to serve in the position of Treasurer. In accordance with the Bylaws the Executive Director advised the Board of this extraordinary action by email on the same date. The Executive Committee requests that the Board of Governors ratify and approve its action.

10. Treasurer's Report – Tom Allen

- a. Audit Status FY 24/25
The [FY 24/25 audit](#) has been finalized and submitted to the state. The Executive Committee approved the audit and ratified the submission of the final audit to the Department of Financial Services. The Executive Committee requests that the Board ratify and approve its action.
- b. YTD Financials vs Budget – April 2026 (*Attachment F*)
- c. Cash on Hand and Projected Cash on Hand 6/30/26 and 12/31/26
- d. Checking Account Fraud Attempt

11. Lab/IPTLH – Michael Kramer

- a. FF&E Updates (*Attachment G*)
- b. FSU Operations & Members
- c. Piersica Fire Update / Insurance and Repair Status
- d. IPTLH Transfer of FF&E (*Attachment H*)
- e. Future of IPTLH
- f. Executive Director Task List Updates

12. LCRDA – Michael Kramer

- a. FAMU / FSU / DEP / EDA
 - i. Lab Transfer - April 8, 2026
 - ii. FSURF Note Termination
 - iii. Build to Scale Transfer
 - iv. CAM Obligations - April 1, 2026
 - v. Declarant Rights / DRC / PUD
 - vi. Insurance Policy Changes
- b. Eisenhower Property (*Attachment I*)
- c. License Agreement for LCRDA in IGNITE Building
- d. Existing Space in Morgan & Collins
- e. DRC Update
- f. Ethics Forms Reminder – Deadline July 1, 2026
- g. Innovation Park One Page

- h. Draft Resolution re: Executive Director Authority (*Attachment J*)

It is our intent to present a consolidated and organized set of resolved issues for review and consideration by the County prior to any action to dissolve the Authority. Executive Committee requests the Board approve the draft language of the resolution and request that the Board consider and adopt the resolution.

13. New Business

14. Adjourn

UPCOMING

Board of Governors and Executive Committee
FY 25/26 MEETINGS

Executive Committee Meeting Thursday, July 23, 2026 11:00am – 1:00pm	Board of Governors Meeting Thursday, August 6, 2026 11:00am – 1:00pm
Executive Committee Meeting Thursday, September 17, 2026 11:00am – 1:00pm	Board of Governors Meeting Thursday, October 1, 2026 11:00am – 1:00pm

Leon County Research & Development Authority

Board of Governors Meeting

FSU IGNITE Building
1729 West Paul Dirac Drive
Tallahassee, FL 32310

Thursday, March 5, 2026
11:00am – 1:00pm

DRAFT Minutes

Members in Attendance In-Person: Tom Allen, John Dailey, Shawnta Friday-Stroud, Kevin Graham, Jessica Griffin, Valerie McDevitt, Rick Minor.

Members in Attendance by Electronic Means: None.

Members Not in Attendance: Ray Bye.

Guests: Michael Kramer, Ayne Markos, Peggy Bielby; LCRDA Staff.

1. Call to Order

Chair Tom Allen called the meeting to order at 11:02am.

2. Introduction of Guests

All present introduced themselves.

3. Approval of Participation by Electronic Means (if needed)

Because a quorum of members was present in person no approval was needed.

John Dailey joined the meeting at 11:05am.

4. Modifications to the Agenda

Tom Allen announced that Treasurer Dave Ramsay has submitted his resignation from the Board effective March 31, 2026.

5. Public Comment

None.

6. Approval of Draft Meeting Minutes – December 4, 2025

Dave Ramsay offered a motion to approve the draft minutes. Shawnta Friday-Stroud seconded the motion which passed unanimously.

7. Consent Agenda

- a. Executive Committee Meeting Report – January 22, 2026

b. IPTLH Board of Directors Meeting Report – January 22, 2026

Kevin Graham offered a motion to approve the consent agenda items. Shawnta Friday-Stroud seconded the motion which passed unanimously.

8. Treasurer’s Report – Dave Ramsay

- a. YTD Financials vs Budget – January 2026
- b. Cash on Hand 2/28/26
- c. Projected Cash on Hand 5/31/26
- d. Audit Status

Dave Ramsay reviewed the financial statements and reported that consolidated revenue for the first four months was \$213k, which was 47k higher than budgeted. Operating expenses were \$295k, which were \$14k less than budgeted. Including total depreciation, amortization and the interest accrued on the FSURF loan, the net loss for the period was \$327k. As of January 31, 2026, operating cash was \$226k and the investment balance was \$1 million. Cash received in January 2026 includes insurance proceeds, FEMA trail work reimbursement, plus the GSA payments which will be transferred to FSU.

Michael Kramer added that the Lab’s first four months’ revenue was \$74k ahead of plan and includes \$39k in FEMA reimbursements. We are still awaiting \$11k FEMA reimbursement for the pond work. Operating expenses were \$26k below projections, the Lab is \$91k over in revenue for the first four months: \$77k of which is insurance proceeds. Lab operations expenses are \$12k over budget, but that does include an extra month of operating costs versus what had been budgeted. Net cash on hand as of today is \$950k in available cash. Projected cash on hand on May 31 is \$600-650k based on the updated assumption that the Lab transfers by March 31, 2026.

The draft audit for FY24/25 is being finalized and will be issued by the end of the month.

Dave Ramsay offered a motion to approve the Treasurer’s Report. Jessica Griffin seconded the motion which passed unanimously.

9. Lab/IPTLH – Michael Kramer

- a. FF&E Updates
- b. FSU Operations & Members
- c. Piersica Fire Update and Insurance Status
- d. IPTLH Transfer of FF&E

Michael Kramer reported that \$142k remains available to be spent on FF&E from the original \$1.5 million appropriation, and FSU is helping prioritize the final purchases. Several new members have joined the Lab. Lab Manager Bradley Minton has accepted another position but remains available on a limited hourly basis for Lab needs until his position is filled.

Piersica remediation work is complete, and we have received \$77k insurance proceeds (less our \$25k deductible) and the quotes for the repair work were for less than that amount. The work should begin next week. The transfer of the Lab will also require the transfer of the Lab FF&E, and we’re working with TSC to properly document the event for its records.

Rick Minor joined the meeting at 11:13am

10. LCRDA – Michael Kramer

- a. FAMU / FSU / DEP / EDA
 - i. Lab and Build to Scale Transfer Status (Grants and Real Property)
 - ii. Ponds and Roads

iii. Declarant Rights / CAM / DRC / PUD

b. FEMA Updates

c. Eisenhower Property

Michael Kramer reported that the transfer of the real estate under the Lab was submitted to DEP on January 15, 2026 and we expected it to be completed by March 31, 2026. We also have a few more steps to formalize the EDA construction grant transfer by April 10, 2026. The Build to Scale grant transfer is a separate process and is awaiting FSU's input.

Pond A and the Park roads transferred to FSU on January 16, 2026. FSU and FAMU are discussing how to jointly assume CAM obligations as of April 1, 2026, and the DRC, PUD, and declarant rights will transfer by contract. FEMA claims for Johnson and Morgan have been transferred to FSU, and for Collins have been transferred to FAMU. The Eisenhower property transfer to support the mission of the Authority is being finalized with the FSU Foundation gift office and a draft of that agreement will be shared with the Board next week for review.

10. New Business

Tom Allen repeated Dave's resignation announcement.

11. Adjourn

The meeting adjourned at 11:23am.

Leon County Research & Development Authority

Executive Committee Meeting

FSU IGNITE Building
1729 West Paul Dirac Drive
Tallahassee, FL 32310

Tuesday, April 14, 2026
9:00am – 11:00am

Report

Call to Order Members in Attendance: Tom Allen, Rick Minor, Kevin Graham.

Members Not in Attendance: None.

Guests: Michael Kramer, Ayne Markos, Peggy Bielby (LCRDA Staff).

1. Call to Order

Chair Tom Allen called the meeting to order at 9:14am.

2. Introduction of Guests

All present introduced themselves.

3. Approval of Participation by Electronic Means

As no member was participating by electronic means, no approval was needed.

4. Modifications to the Agenda

None.

5. Public Comment

None.

6. Approval of Draft Meeting Minutes – January 22, 2026

Rick Minor offered a motion to approve the draft minutes. Kevin Graham seconded the motion which passed unanimously.

7. Treasurer Vacancy – Tom Allen

Kevin Graham offered a motion to elect Tom Allen as Treasurer. Rick Minor seconded the motion which passed unanimously.

8. Treasurer's Report - Tom Allen / Michael Kramer

- a. YTD Financials vs Budget – February/March 2026
- b. Cash on Hand & Projected Cash (5/31/2026)

- c. True up w/ FAMU & FSU
- d. Audit Status / Ratify AFR Filing with State

Michael Kramer reviewed the February and March 2026 financials and noted that for the first five months of the fiscal year, the authority of \$72k ahead of budget (including \$39k of FEMA funds) and expenses are \$18k under budget. The Lab is \$100k ahead on revenue (including \$77k insurance proceeds), and expenses are \$50k more than budgeted for the Lab due to two additional months of operations. Net cash on hand is \$915k, including investment accounts. We project net cash on May 31, 2026 to be \$600-650k.

We have paid FAMU the \$8,860 we had collected on its behalf and will pay FSU the NPS rent payments of \$259k we collected on its behalf in the next week as NPS is now paying FSU directly. The FY24/25 audit has been finalized and submitted to the state.

Kevin Graham offered a motion to approve the audit, and to ratify the submission of the final audit to the Department of Financial Services. Rick Minor seconded the motion which passed unanimously.

9. Lab/IPTLH – Michael Kramer

- a. FF&E Updates
- b. FSU Operations & Members
- c. Insurance and Repair Status on fire damage
- d. IPTLH Transfer of FF&E

Michael Kramer reported that we have spent or committed \$1.391 million on FF&E and have \$127k left to spend which includes \$18k interest earned. The Lab has added additional members and license revenue is now over \$10k p/month.

Repairs from the Dec. 4, 2025 Piersica fire have been completed. Our insurance paid the mitigation expense of 52k directly to the vendor and for repair expenses sent us a check of \$77k which was based on their estimate of \$112k less our \$25k deductible. The actual repairs were completed for under \$40k using a vendor recommended/managed by Talcor. Our insurance company has an outstanding subrogation claim against Piersica's insurance provider.

TSC has been made aware of IPTLH's plans to transfer the FF&E once the appropriated funds have been fully invested, to the FSU Research Foundation which will continue the agreed upon use for the benefit of the Lab building. TSC provided a letter acknowledging that IPTLH has fulfilled its obligations under our agreements with TSC. Ultimately, the IPTLH Board of Directors and the LCRDA Board of Governors will approve the final transfer of the FF&E to FSURF.

10. LCRDA – Michael Kramer

- a. FAMU / FSU / DEP / EDA
 - i. Lab Transfer
 - ii. FSURF Note Termination
 - iii. Build to Scale Transfer
 - iv. CAM Obligations April 1, 2026
 - v. Declarant Rights / DRC / PUD
 - vi. Insurance Policy changes
- b. Eisenhower Property
- c. License Agreement for LCRDA in Ignite Building

d. Existing Space in Morgan & Collins

e. DRC / MagLab – Meeting May 12, 2026 - BoG Approval June 4, 2026 Meeting

Michael Kramer reported that the Lab building and the underlying Lab real estate (Lots 5E, 6E and Pond E) has transferred to FSU effective Apr. 8, 2026. The \$4 million note and all accrued interest due FSURF was terminated the same date. The transfer of the Build to Scale grant to FSU is pending FSU's submittal of EDA required documents.

All CAM obligations as of April 1, 2026 have fully transferred to FSU and FAMU. Declarant rights, DRC, and the PUD will be addressed by contract between the Authority and FSU and FAMU. Effective April 8, 2026 we have terminated all our property insurance coverage. We have draft agreement language for the Board to approve for the transfer of the Eisenhower property to FSU. Michael is also finalizing a license agreement for the Authority's space in the Lab Building. The Authority has record storage space in both Morgan and Collins, and we hope to consolidate into just the Morgan Building space. Development Review Committee will meet May 12, 2026 to review a project at the MagLab to expand the utility yard.

11. New Business

Kevin Graham proposed drafting a resolution for the Executive Committee to consider at its next meeting on May 21, 2026 which addresses the Executive Director's authority to effectuate the Eisenhower gift and transfer, the FF&E funding and transfer, and which provides for a catchall authority to address the transfer of any remaining assets, and to address any identified open issues at that time. The Board would then review and consider such resolution at its June 4, 2026 meeting. Subsequently, The Board could consider a formal vote on dissolution at the August or October 2026 meeting subject to any remaining outstanding tasks. We will continue to work with Leon County to identify what issues and details need to be addressed prior to the Board formally voting on dissolution. It is our intent to present a consolidated and organized set of resolved issues for review and consideration by the County prior to any action to dissolve the Authority.

Rick Minor offered a motion to direct staff to draft the resolution as discussed. Kevin Graham seconded the motion which passed unanimously.

12. Adjourn

The meeting adjourned at 9:34am.

**Leon County Research and Development Authority
Development Review Committee**

FSU IGNITE Building
1729 West Paul Dirac Drive
Tallahassee, FL 32310

May 12, 2026
9:00am to 10:00am

Report

Members in Attendance: Chair Michael Kramer, Dylan Haase, Ben Hood, Brad Richardson.

Members Not in Attendance: Ben Hood, Kimberly Strobel-Ball (both recused).

Guests: Lance Jacobson, City of Tallahassee; Kim Strobel-Ball, FSU; Scott Robinson, Affiliated Engineers Inc.; John Kynoch, NHMFL; Ron Drapeau and Vanessa Anderson, Southern Standard Construction; Ben Baylor, Architects Lewis + Whitlock; Peggy Bielby, LCRDA staff.

1. Call to Order

Chair Michael Kramer called the meeting to order at 9:00am.

2. Introductions

All present introduced themselves.

3. Approval of Participation by Electronic Means

As a quorum of committee members were present in-person no approval was needed.

4. Modifications to the Agenda

None.

5. Public Comment

None.

6. Approval of Draft Meeting Minutes, July 9, 2024.

Dylan Haase offered a motion to approve the draft minutes. Brad Richardson seconded the motion which passed unanimously.

