PRELIMINARY **FINANCIAL STATEMENTS**

SAHA | SAN ANTONIO HOUSING AUTHORITY

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PRELIMINARY FINANCIAL STATEMENTS

For the Month and Year-to Date Ended **February 28, 2021**
Issue Date: March 5, 2021
(Unaudited and Subject to Review)

SAHA COMBINED

1. Summarized Combined Income Statement – Current Month

2. Summarized Combined Income Statement – Year-To-Date

3. Summarized Combined Balance Sheet

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5. Property Management Income Statements
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    b. Summarized Income Statement by Line of Business – Beacon Communities
        i. SAHA Managed
        ii. Third Party Managed

PARTNERSHIPS

1. Property Management Income Statements
    a. Summarized Income Statement by Company – Partnerships

2. Summarized Non-Consolidating Balance Sheet

ED HINOJOSA
Chief Financial Officer

DIANA K. FIEDLER
Director of Finance and Accounting

LINDA LE
Controller

JENNIFER MIRELES
Budget Manager

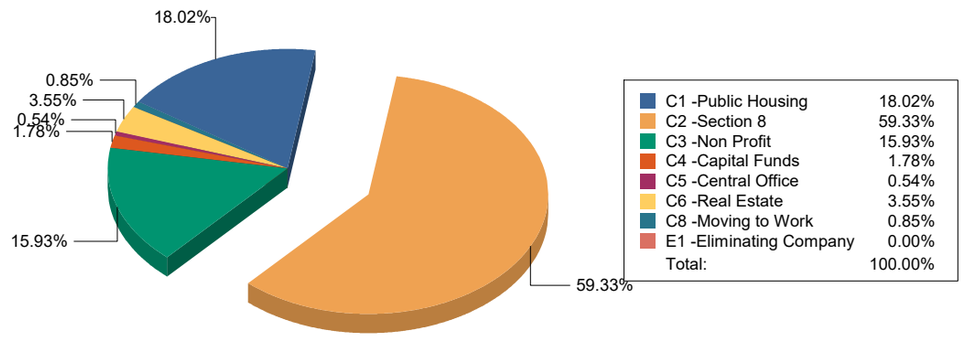
San Antonio Housing Authority
Combined Income Statement - Current Month
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Public Housing		Section 8		Beacon		Real Estate		Central Office		Community Initiatives		Subotal		Capital Funds		Elim Company		Combined Total	
	Actual	Budget	Actual	Budget	Actual	Budget	Actual	Budget	Actual	Budget	Actual	Budget	Actual	Budget	Actual	Budget	Actual	Budget	Actual	Budget
Revenue																				
Rental Revenue	860,688	731,124			2,220,295	2,369,010							3,080,983	3,100,134					3,080,983	3,100,134
Bad Debt, Net of Collections	(8,117)	10,892			(70,739)	(36,906)							(78,856)	(26,014)					(78,856)	(26,014)
Other Tenant Revenue	7,156	33,951			111,644	84,001							118,800	117,952			(688)		118,112	117,952
Grants	2,099,892	1,967,617	1,114,111	767,708	362,866	236,020					141,090	89,946	3,717,958	3,061,292	296,129	664,448	(17,786)	(15,121)	3,996,301	3,710,619
HAP Revenue			8,743,732	9,047,011									8,743,732	9,047,011					8,743,732	9,047,011
Miscellaneous Revenue	35,015	23,795	147	3,434	22,258	14,820	590,213	722,630	90,276	119,392	130	39,242	738,040	923,313			(79,808)	(89,183)	658,232	834,130
Net Revenue	2,994,634	2,767,379	9,857,990	9,818,152	2,646,324	2,666,946	590,213	722,630	90,276	119,392	141,220	129,188	16,320,658	16,223,687	296,129	664,448	(98,281)	(104,303)	16,518,505	16,783,832
Operating Expense																				
Salaries and Benefits	912,630	1,021,168	367,901	427,546	602,468	612,006	72,195	83,864	792,443	878,239	185,923	194,986	2,933,560	3,217,808		13,425			2,933,560	3,231,233
Supplies and Materials	143,415	176,711			62,709	97,663			688	3,334			206,812	277,708					206,812	277,708
Fleet Costs	18,195	12,637	1,697	3,049	1,353	2,104		784	4,898	2,577		241	26,143	21,392					26,143	21,392
Outside Services	442,714	622,518		146	229,135	304,293	5,609	5,724	18,948	18,428			696,406	951,108					696,406	951,108
Utilities	241,355	424,514			252,558	239,944	164	228	7,902	16,100			501,980	680,785					501,980	680,785
Protective Services	231,364	17,696		170	78,441	20,293		417	13,254	19,126		340	323,059	58,042					323,059	58,042
Insurance	51,117	136,539	18,387	15,978	24,944	126,589	2,285	1,143	29,685	12,921	9,783	4,368	136,202	297,538					136,202	297,538
HAP Expense			8,425,872	9,137,861									8,425,872	9,137,861					8,425,872	9,137,861
Other Expenses	67,925	179,375	59,284	140,883	91,736	156,167	47,453	67,775	106,718	194,711	23,025	57,654	396,142	796,564	11,951		(79,951)	(85,387)	328,141	711,177
Total Operating Expense	2,108,715	2,591,157	8,873,141	9,725,632	1,343,345	1,559,059	127,707	159,934	974,535	1,145,436	218,731	257,589	13,646,174	15,438,807	11,951	13,425	(79,951)	(85,387)	13,578,174	15,366,845
Total Operating Income	885,918	176,222	984,849	92,521	1,302,979	1,107,887	462,507	562,695	(884,259)	(1,026,044)	(77,511)	(128,401)	2,674,483	784,880	284,178	651,024	(18,330)	(18,916)	2,940,331	1,416,987
Non-Operating Income (Expense)																				
Interest Expense	(21,079)	(6,534)			(379,369)	(397,737)		(1,428)					(400,447)	(405,699)	(38,970)	(38,970)	84,038	84,328	(355,379)	(360,341)
Interest Income	78,857	80,912	35	1,845	19,188	64,456	84,168	105,577	406	13,732	5	63	182,659	266,585	10	1,918	(84,038)	(85,196)	98,630	183,306
Replacement/Extraordinary Item	(86,571)	(85,375)			(79,911)	(117,027)			(165)	(817)			(166,646)	(203,218)					(166,646)	(203,218)
Other Income (Expense)	(183,016)	(168,185)		725		(1,712)				1,092			(183,016)	(168,080)			17,786	15,121	(165,231)	(152,960)
Management Fees	(434,553)	(441,518)	(282,788)	(275,961)	(174,872)	(182,871)	(478)	(518)	1,039,990	935,915	(657)	(1,698)	146,641	33,349	(108,723)	(33,222)	(6,956)	3,796	30,962	3,922
Transfers	683,453	22,904	(934,920)		3,939		87,999		29,509		158,062	10,318	28,041	33,222	(28,042)	(33,222)			(1)	0
Total Non-Operating Income (Expense)	37,091	(597,795)	(1,217,674)	(273,391)	(611,024)	(634,891)	171,689	103,631	1,069,741	949,922	157,409	8,683	(392,769)	(443,840)	(175,725)	(103,497)	10,830	18,048	(557,664)	(529,290)
Surplus or Deficit Prior to Non-Cash Items	923,009	(421,573)	(232,825)	(180,871)	691,955	472,996	634,195	666,327	185,482	(76,122)	79,898	(119,718)	2,281,715	341,040	108,453	547,526	(7,500)	(869)	2,382,667	887,698
Non-Cash Items																				
Depreciation & Amortization	(771,044)	(764,456)	(1,466)	(179)	(392,389)	(342,894)	(1,166)	(779)	(13,031)	(9,117)	(268)	(268)	(1,179,365)	(1,117,694)					(1,179,365)	(1,117,694)
Non-Oper Income (Expense)	877,478	822,529					(1)	79	(71,907)		4,350		809,921	822,608		(401,744)			809,921	420,864
Total Non-Cash Items	106,434	58,072	(1,466)	(179)	(392,389)	(342,894)	(1,167)	(701)	(84,939)	(9,117)	4,083	(268)	(369,444)	(295,086)		(401,744)			(369,444)	(696,830)
Change In Net Assets	1,029,443	(363,500)	(234,291)	(181,049)	299,565	130,102	633,028	665,626	100,544	(85,238)	83,981	(119,986)	1,912,271	45,954	108,453	145,783	(7,500)	(869)	2,013,223	190,868

San Antonio Housing Authority
Combined Income Statement - Current Month
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

