



**BROADWAY**  
COMMUNITY IMPROVEMENT  
DISTRICT

July 23, 2024

City Clerk  
25<sup>th</sup> Floor, City Hall  
414 E. 12<sup>th</sup> Street  
Kansas City, MO 64106

Re: Broadway Area CID Report

To City of Kansas City, City Clerk:

The Broadway Area CID provides “clean and safe” services along sections of Broadway Boulevard, Westport Road and 39<sup>th</sup> Street in Midtown Kansas City. We employ Area Maintenance Attendants and Area Awareness Officers through our subcontractors to complete these community services. We also utilize Midtown KC Now to help engage the community and work closely with all the stakeholders in the area.

Attached you will find the adopted forecasted budget for the Broadway Area Community Improvement District (CID), a political subdivision, fiscal year May 1, 2024 – April 30, 2025 along with the current Board of Directors and Financial Statement of year May 1, 2023 – April 30, 2024. The proposed Annual Budget for 2024-25 was submitted to the City Clerk on January 30, 2024. The Annual Budget for Fiscal Year 2024-25 was adopted on March 8, 2024. The Annual Report for Fiscal Year 2022-23 was submitted on August 22, 2023.

No resolutions were adopted by the Board in the previous fiscal year.

The Broadway Area CID is funded by a 1 percent (1%) sales tax.

As you can see on the financial statements, no funds were used for interior improvements. The only exterior improvements funded were for Façade Improvement Grants, which are detailed in the Income Statement. Additionally, no funds were spent on public infrastructure improvements, though the vast majority of expenses go for services in public space. That’s the nature of our “clean and safe” program.

If you have any questions or comments, feel free to call me 816-753-3820.



**BROADWAY**  
COMMUNITY IMPROVEMENT  
DISTRICT

Sincerely,

Kevin Klinkenberg  
Chief Administrator  
Broadway Area Community Improvement District

# Broadway Area Community Improvement District

## Board of Directors 2024-25

<p><b>Cameron Probst</b> Gomer's 3838 Broadway Blvd. Kansas City, MO 64111 816-931-4170 1<sup>st</sup> Term – (April 30, 2026) <a href="mailto:Cdprobst54@gmail.com">Cdprobst54@gmail.com</a></p>	<p><b>Tom Platt – Treasurer</b> Westport Land &amp; Management I, LLC 300 Westport Rd Kansas City, MO 64111 816-753-5507 Cell 816-529-5884 3<sup>rd</sup> Term - (April 30, 2027) <a href="mailto:thmspltt@yahoo.com">thmspltt@yahoo.com</a></p>
<p><b>Mark Inman</b> Chez Charlie 3809 Broadway Blvd. Kansas City, MO 64111 816-753-9247 1<sup>st</sup> Term – (April 30, 2026) <a href="mailto:broadwayop@gmail.com">broadwayop@gmail.com</a></p>	<p><b>Nate Feldmiller</b> Broadway Butcher Shop 3828 Broadway Blvd. Kansas City, MO 64111 816-931-2333 1<sup>st</sup> Term – (April 30, 2027) <a href="mailto:natefeldmiller@gmail.com">natefeldmiller@gmail.com</a></p>
<p><b>Matt Bramlette</b> Mid Coast Modern 314 Westport Road Kansas City, MO 64111 816-599-4574 2<sup>nd</sup> Term – (April 30, 2028) <a href="mailto:matt@midcoastmodernkc.com">matt@midcoastmodernkc.com</a></p>	<p><b>Russell Criswell - Chair</b> Vulcan's Forge 3936 Broadway Blvd. Kansas City, MO 64111 816-931-6303 Cell 816-729-6897 3<sup>rd</sup> Term - (April 30, 2027) <a href="mailto:vulforge@aol.com">vulforge@aol.com</a></p>
<p><b>Steve Tulipana - Secretary</b> Mini Bar 3810 Broadway Blvd. Kansas City, MO 64111 816-326-8281 Cell 816-726-3301 2<sup>nd</sup> Term – (April 30, 2026) <a href="mailto:booking@therecordbar.com">booking@therecordbar.com</a></p>	<p><b>Jose Bautista</b> Bautista LeRoy 3770 Broadway Blvd. Kansas City, MO 6111 816-221-0382 2<sup>nd</sup> Term – (April 30, 2025) <a href="mailto:jose@bautistaleroy.com">jose@bautistaleroy.com</a></p>
<p><b>Lauren Euston – Vice-Chair</b> Moss Salon Studios 3725 Broadway Blvd. Kansas City, MO 64111 913-706-4564 1<sup>st</sup> Term – (April 30, 2025) <a href="mailto:laureneuston@gmail.com">laureneuston@gmail.com</a></p>	<p><b>Kevin Evans, Ex-Officio</b> KCMO Parks Department</p>