7. FSU Proposed New Electrical Equipment Yard and Screen Wall at the National High Magnetic Field Laboratory Building (MagLab), 1800 East Paul Dirac Drive

The project focuses on replacing outdated electrical infrastructure at the MagLab with new, state-of-the-art equipment to increase electrical capacity, improve power quality, and support future magnet loads. The new equipment requires more space. The existing electrical equipment yard—currently

screened by a blue tile wall—will be expanded southward into a nearby parking area. A new equipment yard will be constructed, along with a new screen wall and enhanced landscaping.

After discussion Dylan Haase offered a motion to approve the project subject to the determination of whether the City of Tallahassee Underground Utilities and Public Infrastructure Department requires a maintenance agreement regarding the proposed landscaping. Brad Richardson seconded the motion which passed unanimously.

9. New Business

None.

10. Adjourn

The meeting was adjourned at 9:18am.

Leon County Research & Development Authority

Executive Committee Meeting

FSU IGNITE Building
1729 West Paul Dirac Drive
Tallahassee, FL 32310

Thursday, May 21, 2026
11:00am – 1:00pm

Report

1. Call to Order

Chair Tom Allen called the meeting to order at 11:01am.

2. Introduction of Guests

All present introduced themselves.

3. Approval of Participation by Electronic Means (if needed)

As no member was participating by electronic means, no approval was needed.

4. Modifications to the Agenda

None.

5. Public Comment

None.

6. Approval of Draft Meeting Minutes – April 14, 2026

Rick Minor offered a motion to approve the draft minutes. Kevin Graham seconded the motion which passed unanimously.

7. Treasurer's Report – Tom Allen / Michael Kramer

- a. YTD Financials vs Budget – April 2026
- b. Cash on Hand & Projected Cash (5/31/2026)
- c. True up w/ FAMU & FSU
- d. Audit Status / Ratify AFR Filing with State
- e. Ratify Treasurer Appointment at BoG June 2026 Meeting

Michael Kramer reported that as of April 2026 the Authority revenue is \$68k ahead of budget, which includes the FEMA funds of \$45k, and \$19k below budget in expenses. Net income is \$87k ahead of budget. The Lab transferred to FSU on April 8, 2026, and prior to that date revenue was \$114k ahead of budget, which includes \$77k insurance proceeds and membership fees, and \$139k over budget in expenses, which includes the \$35k spent on fire damage repair and four extra months of Lab operations.

Net cash on hand is \$775k, including investment accounts, and should be \$700k at the end of the month. We project net cash on May 31, 2026 to be \$670k. By Dec. 31, 2026 we project \$531k cash on hand. We have paid FAMU the \$8,860 we had collected on its behalf and have paid FSU the NPS rent payments of \$259k we collected on its behalf. NPS is now paying FSU directly.

The FY24/25 audit was finalized and submitted to the state and was approved and ratified by the Executive Committee at its last meeting, as was Tom Allen's assuming the position of treasurer. Both actions will be addressed by the Board at the June 2026 meeting.

8. Lab/IPTLH – Michael Kramer

- a. FF&E Updates
- b. FSU Operations & Members
- c. Insurance and Repair Status on fire damage
- d. IPTLH Transfer of FF&E
- e. Future of IPTLH

Michael Kramer reported that FSU has a list of items that will use up the last of the FF&E appropriation funding. All the Lab's affiliate membership agreements have been transferred to FSU, but the paid memberships fees have not yet been transferred because FSU does not yet have the means set up to make or accept payments. An operation agreement between FSU and Talcor is being finalized. We will reconcile the funds collected on FSU's behalf with the expenses we have paid on its behalf when possible.

The damage from the fire on Dec. 4, 2025 has been fully repaired. Our insurance paid the mitigation expense of \$52k directly to the vendor and for repair expenses sent us a check of \$77k which was based on their estimate of \$112k less our \$25k deductible. The actual repairs were completed for under \$40k using a vendor recommended/managed by Talcor. Our insurance company has an outstanding subrogation claim against Piersica's insurance provider.

TSC has provided a letter acknowledging that IPTLH has fulfilled its obligations to TSC under our agreement. The IPTLH Board of Directors and the LCRDA Board of Governors will approve the final transfer of the FF&E to FSURF. The IPTLH Board of Directors will meet following the Executive Committee meeting.

9. LCRDA – Michael Kramer

- a. FAMU / FSU / DEP / EDA
 - i. Lab Transfer
 - ii. FSURF Note Termination
 - iii. Build to Scale Transfer
 - iv. CAM Obligations April 1, 2026
 - v. Declarant Rights / DRC / PUD
 - vi. Insurance Policy changes
- b. Eisenhower Property
- c. License Agreement for LCRDA in Ignite Building
- d. Existing Space in Morgan & Collins
- e. DRC update – Meeting May 12
- f. Draft Resolution re: Executive Director Authority

Michael Kramer reported that the Lab building and the underlying Lab real estate (Lots 5E, 6E and

Pond E) transferred to FSU effective Apr. 8, 2026. The \$4 million note and all accrued interest due FSURF was terminated the same date. The transfer of the Build to Scale grant to FSU is pending FSU's submittal to the EDA of the EDA required documents.

All CAM obligations as of April 1, 2026 have transferred to FSU and FAMU. Declarant rights, DRC, and the PUD are addressed by contract between the Authority and FSU and FAMU, awaiting FSU's response. Effective April 8, 2026 we have terminated all our property insurance coverage. We have draft agreement language for the Board to review and approve at its next meeting for the transfer of the Eisenhower property to FSU. A license agreement for the Authority's space in the Lab Building is also awaiting FSU's response. The Authority has record storage space in both Morgan and Collins, and we hope to consolidate into the Morgan Building space with guidance from Leon County regarding record retention. Development Review Committee met May 12, 2026 and approved a project at the MagLab to expand the utility yard to accommodate new electrical equipment.

At the last Executive Committee meeting staff was directed to draft a resolution which addresses the Executive Director's authority to effectuate the Eisenhower property transfer, the FF&E funding and transfer, and which provides for a catchall authority to address the transfer of any remaining assets, and to address any identified open issues at that time. The committee reviewed the draft resolution and suggested changes. The revised resolution will be presented to the Board at the June 2026 meeting.

10. New Business

Rick Minor reminded staff to draft a one page summary of the Authority's history and achievements.

11. Adjourn

The meeting adjourned at 11:38am.

Innovation Park TLH, Inc.
DBA North Florida Innovation Labs
Board of Directors
Regular Meeting
FSU IGNITE Building
1729 West Paul Dirac Drive
Tallahassee, FL 32310

May 21, 2026
12:00pm – 1:00pm
Immediately following the
LCRDA Executive Committee Meeting at 11:00am

Report

Members in Attendance: Kevin Graham, Michael Kramer.

Members Not in Attendance: Ayne Markos.

Guests: Peggy Bielby, LCRDA staff.

1. Call to Order—Kevin Graham, Chair

Chair Kevin Graham called the meeting to order at 11:46am

2. Introduction of Guests

All present introduced themselves.

3. Approval of Participation by Electronic Means

As a quorum members of the Board of Directors were present and no members were participating by electronic means, no approval was needed.

4. Modifications to the Agenda

None.

5. Approval of Draft Annual Meeting Minutes, January 22, 2026

Without objection Kevin Graham approved the draft minutes.

6. Financial Statements for April 2026

Michael Kramer reviewed the financial statements.

7. **Furniture, Fixtures & Equipment**

- a. Purchasing, Planned Purchases, and Remaining Funds
- b. Transfer of FF&E to FSU

Michael Kramer reported that from the original \$1.5 million FF&E appropriation, plus the \$20k we earned on the invested balance, there is approximately \$130k remaining to be identified and committed over the next few months. Once the FF&E funding is expanded, we will transfer the FF&E to FSU.

8. **New Business**

- a. Future of IPTLH

When the FF&E funding is expended and the FF&E is transferred to FSU, IPTLH has fulfilled its mission. At that point, we will ask the LCRDA Board of Governors to dissolve the entity.

9. **Adjourn**

The meeting adjourned at 11:48am.



PROPERTY MANAGEMENT

Attachment F
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April 2026 MONTHLY REPORT

PREPARED FOR:

Innovation Park

Leon County Research & Development Authority

Tallahassee, FL



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TALCOR.COM



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April 2026 Financial Performance Review

Balance Sheet
Income Statement
Budget Comparison
Cash Flow Statement
Bank Reconciliation
Check Register
Deposit Register
Aged Accounts Receivable Report
Accounts Payable Detail
Rent Rolls
Work Order Report

INNOVATION PARK (lcrda)

Balance Sheet (With Period Change)

Period = Apr 2026

Book = Accrual

		Balance	Beginning	Net
		Current Period	Balance	Change
1000-0000	ASSETS			
1100-0000	CASH			
1110-4500	Cash - Hancock #2	-1,443.57	137,408.30	-138,851.87
1121-6600	Petty Cash Fund	0.00	200.00	-200.00
1190-0000	TOTAL CASH	-1,443.57	137,608.30	-139,051.87
1200-0000	RECEIVABLES			
1205-2000	Receivable from FSU	18,026.55	0.00	18,026.55
1206-0000	Other Receivables	264.51	1,467.76	-1,203.25
1210-0000	Accounts Receivable	948.77	6,455.73	-5,506.96
1299-0000	TOTAL RECEIVABLES	19,239.83	7,923.49	11,316.34
1300-1000	PROPERTY			
1305-0000	Land	0.00	635,920.58	-635,920.58
1590-0000	Accumulated Depreciation	0.00	-1,957,561.78	1,957,561.78
1628-0000	NFIL Assets	0.00	22,032.04	-22,032.04
1629-0000	NFIL Building	0.00	22,986,573.72	-22,986,573.72
1668-0000	Park Planning/Development	0.00	939,865.15	-939,865.15
1790-0000	TOTAL PROPERTY	0.00	22,626,829.71	-22,626,829.71
1840-0000	OTHER ASSETS			
1913-0000	Prepaid Insurance	10,689.56	19,353.86	-8,664.30
1925-0000	Investments	811,210.09	1,008,386.61	-197,176.52
1960-0000	Deferred Outflows of Resources - Pension	64,420.00	64,420.00	0.00
1980-0000	TOTAL OTHER ASSETS	886,319.65	1,092,160.47	-205,840.82
1990-0000	TOTAL ASSETS	904,115.91	23,864,521.97	-22,960,406.06
2000-0000	LIABILITIES and CAPITAL			
2210-0000	Principal Note 1	0.00	3,999,999.98	-3,999,999.98
2236-0000	Accounts Payable	13,800.96	2,087.49	11,713.47
2246-0000	Prepaid Rents	257.12	2,766.18	-2,509.06
2249-0000	Accrued Other	25,128.66	33,150.68	-8,022.02
2250-0000	Tenant Security Dep	0.00	11,199.90	-11,199.90
2251-1000	Accrued Interest	0.00	100,800.00	-100,800.00
2257-0000	Due to FSU	21,745.04	259,364.35	-237,619.31
2305-0000	Sales Tax Payable	0.00	2,151.83	-2,151.83
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
2490-0000	TOTAL LIABILITIES	393,613.78	4,744,202.41	-4,350,588.63
2500-0000	CAPITAL			
2710-0000	Retained Earnings	544.17	0.00	544.17
2730-0000	Invested in Capital Assets-Net of Debt	0.00	22,626,829.71	-22,626,829.71
2750-0000	Unrestricted	509,957.96	-3,506,510.15	4,016,468.11
2890-0000	TOTAL CAPITAL	510,502.13	19,120,319.56	-18,609,817.43
2990-0000	TOTAL LIABILITIES and CAPITAL	904,115.91	23,864,521.97	-22,960,406.06

INNOVATION PARK (lcrda)
Income Statement
Period = Apr 2026
Book = Accrual

		Period to Date	%	Year to Date	%
3000-0000	INCOME				
3050-0000	INCOME - OPERATING				
3110-6000	Leasing - Membership Fees	2,339.63	19.23	53,462.34	20.94
3115-0000	CAM	0.00	0.00	48,856.99	19.14
3132-0000	Tenant Security Income	0.00	0.00	25.00	0.01
3220-0000	Interest Income	2,823.48	23.21	23,246.53	9.11
3300-0000	Proceeds from Insurance	0.00	0.00	77,367.49	30.30
3310-0000	Other Income	6,980.38	57.37	51,718.55	20.26
3315-0000	Sales Tax Discount	0.00	0.00	3.83	0.00
3700-0000	Virtual Memberships	23.33	0.19	623.33	0.24
3990-0000	TOTAL REVENUE	12,166.82	100.00	255,304.06	100.00
4000-0000	OPERATING EXPENSES				
4001-0000	BILLABLE OPERATING EXPENSES				
4400-0000	PAYROLL EXPENSE				
4401-0000	Executive Director-Authority	13,333.34	109.59	93,333.38	36.56
4401-0100	Business Manager	11,581.87	95.19	56,581.87	22.16
4404-0000	Payroll Taxes - Authority	2,098.68	17.25	12,811.00	5.02
4405-0000	Worker's Compensation-Authority	199.42	1.64	1,395.94	0.55
4406-0000	Employee Benefits-Authority	485.89	3.99	45,077.85	17.66
4410-0000	Wages - Administrative	2,358.50	19.38	16,165.00	6.33
4490-0000	TOTAL PAYROLL EXPENSE	30,057.70	247.05	225,365.04	88.27
4600-0000	UTILITIES				
4605-0000	Electric	1,720.39	14.14	55,138.82	21.60
4625-0000	Natural Gas	816.42	6.71	28,273.97	11.07
4635-0000	Refuse Collection	76.50	0.63	1,092.80	0.43
4640-0000	Water/Sewer	215.60	1.77	5,450.18	2.13
4648-0000	Irrigation - Utility	50.49	0.42	607.64	0.24
4650-0000	Stormwater	65.86	0.54	2,437.96	0.95
4660-0000	Fire Service - Utility	115.16	0.95	4,260.80	1.67
4725-0000	Internet Service	72.49	0.60	72.49	0.03
4799-0000	TOTAL UTILITIES	3,132.91	25.75	97,334.66	38.12
5116-5000	REPAIR/MAINTENANCE				
5120-0000	Electric Repairs	150.00	1.23	6,194.00	2.43
5140-0000	Elevator Maintenance	0.00	0.00	2,433.24	0.95
5210-0000	Locks & Keys Repairs	0.00	0.00	132.00	0.05
5230-0000	Plumbing Repairs	0.00	0.00	2,844.69	1.11
5235-0000	Plumbing Supplies	0.00	0.00	104.84	0.04
5280-1000	Storm Damage Repairs	0.00	0.00	1,851.50	0.73
5290-0000	Other Maintenance	1,265.00	10.40	10,137.75	3.97
5295-0000	Other Supplies	3,311.27	27.22	4,047.55	1.59
5299-0000	TOTAL REPAIR/MAINTENANCE	4,726.27	38.85	27,745.57	10.87
5300-0000	CLEANING AND IMPROVEMENTS				
5370-0000	Interior Repairs	34,218.00	281.24	34,218.00	13.40
5399-0000	TOTAL CLEANING AND IMPROVEMENTS	34,218.00	281.24	34,218.00	13.40
5400-0000	SERVICES				
5415-0000	Elevator Phone Service	0.00	0.00	436.75	0.17
5420-0000	Fire Protection System	0.00	0.00	3,991.76	1.56
5430-0000	Exterminating	0.00	0.00	750.00	0.29
5447-0000	HVAC Monthly Service	0.00	0.00	9,320.00	3.65
5450-0000	Janitorial Service	82.35	0.68	10,494.22	4.11
5460-0000	Landscaping Service	350.00	2.88	10,986.70	4.30
5480-0000	Security	0.00	0.00	1,440.00	0.56
5480-5000	Security Guards	288.00	2.37	288.00	0.11
5487-0000	Window Washing Service	0.00	0.00	4,285.00	1.68
5490-0000	Water Treatment Service	2,567.59	21.10	6,281.53	2.46
5499-0000	TOTAL SERVICES	3,287.94	27.02	48,273.96	18.91
5500-0000	PROPERTY ADMINISTRATION				
5510-0000	Accounting	4,500.00	36.99	4,500.00	1.76
5522-0000	Internet Charge	660.78	5.43	10,343.69	4.05