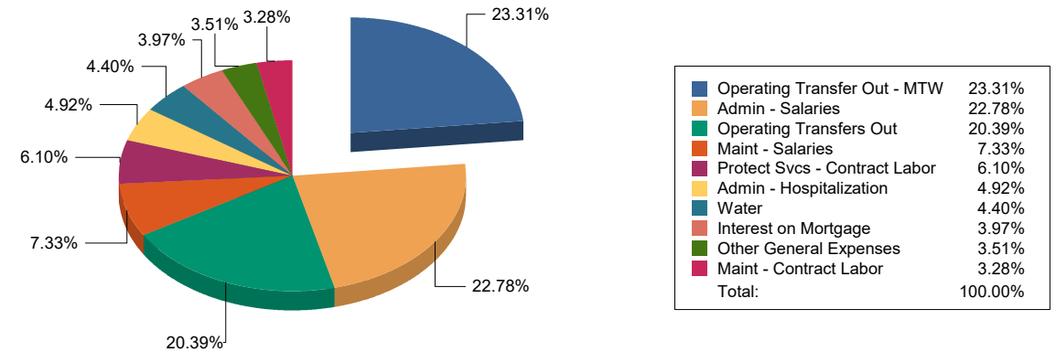
Net Revenue

by Line of Business



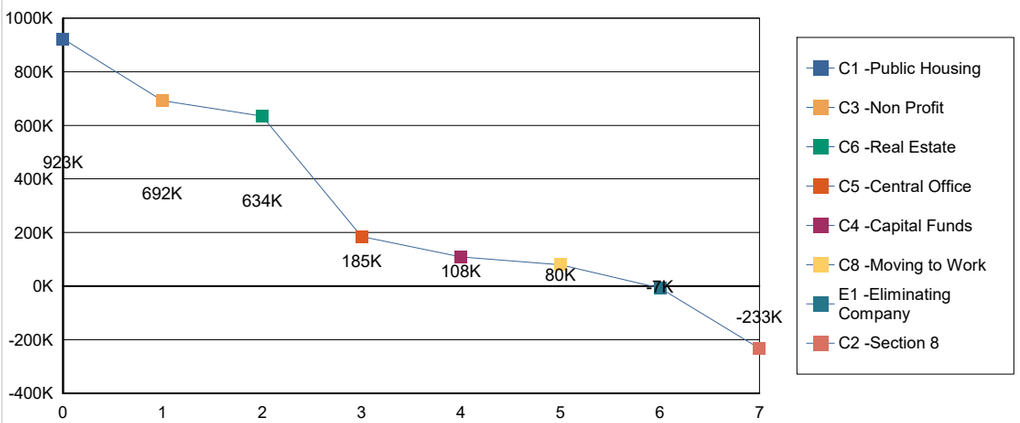
Top 10 Operating Expenses

Excluding HAP Expenses



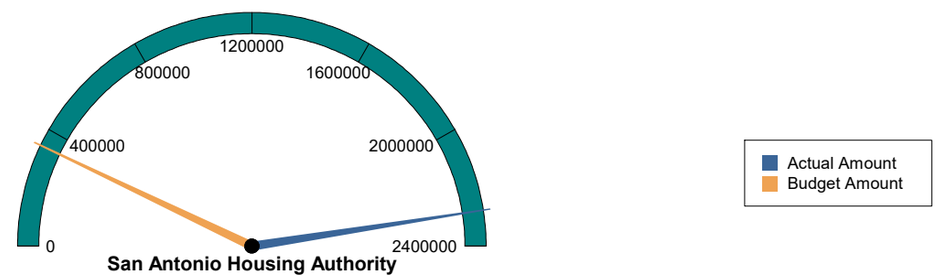
Surplus or Deficit Prior to Non-Cash Items

by Line of Business



Subtotal Surplus or Deficit Prior to Non-Cash Items

(Before Capital Funds)



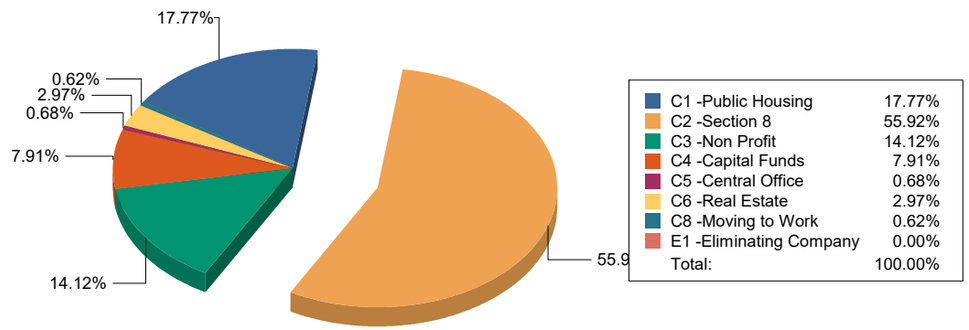
San Antonio Housing Authority
Combined Income Statement - Year-To-Date
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Public Housing		Section 8		Beacon		Real Estate		Central Office		Community Initiatives		Subotal		Capital Funds		Elim Company		Combined Total	
	Actual	Budget	Actual	Budget	Actual	Budget	Actual	Budget	Actual	Budget	Actual	Budget	Actual	Budget	Actual	Budget	Actual	Budget	Actual	Budget
Revenue																				
Rental Revenue	7,010,448	5,876,685			17,298,369	18,284,577							24,308,817	24,161,261					24,308,817	24,161,261
Bad Debt, Net of Collections	(386,816)	87,137			(337,311)	(295,250)							(724,128)	(208,113)					(724,128)	(208,113)
Other Tenant Revenue	109,817	272,265			766,356	672,011							876,173	944,276			(5,500)		870,673	944,276
Grants	18,296,921	16,396,783	7,217,409	6,141,663	2,186,324	1,888,164					734,822	719,570	28,435,476	25,146,180	11,217,411	5,315,585	(165,833)	(120,965)	39,487,054	30,340,800
HAP Revenue			72,063,341	72,376,085									72,063,341	72,376,085					72,063,341	72,376,085
Miscellaneous Revenue	166,466	190,363	4,653	27,472	111,587	118,563	4,217,505	5,812,899	970,048	955,134	138,933	313,936	5,609,191	7,418,367			(626,886)	(713,463)	4,982,305	6,704,904
Net Revenue	25,196,835	22,823,233	79,285,403	78,545,220	20,025,324	20,668,064	4,217,505	5,812,899	970,048	955,134	873,754	1,033,506	130,568,870	129,838,056	11,217,411	5,315,585	(798,219)	(834,427)	140,988,062	134,319,214
Operating Expense																				
Salaries and Benefits	7,296,240	8,169,342	2,956,444	3,420,365	4,795,868	4,896,049	530,667	670,911	6,502,430	7,025,808	1,396,158	1,559,889	23,477,807	25,742,364		107,397			23,477,807	25,849,761
Supplies and Materials	1,261,777	1,418,286			672,678	781,307			12,069	26,675			1,946,524	2,226,268					1,946,524	2,226,268
Fleet Costs	137,323	101,094	11,474	24,389	15,710	16,834	1,380	6,269	30,237	20,619		1,928	196,125	171,132					196,125	171,132
Outside Services	4,322,936	4,980,145	115	1,165	2,564,132	2,434,830	66,575	45,789	134,442	147,422			7,088,200	7,609,352					7,088,200	7,609,352
Utilities	3,392,679	3,396,777			1,991,565	1,919,550	1,149	1,824	99,758	128,800			5,485,152	5,446,951					5,485,152	5,446,951
Protective Services	1,746,878	141,571		1,361	367,889	162,346		3,333	107,249	153,188	2,586	2,719	2,224,602	464,519					2,224,602	464,519
Insurance	1,006,125	1,114,336	95,277	136,522	1,012,053	1,023,742	22,209	9,963	157,398	117,117	38,967	39,300	2,332,030	2,440,979					2,332,030	2,440,979
HAP Expense			67,207,934	73,102,886									67,207,934	73,102,886					67,207,934	73,102,886
Other Expenses	871,833	1,515,987	773,557	1,143,489	977,529	1,292,708	295,741	545,030	1,253,858	1,559,097	358,792	467,179	4,531,310	6,523,490	61,385		(671,300)	(683,097)	3,921,396	5,840,393
Total Operating Expense	20,035,791	20,837,537	71,044,802	77,830,178	12,397,426	12,527,365	917,722	1,283,121	8,297,441	9,178,726	1,796,503	2,071,015	114,489,684	123,727,942	61,385	107,397	(671,300)	(683,097)	113,879,769	123,152,241
Total Operating Income	5,161,044	1,985,696	8,240,601	715,042	7,627,898	8,140,699	3,299,784	4,529,778	(7,327,393)	(8,223,591)	(922,748)	(1,037,509)	16,079,186	6,110,114	11,156,026	5,208,189	(126,919)	(151,330)	27,108,293	11,166,973
Non-Operating Income (Expense)																				
Interest Expense	(163,466)	(52,272)			(3,149,193)	(3,189,779)	(621)	(16,254)					(3,313,280)	(3,258,305)	(327,831)	(327,831)	666,568	670,585	(2,974,544)	(2,915,552)
Interest Income	624,361	647,296	317	14,760	159,232	515,644	664,739	836,690	3,350	109,857	48	1,006	1,452,046	2,125,253	83	15,340	(666,568)	(673,646)	785,561	1,466,947
Replacement/Extraordinary Item	(1,034,687)	(684,462)			(978,099)	(936,213)			(420)	(6,533)			(2,013,206)	(1,627,208)					(2,013,206)	(1,627,208)
Other Income (Expense)	(1,471,065)	(1,401,838)	258	5,800	(13,213)	(13,695)			13,325	8,736			(1,470,694)	(1,400,997)			165,833	120,965	(1,304,861)	(1,280,032)
Management Fees	(3,644,139)	(3,532,141)	(2,230,306)	(2,207,691)	(1,417,540)	(1,462,966)	(5,716)	(4,146)	11,160,927	7,490,079	(11,980)	(13,585)	3,851,246	269,550	(4,312,475)	(265,779)	(46,414)	30,366	(507,643)	34,137
Transfers	2,143,605	179,797	(7,711,581)		916,322		3,865,371		(4,780)		1,159,562	85,982	368,499	265,779	(368,500)	(265,779)			(1)	0
Total Non-Operating Income (Expense)	(3,545,391)	(4,843,619)	(9,941,312)	(2,187,131)	(4,482,490)	(5,087,009)	4,523,773	816,290	11,172,402	7,602,138	1,147,630	73,402	(1,125,389)	(3,625,928)	(5,008,724)	(844,050)	119,419	148,269	(6,014,693)	(4,321,708)
Surplus or Deficit Prior to Non-Cash Items	1,615,654	(2,857,923)	(1,700,711)	(1,472,089)	3,145,408	3,053,690	7,823,556	5,346,069	3,845,009	(621,453)	224,881	(964,107)	14,953,797	2,484,187	6,147,302	4,364,139	(7,500)	(3,061)	21,093,600	6,845,265
Non-Cash Items																				
Depreciation & Amortization	(6,442,121)	(6,342,097)	(11,730)	(1,431)	(3,140,778)	(2,746,307)	(9,330)	(6,236)	(96,042)	(76,141)	(2,140)	(2,146)	(9,702,141)	(9,174,358)					(9,702,141)	(9,174,358)
Non-Oper Income (Expense)	4,972,101	6,580,231			4,912,424		(2,406,494)	631	(2,188,404)		(250,273)		5,039,353	6,580,862	(1,979,753)	(3,213,949)			3,059,600	3,366,913
Total Non-Cash Items	(1,470,020)	238,134	(11,730)	(1,431)	1,771,646	(2,746,307)	(2,415,824)	(5,605)	(2,284,447)	(76,141)	(252,413)	(2,146)	(4,662,789)	(2,593,496)	(1,979,753)	(3,213,949)			(6,642,542)	(5,807,444)
Change In Net Assets	145,634	(2,619,789)	(1,712,441)	(1,473,519)	4,917,054	307,383	5,407,732	5,340,464	1,560,562	(697,594)	(27,532)	(966,253)	10,291,009	(109,309)	4,167,549	1,150,190	(7,500)	(3,061)	14,451,058	1,037,820