# Balance Sheet

## Broadway Area CID As of April 30, 2024

	APR 30, 2024	APR 30, 2023	APR 30, 2022
<b>Assets</b>			
<b>Current Assets</b>			
<b>Cash and Cash Equivalents</b>			
Great American Bank	169,332.30	296,156.67	224,300.17
<b>Total Cash and Cash Equivalents</b>	<b>169,332.30</b>	<b>296,156.67</b>	<b>224,300.17</b>
Accounts Receivable	-	(12,785.32)	-
<b>Total Current Assets</b>	<b>169,332.30</b>	<b>283,371.35</b>	<b>224,300.17</b>
<b>Total Assets</b>	<b>169,332.30</b>	<b>283,371.35</b>	<b>224,300.17</b>
<b>Liabilities and Equity</b>			
<b>Liabilities</b>			
<b>Current Liabilities</b>			
Accounts Payable	1,900.33	211.00	-
<b>Total Current Liabilities</b>	<b>1,900.33</b>	<b>211.00</b>	<b>-</b>
<b>Total Liabilities</b>	<b>1,900.33</b>	<b>211.00</b>	<b>-</b>
<b>Equity</b>			
Current Year Earnings	(115,728.38)	58,860.18	84,037.47
Retained Earnings	283,160.35	224,300.17	140,262.70
<b>Total Equity</b>	<b>167,431.97</b>	<b>283,160.35</b>	<b>224,300.17</b>
<b>Total Liabilities and Equity</b>	<b>169,332.30</b>	<b>283,371.35</b>	<b>224,300.17</b>

# Income Statement (Profit and Loss)

## Broadway Area CID

For the year ended April 30, 2024

	2024	2023	2022
<b>Income</b>			
CID Income	413,731.70	437,276.49	421,195.03
Interest Income	439.57	538.09	310.34
KCMO Streetscape Income	-	16,920.00	1,134.00
Other Income	-	-	250.00
<b>Total Income</b>	<b>414,171.27</b>	<b>454,734.58</b>	<b>422,889.37</b>
<b>Gross Profit</b>			
	<b>414,171.27</b>	<b>454,734.58</b>	<b>422,889.37</b>
<b>Operating Expenses</b>			
Annual Retreat	-	-	103.88
Apparel	1,367.27	2,189.91	1,214.00
Area Transportation	9,049.18	213.33	156.20
BACID Meetings	920.10	977.77	654.84
Board / Employee Training	-	-	1,424.56
Business License & Fees	17.59	-	-
Cameras	16,219.05	-	-
City of KCMO Fee	1,000.50	1,000.50	-
Employee Gifts	1,250.00	-	40.00
Facade Improvement Grant Program	18,872.02	4,053.55	-
Holiday Party	1,235.17	1,100.00	326.19
Insurance	772.00	750.00	729.00
Landscaping Expense	6,960.84	20,296.48	-
Maintenance Supplies	4,194.66	5,248.82	7,891.93
Management Fees	70,585.41	73,822.94	71,603.16
Marketing / Advertising	25.00	52.58	-
Meals & Entertainment	-	-	52.29
Office - Trash	500.00	500.00	-
Office Equipment over \$2,500	-	3,799.82	-
Office Supplies & Equipment	299.55	599.95	187.89
Other Expense	-	142.67	-
Party in the Parking Lot	1,551.05	638.49	1,639.48
Printing & Reproduction	170.00	20.00	877.57
Professional Fees - Audit & Accounting	6,275.00	1,504.00	260.00
Professional Fees - Legal	840.00	-	-
Security Office Lease	5,200.00	5,000.00	-
Streetscape Maintenance & Repair	-	550.00	150.00
Sub-station rental	1,016.00	-	-
Subcontractor - Maintenance	124,057.14	33,984.88	89,357.60

Income Statement (Profit and Loss)

	2024	2023	2022
Subcontractor - MKCN Shared Staff	49,500.00	60,331.06	54,000.00
Subcontractor - Security	199,275.17	170,938.66	101,410.12
Telephone	6,801.70	5,401.99	5,391.70
Website / IT Support	1,945.25	2,757.00	1,441.90
<b>Total Operating Expenses</b>	<b>529,899.65</b>	<b>395,874.40</b>	<b>338,912.31</b>
<b>Operating Income</b>	<b>(115,728.38)</b>	<b>58,860.18</b>	<b>83,977.06</b>
<b>Other Income / (Expense)</b>			
Vendor Refunds	-	-	60.41
<b>Total Other Income / (Expense)</b>	<b>-</b>	<b>-</b>	<b>60.41</b>
<b>Net Income</b>	<b>(115,728.38)</b>	<b>58,860.18</b>	<b>84,037.47</b>