INNOVATION PARK (lcrda)

Income Statement

Period = Apr 2026

Book = Accrual

		Period to Date	%	Year to Date	%
5560-0000	Fees/Licenses/Permits	209.51	1.72	1,196.25	0.47
5565-0000	Office Supplies	0.00	0.00	49.54	0.02
5566-0000	Office Equipment Maintenance	85.39	0.70	2,281.15	0.89
5575-0000	Professional Fees	5,882.50	48.35	29,857.50	11.69
5587-0000	General Authority Expense	355.70	2.92	1,601.97	0.63
5596-0000	Other Administration Costs	141.44	1.16	288.88	0.11
5599-0000	TOTAL PROPERTY ADMINISTRATION	11,835.32	97.28	50,118.98	19.63
6000-0000	MNGMT, INSURANCE, AND TAXES				
6100-0000	MANAGEMENT				
6110-0000	Management Fees TALCOR	2,383.33	19.59	13,183.33	5.16
6199-0000	TOTAL MANAGEMENT	2,383.33	19.59	13,183.33	5.16
6200-0000	INSURANCE				
6210-0000	Property Insurance	8,464.88	69.57	59,254.16	23.21
6299-0000	TOTAL INSURANCE	8,464.88	69.57	59,254.16	23.21
6799-0000	TOTAL MNGMT, INSURANCE, AND TAXES	10,848.21	89.16	72,437.49	28.37
6999-0000	TOTAL BILLABLE OPERATING EXPENSES	98,106.35	806.34	555,493.70	217.58
7000-0000	NONCAM OPERATING EXPENSES				
7990-0000	ALL TOTAL EXPENSES	98,106.35	806.34	555,493.70	217.58
7999-0000	NET INCOME - OPERATING	-85,939.53	-706.34	-300,189.64	-117.58
8100-0000	DEBT SERVICE				
8110-0000	Loan #1 Interest	0.00	0.00	67,200.00	26.32
8199-0000	TOTAL DEBT SERVICE	0.00	0.00	67,200.00	26.32
8200-0000	OTHER EXPENSES				
8210-0000	Depreciation Expense	0.00	0.00	299,650.20	117.37
8215-0000	Gain/Loss on Disposal of Assets	18,523,877.90	152,249.13	18,523,877.90	7,255.61
8299-0000	TOTAL OTHER EXPENSES	18,523,877.90	152,249.13	18,823,528.10	7,372.98
9900-0000	NET INCOME	-18,609,817.43	-152,955.48	-19,190,917.74	-7,516.89

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

	PTD Actual	PTD Budget	Variance	% Var	YTD Actual	YTD Budget	Variance	% Var	Annual
3000-0000	INCOME								
3050-0000	INCOME - OPERATING								
3110-0000	2,339.63	0.00	2,339.63	N/A	53,462.34	17,700.00	35,762.34	202.05	17,700.00
3115-0000	0.00	7,500.00	-7,500.00	-100.00	48,856.99	45,000.00	3,856.99	8.57	60,000.00
3132-0000	0.00	0.00	0.00	N/A	25.00	0.00	25.00	N/A	0.00
3220-0000	2,823.48	1,000.00	1,823.48	182.35	23,246.53	8,000.00	15,246.53	190.58	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	6,980.38	300.00	6,680.38	2,226.79	51,718.55	2,400.00	49,318.55	2,054.94	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	23.33	0.00	23.33	N/A	623.33	300.00	323.33	107.78	300.00
3990-0000	12,166.82	8,800.00	3,366.82	38.26	255,304.06	73,400.00	181,904.06	247.83	91,000.00
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	93,333.38	93,331.00	-2.38	0.00	119,997.00
4401-0100	11,581.87	7,500.00	-4,081.87	-54.42	56,581.87	52,500.00	-4,081.87	-7.78	67,500.00
4404-0000	2,098.68	2,100.00	1.32	0.06	12,811.00	14,800.00	1,989.00	13.44	19,000.00
4405-0000	199.42	150.00	-49.42	-32.95	1,395.94	1,050.00	-345.94	-32.95	1,300.00
4406-0000	485.89	7,000.00	6,514.11	93.06	45,077.85	49,200.00	4,122.15	8.38	63,200.00
4410-0000	2,358.50	2,100.00	-258.50	-12.31	16,165.00	14,800.00	-1,365.00	-9.22	19,000.00
4490-0000	30,057.70	32,183.00	2,125.30	6.60	225,365.04	225,681.00	315.96	0.14	289,997.00
4600-0000	UTILITIES								
4605-0000	1,720.39	50.00	-1,670.39	-3,340.78	55,138.82	32,200.00	-22,938.82	-71.24	32,200.00
4625-0000	816.42	0.00	-816.42	N/A	28,273.97	18,000.00	-10,273.97	-57.08	18,000.00
4635-0000	76.50	110.00	33.50	30.45	1,092.80	3,600.00	2,507.20	69.64	3,800.00
4640-0000	215.60	0.00	-215.60	N/A	5,450.18	580.00	-4,870.18	-839.69	580.00
4648-0000	50.49	0.00	-50.49	N/A	607.64	1,200.00	592.36	49.36	1,200.00
4650-0000	65.86	0.00	-65.86	N/A	2,437.96	1,500.00	-937.96	-62.53	1,500.00
4660-0000	115.16	0.00	-115.16	N/A	4,260.80	2,500.00	-1,760.80	-70.43	2,500.00
4725-0000	72.49	0.00	-72.49	N/A	72.49	1,000.00	927.51	92.75	1,000.00
4799-0000	3,132.91	160.00	-2,972.91	-1,858.07	97,334.66	60,580.00	-36,754.66	-60.67	60,780.00
5116-5000	REPAIR/MAINTENANCE								
5120-0000	150.00	110.00	-40.00	-36.36	6,194.00	2,800.00	-3,394.00	-121.21	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	0.00	0.00	0.00	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	1,265.00	444.00	-821.00	-184.91	10,137.75	9,108.00	-1,029.75	-11.31	10,000.00
5295-0000	3,311.27	56.00	-3,255.27	-5,812.98	4,047.55	892.00	-3,155.55	-353.76	1,000.00
5299-0000	4,726.27	610.00	-4,116.27	-674.80	27,745.57	29,000.00	1,254.43	4.33	30,200.00
5300-0000	TOTAL REPAIR/MAINTENANCE								
5370-0000	34,218.00	0.00	-34,218.00	N/A	34,218.00	0.00	-34,218.00	N/A	0.00
5399-0000	34,218.00	0.00	-34,218.00	N/A	34,218.00	0.00	-34,218.00	N/A	0.00
5400-0000	OTHER CLEANING AND IMPROVEMENTS								
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	0.00	0.00	0.00	N/A	436.75	700.00	263.25	37.61	700.00
5420-0000	0.00	0.00	0.00	N/A	3,991.76	4,500.00	508.24	11.29	4,500.00
5430-0000	0.00	0.00	0.00	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	0.00	0.00	0.00	N/A	9,320.00	4,400.00	-4,920.00	-111.82	4,400.00
5450-0000	82.35	0.00	-82.35	N/A	10,494.22	5,250.00	-5,244.22	-99.89	5,250.00
5460-0000	350.00	774.00	424.00	54.78	10,986.70	8,254.00	-2,732.70	-33.11	9,800.00
5480-0000	0.00	0.00	0.00	N/A	1,440.00	0.00	-1,440.00	N/A	0.00

INNOVATION PARK (Icrda)
Budget Comparison
Period = Apr 2026
Book = Accrual

	PTD Actual	PTD Budget	Variance	% Var	YTD Actual	YTD Budget	Variance	% Var	Annual
5480-0000	288.00	0.00	-288.00	N/A	288.00	0.00	-288.00	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	2,567.59	0.00	-2,567.59	N/A	6,281.53	4,000.00	-2,281.53	-57.04	4,000.00
5499-0000	3,287.94	774.00	-2,513.94	-324.80	48,273.96	29,354.00	-18,919.96	-64.45	30,900.00
5500-0000									
5510-0000	4,500.00	0.00	-4,500.00	N/A	4,500.00	0.00	-4,500.00	N/A	0.00
5522-0000	660.78	1,000.00	339.22	33.92	10,343.69	10,600.00	256.31	2.42	12,600.00
5560-0000	209.51	0.00	-209.51	N/A	1,196.25	500.00	-696.25	-139.25	500.00
5565-0000	0.00	110.00	110.00	100.00	49.54	800.00	750.46	93.81	1,000.00
5566-0000	85.39	0.00	-85.39	N/A	2,281.15	0.00	-2,281.15	N/A	0.00
5575-0000	5,882.50	4,444.00	-1,438.50	-32.37	29,857.50	31,108.00	1,250.50	4.02	39,996.00
5587-0000	355.70	220.00	-135.70	-61.68	1,601.97	1,600.00	-1.97	-0.12	2,000.00
5596-0000	141.44	1,000.00	858.56	85.86	288.88	8,000.00	7,711.12	96.39	10,000.00
5599-0000	11,835.32	6,774.00	-5,061.32	-74.72	50,118.98	52,608.00	2,489.02	4.73	66,096.00
6000-0000									
6100-0000									
6110-0000	2,383.33	825.00	-1,558.33	-188.89	13,183.33	9,020.00	-4,163.33	-46.16	10,620.00
6199-0000	2,383.33	825.00	-1,558.33	-188.89	13,183.33	9,020.00	-4,163.33	-46.16	10,620.00
6200-0000									
6210-0000	8,464.88	0.00	-8,464.88	N/A	59,254.16	29,050.00	-30,204.16	-103.97	30,000.00
6299-0000	8,464.88	0.00	-8,464.88	N/A	59,254.16	29,050.00	-30,204.16	-103.97	30,000.00
6799-0000	10,848.21	825.00	-10,023.21	-1,214.93	72,437.49	38,070.00	-34,367.49	-90.27	40,620.00
6999-0000	98,106.35	41,326.00	-56,780.35	-137.40	555,493.70	435,293.00	-120,200.70	-27.61	518,593.00
7000-0000									
7990-0000	98,106.35	41,326.00	-56,780.35	-137.40	555,493.70	435,293.00	-120,200.70	-27.61	518,593.00
7999-0000	-85,939.53	-32,526.00	-53,413.53	-164.22	-300,189.64	-361,893.00	61,703.36	17.05	-427,593.00
8100-0000									
8110-0000	0.00	0.00	0.00	N/A	67,200.00	0.00	-67,200.00	N/A	0.00
8199-0000	0.00	0.00	0.00	N/A	67,200.00	0.00	-67,200.00	N/A	0.00
8200-0000									
8210-0000	0.00	0.00	0.00	N/A	299,650.20	0.00	-299,650.20	N/A	0.00
8215-0000	18,523,877.90	0.00	-18,523,877.90	N/A	18,523,877.90	0.00	-18,523,877.90	N/A	0.00
8299-0000	18,523,877.90	0.00	-18,523,877.90	N/A	18,823,528.10	0.00	-18,823,528.10	N/A	0.00
9900-0000	-18,609,817.43	-32,526.00	-18,577,291.43	-57,115.20	-19,190,917.74	-361,893.00	-18,829,024.74	-5,202.93	-427,593.00

LEON COUNTY RESEARCH & DEVELOPMENT (lcrda-op)