San Antonio Housing Authority
Combined Income Statement - Year-To-Date
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

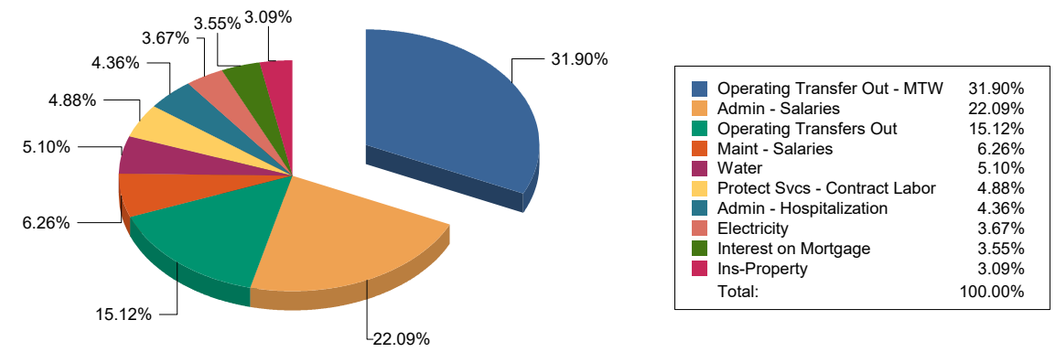
Net Revenue

by Line of Business



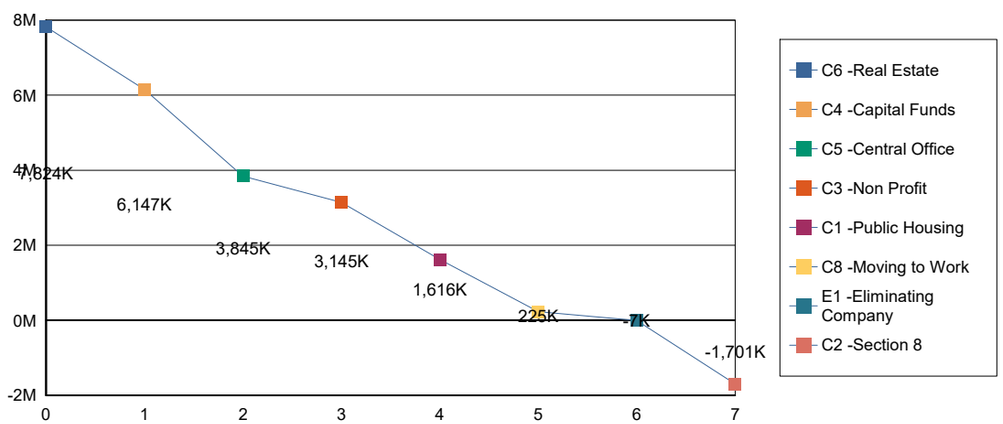
Top 10 Operating Expenses

Excluding HAP Expenses



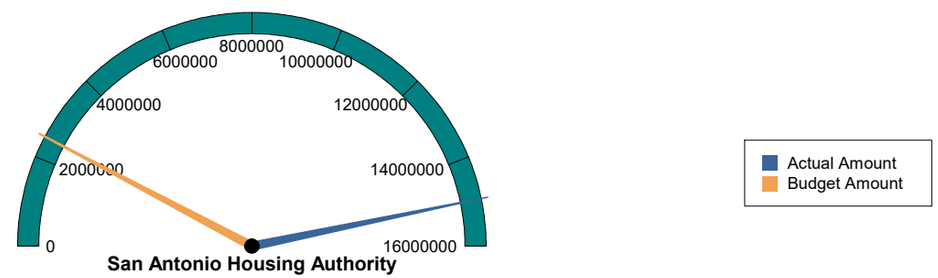
Surplus or Deficit Prior to Non-Cash Items

by Line of Business



Subtotal Surplus or Deficit Prior to Non-Cash Items

(Before Capital Funds)



SAHA SAN ANTONIO HOUSING AUTHORITY
Opportunity Lives Here

San Antonio Housing Authority
Summarized Combined Balance Sheet
Amounts in Thousands
Period Ending February 28, 2021