Budget Comparison

Period = Apr 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	45,000.00	3,856.99	8.57	60,000.00
3220-0000		2,823.48	1,000.00	1,823.48	182.35	23,246.53	8,000.00	15,246.53	190.58	10,000.00
3310-0000	CAM	6,955.38	300.00	6,655.38	2,218.46	51,193.55	2,400.00	48,793.55	2,033.06	3,000.00
3315-0000	Interest Income	0.00	0.00	0.00	N/A	0.62	0.00	0.62	N/A	0.00
	Other Income									
3990-0000	Sales Tax Discount									
	TOTAL REVENUE	9,778.86	8,800.00	978.86	11.12	123,297.69	55,400.00	67,897.69	122.56	73,000.00
4000-0000	OPERATING EXPENSES									
4001-0000	BILLABLE OPERATING EXPENSES									
4400-0000										
4401-0000	PAYROLL EXPENSE	13,333.34	13,333.00	-0.34	0.00	93,333.38	93,331.00	-2.38	0.00	119,997.00
4401-0100		11,581.87	7,500.00	-4,081.87	-54.42	56,581.87	52,500.00	-4,081.87	-7.78	67,500.00
4404-0000	Executive Director-Authority	2,098.68	2,100.00	1.32	0.06	12,811.00	14,800.00	1,989.00	13.44	19,000.00
4405-0000	Business Manager	199.42	150.00	-49.42	-32.95	1,395.94	1,050.00	-345.94	-32.95	1,300.00
4406-0000	Payroll Taxes - Authority	485.89	7,000.00	6,514.11	93.06	45,077.85	49,200.00	4,122.15	8.38	63,200.00
4410-0000	Worker's Compensation-Authority	2,358.50	2,100.00	-258.50	-12.31	16,165.00	14,800.00	-1,365.00	-9.22	19,000.00
4490-0000	Employee Benefits-Authority									
	TOTAL PAYROLL EXPENSE	30,057.70	32,183.00	2,125.30	6.60	225,365.04	225,681.00	315.96	0.14	289,997.00
	Wages - Administrative									
4600-0000										
4605-0000	UTILITIES	14.45	50.00	35.55	71.10	105.40	200.00	94.60	47.30	200.00
4635-0000		0.00	110.00	110.00	100.00	74.00	800.00	726.00	90.75	1,000.00
4640-0000	Electric	85.34	0.00	-85.34	N/A	597.38	0.00	-597.38	N/A	0.00
4725-0000	Refuse Collection	72.49	0.00	-72.49	N/A	-18.27	0.00	18.27	N/A	0.00
4799-0000	Water/Sewer									
5116-5000	TOTAL UTILITIES	172.28	160.00	-12.28	-7.68	758.51	1,000.00	241.49	24.15	1,200.00
5120-0000	REPAIR/MAINTENANCE	0.00	110.00	110.00	100.00	0.00	800.00	800.00	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	Electric Repairs	0.00	0.00	0.00	N/A	104.84	0.00	-104.84	N/A	0.00
5280-1000	Holding Pond Maintenance	0.00	0.00	0.00	N/A	1,851.50	0.00	-1,851.50	N/A	0.00
5290-0000	Plumbing Supplies	0.00	444.00	444.00	100.00	192.50	3,108.00	2,915.50	93.81	4,000.00
5295-0000	Storm Damage Repairs	3,311.27	56.00	-3,255.27	-5,812.98	3,311.27	392.00	-2,919.27	-744.71	500.00
5299-0000	Other Maintenance	3,311.27	610.00	-2,701.27	-442.83	5,460.11	19,500.00	14,039.89	72.00	20,700.00
	Other Supplies									
5400-0000	TOTAL REPAIR/MAINTENANCE	3,311.27	774.00	-2,537.27	-367.85	9,771.58	20,300.00	-10,528.42	-51.86	21,700.00
5460-0000	SERVICES	0.00	774.00	774.00	100.00	2,675.00	5,454.00	2,779.00	50.95	7,000.00
5480-0000		0.00	0.00	0.00	N/A	864.00	0.00	-864.00	N/A	0.00
5480-5000	Landscaping Service	288.00	0.00	-288.00	N/A	288.00	0.00	-288.00	N/A	0.00
5499-0000	Security	288.00	774.00	486.00	62.79	3,827.00	5,454.00	1,627.00	29.83	7,000.00
	Security Guards									
5500-0000	TOTAL SERVICES	288.00	774.00	486.00	62.79	4,163.00	5,454.00	1,291.00	23.83	7,000.00
5510-0000	PROPERTY ADMINISTRATION	4,500.00	0.00	-4,500.00	N/A	4,500.00	0.00	-4,500.00	N/A	0.00
5522-0000		0.00	1,000.00	1,000.00	100.00	2,453.21	7,000.00	4,546.79	64.95	9,000.00
5560-0000	Accounting	209.51	0.00	-209.51	N/A	1,196.25	0.00	-1,196.25	N/A	0.00
5565-0000	Internet Charge	0.00	110.00	110.00	100.00	0.00	800.00	800.00	100.00	1,000.00
5575-0000	Fees/Licenses/Permits	4,882.50	4,444.00	-438.50	-9.87	27,857.50	31,108.00	3,250.50	10.45	39,996.00
5587-0000	Office Supplies	355.70	220.00	-135.70	-61.68	1,148.03	1,600.00	451.97	28.25	2,000.00
5596-0000	Professional Fees	141.44	1,000.00	858.56	85.86	282.88	8,000.00	7,717.12	96.46	10,000.00
5599-0000	General Authority Expense									
	TOTAL PROPERTY ADMINISTRATION	10,089.15	6,774.00	-3,315.15	-48.94	37,437.87	48,508.00	11,070.13	22.82	61,996.00
	Other Administration Costs									
6000-0000										
6100-0000	MGMT, INSURANCE, AND TAXES									
6110-0000	MANAGEMENT	2,150.00	825.00	-1,325.00	-160.61	6,950.00	5,900.00	-1,050.00	-17.80	7,500.00
6199-0000	TOTAL MANAGEMENT	2,150.00	825.00	-1,325.00	-160.61	6,950.00	5,900.00	-1,050.00	-17.80	7,500.00
	Management Fees TALCOR									

LEON COUNTY RESEARCH & DEVELOPMENT (lcrda-op)

Budget Comparison

Period = Apr 2026

Book = Accrual

		PTD Actual	PTD Budget	Variance	% Var	YTD Actual	YTD Budget	Variance	% Var	Annual
6200-0000	INSURANCE									
6210-0000		1,602.27	0.00	-1,602.27	N/A	11,215.89	4,050.00	-7,165.89	-176.94	5,000.00
6299-0000	TOTAL INSURANCE	1,602.27	0.00	-1,602.27	N/A	11,215.89	4,050.00	-7,165.89	-176.94	5,000.00
6799-0000	Property Insurance									
6799-0000	TOTAL MNGMT, INSURANCE, AND TAXES	3,752.27	825.00	-2,927.27	-354.82	18,165.89	9,950.00	-8,215.89	-82.57	12,500.00
6999-0000	TOTAL BILLABLE OPERATING EXPENSES	47,670.67	41,326.00	-6,344.67	-15.35	291,014.42	310,093.00	19,078.58	6.15	393,393.00
7000-0000	NONCAM OPERATING EXPENSES									
7990-0000	ALL TOTAL EXPENSES	47,670.67	41,326.00	-6,344.67	-15.35	291,014.42	310,093.00	19,078.58	6.15	393,393.00
7999-0000		-37,891.81	-32,526.00	-5,365.81	-16.50	-167,716.73	-254,693.00	86,976.27	34.15	-320,393.00
	NET INCOME - OPERATING									
8100-0000										
8110-0000	DEBT SERVICE	0.00	0.00	0.00	N/A	67,200.00	0.00	-67,200.00	N/A	0.00
8199-0000		0.00	0.00	0.00	N/A	67,200.00	0.00	-67,200.00	N/A	0.00
	Loan #1 Interest									
8200-0000										
8210-0000	TOTAL DEBT SERVICE	0.00	0.00	0.00	N/A	11,573.16	0.00	-11,573.16	N/A	0.00
8210-0000	OTHER EXPENSES									
8299-0000		0.00	0.00	0.00	N/A	11,573.16	0.00	-11,573.16	N/A	0.00
	Depreciation Expense									
9900-0000	TOTAL OPERATING EXPENSES	-37,891.81	-32,526.00	-5,365.81	-16.50	-246,489.89	-254,693.00	8,203.11	3.22	-320,393.00
	NET INCOME									

North Florida Innovation Labs (nfil-op)

Budget Comparison

Period = Apr 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		2,339.63	0.00	2,339.63	N/A	53,462.34	17,700.00	35,762.34	202.05	17,700.00
3132-0000		0.00	0.00	0.00	N/A	25.00	0.00	25.00	N/A	0.00
3300-0000	Leasing - Membership Fees	0.00	0.00	0.00	N/A	77,367.49	0.00	77,367.49	N/A	0.00
3310-0000	Tenant Security Income	25.00	0.00	25.00	N/A	525.00	0.00	525.00	N/A	0.00
3315-0000	Proceeds from Insurance	0.00	0.00	0.00	N/A	3.21	0.00	3.21	N/A	0.00
3700-0000	Other Income	23.33	0.00	23.33	N/A	623.33	300.00	323.33	107.78	300.00
	Sales Tax Discount									
3990-0000	Virtual Memberships									
	TOTAL REVENUE	2,387.96	0.00	2,387.96	N/A	132,006.37	18,000.00	114,006.37	633.37	18,000.00
4000-0000	OPERATING EXPENSES									
4001-0000	BILLABLE OPERATING EXPENSES									
4600-0000										
4605-0000	UTILITIES	1,705.94	0.00	-1,705.94	N/A	55,033.42	32,000.00	-23,033.42	-71.98	32,000.00
4625-0000		816.42	0.00	-816.42	N/A	28,273.97	18,000.00	-10,273.97	-57.08	18,000.00
4635-0000	Electric	76.50	0.00	-76.50	N/A	1,018.80	2,800.00	1,781.20	63.61	2,800.00
4640-0000	Natural Gas	130.26	0.00	-130.26	N/A	4,852.80	580.00	-4,272.80	-736.69	580.00
4648-0000	Refuse Collection	50.49	0.00	-50.49	N/A	607.64	1,200.00	592.36	49.36	1,200.00
4650-0000	Water/Sewer	65.86	0.00	-65.86	N/A	2,437.96	1,500.00	-937.96	-62.53	1,500.00
4660-0000	Irrigation - Utility	115.16	0.00	-115.16	N/A	4,260.80	2,500.00	-1,760.80	-70.43	2,500.00
4725-0000	Stormwater	0.00	0.00	0.00	N/A	90.76	1,000.00	909.24	90.92	1,000.00
4799-0000	Fire Service - Utility	2,960.63	0.00	-2,960.63	N/A	96,576.15	59,580.00	-36,996.15	-62.09	59,580.00
5116-5000	TOTAL UTILITIES	2,960.63	0.00	-2,960.63	N/A	96,576.15	59,580.00	-36,996.15	-62.09	59,580.00
5120-0000	REPAIR/MAINTENANCE	150.00	0.00	-150.00	N/A	6,194.00	2,000.00	-4,194.00	-209.70	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	Electric Repairs	0.00	0.00	0.00	N/A	132.00	0.00	-132.00	N/A	0.00
5230-0000	Elevator Maintenance	0.00	0.00	0.00	N/A	2,844.69	1,000.00	-1,844.69	-184.47	1,000.00
5290-0000	Locks & Keys Repairs	1,265.00	0.00	-1,265.00	N/A	9,945.25	6,000.00	-3,945.25	-65.75	6,000.00
5295-0000	Plumbing Repairs	0.00	0.00	0.00	N/A	736.28	500.00	-236.28	-47.26	500.00
5299-0000	Other Maintenance	1,415.00	0.00	-1,415.00	N/A	22,285.46	9,500.00	-12,785.46	-134.58	9,500.00
	Other Supplies									
5300-0000	TOTAL REPAIR/MAINTENANCE	1,415.00	0.00	-1,415.00	N/A	22,285.46	9,500.00	-12,785.46	-134.58	9,500.00
5370-0000	CLEANING AND IMPROVEMENTS	34,218.00	0.00	-34,218.00	N/A	34,218.00	0.00	-34,218.00	N/A	0.00
5399-0000		34,218.00	0.00	-34,218.00	N/A	34,218.00	0.00	-34,218.00	N/A	0.00
5400-0000	INTERIOR REPAIRS									
5410-0000	Interior Repairs	0.00	0.00	0.00	N/A	0.00	1,000.00	1,000.00	100.00	1,000.00
5415-0000		0.00	0.00	0.00	N/A	436.75	700.00	263.25	37.61	700.00
5420-0000	Elevator Service	0.00	0.00	0.00	N/A	3,991.76	4,500.00	508.24	11.29	4,500.00
5430-0000	Elevator Phone Service	0.00	0.00	0.00	N/A	750.00	250.00	-500.00	-200.00	250.00
5442-0000	Fire Protection System	0.00	0.00	0.00	N/A	0.00	1,000.00	1,000.00	100.00	1,000.00
5447-0000	Exterminating	0.00	0.00	0.00	N/A	9,320.00	4,400.00	-4,920.00	-111.82	4,400.00
5450-0000	Generator Service	82.35	0.00	-82.35	N/A	10,494.22	5,250.00	-5,244.22	-99.89	5,250.00
5460-0000	HVAC Monthly Service	350.00	0.00	-350.00	N/A	8,311.70	2,800.00	-5,511.70	-196.85	2,800.00
5480-0000	Janitorial Service	0.00	0.00	0.00	N/A	576.00	0.00	-576.00	N/A	0.00
5487-0000	Landscaping Service	0.00	0.00	0.00	N/A	4,285.00	0.00	-4,285.00	N/A	0.00
5490-0000	Security	2,567.59	0.00	-2,567.59	N/A	6,281.53	4,000.00	-2,281.53	-57.04	4,000.00
5499-0000	Window Washing Service	2,999.94	0.00	-2,999.94	N/A	44,446.96	23,900.00	-20,546.96	-85.97	23,900.00
	Water Treatment Service									
5500-0000	TOTAL CLEANING AND IMPROVEMENTS	2,999.94	0.00	-2,999.94	N/A	44,446.96	23,900.00	-20,546.96	-85.97	23,900.00
5522-0000	PROPERTY ADMINISTRATION	660.78	0.00	-660.78	N/A	7,890.48	3,600.00	-4,290.48	-119.18	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	Internet Charge	0.00	0.00	0.00	N/A	49.54	0.00	-49.54	N/A	0.00
5566-0000	Fees/Licenses/Permits	85.39	0.00	-85.39	N/A	2,281.15	0.00	-2,281.15	N/A	0.00
5575-0000	Office Supplies	1,000.00	0.00	-1,000.00	N/A	2,000.00	0.00	-2,000.00	N/A	0.00
5587-0000	Office Equipment Maintenance	0.00	0.00	0.00	N/A	453.94	0.00	-453.94	N/A	0.00
5596-0000	Professional Fees	0.00	0.00	0.00	N/A	6.00	0.00	-6.00	N/A	0.00
5599-0000	General Authority Expense	1,746.17	0.00	-1,746.17	N/A	12,681.11	4,100.00	-8,581.11	-209.30	4,100.00
	TOTAL PROPERTY ADMINISTRATION	1,746.17	0.00	-1,746.17	N/A	12,681.11	4,100.00	-8,581.11	-209.30	4,100.00

North Florida Innovation Labs (nfil-op)