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	Public Housing		Section 8		Beacon		Real Estate Services		Central Office		Community Initiatives		Capital Funds		Eliminating Company		Combined Total	
	This Year	Last Year	This Year	Last Year	This Year	Last Year	This Year	Last Year	This Year	Last Year	This Year	Last Year	This Year	Last Year	This Year	Last Year	This Year	Last Year
Assets																		
Current Assets																		
Cash & Investments, Unrestricted	9,565	9,088	5,330	4,664	19,019	16,065	3,064	1,628	12,373	10,713	118	48					49,470	42,205
Cash & Investments, Restricted	16,952	13,643	1,402	1,365	21,926	17,798	1,658	1,129	251		576	737	8,080	1,242			50,845	35,914
Accounts Receivable	738	218	156	20	9,594	5,318	259	274	2,127	2,756	121	348	1,578	829	(7,855)	(6,177)	6,719	3,586
Prepaid Expenses and Other Current Assets	271	211	8,080	7,984	630	541	6	4	72	13	9	1					9,070	8,754
Total Current Assets	27,527	23,160	14,969	14,033	51,169	39,722	4,986	3,035	14,823	13,483	824	1,134	9,659	2,070	(7,855)	(6,177)	116,103	90,459
Fixed Assets																		
Land, Buildings and Equipment	388,540	388,104	800	854	174,326	118,300	41,587	27,192	3,078	2,971	41	41		100			608,372	537,563
Construction In Progress	12,768	7,119			12,794	3,770	1,548	532	35				27,290	19,110			54,435	30,531
Accumulated Depreciation	(300,929)	(291,908)	(739)	(775)	(91,370)	(64,536)	(187)	(178)	(2,377)	(2,364)	(36)	(33)					(395,639)	(359,794)
Total Fixed Assets	100,378	103,315	62	79	95,750	57,534	42,947	27,546	737	608	5	8	27,290	19,210			267,168	208,300
Other Non-Current Assets																		
Other Non-Current Assets	41,980	35,082			9,089	3,559	50,725	45,478						0	(34,664)	(5,386)	67,129	78,733
Total Other Non-Current Assets	41,980	35,082			9,089	3,559	50,725	45,478						0	(34,664)	(5,386)	67,129	78,733
Deferred Outflow of Resources																		
Deferred Outflow of Resources					3,444	1,832											3,444	1,832
Total Deferred Outflow of Resources					3,444	1,832											3,444	1,832
Total Assets & Deferred Outflow of Resources	169,885	161,557	15,031	14,112	159,452	102,647	98,658	76,059	15,560	14,091	828	1,142	36,949	21,280	(42,519)	(11,563)	453,843	379,324
Deferred Inflow of Resources																		
Current Liabilities																		
Trade Payable & Accruals	2,922	2,213	620	389	3,864	3,174	30	19	341	1,009	95	101	1,449	795	(2,014)	(1,491)	7,308	6,209
Other Current Liabilities	3,244	2,775	2,030	3,730	5,822	4,998	619	461	1,171	473	321	667	2,328	1,920	(5,883)	(4,694)	9,651	10,329
Total Current Liabilities	6,166	4,988	2,650	4,119	9,685	8,172	649	479	1,512	1,483	417	768	3,777	2,715	(7,897)	(6,185)	16,960	16,539
Non-Current Liabilities																		
Non-Current Long Term Debt	6,093	1,854	1,077	1,103	109,812	57,844	21,785	9,184					16,889	9,552	(32,955)	(5,378)	122,701	74,159
Total Non-Current Liabilities	6,093	1,854	1,077	1,103	109,812	57,844	21,785	9,184					16,889	9,552	(32,955)	(5,378)	122,701	74,159
Total Liabilities	12,259	6,842	3,727	5,222	119,497	66,016	22,434	9,663	1,512	1,483	417	768	20,665	12,267	(40,852)	(11,563)	139,660	90,697
Equity																		
Equity																		
Invested In Capital Assets	100,378	101,874	62	79	(11,989)	(487)	41,480	26,079	737	608	5	8	8,687	8,025	27,658	5,382	167,016	141,568
Restricted Net Assets	16,952	13,643	1,402	1,365	21,926	17,798	1,658	1,129	251		576	737	8,080	1,242			50,845	35,914
Unrestricted Net Assets	40,295	39,198	9,840	7,446	30,019	19,320	33,085	39,187	13,060	12,000	(169)	(372)	(483)	(253)	(29,326)	(5,382)	96,322	111,146
Total Equity	157,625	154,714	11,303	8,891	39,955	36,631	76,224	66,396	14,048	12,608	412	373	16,283	9,014	(1,667)	0	314,183	288,627
Total Liabilities and Equity	169,885	161,557	15,031	14,112	159,452	102,647	98,658	76,059	15,560	14,091	828	1,142	36,949	21,280	(42,519)	(11,563)	453,843	379,324

UNAUDITED
For Internal Use Only

Asset Management
Summarized Income Statement by Business Unit
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Operating Expense									
Salaries and Benefits	26,579	23,530	33,841	(10,311)	219,770	215,161	270,728	(55,567)	(20.53)
Insurance	305	730	302	428	3,393	3,794	2,825	969	34.32
Other Expenses	3,097	3,179	4,923	(1,744)	23,137	31,855	39,387	(7,532)	(19.12)
Total Operating Expense	29,981	27,439	39,066	(11,627)	246,300	250,810	312,940	(62,129)	(19.85)
Total Operating Income	(29,981)	(27,439)	(39,066)	11,627	(246,300)	(250,810)	(312,940)	62,129	(19.85)
Non-Operating Income (Expense)									
Management Fees	(66)	(97)	(86)	(11)	(548)	(762)	(685)	(77)	11.22
Transfers	34,776	29,509		29,509	247,090	255,668		255,668	100.00
Total Non-Operating Income (Expense)	34,710	29,413	(86)	29,499	246,542	254,906	(685)	255,591	(37,314.68)
Surplus or Deficit Prior to Non-Cash Items	4,729	1,974	(39,152)	41,126	242	4,095	(313,625)	317,720	(101.31)
Non-Cash Items									
Depreciation & Amortization	(147)	(905)	(147)	(759)	(1,174)	(1,930)	(1,174)	(756)	64.38
Total Non-Cash Items	(147)	(905)	(147)	(759)	(1,174)	(1,930)	(1,174)	(756)	64.38
Change In Net Assets	4,582	1,069	(39,299)	40,367	(932)	2,166	(314,799)	316,964	(100.69)

Brazos Warehouse Building
Summarized Income Statement by Business Unit
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Operating Expense									
Salaries and Benefits					11				
Supplies and Materials	108				689	6		6	100.00
Fleet Costs	29				667	3,123		3,123	100.00
Outside Services	150				40,498	3,597		3,597	100.00
Utilities	1,921	(58)		(58)	19,516	4,066		4,066	100.00
Protective Services									
Insurance					21,578	1,983		1,983	100.00
Other Expenses	6,358				9,131	24		24	100.00
Total Operating Expense	8,566	(58)		(58)	92,091	12,800		12,800	100.00
Total Operating Income	(8,566)	58		58	(92,091)	(12,800)		(12,800)	0.00
Non-Operating Income (Expense)									
Other Income (Expense)						5,625		5,625	100.00
Management Fees	(5)				(43)				
Total Non-Operating Income (Expense)	(5)				(43)	5,625		5,625	100.00
Surplus or Deficit Prior to Non-Cash Items	(8,571)	58		58	(92,134)	(7,175)		(7,175)	0.00
Non-Cash Items									
Depreciation & Amortization	(1,476)				(11,806)	(77)		(77)	100.00
Non-Oper Income (Expense)						(3,515)		(3,515)	100.00
Total Non-Cash Items	(1,476)				(11,806)	(3,592)		(3,592)	100.00
Change In Net Assets	(10,047)	58		58	(103,940)	(10,767)		(10,767)	0.00

Central Office Building
Summarized Income Statement by Business Unit
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Miscellaneous Revenue						13,140		13,140	100.00
Net Revenue						13,140		13,140	100.00
Operating Expense									
Salaries and Benefits	24,876	20,218	22,263	(2,045)	191,456	174,813	178,104	(3,291)	(1.85)
Supplies and Materials	2,113	688	3,276	(2,588)	17,087	11,967	26,211	(14,244)	(54.34)
Fleet Costs	93	113	808	(695)	2,798	7,572	6,464	1,108	17.15
Outside Services	6,080	13,694	17,965	(4,271)	77,434	94,086	143,718	(49,632)	(34.53)
Utilities	11,160	7,711	15,908	(8,197)	112,342	93,733	127,264	(33,531)	(26.35)
Protective Services	15,447	7,802	13,075	(5,273)	117,034	41,120	104,600	(63,480)	(60.69)
Insurance	1,060	1,133	1,819	(686)	15,757	23,875	15,081	8,794	58.31
Other Expenses	(93,656)	(54,494)	(100,267)	45,773	(804,484)	(762,699)	(802,140)	39,441	(4.92)
Total Operating Expense	(32,827)	(3,135)	(25,153)	22,018	(270,577)	(315,532)	(200,698)	(114,835)	57.22
Total Operating Income	32,827	3,135	25,153	(22,018)	270,577	328,673	200,698	127,975	63.77
Non-Operating Income (Expense)									
Replacement/Extraordinary Item			(817)	817		(256)	(6,533)	6,278	(96.09)
Other Income (Expense)			342	(342)	2,612	8,200	2,736	5,464	199.71
Management Fees	6,756	8,071	6,500	1,571	55,747	63,809	51,998	11,810	22.71
Total Non-Operating Income (Expense)	6,756	8,071	6,025	2,046	58,359	71,753	48,201	23,552	48.86
Surplus or Deficit Prior to Non-Cash Items	39,584	11,206	31,178	(19,972)	328,936	400,426	248,899	151,527	60.88
Non-Cash Items									
Depreciation & Amortization	(6,838)	(8,177)	(6,772)	(1,405)	(56,424)	(64,531)	(54,176)	(10,355)	19.11
Total Non-Cash Items	(6,838)	(8,177)	(6,772)	(1,405)	(56,424)	(64,531)	(54,176)	(10,355)	19.11
Change In Net Assets	32,745	3,029	24,407	(21,377)	272,512	335,895	194,723	141,172	72.50

COCC Management Agent
Summarized Income Statement by Business Unit
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Miscellaneous Revenue			333	(333)	3,810	100,000	2,667	97,333	3,650.04
Net Revenue			333	(333)	3,810	100,000	2,667	97,333	3,650.04
Operating Expense									
Salaries and Benefits	5,148	5,367	5,832	(464)	28,497	40,763	46,653	(5,891)	(12.63)
Outside Services		5,251		5,251	4,512	36,722		36,722	100.00
Insurance	230	285	113	172	1,045	1,161	1,051	111	10.52
Other Expenses	613	761	1,101	(339)	35,596	360,777	26,285	334,492	1,272.57
Total Operating Expense	5,991	11,665	7,045	4,619	69,649	439,423	73,989	365,434	493.90
Total Operating Income	(5,991)	(11,665)	(6,712)	(4,952)	(65,839)	(339,423)	(71,322)	(268,101)	375.90
Non-Operating Income (Expense)									
Interest Income	9,081	406	13,732	(13,326)	93,966	3,350	109,857	(106,507)	(96.95)
Management Fees	668,231	848,971	699,722	149,249	5,392,728	9,618,197	5,597,777	4,020,419	71.82
Transfers						(260,448)		(260,448)	100.00
Total Non-Operating Income (Expense)	677,311	849,377	713,454	135,923	5,486,694	9,361,099	5,707,634	3,653,465	64.01
Surplus or Deficit Prior to Non-Cash Items	671,320	837,713	706,742	130,971	5,420,855	9,021,676	5,636,312	3,385,364	60.06
Non-Cash Items									
Non-Oper Income (Expense)		(67,557)		(67,557)		(2,180,539)		(2,180,539)	100.00
Total Non-Cash Items		(67,557)		(67,557)		(2,180,539)		(2,180,539)	100.00
Change In Net Assets	671,320	770,156	706,742	63,414	5,420,855	6,841,137	5,636,312	1,204,825	21.38

Construction Services
Summarized Income Statement by Business Unit
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Operating Expense									
Salaries and Benefits	37,430	39,724	33,462	6,262	325,463	292,208	267,697	24,511	9.16
Supplies and Materials			50	(50)		70	400	(331)	(82.63)
Fleet Costs	826	2,670	1,083	1,587	6,787	13,555	8,667	4,888	56.40
Outside Services	119		4	(4)	172	14	32	(18)	(56.25)
Insurance	1,210	1,323	1,060	262	12,267	11,215	9,542	1,674	17.54
Other Expenses	10,339	6,631	11,155	(4,523)	86,581	65,182	89,238	(24,057)	(26.96)
Total Operating Expense	49,923	50,349	46,815	3,534	431,270	382,243	375,575	6,668	1.78
Total Operating Income	(49,923)	(50,349)	(46,815)	(3,534)	(431,270)	(382,243)	(375,575)	(6,668)	1.78
Non-Operating Income (Expense)									
Other Income (Expense)			750	(750)			6,000	(6,000)	(100.00)
Management Fees	(1,188)	(1,185)	(1,205)	20	(9,563)	(9,480)	(9,642)	162	(1.68)
Total Non-Operating Income (Expense)	(1,188)	(1,185)	(455)	(730)	(9,563)	(9,480)	(3,642)	(5,838)	160.28
Surplus or Deficit Prior to Non-Cash Items	(51,112)	(51,534)	(47,270)	(4,264)	(440,833)	(391,723)	(379,218)	(12,506)	3.30
Non-Cash Items									
Depreciation & Amortization	(806)	(709)		(709)	(6,444)	(8,894)	(3,209)	(5,685)	177.15
Total Non-Cash Items	(806)	(709)		(709)	(6,444)	(8,894)	(3,209)	(5,685)	177.15
Change In Net Assets	(51,917)	(52,243)	(47,270)	(4,973)	(447,277)	(400,617)	(382,427)	(18,190)	4.76

Executive Office
Summarized Income Statement by Business Unit
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Operating Expense									
Salaries and Benefits	116,128	100,341	95,102	5,239	593,850	744,083	760,819	(16,736)	(2.20)
Supplies and Materials									
Fleet Costs	78		158	(158)	463	1,156	1,264	(108)	(8.55)
Outside Services			1	(1)	10		8	(8)	(100.00)
Utilities		112	92	20	985	720	736	(16)	(2.23)
Protective Services					141	4,089		4,089	100.00
Insurance	661	1,512	816	696	8,493	10,018	7,450	2,568	34.47
Other Expenses	32,886	15,883	36,556	(20,673)	259,584	140,561	292,446	(151,886)	(51.94)
Total Operating Expense	149,753	117,848	132,725	(14,878)	863,525	900,625	1,062,723	(162,098)	(15.25)
Total Operating Income	(149,753)	(117,848)	(132,725)	14,878	(863,525)	(900,625)	(1,062,723)	162,098	(15.25)
Non-Operating Income (Expense)									
Replacement/Extraordinary Item					(171)				
Management Fees	26,685	24,546	30,213	(5,667)	153,140	182,507	241,702	(59,195)	(24.49)
Total Non-Operating Income (Expense)	26,685	24,546	30,213	(5,667)	152,969	182,507	241,702	(59,195)	(24.49)
Surplus or Deficit Prior to Non-Cash Items	(123,068)	(93,302)	(102,513)	9,211	(710,556)	(718,119)	(821,021)	102,902	(12.53)
Non-Cash Items									
Depreciation & Amortization	(747)	(1,504)	(747)	(757)	(5,980)	(6,722)	(5,980)	(743)	12.42
Total Non-Cash Items	(747)	(1,504)	(747)	(757)	(5,980)	(6,722)	(5,980)	(743)	12.42
Change In Net Assets	(123,816)	(94,806)	(103,260)	8,454	(716,536)	(724,841)	(827,001)	102,160	(12.35)

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Finance & Accounting
Summarized Income Statement by Business Unit
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

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Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Miscellaneous Revenue		1,490	7,925	(6,435)	3,642	1,490	63,400	(61,910)	(97.65)
Net Revenue		1,490	7,925	(6,435)	3,642	1,490	63,400	(61,910)	(97.65)
Operating Expense									
Salaries and Benefits	122,025	119,258	158,182	(38,924)	967,046	1,100,976	1,265,458	(164,482)	(13.00)
Insurance	3,605	5,136	1,980	3,156	22,117	22,916	18,295	4,621	25.26
Other Expenses	16,801	16,633	35,075	(18,442)	193,273	172,089	280,600	(108,512)	(38.67)
Total Operating Expense	142,431	141,027	195,237	(54,210)	1,182,436	1,295,981	1,564,353	(268,372)	(17.16)
Total Operating Income	(142,431)	(139,537)	(187,312)	47,775	(1,178,795)	(1,294,491)	(1,500,953)	206,463	(13.76)
Non-Operating Income (Expense)									
Management Fees	30,976	34,995	49,330	(14,335)	270,717	304,981	397,607	(92,626)	(23.30)
Total Non-Operating Income (Expense)	30,976	34,995	49,330	(14,335)	270,717	304,981	397,607	(92,626)	(23.30)
Surplus or Deficit Prior to Non-Cash Items	(111,456)	(104,542)	(137,982)	33,440	(908,078)	(989,509)	(1,103,346)	113,837	(10.32)