Budget Comparison

Period = Apr 2026

Book = Accrual

		PTD Actual	PTD Budget	Variance	% Var	YTD Actual	YTD Budget	Variance	% Var	Annual
6000-0000	MGMT, INSURANCE, AND TAXES									
6100-0000	MANAGEMENT									
6110-0000		233.33	0.00	-233.33	N/A	6,233.33	3,120.00	-3,113.33	-99.79	3,120.00
6199-0000	TOTAL MANAGEMENT	233.33	0.00	-233.33	N/A	6,233.33	3,120.00	-3,113.33	-99.79	3,120.00
6200-0000	Management Fees TALCOR									
6210-0000	INSURANCE	6,862.61	0.00	-6,862.61	N/A	48,038.27	25,000.00	-23,038.27	-92.15	25,000.00
6299-0000	TOTAL INSURANCE	6,862.61	0.00	-6,862.61	N/A	48,038.27	25,000.00	-23,038.27	-92.15	25,000.00
6799-0000	Property Insurance									
6799-0000	TOTAL MGMT, INSURANCE, AND TAXES	7,095.94	0.00	-7,095.94	N/A	54,271.60	28,120.00	-26,151.60	-93.00	28,120.00
6999-0000	TOTAL BILLABLE OPERATING EXPENSES	50,435.68	0.00	-50,435.68	N/A	264,479.28	125,200.00	-139,279.28	-111.25	125,200.00
7000-0000	NONCAM OPERATING EXPENSES									
7990-0000	ALL TOTAL EXPENSES	50,435.68	0.00	-50,435.68	N/A	264,479.28	125,200.00	-139,279.28	-111.25	125,200.00
7999-0000		-48,047.72	0.00	-48,047.72	N/A	-132,472.91	-107,200.00	-25,272.91	-23.58	-107,200.00
	NET INCOME - OPERATING									
8200-0000										
8210-0000	OTHER EXPENSES	0.00	0.00	0.00	N/A	288,077.04	0.00	-288,077.04	N/A	0.00
8299-0000	Depreciation Expense	0.00	0.00	0.00	N/A	288,077.04	0.00	-288,077.04	N/A	0.00
9900-0000	NET INCOME	-48,047.72	0.00	-48,047.72	N/A	-420,549.95	-107,200.00	-313,349.95	-292.30	-107,200.00
	EXPENSES									

INNOVATION PARK (Icrda)
Cash Flow Statement

Period = Apr 2026

Book = Accrual

		Period to Date	%	Year to Date	%
3000-0000	INCOME				
3050-0000	INCOME - OPERATING				
3110-6000	Leasing - Membership Fees	2,339.63	19.23	53,462.34	20.94
3115-0000	CAM	0.00	0.00	48,856.99	19.14
3132-0000	Tenant Security Income	0.00	0.00	25.00	0.01
3220-0000	Interest Income	2,823.48	23.21	23,246.53	9.11
3300-0000	Proceeds from Insurance	0.00	0.00	77,367.49	30.30
3310-0000	Other Income	6,980.38	57.37	51,718.55	20.26
3315-0000	Sales Tax Discount	0.00	0.00	3.83	0.00
3700-0000	Virtual Memberships	23.33	0.19	623.33	0.24
3990-0000	TOTAL REVENUE	12,166.82	100.00	255,304.06	100.00
4000-0000	OPERATING EXPENSES				
4001-0000	BILLABLE OPERATING EXPENSES				
4400-0000	PAYROLL EXPENSE				
4401-0000	Executive Director-Authority	13,333.34	109.59	93,333.38	36.56
4401-0100	Business Manager	11,581.87	95.19	56,581.87	22.16
4404-0000	Payroll Taxes - Authority	2,098.68	17.25	12,811.00	5.02
4405-0000	Worker's Compensation-Authority	199.42	1.64	1,395.94	0.55
4406-0000	Employee Benefits-Authority	485.89	3.99	45,077.85	17.66
4410-0000	Wages - Administrative	2,358.50	19.38	16,165.00	6.33
4490-0000	TOTAL PAYROLL EXPENSE	30,057.70	247.05	225,365.04	88.27
4600-0000	UTILITIES				
4605-0000	Electric	1,720.39	14.14	55,138.82	21.60
4625-0000	Natural Gas	816.42	6.71	28,273.97	11.07
4635-0000	Refuse Collection	76.50	0.63	1,092.80	0.43
4640-0000	Water/Sewer	215.60	1.77	5,450.18	2.13
4648-0000	Irrigation - Utility	50.49	0.42	607.64	0.24
4650-0000	Stormwater	65.86	0.54	2,437.96	0.95
4660-0000	Fire Service - Utility	115.16	0.95	4,260.80	1.67
4725-0000	Internet Service	72.49	0.60	72.49	0.03
4799-0000	TOTAL UTILITIES	3,132.91	25.75	97,334.66	38.12
5116-5000	REPAIR/MAINTENANCE				
5120-0000	Electric Repairs	150.00	1.23	6,194.00	2.43
5140-0000	Elevator Maintenance	0.00	0.00	2,433.24	0.95
5210-0000	Locks & Keys Repairs	0.00	0.00	132.00	0.05
5230-0000	Plumbing Repairs	0.00	0.00	2,844.69	1.11
5235-0000	Plumbing Supplies	0.00	0.00	104.84	0.04
5280-1000	Storm Damage Repairs	0.00	0.00	1,851.50	0.73
5290-0000	Other Maintenance	1,265.00	10.40	10,137.75	3.97
5295-0000	Other Supplies	3,311.27	27.22	4,047.55	1.59
5299-0000	TOTAL REPAIR/MAINTENANCE	4,726.27	38.85	27,745.57	10.87
5300-0000	CLEANING AND IMPROVEMENTS				
5370-0000	Interior Repairs	34,218.00	281.24	34,218.00	13.40
5399-0000	TOTAL CLEANING AND IMPROVEMENTS	34,218.00	281.24	34,218.00	13.40
5400-0000	SERVICES				
5415-0000	Elevator Phone Service	0.00	0.00	436.75	0.17
5420-0000	Fire Protection System	0.00	0.00	3,991.76	1.56
5430-0000	Exterminating	0.00	0.00	750.00	0.29
5447-0000	HVAC Monthly Service	0.00	0.00	9,320.00	3.65
5450-0000	Janitorial Service	82.35	0.68	10,494.22	4.11
5460-0000	Landscaping Service	350.00	2.88	10,986.70	4.30
5480-0000	Security	0.00	0.00	1,440.00	0.56
5480-5000	Security Guards	288.00	2.37	288.00	0.11
5487-0000	Window Washing Service	0.00	0.00	4,285.00	1.68
5490-0000	Water Treatment Service	2,567.59	21.10	6,281.53	2.46
5499-0000	TOTAL SERVICES	3,287.94	27.02	48,273.96	18.91
5500-0000	PROPERTY ADMINISTRATION				
5510-0000	Accounting	4,500.00	36.99	4,500.00	1.76
5522-0000	Internet Charge	660.78	5.43	10,343.69	4.05
5560-0000	Fees/Licenses/Permits	209.51	1.72	1,196.25	0.47
5565-0000	Office Supplies	0.00	0.00	49.54	0.02
5566-0000	Office Equipment Maintenance	85.39	0.70	2,281.15	0.89
5575-0000	Professional Fees	5,882.50	48.35	29,857.50	11.69

INNOVATION PARK (Icrda)
Cash Flow Statement

Period = Apr 2026

Book = Accrual

		Period to Date	%	Year to Date	%
5587-0000	General Authority Expense	355.70	2.92	1,601.97	0.63
5596-0000	Other Administration Costs	141.44	1.16	288.88	0.11
5599-0000	TOTAL PROPERTY ADMINISTRATION	11,835.32	97.28	50,118.98	19.63
6000-0000	MNGMT, INSURANCE, AND TAXES				
6100-0000	MANAGEMENT				
6110-0000	Management Fees TALCOR	2,383.33	19.59	13,183.33	5.16
6199-0000	TOTAL MANAGEMENT	2,383.33	19.59	13,183.33	5.16
6200-0000	INSURANCE				
6210-0000	Property Insurance	8,464.88	69.57	59,254.16	23.21
6299-0000	TOTAL INSURANCE	8,464.88	69.57	59,254.16	23.21
6799-0000	TOTAL MNGMT, INSURANCE, AND TAXES	10,848.21	89.16	72,437.49	28.37
6999-0000	TOTAL BILLABLE OPERATING EXPENSES	98,106.35	806.34	555,493.70	217.58
7000-0000	NONCAM OPERATING EXPENSES				
7990-0000	ALL TOTAL EXPENSES	98,106.35	806.34	555,493.70	217.58
7999-0000	NET INCOME - OPERATING	-85,939.53	-706.34	-300,189.64	-117.58
8100-0000	DEBT SERVICE				
8110-0000	Loan #1 Interest	0.00	0.00	67,200.00	26.32
8199-0000	TOTAL DEBT SERVICE	0.00	0.00	67,200.00	26.32
8200-0000	OTHER EXPENSES				
8210-0000	Depreciation Expense	0.00	0.00	299,650.20	117.37
8215-0000	Gain/Loss on Disposal of Assets	18,523,877.90	152,249.13	18,523,877.90	7,255.61
8299-0000	TOTAL OTHER EXPENSES	18,523,877.90	152,249.13	18,823,528.10	7,372.98
9900-0000	NET INCOME	-18,609,817.43	-152,955.48	-19,190,917.74	-7,516.89
	Adjustments				
1205-2000	Receivable from FSU	-18,026.55	-148.16	-18,026.55	-7.06
1206-0000	Other Receivables	1,203.25	9.89	-264.51	-0.10
1210-0000	Accounts Receivable	5,506.96	45.26	-686.04	-0.27
1218-0000	Due from IP TLH	0.00	0.00	4,425.00	1.73
1305-0000	Land	635,920.58	5,226.68	635,920.58	249.08
1590-0000	Accumulated Depreciation	-1,957,561.78	-16,089.35	-1,657,911.58	-649.39
1628-0000	NFIL Assets	22,032.04	181.08	22,032.04	8.63
1629-0000	NFIL Building	22,986,573.72	188,928.36	22,986,573.72	9,003.61
1668-0000	Park Planning/Development	939,865.15	7,724.82	939,865.15	368.14
1913-0000	Prepaid Insurance	8,664.30	71.21	23,885.98	9.36
1925-0000	Investments	197,176.52	1,620.61	241,753.47	94.69
2210-0000	Principal Note 1	-3,999,999.98	-32,876.30	-3,999,999.98	-1,566.76
2236-0000	Accounts Payable	11,713.47	96.27	-15,698.71	-6.15
2246-0000	Prepaid Rents	-2,509.06	-20.62	-2,542.05	-1.00
2249-0000	Accrued Other	-8,022.02	-65.93	-7,857.02	-3.08
2250-0000	Tenant Security Dep	-11,199.90	-92.05	-7,099.90	-2.78
2251-1000	Accrued Interest	-100,800.00	-828.48	-33,600.00	-13.16
2254-0000	Due to IPTLH	0.00	0.00	-37.22	-0.01
2257-0000	Due to FSU	-237,619.31	-1,953.01	21,588.92	8.46
2258-0000	Due to FAMU	0.00	0.00	-9,860.64	-3.86
2305-0000	Sales Tax Payable	-2,151.83	-17.69	-2,305.31	-0.90
	Total Adjustments	18,470,765.56	151,812.60	19,120,155.35	7,489.17
	Cash Flow	-139,051.87	-1,142.88	-70,762.39	-27.72
	Period to Date	Beginning Balance	Ending Balance	Difference	
1110-4500	Cash - Hancock #2	137,408.30	-1,443.57	-138,851.87	
1121-6600	Petty Cash Fund	200.00	0.00	-200.00	
	Total Cash	137,608.30	-1,443.57	-139,051.87	
	Year to Date	Beginning Balance	Ending Balance	Difference	
1110-4500	Cash - Hancock #2	69,118.82	-1,443.57	-70,562.39	
1121-6600	Petty Cash Fund	200.00	0.00	-200.00	
	Total Cash	69,318.82	-1,443.57	-70,762.39	

Cash - Hancock #2
Bank Reconciliation Report
4/30/2026

5/13/2026

Posted by: kristy on 5/13/2026

Balance Per Bank Statement as of 4/30/2026 **30,619.75**

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
3/2/2026	1593	tribuilding - TRI BUILDING SERVICES	1,650.00
4/17/2026	1610	culligan - Consolidated Water Group	2,043.23
4/17/2026	1611	i2x - I2X Solutions LLC	1,000.00
4/17/2026	1612	lcboc - Leon County Clerk & Comptroller's Office	5,084.67
4/17/2026	1613	marpan - MARPAN SUPPLY COMPANY, INC	242.68
4/17/2026	1614	mgltal - TALCOR COMMERCIAL REAL ESTATE SVC INC	3,887.50
4/17/2026	1615	rocket - Rocket Daddy LLC	365.96
4/17/2026	1617	sunelectric - Sun Coast Electric and Networking, Inc	165.00
4/30/2026	5112026	utltal - CITY OF TALLAHASSEE	99.79
4/30/2026	5292026	utltal - CITY OF TALLAHASSEE	17,424.20
Less:	Outstanding Checks		32,063.33

Bank Reconciling Items

Date	Notes	Amount
3/31/2026	penny difference	0.01
Plus/Minus:	Bank Reconciling Items	0.01
	Reconciled Bank Balance	-1,443.57

Balance per GL as of 4/30/2026 **-1,443.57**
Reconciled Balance Per G/L **-1,443.57**

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

Cleared Items:**Cleared Checks**

Date	Tran #	Notes	Amount	Date Cleared
2/13/2026	1581	mgltal - TALCOR COMMERCIAL REAL ESTATE SVC INC	1,826.30	4/30/2026
3/2/2026	1584	aaatree - AAA Tree Experts, Inc.	150.00	4/30/2026
3/2/2026	1586	engineer - ENGINEERED COOLING SERVICES, INC.	5,000.00	4/30/2026
3/2/2026	1588	heinzbro - Heinz Nurseries, LLC.	950.00	4/30/2026
3/2/2026	1589	i2x - I2X Solutions LLC	1,000.00	4/30/2026
3/2/2026	1590	localiq - LocalIQ Florida Gannett	141.44	4/30/2026
3/2/2026	1591	mgltal - TALCOR COMMERCIAL REAL ESTATE SVC INC	536.25	4/30/2026
3/25/2026	1594	cappest - CAPITAL CITY PEST CONTROL SERVICES, LLC	250.00	4/30/2026
3/25/2026	1595	culligan - Consolidated Water Group	1,237.98	4/30/2026