Human Resources
Summarized Income Statement by Business Unit
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Operating Expense									
Salaries and Benefits	55,046	64,808	68,343	(3,536)	461,789	485,007	546,746	(61,739)	(11.29)
Outside Services			392	(392)			3,136	(3,136)	(100.00)
Protective Services			83	(83)	143		664	(664)	(100.00)
Insurance	1,211	2,983	805	2,177	10,116	11,451	7,524	3,926	52.18
Other Expenses	16,004	17,401	39,109	(21,707)	260,733	270,480	312,869	(42,389)	(13.55)
Total Operating Expense	72,261	85,191	108,732	(23,541)	732,780	766,938	870,939	(104,001)	(11.94)
Total Operating Income	(72,261)	(85,191)	(108,732)	23,541	(732,780)	(766,938)	(870,939)	104,001	(11.94)
Non-Operating Income (Expense)									
Replacement/Extraordinary Item		(165)		(165)		(165)		(165)	100.00
Management Fees	12,712	17,469	24,396	(6,927)	131,420	152,771	195,171	(42,400)	(21.72)
Total Non-Operating Income (Expense)	12,712	17,304	24,396	(7,092)	131,420	152,606	195,171	(42,565)	(21.81)
Surplus or Deficit Prior to Non-Cash Items	(59,549)	(67,887)	(84,336)	16,449	(601,360)	(614,331)	(675,768)	61,437	(9.09)

Internal Audit
Summarized Income Statement by Business Unit
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Operating Expense									
Salaries and Benefits	27,393	38,553	32,893	5,660	217,083	275,650	263,143	12,507	4.75
Fleet Costs	149		20	(20)	421	135	160	(25)	(15.73)
Outside Services									
Insurance	839	1,313	462	852	5,255	5,366	4,205	1,161	27.61
Other Expenses	4,042	3,554	8,544	(4,990)	47,231	34,799	68,354	(33,554)	(49.09)
Total Operating Expense	32,423	43,420	41,919	1,501	269,989	315,951	335,862	(19,911)	(5.93)
Total Operating Income	(32,423)	(43,420)	(41,919)	(1,501)	(269,989)	(315,951)	(335,862)	19,911	(5.93)
Non-Operating Income (Expense)									
Management Fees	5,789	9,065	9,624	(559)	49,016	64,262	76,989	(12,727)	(16.53)
Total Non-Operating Income (Expense)	5,789	9,065	9,624	(559)	49,016	64,262	76,989	(12,727)	(16.53)
Surplus or Deficit Prior to Non-Cash Items	(26,635)	(34,355)	(32,295)	(2,060)	(220,974)	(251,688)	(258,873)	7,185	(2.78)
Non-Cash Items									
Depreciation & Amortization	(308)	(307)	(308)	1	(2,464)	(2,457)	(2,464)	7	(.27)
Total Non-Cash Items	(308)	(307)	(308)	1	(2,464)	(2,457)	(2,464)	7	(.27)
Change In Net Assets	(26,943)	(34,662)	(32,603)	(2,059)	(223,438)	(254,146)	(261,337)	7,191	(2.75)

Legal Services
Summarized Income Statement by Business Unit
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Miscellaneous Revenue	25,994	13,266	30,712	(17,446)	185,338	158,623	245,694	(87,071)	(35.44)
Net Revenue	25,994	13,266	30,712	(17,446)	185,338	158,623	245,694	(87,071)	(35.44)
Operating Expense									
Salaries and Benefits	16,713	15,840	17,215	(1,376)	138,287	138,335	137,722	614	.45
Insurance	319	365	167	198	2,522	2,044	1,538	506	32.93
Other Expenses	10,989	5,707	12,924	(7,217)	95,551	89,459	103,392	(13,933)	(13.48)
Total Operating Expense	28,020	21,912	30,306	(8,394)	236,360	229,839	242,651	(12,813)	(5.28)
Total Operating Income	(2,026)	(8,646)	406	(9,052)	(51,022)	(71,216)	3,042	(74,258)	(2,440.76)
Non-Operating Income (Expense)									
Management Fees	232	1,685	(133)	1,818	8,073	13,601	(1,066)	14,667	(1,376.31)
Total Non-Operating Income (Expense)	232	1,685	(133)	1,818	8,073	13,601	(1,066)	14,667	(1,376.31)
Surplus or Deficit Prior to Non-Cash Items	(1,794)	(6,961)	273	(7,234)	(42,949)	(57,614)	1,977	(59,591)	(3,014.62)

Annie Casey
Summarized Income Statement by Business Unit
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Miscellaneous Revenue			4,272	(4,272)	49,793	25,607	34,174	(8,567)	(25.07)
Net Revenue			4,272	(4,272)	49,793	25,607	34,174	(8,567)	(25.07)
Operating Expense									
Salaries and Benefits			4,252	(4,252)	49,605	25,607	34,014	(8,407)	(24.72)
Insurance			20	(20)	250		159	(159)	(100.00)
Other Expenses					(62)				
Total Operating Expense			4,272	(4,272)	49,793	25,607	34,174	(8,567)	(25.07)
Total Operating Income								0	0.00

Early Engagement
Summarized Income Statement by Business Unit
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Operating Expense									
Salaries and Benefits	175				1,278				
Protective Services	564		250	(250)	1,105		2,000	(2,000)	(100.00)
Insurance	10				21				
Other Expenses	3,173		1,608	(1,608)	9,969		12,867	(12,867)	(100.00)
Total Operating Expense	3,922		1,858	(1,858)	12,372		14,867	(14,867)	(100.00)
Total Operating Income	(3,922)		(1,858)	1,858	(12,372)		(14,867)	14,867	(100.00)

Health and Wellness
Summarized Income Statement by Business Unit
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Operating Expense									
Other Expenses					44				
Total Operating Expense					44				
Total Operating Income					(44)			0	0.00

MTW Program Administration
Summarized Income Statement by Business Unit
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Miscellaneous Revenue									
Net Revenue									
Operating Expense									
Salaries and Benefits	59,402	92,342	65,052	27,289	474,924	596,538	520,420	76,118	14.63
Fleet Costs	233		241	(241)	5,266		1,928	(1,928)	(100.00)
Outside Services									
Protective Services	645		17	(17)	984	2,586	136	2,450	1,801.29
Insurance	3,155	5,599	2,888	2,711	23,010	29,672	27,439	2,233	8.14
Other Expenses	33,020	(26,878)	35,922	(62,800)	282,493	224,241	290,827	(66,586)	(22.90)
Total Operating Expense	96,454	71,063	104,121	(33,058)	786,676	853,037	840,749	12,287	1.46
Total Operating Income	(96,454)	(71,063)	(104,121)	33,058	(786,676)	(853,037)	(840,749)	(12,287)	1.46
Non-Operating Income (Expense)									
Interest Income		1		1	500	5	500	(495)	(98.99)
Other Income (Expense)									
Management Fees	(581)	(653)	(865)	212	(7,753)	(6,829)	(6,921)	93	(1.34)
Transfers	122,832	158,062	10,318	147,744	910,571	975,319	85,982	889,337	1,034.33
Total Non-Operating Income (Expense)	122,252	157,409	9,453	147,956	903,318	968,495	79,561	888,935	1,117.30
Surplus or Deficit Prior to Non-Cash Items	25,798	86,346	(94,668)	181,014	116,642	115,458	(761,189)	876,647	(115.17)

Res Ambassador Empowerment Pgm
Summarized Income Statement by Business Unit
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Operating Expense									
Salaries and Benefits	3,979	439	7,337	(6,898)	35,338	25,590	58,699	(33,110)	(56.41)
Insurance	240	48	216	(168)	584	457	1,728	(1,271)	(73.56)
Other Expenses			8	(8)			67	(67)	(100.00)
Total Operating Expense	4,218	487	7,562	(7,075)	35,922	26,047	60,494	(34,447)	(56.94)
Total Operating Income	(4,218)	(487)	(7,562)	7,075	(35,922)	(26,047)	(60,494)	34,447	(56.94)

Summer Youth Program
Summarized Income Statement by Business Unit
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Operating Expense									
Salaries and Benefits			10,369	(10,369)	37,715		82,951	(82,951)	(100.00)
Insurance			960	(960)	44		7,680	(7,680)	(100.00)
Other Expenses			175	(175)	50		1,400	(1,400)	(100.00)
Total Operating Expense			11,504	(11,504)	37,809		92,031	(92,031)	(100.00)
Total Operating Income			(11,504)	11,504	(37,809)		(92,031)	92,031	(100.00)

Policy And Planning
Summarized Income Statement by Business Unit
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Miscellaneous Revenue		1,000		1,000	5,247	1,000		1,000	100.00
Net Revenue		1,000		1,000	5,247	1,000		1,000	100.00
Operating Expense									
Salaries and Benefits	27,774	31,784	34,948	(3,164)	236,160	248,187	279,583	(31,397)	(11.23)
Insurance	593	1,069	406	663	4,595	4,714	3,731	982	26.32
Other Expenses	5,333	7,004	11,624	(4,620)	55,768	91,668	92,995	(1,327)	(1.43)
Total Operating Expense	33,700	39,857	46,979	(7,121)	296,523	344,568	376,310	(31,742)	(8.43)
Total Operating Income	(33,700)	(38,857)	(46,979)	8,121	(291,276)	(343,568)	(376,310)	32,742	(8.70)
Non-Operating Income (Expense)									
Management Fees	5,966	8,914	10,660	(1,746)	52,542	70,274	85,279	(15,005)	(17.60)
Total Non-Operating Income (Expense)	5,966	8,914	10,660	(1,746)	52,542	70,274	85,279	(15,005)	(17.60)
Surplus or Deficit Prior to Non-Cash Items	(27,734)	(29,943)	(36,319)	6,376	(238,734)	(273,294)	(291,031)	17,737	(6.09)
Non-Cash Items									
Depreciation & Amortization	(69)				(552)				
Non-Oper Income (Expense)		(4,350)		(4,350)		(4,350)		(4,350)	100.00
Total Non-Cash Items	(69)	(4,350)		(4,350)	(552)	(4,350)		(4,350)	100.00
Change In Net Assets	(27,803)	(34,293)	(36,319)	2,026	(239,286)	(277,645)	(291,031)	13,386	(4.60)

Procurement
Summarized Income Statement by Business Unit
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Miscellaneous Revenue					56				
Net Revenue					56				
Operating Expense									
Salaries and Benefits	45,092	46,537	49,896	(3,358)	388,469	374,563	399,165	(24,602)	(6.16)
Insurance	1,383	2,194	595	1,599	7,747	7,689	5,500	2,189	39.80
Other Expenses	6,418	7,132	9,726	(2,593)	60,948	56,090	77,807	(21,718)	(27.91)
Total Operating Expense	52,894	55,864	60,216	(4,353)	457,163	438,342	482,472	(44,130)	(9.15)
Total Operating Income	(52,894)	(55,864)	(60,216)	4,353	(457,107)	(438,342)	(482,472)	44,130	(9.15)
Non-Operating Income (Expense)									
Management Fees	9,347	11,405	13,579	(2,174)	81,687	87,924	108,632	(20,708)	(19.06)
Total Non-Operating Income (Expense)	9,347	11,405	13,579	(2,174)	81,687	87,924	108,632	(20,708)	(19.06)
Surplus or Deficit Prior to Non-Cash Items	(43,547)	(44,459)	(46,637)	2,178	(375,421)	(350,418)	(373,841)	23,422	(6.27)
Non-Cash Items									
Depreciation & Amortization	(313)	(312)	(313)	1	(2,504)	(2,497)	(2,504)	7	(.27)
Total Non-Cash Items	(313)	(312)	(313)	1	(2,504)	(2,497)	(2,504)	7	(.27)
Change In Net Assets	(43,860)	(44,771)	(46,950)	2,179	(377,924)	(352,915)	(376,344)	23,429	(6.23)

SAHFC Property Mgmt Admin
Summarized Income Statement by Business Unit
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Operating Expense									
Salaries and Benefits	32,144	32,234	35,856	(3,622)	278,500	242,984	286,845	(43,861)	(15.29)
Fleet Costs	18		58	(58)	1,115	415	464	(49)	(10.46)
Outside Services			2	(2)			16	(16)	(100.00)
Insurance	532	1,089	388	701	4,593	4,175	3,567	607	17.03
Other Expenses	4,822	6,309	8,724	(2,415)	45,757	65,277	70,737	(5,460)	(7.72)
Total Operating Expense	37,517	39,631	45,028	(5,397)	329,966	312,851	361,629	(48,778)	(13.49)
Total Operating Income	(37,517)	(39,631)	(45,028)	5,397	(329,966)	(312,851)	(361,629)	48,778	(13.49)
Non-Operating Income (Expense)									
Interest Income		124		124		516		516	100.00
Other Income (Expense)						(6,040)		(6,040)	100.00
Management Fees	21,597	35,042	23,296	11,746	163,524	261,498	186,365	75,133	40.32
Total Non-Operating Income (Expense)	21,597	35,166	23,296	11,870	163,524	255,974	186,365	69,609	37.35
Surplus or Deficit Prior to Non-Cash Items	(15,920)	(4,465)	(21,732)	17,267	(166,442)	(56,877)	(175,264)	118,387	(67.55)
Non-Cash Items									
Depreciation & Amortization	(391)	(390)	(391)	1	(3,125)	(3,117)	(3,125)	9	(.27)
Total Non-Cash Items	(391)	(390)	(391)	1	(3,125)	(3,117)	(3,125)	9	(.27)
Change In Net Assets	(16,310)	(4,855)	(22,123)	17,268	(169,567)	(59,994)	(178,389)	118,396	(66.37)

Property Management - PH
Summarized Income Statement by Business Unit
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Operating Expense									
Salaries and Benefits	78,976	83,792	102,302	(18,510)	632,384	727,791	818,415	(90,624)	(11.07)
Fleet Costs	28	32	192	(160)	733	742	1,536	(794)	(51.67)
Outside Services					3				
Utilities						156		156	100.00
Protective Services	200				200	658		658	100.00
Insurance	2,293	3,712	1,361	2,351	15,128	16,244	12,583	3,661	29.09
Other Expenses	20,861	17,487	25,720	(8,233)	193,196	205,544	205,762	(218)	(.11)
Total Operating Expense	102,357	105,023	129,575	(24,552)	841,644	951,134	1,038,295	(87,161)	(8.39)
Total Operating Income	(102,357)	(105,023)	(129,575)	24,552	(841,644)	(951,134)	(1,038,295)	87,161	(8.39)
Non-Operating Income (Expense)									
Other Income (Expense)					1,756	(500)		(500)	100.00
Management Fees	(430)	(628)	(434)	(194)	(3,668)	(8,061)	(3,475)	(4,586)	131.99
Total Non-Operating Income (Expense)	(430)	(628)	(434)	(194)	(1,912)	(8,561)	(3,475)	(5,086)	146.38
Surplus or Deficit Prior to Non-Cash Items	(102,788)	(105,651)	(130,009)	24,358	(843,556)	(959,696)	(1,041,770)	82,074	(7.88)
Non-Cash Items									
Depreciation & Amortization	(244)	(243)	(244)	1	(1,951)	(1,946)	(1,952)	5	(.28)
Total Non-Cash Items	(244)	(243)	(244)	1	(1,951)	(1,946)	(1,952)	5	(.28)
Change In Net Assets	(103,032)	(105,895)	(130,253)	24,358	(845,508)	(961,642)	(1,043,721)	82,080	(7.86)

Public Affairs
Summarized Income Statement by Business Unit
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Miscellaneous Revenue	544	1,125	3,798	(2,673)	17,863	20,531	30,381	(9,850)	(32.42)
Net Revenue	544	1,125	3,798	(2,673)	17,863	20,531	30,381	(9,850)	(32.42)
Operating Expense									
Salaries and Benefits	27,915	36,570	40,812	(4,242)	262,295	311,169	326,495	(15,326)	(4.69)
Utilities		138	100	38	819	1,083	800	283	35.36
Protective Services					741				
Insurance	712	1,455	523	933	5,425	6,172	4,828	1,344	27.84
Other Expenses	24,566	23,344	30,238	(6,894)	254,692	172,849	241,906	(69,057)	(28.55)
Total Operating Expense	53,194	61,507	71,673	(10,166)	523,971	491,273	574,029	(82,756)	(14.42)
Total Operating Income	(52,650)	(60,382)	(67,875)	7,494	(506,109)	(470,742)	(543,647)	72,906	(13.41)
Non-Operating Income (Expense)									
Management Fees	9,332	12,510	15,485	(2,975)	92,001	95,259	123,880	(28,621)	(23.10)
Total Non-Operating Income (Expense)	9,332	12,510	15,485	(2,975)	92,001	95,259	123,880	(28,621)	(23.10)
Surplus or Deficit Prior to Non-Cash Items	(43,318)	(47,872)	(52,390)	4,519	(414,108)	(375,483)	(419,768)	44,285	(10.55)