Cash - Hancock #2
Bank Reconciliation Report
4/30/2026

5/13/2026

Posted by: kristy on 5/13/2026

Cleared Checks

Date	Tran #	Notes	Amount	Date Cleared
3/25/2026	1596	cypressselect - CYPRESS ELECTRICAL SYSTEMS, INC	3,038.00	4/30/2026
3/25/2026	1597	engineer - ENGINEERED COOLING SERVICES, INC.	4,320.00	4/30/2026
3/25/2026	1598	famuofc - Florida A&M University	8,860.64	4/30/2026
3/25/2026	1599	i2x - i2X Solutions LLC	1,000.00	4/30/2026
3/25/2026	1600	johnson - Johnson Controls Fire Protection LP	1,827.57	4/30/2026
3/25/2026	1601	kings - Kings III of America, Inc.	220.50	4/30/2026
3/25/2026	1603	lcboe - Leon County Clerk & Comptroller's Office	5,084.57	4/30/2026
3/25/2026	1604	mgltal - TALCOR COMMERCIAL REAL ESTATE SVC INC	3,477.50	4/30/2026
3/25/2026	1605	osceola - Osceola Supply Inc.	256.85	4/30/2026
3/25/2026	1606	rjyoung - R.J Young Company	49.54	4/30/2026
3/25/2026	1607	sunelectric - Sun Coast Electric and Networking, Inc	1,355.00	4/30/2026
3/25/2026	1608	tribuilding - TRI BUILDING SERVICES	1,650.00	4/30/2026
3/30/2026	3302026	travels - TRAVELERS	958.00	4/30/2026
3/31/2026	3312026	utltal - CITY OF TALLAHASSEE	15,680.07	4/30/2026
4/12/2026	4122026	metronet - Metronet FiberNet, LLC	1,204.95	4/30/2026
4/16/2026	4162026	hancdtayne - Hancock Bank	3,733.01	4/30/2026
4/16/2026	4162026	hancdlpeggy - Hancock Bank	280.94	4/30/2026
4/17/2026	1609	bofsu - FSU University Board of Trustees	259,364.35	4/30/2026
4/17/2026	1616	simpler - SimplerBuilt, Inc	34,218.00	4/30/2026
Total Cleared Checks			357,671.46	

Cleared Deposits

Date	Tran #	Notes	Amount	Date Cleared
4/1/2026	888		1,000.00	4/30/2026
4/2/2026	892		6,200.00	4/30/2026
4/6/2026	889	:CHECKscan Deposit	6,605.38	4/30/2026
4/7/2026	893	:CHECKscan Deposit	5,479.00	4/30/2026
4/8/2026	900		125.24	4/30/2026
4/8/2026	894	:CHECKscan Deposit	200.00	4/30/2026
4/10/2026	896		677.00	4/30/2026
4/10/2026	895	:CHECKscan Deposit	1,250.00	4/30/2026
4/14/2026	897		500.00	4/30/2026
4/17/2026	898		725.00	4/30/2026
4/29/2026	899	:CHECKscan Deposit	250.00	4/30/2026
Total Cleared Deposits			23,011.62	

Cleared Other Items

Date	Tran #	Notes	Amount	Date Cleared
4/30/2026	JE 43672	Prime - 04.26Activity	200,000.00	4/30/2026
4/30/2026	JE 43673	04.26Bank Fees	-118.58	4/30/2026
4/30/2026	JE 43674	Benefits - 04.26#457 Plan #1	-3,251.00	4/30/2026
4/30/2026	JE 43675	Benefits - 04.26#457 Plan #2	-3,000.00	4/30/2026
4/30/2026	JE 43676	Payroll Taxes - April for April	-8,586.72	4/30/2026
4/30/2026	JE 43677	Payroll Taxes - April for April	-3,821.64	4/30/2026
4/30/2026	JE 43678	Benefits - April for April	-4,762.41	4/30/2026
4/30/2026	JE 43681	Payroll for April	-9,208.86	4/30/2026
Total Cleared Other Items			167,250.79	



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



Attachment F
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Page: 1 of 2

Statements Dates
04/01/2026 - 04/30/2026

Account Number:

1

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

Images:

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***TRUNC ACCTS* E0**

**VISIT HANCOCKWHITNEY.COM TO ENROLL IN ONLINE BANKING WITH
ESTATEMENTS. CALL US AT 800-448-8812.**

Checking Account Summary

PREVIOUS BALANCE	198,028.80	AVERAGE BALANCE	
+ 12 CREDITS	223,011.62		210,023.92
- 38 DEBITS	390,302.09	YTD INTEREST PAID	
- SERVICE CHARGES	118.58		.00
+ INTEREST PAID	.00		
ENDING BALANCE	30,619.75		

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

• Deposits and Other Credits

Date	Amount	Description	Date	Amount	Description
04/01	1,000.00	AB-AQL7EQ8 Sunfish Inc 026091000965966CCD	04/13	1,250.00	026100004033380CCD Settlement TALCOR-INN1145
04/02	6,200.00	Bill.com Piersica, Inc 026092001597228CCD	04/14	500.00	026103004424168CCD Bill.com Piersica, Inc
04/07	6,605.38	Settlement TALCOR-INN1145 026097002751571CCD	04/14	200,000.00	026104004899880CCD INCOMING USD WIRE
04/08	125.24	DEPOSIT	04/17	725.00	0414B6B7HU4R00957 STATE BOARD OF ADMINI Bill.com Piersica, Inc
04/08	5,479.00	Settlement TALCOR-INN1145 026098003117409CCD	04/30	250.00	026107006125477CCD Settlement TALCOR-INN1145
04/09	200.00	Settlement TALCOR-INN1145 026099003516905CCD			026120009544571CCD
04/10	677.00	Bill.com Piersica, Inc			

• Checks

Date	Serial	Amount	Date	Serial	Amount
04/01	158	150.00	04/13	1599	1,000.00
04/01	1581 *	1,826.30	04/06	1600	1,827.57
04/01	1586 *	5,000.00	04/01	1601	220.50
04/02	1588 *	950.00	04/03	1603 *	5,084.57
04/13	1589	1,000.00	04/01	1604	3,477.50
04/02	1590	141.44	04/09	1605	256.85
04/01	1591	536.25	04/06	1606	49.54
04/28	1594 *	250.00	04/03	1607	1,355.00
04/03	1595	1,237.98	04/08	1608	1,650.00
04/01	1597 *	4,320.00	04/24	1609	259,364.35
04/20	1598	8,860.64	04/22	1616 *	34,218.00



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



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Attachment F
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Page: 2 of 2

Statements Dates
04/01/2026 - 04/30/2026

Account Number:

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

Images:

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***TRUNC ACCTS* E0**

● **Checks**

Date	Serial	Amount	Date	Serial	Amount
04/07	8001596 *	3,038.00			

● **Other Debits**

Date	Amount	Description	Date	Amount	Description
04/01	958.00	BUS INSUR TRAVELERS 026091000960222CCD	04/17	1,751.00	PAYMENTS NATIONWIDE 026107006114407PPD
04/09	100.36	BILLPAY CITY OF TALL-UTL 026099003512104PPD	04/29	1,114.09	QUICKBOOKS INTUIT PAYROLL S 026119009231164CCD
04/13	118.58	ANALYSIS SERVICE CHG	04/30	1,500.00	PAYMENTS NATIONWIDE 026120009701772PPD
04/14	1,204.95	Metronet Metronet 026104004760109WEB	04/30	1,500.00	PAYMENTS NATIONWIDE 026120009701773PPD
04/14	8,094.77	QUICKBOOKS INTUIT PAYROLL S 026104004888629CCD	04/30	3,821.64	USATAXPYMT IRS 026119009329614CCD
04/15	8,586.72	USATAXPYMT IRS 026104004982811CCD	04/30	4,762.41	CRC FLA DEPT REVENUE 026120009728026CCD
04/16	280.94	CARD PYMT HANCOCK WHITNEY 026105005529692WEB	04/30	15,579.71	BILLPAY CITY OF TALL-UTL 026120009572557PPD
04/16	3,733.01	CARD PYMT HANCOCK WHITNEY 026105005529700WEB			
04/17	1,500.00	PAYMENTS NATIONWIDE			

● **Balance By Date**

Date	Balance	Date	Balance	Date	Balance
03/31	198,028.80	04/09	185,458.56	04/20	352,479.95
04/01	182,540.25	04/10	186,135.56	04/22	318,261.95
04/02	187,648.81	04/13	185,266.98	04/24	58,897.60
04/03	179,971.26	04/14	376,467.26	04/28	58,647.60
04/06	178,094.15	04/15	367,880.54	04/29	57,533.51
04/07	181,661.53	04/16	363,866.59	04/30	30,619.75
04/08	185,615.77	04/17	361,340.59		

Payment Detail

Bank=inn1145 AND mm/yy=04/2026-04/2026 AND All Checks=Yes AND Include Voids=All Checks

Check # Bank - Vendor - Date				Payable #	Property	Amount Account
1609 (inn1145) - FSU University Board of Trustees (botfsu) - 04/17/26 (04/26)						
Due to FSU transaction				P-226670	lcrda-op	259,364.35 22570000 - Due to FSU
Total 1609 (inn1145) - FSU University Board of Trustees (botfsu) - 04/17/26 (04/26)						259,364.35
1610 (inn1145) - Consolidated Water Group (culligan) - 04/17/26 (04/26)						
Mthly water services-April				P-226819	nfil-op	1,237.98 54900000 - Water Treatment Service
Mthly water services				P-226820	nfil-op	1,203.25 54900000 - Water Treatment Service
overpayment-credit				P-226820	nfil-op	-398.00 54900000 - Water Treatment Service
Total 1610 (inn1145) - Consolidated Water Group (culligan) - 04/17/26 (04/26)						2,043.23
1611 (inn1145) - I2X Solutions LLC (i2x) - 04/17/26 (04/26)						
IT Consulting Fees-03.2026				P-226822	nfil-op	1,000.00 55750000 - Professional Fees
Total 1611 (inn1145) - I2X Solutions LLC (i2x) - 04/17/26 (04/26)						1,000.00
1612 (inn1145) - Leon County Clerk & Comptroller's Office (lcboc) - 04/17/26 (04/26)						
04.2026 Hlth Ins-LCRDA				P-226814	lcrda-op	15.76 44060000 - Employee Benefits-Authority
04.2026 Hlth Ins-LCRDA				P-226814	lcrda-op	259.29 44060000 - Employee Benefits-Authority
04.2026 Hlth Ins-LCRDA				P-226814	lcrda-op	4,676.74 44060000 - Employee Benefits-Authority
04.2026 Hlth Ins-LCRDA				P-226814	lcrda-op	132.88 44060000 - Employee Benefits-Authority
Total 1612 (inn1145) - Leon County Clerk & Comptroller's Office (lcboc) - 04/17/26 (04/26)						5,084.67
1613 (inn1145) - MARPAN SUPPLY COMPANY, INC (marpan) - 04/17/26 (04/26)						
04.2026 Container rental				P-226649	nfil-op	242.68 46350000 - Refuse Collection
Total 1613 (inn1145) - MARPAN SUPPLY COMPANY, INC (marpan) - 04/17/26 (04/26)						242.68
1614 (inn1145) - TALCOR COMMERCIAL REAL ESTATE SVC INC (mgttal) - 04/17/26 (04/26)						
03/2026 Labor Bill-NFIL				P-226395	nfil-op	2,087.50 52900000 - Other Maintenance
04.2026 Mgmt Fee-LCRDA				P-226671	lcrda-op	800.00 61100000 - Management Fees TALCOR
04.2026 Mgmt Fee-LCRDA				P-226671	nfil-op	1,000.00 61100000 - Management Fees TALCOR
Total 1614 (inn1145) - TALCOR COMMERCIAL REAL ESTATE SVC INC (mgttal) - 04/17/26 (04/26)						3,887.50
1615 (inn1145) - Rocket Daddy LLC (rocket) - 04/17/26 (04/26)						
04.2026 Svcs				P-226705	nfil-op	365.96 16200000 - F/F/E- Improvements
Total 1615 (inn1145) - Rocket Daddy LLC (rocket) - 04/17/26 (04/26)						365.96
1616 (inn1145) - SimplerBuilt, Inc (simpler) - 04/17/26 (04/26)						
Repairs due to fire in bldg				P-226821	nfil-op	34,218.00 53700000 - Interior Repairs
Total 1616 (inn1145) - SimplerBuilt, Inc (simpler) - 04/17/26 (04/26)						34,218.00
1617 (inn1145) - Sun Coast Electric and Networking, Inc (sunelectric) - 04/17/26 (04/26)						
Check power at recep				P-226704	nfil-op	165.00 22490000 - Accrued Other
Total 1617 (inn1145) - Sun Coast Electric and Networking, Inc (sunelectric) - 04/17/26 (04/26)						165.00
4122026 (inn1145) - Metronet Fibernet, LLC (metronet) - 04/12/26 (04/26)						
2109240 04.2026				P-227662	nfil-op	1,204.95 77110000 - Internet Charge-NonCAM
Total 4122026 (inn1145) - Metronet Fibernet, LLC (metronet) - 04/12/26 (04/26)						1,204.95
4162026 (inn1145) - Hancock Bank (hancdtayne) - 04/16/26 (04/26)						
Division of Corp				P-227675	lcrda-op	61.25 55600000 - Fees/Licenses/Permits
Microsoft				P-227675	lcrda-op	37.50 47250000 - Internet Service
Proximity				P-227675	lcrda-op	288.00 54805000 - Security Guards
Google Nest				P-227675	lcrda-op	100.00 52950000 - Other Supplies
Ring Power				P-227675	lcrda-op	3,211.27 52950000 - Other Supplies
Abode				P-227675	lcrda-op	34.99 47250000 - Internet Service
Total 4162026 (inn1145) - Hancock Bank (hancdtayne) - 04/16/26 (04/26)						3,733.01
4162026 (inn1145) - Hancock Bank (hancdtpeggy) - 04/16/26 (04/26)						
Costco				P-227677	lcrda-op	49.77 55870000 - General Authority Expense
The Lively Cafe				P-227677	lcrda-op	141.00 55870000 - General Authority Expense
Publix				P-227677	lcrda-op	14.47 55870000 - General Authority Expense
Costco				P-227677	lcrda-op	77.01 55870000 - General Authority Expense
Refund-Costco				P-227677	lcrda-op	-25.78 55870000 - General Authority Expense
M Gallery				P-227677	lcrda-op	235.63 55870000 - General Authority Expense
Costco				P-227677	lcrda-op	12.89 55870000 - General Authority Expense
Costco				P-227677	lcrda-op	13.99 55870000 - General Authority Expense

Payment Detail

Bank=inn1145 AND mm/yy=04/2026-04/2026 AND All Checks=Yes AND Include Voids=All Checks

Bookstores	P-227677	lcrda-op	63.98 55870000 - General Authority Expense
Bookstores	P-227677	lcrda-op	-474.81 55870000 - General Authority Expense
Amazon	P-227677	lcrda-op	159.90 55870000 - General Authority Expense
Costco	P-227677	lcrda-op	12.89 55870000 - General Authority Expense
Total 4162026 (inn1145) - Hancock Bank (hancdtpeggy) - 04/16/26 (04/26)			280.94
5112026 (inn1145) - CITY OF TALLAHASSEE (utltal) - 04/30/26 (04/26)			
Acct #100002739 04.2026	P-227663	lcrda-op	14.45 46050000 - Electric
Acct #100002739 04.2026	P-227663	lcrda-op	42.67 46400000 - Water/Sewer
Acct #100002739 04.2026	P-227663	lcrda-op	42.67 46400000 - Water/Sewer
Total 5112026 (inn1145) - CITY OF TALLAHASSEE (utltal) - 04/30/26 (04/26)			99.79
5292026 (inn1145) - CITY OF TALLAHASSEE (utltal) - 04/30/26 (04/26)			
Acct #100275444 04.2026	P-227664	nfil-op	4,898.55 73120000 - Natural Gas- NonCAM/Vacant
Acct #100275444 04.2026	P-227664	nfil-op	690.94 46600000 - Fire Service - Utility
Acct #100275444 04.2026	P-227664	nfil-op	509.04 46400000 - Water/Sewer
Acct #100275444 04.2026	P-227664	nfil-op	395.35 46500000 - Stormwater
Acct #100275444 04.2026	P-227664	nfil-op	302.92 46480000 - Irrigation - Utility
Acct #100275444 04.2026	P-227664	nfil-op	272.53 46400000 - Water/Sewer
Acct #100275444 04.2026	P-227664	nfil-op	119.25 46350000 - Refuse Collection
Acct #100275444 04.2026	P-227664	nfil-op	10,235.62 46050000 - Electric
Total 5292026 (inn1145) - CITY OF TALLAHASSEE (utltal) - 04/30/26 (04/26)			17,424.20
			329,114.28

Deposit Register

For Period = Apr 2026

Name	Property	Unit	Tenant	Period	Received Date	Deposit Date	Amount	Check #	Deposit #	Notes
(inn1145) - 888 04/01/2026										
Sunfish, Inc.	nfil-op	DRY134	sunfish	04/2026	4/1/2026	4/1/2026	1,000.00	AUTO	888	
Total (inn1145) - 888 04/01/2026							1,000.00			
(inn1145) - 889 04/06/2026										
Div of Emer Mgmt	lcrda-op			04/2026	4/6/2026	4/6/2026	6,605.38	6407201990	889	:CHECKscan Payment
Total (inn1145) - 889 04/06/2026							6,605.38			
(inn1145) - 892 04/02/2026										
Piersica, Inc. a Delaware for profit corp.	nfil-op	CHEM225	piernfil	04/2026	4/2/2026	4/2/2026	6,200.00	AUTO	892	
Total (inn1145) - 892 04/02/2026							6,200.00			
(inn1145) - 893 04/07/2026										
Shanna Lewis	lcrda-op			04/2026	4/6/2026	4/7/2026	350.00	721225637	893	:CHECKscan Payment - Shanna Lewis restitution
FLORIDA RESEARCH FOUNDATION	lcrda-op	1C	fsurf-ab	04/2026	4/6/2026	4/7/2026	2,552.00	105699	893	:CHECKscan Payment
FSU-MATERIALS RESEARCH CENTER	lcrda-op	2B	material	04/2026	4/6/2026	4/7/2026	195.00	105699	893	:CHECKscan Payment
MORGAN/SLIGER/JOHNSON/SHAW BUILDINGS	lcrda-op	6G	lot6g	04/2026	4/6/2026	4/7/2026	555.00	105699	893	:CHECKscan Payment
Reclaim Pharmaceutical Waste Management LLC	nfil-op	BIO217	quarry	04/2026	4/7/2026	4/7/2026	927.00	001266	893	:CHECKscan Payment
SeraphFlora LLC	nfil-op	LAB229	seraph	04/2026	4/6/2026	4/7/2026	900.00	6617300820	893	:CHECKscan Payment
Total (inn1145) - 893 04/07/2026							5,479.00			
(inn1145) - 894 04/08/2026										
NHU Energy	nfil-op	109BCDE	nhenergy	04/2026	4/7/2026	4/8/2026	100.00	002332	894	:CHECKscan Payment
NHU Energy	nfil-op	109BCDE	nhenergy	04/2026	4/7/2026	4/8/2026	100.00	002335	894	:CHECKscan Payment
Total (inn1145) - 894 04/08/2026							200.00			
(inn1145) - 895 04/10/2026										
Phusion AI, LLC	nfil-op	109BCDE	phusion	04/2026	4/10/2026	4/10/2026	250.00	5747	895	:CHECKscan Payment
RRC Washington	nfil-op	DRY207	rrc	04/2026	4/10/2026	4/10/2026	1,000.00	918874874	895	:CHECKscan Payment
Total (inn1145) - 895 04/10/2026							1,250.00			
(inn1145) - 896 04/10/2026										
Piersica, Inc. a Delaware for profit corp.	nfil-op	CHEM225	piernfil	04/2026	4/10/2026	4/10/2026	677.00	AUTO	896	
Total (inn1145) - 896 04/10/2026							677.00			
(inn1145) - 897 04/14/2026										
Piersica, Inc. a Delaware for profit corp.	nfil-op	CHEM225	piernfil	04/2026	4/14/2026	4/14/2026	500.00	AUTO	897	
Total (inn1145) - 897 04/14/2026							500.00			
(inn1145) - 898 04/17/2026										
Piersica, Inc. a Delaware for profit corp.	nfil-op	CHEM225	piernfil	04/2026	4/17/2026	4/17/2026	725.00	AUTO	898	
Total (inn1145) - 898 04/17/2026							725.00			
(inn1145) - 899 04/29/2026										
Higher Edification LLC,	nfil-op	109BCDE	higher	04/2026	4/29/2026	4/29/2026	250.00	0073879060	899	:CHECKscan Payment
Total (inn1145) - 899 04/29/2026							250.00			
petty cash	lcrda-op			04/2026	4/8/2026	4/8/2026	125.24	cash	900	
Total (inn1145) - 900 04/08/2026							125.24			
Grand Total							23,011.62			

DB Caption: TALCOR Commercial -- LIVE Property: Icrda Status: Current, Past, Future All Selected Accounts Age As Of: 04/30/2026 Post To: 04/2026 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
nfil-op - North Florida Innovation Labs											
nfil-op - North Florida Innovation Labs		quarry	Reclaim Pharmaceutical Waste Management LLC	Current	23.77	0.00	23.77	0.00	0.00	0.00	23.77
nfil-op - North Florida Innovation Labs		sunfish	Sunfish, Inc.	Current	25.00	25.00	0.00	0.00	0.00	0.00	25.00
nfil-op - North Florida Innovation Labs		rrc	RRC Washington	Current	0.00	0.00	0.00	0.00	0.00	-257.04	-257.04
nfil-op - North Florida Innovation Labs		seraph	SeraphFlora LLC	Current	900.00	0.00	0.00	900.00	0.00	0.00	900.00
nfil-op - North Florida Innovation Labs					948.77	25.00	23.77	900.00	0.00	-257.04	691.73

UserId : kristy@talcor.com Date : 5/12/2026 Time : 2:17 PM

Payables Aging Report

lcrda
Period: 04/2026
As of : 04/30/2026

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	Owed	Owed	Owed	90	Invoice	
Owed															
fladep	FLORIDA DEPARTMENT OF STATE														0.00
		Inv #162222-Publication in FL Administration Register	P-227661	54501	lcrda-op	4/30/2026	5560-0000 Fees/Licenses/Permits	162222	29.68	29.68	0.00	0.00	0.00	0.00	Inv #162222
Total fladep									29.68	29.68	0.00	0.00	0.00	0.00	
heinzbro	Heinz Nurseries, LLC.														0.00
		04.2026 Lawn Svcs	P-227649	54490	nfli-op	4/30/2026	5460-0000 Landscaping Service	62249	1,400.00	1,400.00	0.00	0.00	0.00	0.00	04.2026 Lawn Svcs
Total heinzbro									1,400.00	1,400.00	0.00	0.00	0.00	0.00	
i2x	I2X Solutions LLC														0.00
		IT Consulting Fees-April	P-227782	54546	lcrda-op	4/30/2026	5575-0000 Professional Fees	2802	1,000.00	1,000.00	0.00	0.00	0.00	0.00	IT Consulting Fees-April
Total i2x									1,000.00	1,000.00	0.00	0.00	0.00	0.00	
kutak	Kutak Rock LLP														0.00
		Professional Svcs thru 03.31.26	P-227654	54494	lcrda-op	4/28/2026	7720-0000 Legal Fees-NonCAM	3732308	3,882.50	3,882.50	0.00	0.00	0.00	0.00	Professional Svcs thru 03.31.26
Total kutak									3,882.50	3,882.50	0.00	0.00	0.00	0.00	
localiq	LocalIQ Florida Gannett														0.00
		LCRDA public notice	P-227647	54490	lcrda-op	4/30/2026	5596-0000 Other Administration Costs	0007646892	141.44	141.44	0.00	0.00	0.00	0.00	LCRDA public notice
Total localiq									141.44	141.44	0.00	0.00	0.00	0.00	
mgttl	TALCOR COMMERCIAL REAL ESTATE SVC INC														0.00
		04.2026 Labor Bill-NFIL-OP	P-227421	54426	nfli-op	4/30/2026	5290-0000 Other Maintenance	04.2026 Labor Bill-NFIL-OP	1,265.00	1,265.00	0.00	0.00	0.00	0.00	04.2026 Labor Bill-NFIL-OP
		CM Fee-Replace drywall, replace flooring & cove	P-227640	54487	lcrda-op	4/27/2026	6110-0000 Management Fees TALCOR	20260427	1,350.00	1,350.00	0.00	0.00	0.00	0.00	CM Fee-Replace drywall, replace flooring & cove
Total mgttl									2,615.00	2,615.00	0.00	0.00	0.00	0.00	
misc	Thomas Howell Ferguson, PA														0.00
		2025-Audit for 3rd Final pmt	P-227653	54493	lcrda-op	4/30/2026	5510-0000 Accounting	155107	4,500.00	4,500.00	0.00	0.00	0.00	0.00	2025-Audit for 3rd Final pmt
Total misc									4,500.00	4,500.00	0.00	0.00	0.00	0.00	
osceola	Osceola Supply Inc.														0.00
		credit memo	P-226815	54227	nfli-op	4/15/2026	5450-0000 Janitorial Service	402057	-249.35	-249.35	0.00	0.00	0.00	0.00	credit memo
		paper towels	P-226816	54227	nfli-op	4/15/2026	5450-0000 Janitorial Service	403679	132.20	132.20	0.00	0.00	0.00	0.00	paper towels
		paper towels	P-227646	54490	nfli-op	4/30/2026	5450-0000 Janitorial Service	403679A	199.50	199.50	0.00	0.00	0.00	0.00	paper towels
Total osceola									82.35	82.35	0.00	0.00	0.00	0.00	
sunelectric	Sun Coast Electric and Networking, Inc														0.00
		Checked power supply and reset fixed problem	P-226878	54250	nfli-op	4/21/2026	5120-0000 Electric Repairs	2602002	150.00	150.00	0.00	0.00	0.00	0.00	Checked power supply and reset fixed problem
Total sunelectric									150.00	150.00	0.00	0.00	0.00	0.00	
Grand Total									13,800.97	13,800.97	0.00	0.00	0.00	0.00	

INNOVATION PARK
LCRDA op
April 2026 BLDG.

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		\$ -	\$ 540.00	\$ 540.00			\$ 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		\$ -	\$ (31.61)	\$ (31.61)	\$ 555.00	4/5	\$ (586.61)	
3A	NORTHWEST REGIONAL DATA CENTER	11/1/81	10/31/21	4.68		\$ -	\$ (997.95)	\$ (997.95)			\$ (997.95)	
4A-10A	NATIONAL HIGH MAGNETIC FIELD LABORATORY	OWN		23.52		\$ -	\$ (538.28)	\$ (538.28)			\$ (538.28)	
11A	FSU-CAM (Elbit)			3.70		\$ -	\$ (207.68)	\$ (207.68)			\$ (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	4/5	\$ -	
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	4/5	\$ -	
3B	FSU-AEROPULSION & MECHATRONICS ENERGY			4.50		\$ -	\$ (205.74)	\$ (205.74)			\$ (205.74)	
3C	VACANT			3.60								
4C	VACANT			3.90								
5C	FSU - IRCB Interdisciplinary Research			3.70		\$ -	\$ -	\$ -			\$ -	
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	4/5		Shanna Lewis-Restitution 3310-0000
	MISCELLANEOUS PAYMENTS								\$ 6,605.38	4/6		Div of Emergency Mgmt
	MISCELLANEOUS PAYMENTS								\$ 125.24	4/8		petty cash
	TOTALS			182.70	\$ -	\$ -	\$ 520.91	\$ 520.91	\$ 10,382.62		\$ (2,781.09)	

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	\$ 242.96	\$ 742.96	\$ 1,000.00	04/10	\$ (257.04)	
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		\$ 927.00	\$ 23.77	\$ 950.77	\$ 927.00	04/07	\$ 23.77	
110,111,113 225,125	Piersica	9/9/2024	11/30/2026	\$ 2,800.00				\$6,200.00		\$ 6,200.00	\$ 1,902.00	\$ 8,102.00	\$ 8,102.00	04/02 04/10 04/14 04/17	\$ -	equipment sale pymt
DRY134	Sunfish, Inc	1/1/2026	2/28/2027					\$1,000.00	\$ 25.00	\$ 1,025.00	\$ -	\$ 1,025.00	\$ 1,000.00	04/01	\$ 25.00	other: lost card
LAB229	SeraphFlora LLC (Marshall)	2/10/2026	2/9/2027	\$ 900.00				\$ 900.00		\$ 900.00	\$ 900.00	\$ 1,800.00	\$ 900.00	04/05	\$ 900.00	
IGNITE PASS	NHU Energy	10/1/2024	10/19/2026	\$ -				\$ 100.00		\$ 100.00	\$ 100.00	\$ 200.00	\$ 200.00	04/07	\$ -	
IGNITE PASS	Higher Edification	11/1/2025	10/31/2026	\$ -				\$ 250.00		\$ 250.00	\$ -	\$ 250.00	\$ 250.00		\$ -	
IGNITE PASS	Phusion AI, LLC	2/1/2026	1/31/2027	\$ -				\$ 250.00		\$ 250.00	\$ -	\$ 250.00	\$ 250.00	04/10	\$ -	
	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 Therepeutics 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																
	TOTALS			\$ 4,900.00	780	0.00	\$-	\$7,627.00	\$	\$10,152.00	\$ 3,168.73	\$ 13,320.73	\$ 12,629.00		\$ 691.73	

Work Order List

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

			Call	Start				Stock	Unit	
WO	Prop-Unit	Status	Date	Date	Employee	Brief Desc	Quantity	Stock	Description	Total
88759	nfil-op	Work Completed	3/18/2026		ddm	RWO General Inspections	0.50		DeMartino - straight	27.50
88852	nfil-op	Work Completed	3/18/2026		ddm	RWO Interior repairs	1.50		DeMartino - straight	82.50
					ddm		2.00		DeMartino - straight	110.00
					ddm		1.00		DeMartino - straight	55.00
88899	nfil-op	Work Completed	3/18/2026		ddm	RWO General routine maintenance	2.50		DeMartino - straight	137.50
					ddm		1.00		DeMartino - straight	55.00
					ddm		4.00		DeMartino - straight	220.00
					ddm		3.00		DeMartino - straight	165.00
					ddm		1.50		DeMartino - straight	82.50
					ddm		1.00		DeMartino - straight	55.00
					ddm		3.00		DeMartino - straight	165.00
					ddm		2.00		DeMartino - straight	110.00
										1,265.00

IPTLH - FF & E Summary

Total FF&E Amount Received

Previously Approved & Paid

Subtotal

Approved not yet Paid

Miller Works: FEF-2

Miller Works: 226 SS damper install and control reconnection

Suncoast Room #237 (1/2 of install split with member)

Misc Uline/Amazon/Air Science Equipment

Subtotal

Total - Paid or Committed

Remaining from original appropriation

Interest earned to date

Amount Remaining to Invest

6/4/2026	
	1,500,000
	(1,313,592)
	186,408
(62,896)	
(13,030)	
(928)	
(8,793)	
	(85,646)
	(1,399,238)
	100,762
	20,271
	121,033

March 13, 2026

Michael Kramer, Executive Director
Leon County Research & Development Authority
2051 E. Paul Dirac Drive, Ste. 100
Tallahassee, Florida 32310

Dear Mr. Kramer,

Congratulations to you and your team on completion of the North Florida Innovation Lab project.

On September 26, 2023, The District Board of Trustees of Tallahassee State College (TSC) formerly known as Tallahassee Community College, entered into a Service Agreement with Innovation Park TLH, inc., a Florida based non-profit corporation 501(c)(3) dba North Florida Innovation Labs (NFIL).

The purpose of such agreement was to utilize Fixed Capital Outlay funds awarded to TSC during the Fiscal Year 2023-24 Appropriation for purposes of funding the NFIL Labs, Equipment and Furnishings. In accordance with the Agreement, the obligations of both parties have been fully satisfied and fulfilled.

Please accept this letter as recognition of fulfillment. TSC was appreciative to be part of this amazing accomplishment.

Please let me know if you have any questions or need anything further.

Thank you,

Barbara K. Wills

Barbara K. Wills, Ph.D.
Vice President, Administrative Services & Chief Business Officer
850.201.8590

Required Tasks to be completed

	<u>completed</u>	<u>target date</u>
<i>Pond Repairs completed</i>	yes	12/17/2025
<i>Outparcel transferred</i>	yes	11/18/2025
<i>Roads and Pond A transferred</i>	yes	1/16/2026
<i>Lab</i>	yes	3/25/2026
<i>EDA grant</i>	yes	12/11/2025
<i>B2S grant</i>	no	5/31/2026
<i>Member licenses in lab</i>	no	5/31/2026
<i>Settle up w/ FSU & GSA (258k)</i>	yes	4/21/2026
<i>FFE fully invested</i>	no	6/30/2026
<i>transfer FFE</i>	no	8/15/2026
<i>5E, 6E and Pond E transferred (sub 1/15/26)</i>	yes	4/8/2026
<i>2025 Audits completed</i>	yes	3/31/2026
<i>Eisenhower Parcel transferred</i>	no	8/30/2026
<i>Address LCRDA leases at Collins & Morgan & Lab</i>	no	5/31/2026
<i>CAM obligations</i>	yes	4/1/2026
<i>Declarants rights, CAM, PUD transferred</i>	no	5/31/2026
<i>LCRDA & IPTLH future planning & timing</i>	no	6/30/2026
<i>Dissolve IPTLH</i>	no	8/30/2026
<i>Dissolve</i>	no	TBD
<i>FEMA & Insurance Claims</i>		
<i>Xfer to FSU & FAMU</i>	yes	1/20/2026
<i>Collect Pond - FEMA (39k)</i>	yes	1/30/2026
<i>Collect Debris - FEMA (11k)</i>	no	TBD
<i>Piersica & Subrogation (25k)</i>	no	TBD
<i>Projected Cash Available</i>		
12/31/2025	910,000	924,000 Actual
5/31/2026	600-650k	
12/31/2026	500k	



Gift Agreement
among
Leon County Research and Development Authority,
Florida State University and
the Florida State University Foundation Inc.
to establish the
LCRDA Economic Development Fund

I. INTRODUCTION

For the purpose of making a charitable gift, this Agreement is entered into on the day and date last signed by and among Leon County Research and Development Authority (“the Authority”) (Donor), Florida State University for and on behalf of the Florida State University Board of Trustees (University) and the Florida State University Foundation Inc. (Donee), a not-for-profit corporation located in Tallahassee, Florida to establish the **LCRDA Economic Development Fund**.

The Authority’s mission is to promote scientific research and development activities, foster economic development, and broaden the economic base of Leon County by working in affiliation with local, state, and federal government, Florida State University, Florida A&M University and Tallahassee State College.

The Authority, consistent with its Charter and its statutory purpose to operate, manage, and advance the research and development mission of Innovation Park, intends to make an expendable gift of real property to Florida State University. The Authority designates that the funds provided through proceeds from the sale of this gift may be used by the University and its affiliates for purposes that directly advance research and development activity and foster economic development in Leon County.

II. PURPOSE

A. The **LCRDA Economic Development Fund** will provide much-needed support for Florida State University programs and missions for translational research and economic development within Innovation Park. IGNITE Tallahassee is a high-impact business incubator specializing in early-stage, new technology ventures. It features new state-of-the-art facility with laboratories and shared scientific equipment built by the Authority and designed to support early-stage and scaling technology-based companies. The Authority

expresses its intent that the proceeds and expenditures from this gift meaningfully benefit the programs, facilities, and initiatives outlined in this gift.

Expenses may include but are not limited to:

- Acquisition of scientific, technical, or operational equipment necessary to support research and development, and translational activities that foster economic development within Innovation Park.
- Providing rent and/or membership subsidies to tenants and potential tenants of IGNITE Tallahassee, facility support related to IGNITE Tallahassee, or operational assistance to eligible start-up companies seeking to locate or already located in Innovation Park, whose activities contribute to the region's innovation economy.
- Funding of staff, programs, partnerships, and translational research infrastructure that build capacity for innovation and economic development in alignment with the goals of the IGNITE-FSU initiative.
- Advancement of collaborative initiatives for students from TSC, FAMU, and FSU to participate in research, workforce development, entrepreneurial training, or experiential learning activities within Innovation Park.
- Support start-ups or translational research projects that provide internships, employment pathways, or community-focused technological solutions that benefit residents and create measurable economic and technological impact within Leon County.
- Offering scholarships, fellowships, internships, awards, or other forms of support to students, student-led ventures, start-up companies, or research teams participating in the IGNITE-FSU programs supporting the maturation and translation of research-based ideas into societal impact.
- Support efforts that strengthen the innovative ecosystem to enhance the economic growth and technological advancement of Leon County.

B. LCRDA expresses its intent, but not a binding restriction, that:

- The Proceeds be deployed in a manner that produces meaningful impact within approximately five (5) years of receipt of Proceeds;
- Activities supported by the Net Proceeds contribute to the continued growth and success of Innovation Park and the regional innovation ecosystem;
- Benefits extend, where feasible, to students and stakeholders across Leon County's higher education institutions and broader community.

This section is intended as guidance, rather than a condition, and shall not be interpreted to limit FSUF's discretion beyond the mission alignment required above.

C. The parties further acknowledge and agree that:

- This conveyance constitutes a philanthropic gift to FSUF and not a grant or contract for services;
- No specific deliverables, performance metrics, or repayment obligations are required of FSUF or FSU;
- The provisions of this Agreement are intended to express the Donor's philanthropic intent while allowing FSUF discretion in administration consistent with that intent.

D. This is a non-endowed fund.

E. See the 'Addendum to Gift Agreement Concerning Acceptance of Real Estate' which further governs details of the sale of the property being gifted.

III. SCHEDULE AND FORM OF CONTRIBUTION

A. This Gift is made with the understanding that the Property will be marketed for sale by FSUF as soon as reasonably practicable, and that the net proceeds derived from such sale (the "Proceeds") will to be used to support the Purpose herein. Donor will transfer good and sufficient title of the property to Donee by mutually acceptable Deed on or before June 30, 2026, and will timely execute any additional documents necessary to perfect the complete title transfer and subsequent sale.

B. The property address is 0 Eisenhower Street, Tallahassee, FL 32310, Leon County Parcel No. 4109208540000 with a 2025 Certified Taxable Value from the Leon County Property Appraiser of \$179,377.

C. The Donor and others have the right to make additional donations, either by gift or bequest, to the Donee for inclusion in the fund hereby established.

IV. ADMINISTRATION

A. The Donee's board of trustees, through its Investment Committee, shall deposit, invest and distribute the **LCRDA Economic Development Fund** in accordance with the Donee's investment and spending policies.

B. The Vice President for Research will be charged with administering the fund following the Purpose noted in this Agreement.

C. Modifications to this Agreement may be requested by the Donor, as needed, to meet the expressed intent of this fund. Any proposed modifications must be in writing and agreed to by all parties to this Agreement.

D. The Donee is instructed to apply for and take maximum advantage of all State of Florida matching fund programs or any other state sources for which this gift may qualify, including programs or sources not in effect at the time of execution of this Agreement. The Donor recognizes that the Donee cannot guarantee or warrant State of Florida matching funds.

E. If the fund cannot be used for the Purpose stated in this Agreement, the vice president for research of the University reserves the right to redirect the use of the fund for a similar purpose most closely aligned with the Donor's original intention. The University will make reasonable efforts to contact the Donor or Donor's heirs regarding the change, but the Vice President for Research retains the ultimate decision to redirect the use.

F. If consideration of any of the foregoing criteria shall be determined to be legally impermissible for whatever reason by the decision of a court of competent jurisdiction binding on the University, then such criteria shall be eliminated from this document with the remainder of the document left intact, as long as the Donor's original intent is not substantially changed, and the deleted text shall have no further force or effect. Thereafter, this gift agreement shall be administered based on the remaining criteria.

V. RECOGNITION

The Donor shall be acknowledged in accordance with the policies of the Donee. This recognition may include appearances in press releases and features in printed and electronic communications.

Signature page follows

All parties concerned have agreed upon the foregoing provisions, as evidenced by the signatures affixed hereto.

DONOR

Michael B. Kramer	Date
Leon County Research and Development Authority	

Richard D. McCullough, Ph.D. President Florida State University	Date
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Stacey Patterson
Vice President for Research
Florida State University

Marla Vickers, Ed.D. Date
Vice President for University Advancement
and President, FSU Foundation Inc.
Florida State University

Approved as to form and legal content

FSU Office of General Counsel
Date

DRAFT RESOLUTION
OF THE EXECUTIVE COMMITTEE
REGARDING AUTHORITY TO EFFECTUATE CERTAIN ASSET TRANSFERS AND
PREPARATION FOR POTENTIAL DISSOLUTION

WHEREAS,

The Authority has previously approved the transfer of certain assets commonly referred to as the Eisenhower property, including all related documentation, terms, and conditions; and

WHEREAS,

The Authority has also approved the funding and ultimate transfer of certain Furniture, Fixtures, and Equipment (FF&E) assets, subject to completion of any required administrative, legal, or operational actions; and

WHEREAS,

The Authority has also approved the transfer of the Build to Scale grant it was awarded by the U.S. Economic Development Administration subject the EDA requirements; and

WHEREAS,

The Executive Committee desires to clarify and expressly delegate authority to the Executive Director to take all actions necessary and appropriate to effectuate these approved transfers in a timely and orderly manner; and

WHEREAS,

Additional assets or property interests of the Authority may remain to be identified, refined, or transferred, and certain related administrative, legal, or logistical issues may remain open or unresolved at this time; and

WHEREAS,

The Executive Committee recognizes the importance of providing comprehensive authority to address such remaining assets and issues in furtherance of an anticipated orderly wind-down of the Authority's affairs; and

WHEREAS,

The Executive Committee anticipates that this resolution be presented to the Board of Governors for review and consideration at either its June 2026 meeting; and

WHEREAS,

The Authority will continue to work collaboratively with Leon County to identify, resolve, and document any issues or details necessary to be addressed prior to the Board's consideration of a formal dissolution; and

WHEREAS,

It is the Authority's intent to present to Leon County a consolidated, organized, and fully resolved set of issues for review and consideration prior to any action to dissolve the Authority;

WHEREAS,

Subject to the completion of all outstanding tasks and the resolution of any remaining issues, the Board may thereafter consider a formal vote on dissolution of the Authority at a subsequent meeting; and

NOW, THEREFORE, BE IT RESOLVED that:

Authorization of Executive Director.

The Executive Director is hereby authorized and directed to take all actions necessary or appropriate to effectuate:

The Eisenhower gift and related transfers;

The funding, conveyance, and transfer of FF&E assets;

The transfer of the EDA Build to Scale grant; and
Any related agreements, certifications, instruments, or documents required to complete such transfers.

The Executive Director is further authorized to identify, manage, and determine the process for disposing of any remaining assets of the Authority in consultation with legal counsel and, subject to Board Approval, to address, resolve, or finalize any open administrative, legal, or operational issues.

Board Review.

This resolution shall be presented to the Board of Governors for review and consideration at its June 2026 meeting.

Preparation for Potential Dissolution.

The actions authorized herein are intended to support the orderly preparation for a potential dissolution of the Authority, subject to Board approval and completion of all outstanding requirements.

Coordination with Leon County.

The Executive Director is authorized to continue coordination with Leon County to identify and resolve all items necessary to ensure full transparency, compliance, and readiness prior to any Board vote on dissolution.