Dev Srvcs & Neighborhood Rev
Summarized Income Statement by Business Unit
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Miscellaneous Revenue			608	(608)	100		4,864	(4,864)	(100.00)
Net Revenue			608	(608)	100		4,864	(4,864)	(100.00)
Operating Expense									
Salaries and Benefits	50,266	56,892	59,652	(2,760)	406,048	408,911	477,217	(68,307)	(14.31)
Supplies and Materials									
Fleet Costs	3,111		784	(784)	4,344	1,380	6,269	(4,889)	(77.98)
Outside Services	1,342	381	8	373	10,237	3,066	64	3,002	4,690.97
Utilities					445				
Protective Services	141		417	(417)	1,329		3,333	(3,333)	(100.00)
Insurance	1,282	1,761	748	1,013	10,761	9,606	6,806	2,801	41.16
Other Expenses	19,941	26,998	60,422	(33,423)	220,616	187,899	483,374	(295,475)	(61.13)
Total Operating Expense	76,083	86,033	122,031	(35,998)	653,778	610,863	977,064	(366,201)	(37.48)
Total Operating Income	(76,083)	(86,033)	(121,423)	35,390	(653,678)	(610,863)	(972,200)	361,337	(37.17)
Non-Operating Income (Expense)									
Interest Expense	(264)		(1,428)	1,428	(7,607)	(621)	(11,422)	10,800	(94.56)
Management Fees	(323)	(478)	(518)	39	(4,166)	(5,472)	(4,140)	(1,332)	32.17
Transfers	57,084	50,000		50,000	704,886	500,000		500,000	100.00
Total Non-Operating Income (Expense)	56,497	49,522	(1,945)	51,467	693,113	493,906	(15,562)	509,468	(3,273.75)
Surplus or Deficit Prior to Non-Cash Items	(19,586)	(36,512)	(123,368)	86,856	39,434	(116,957)	(987,762)	870,805	(88.16)
Non-Cash Items									
Depreciation & Amortization	(429)	(429)		(429)	(3,398)	(3,434)		(3,434)	100.00
Non-Oper Income (Expense)			156	(156)			1,249	(1,249)	(100.00)
Total Non-Cash Items	(429)	(429)	156	(585)	(3,398)	(3,434)	1,249	(4,683)	(375.07)
Change In Net Assets	(20,015)	(36,941)	(123,212)	86,271	36,036	(120,391)	(986,514)	866,122	(87.80)

Receivable Transaction Process
Summarized Income Statement by Business Unit
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

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Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Operating Expense									
Salaries and Benefits	392	338	454	(116)	3,612	2,693	3,634	(941)	(25.89)
Insurance	22	13	7	7	81	51	61	(10)	(16.23)
Other Expenses	5,561	3,041	4,555	(1,514)	26,761	42,261	36,438	5,824	15.98
Total Operating Expense	5,975	3,392	5,016	(1,623)	30,454	45,005	40,132	4,873	12.14
Total Operating Income	(5,975)	(3,392)	(5,016)	1,623	(30,454)	(45,005)	(40,132)	(4,873)	12.14
Non-Operating Income (Expense)									
Management Fees	5,975	3,380	5,017	(1,637)	30,454	45,005	40,132	4,873	12.14
Total Non-Operating Income (Expense)	5,975	3,380	5,017	(1,637)	30,454	45,005	40,132	4,873	12.14
Surplus or Deficit Prior to Non-Cash Items		(12)	1	(13)			0	0	(100.00)

Regulatory Oversight
Summarized Income Statement by Business Unit
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Operating Expense									
Salaries and Benefits	9,569	2,374	9,339	(6,965)	77,238	55,951	74,711	(18,761)	(25.11)
Fleet Costs									
Insurance	173	92	96	(3)	1,709	662	877	(214)	(24.45)
Other Expenses	1,125	996	3,091	(2,096)	11,147	13,366	24,731	(11,366)	(45.96)
Total Operating Expense	10,867	3,462	12,526	(9,064)	90,094	69,979	100,319	(30,340)	(30.24)
Total Operating Income	(10,867)	(3,462)	(12,526)	9,064	(90,094)	(69,979)	(100,319)	30,340	(30.24)
Non-Operating Income (Expense)									
Management Fees	1,951	696	2,858	(2,162)	16,482	14,217	22,863	(8,646)	(37.82)
Total Non-Operating Income (Expense)	1,951	696	2,858	(2,162)	16,482	14,217	22,863	(8,646)	(37.82)
Surplus or Deficit Prior to Non-Cash Items	(8,916)	(2,766)	(9,668)	6,902	(73,612)	(55,762)	(77,456)	21,694	(28.01)

Risk Management
Summarized Income Statement by Business Unit
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Miscellaneous Revenue			10,767	(10,767)	125,655	126,512	86,136	40,376	46.87
Net Revenue			10,767	(10,767)	125,655	126,512	86,136	40,376	46.87
Operating Expense									
Salaries and Benefits	6,801	11,844	12,595	(751)	65,607	100,720	100,761	(41)	(.04)
Insurance	300	630	212	417	2,093	2,251	1,941	310	15.97
Other Expenses	2,149	1,114	2,991	(1,877)	18,970	14,102	23,927	(9,825)	(41.06)
Total Operating Expense	9,250	13,588	15,798	(2,211)	86,670	117,073	126,629	(9,556)	(7.55)
Total Operating Income	(9,250)	(13,588)	(5,031)	(8,556)	38,985	9,439	(40,493)	49,932	(123.31)
Non-Operating Income (Expense)									
Management Fees	1,634	2,825	1,132	1,694	14,109	20,771	9,055	11,716	129.39
Total Non-Operating Income (Expense)	1,634	2,825	1,132	1,694	14,109	20,771	9,055	11,716	129.39
Surplus or Deficit Prior to Non-Cash Items	(7,616)	(10,762)	(3,899)	(6,863)	53,094	30,210	(31,438)	61,648	(196.09)

Security Division - Admin
Summarized Income Statement by Business Unit
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Operating Expense									
Salaries and Benefits	15,739	20,740	23,543	(2,803)	140,125	156,326	188,345	(32,018)	(17.00)
Fleet Costs	355	17	216	(199)	1,658	866	1,728	(862)	(49.87)
Outside Services	20	3	8	(5)	59	22	64	(42)	(65.63)
Protective Services	7,896	5,452	5,608	(156)	64,754	61,382	44,864	16,518	36.82
Insurance	434	835	369	466	3,499	4,103	3,320	783	23.59
Other Expenses	3,585	2,622	3,978	(1,356)	25,285	29,193	31,826	(2,632)	(8.27)
Total Operating Expense	28,027	29,669	33,723	(4,054)	235,380	251,893	270,146	(18,253)	(6.76)
Total Operating Income	(28,027)	(29,669)	(33,723)	4,054	(235,380)	(251,893)	(270,146)	18,253	(6.76)
Non-Operating Income (Expense)									
Management Fees	4,953	6,125	7,673	(1,547)	42,242	50,720	61,380	(10,661)	(17.37)
Total Non-Operating Income (Expense)	4,953	6,125	7,673	(1,547)	42,242	50,720	61,380	(10,661)	(17.37)
Surplus or Deficit Prior to Non-Cash Items	(23,074)	(23,544)	(26,050)	2,506	(193,138)	(201,173)	(208,766)	7,593	(3.64)

Service Coordination
Summarized Income Statement by Business Unit
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Miscellaneous Revenue	4,800	20,733	11,057	9,677	36,800	129,610	88,453	41,157	46.53
Net Revenue	4,800	20,733	11,057	9,677	36,800	129,610	88,453	41,157	46.53
Operating Expense									
Salaries and Benefits	5,512	10,609	10,754	(144)	32,885	84,170	86,029	(1,859)	(2.16)
Insurance	184	632	198	435	1,131	2,491	1,847	644	34.87
Other Expenses	3	71	93	(22)	840	1,169	743	426	57.34
Total Operating Expense	5,698	11,312	11,044	268	34,856	87,830	88,619	(789)	(.89)
Total Operating Income	(898)	9,421	12	9,408	1,944	41,780	(166)	41,946	(25,285.18)

Innovative Technology Services
Summarized Income Statement by Business Unit
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Miscellaneous Revenue	42,328	52,663	54,800	(2,138)	335,633	419,142	438,404	(19,262)	(4.39)
Net Revenue	42,328	52,663	54,800	(2,138)	335,633	419,142	438,404	(19,262)	(4.39)
Operating Expense									
Salaries and Benefits	32,651	42,862	44,105	(1,242)	260,307	329,794	352,838	(23,044)	(6.53)
Supplies and Materials			8	(8)		27	64	(38)	(58.59)
Fleet Costs	87	2,065	100	1,965	385	3,087	800	2,287	285.93
Outside Services									
Insurance	1,109	1,854	713	1,141	7,605	7,858	6,461	1,397	21.63
Other Expenses	7,978	6,399	8,871	(2,471)	63,270	73,140	70,966	2,174	3.06
Total Operating Expense	41,826	53,181	53,797	(615)	331,566	413,906	431,129	(17,224)	(3.99)
Total Operating Income	502	(519)	1,004	(1,523)	4,066	5,236	7,274	(2,038)	(28.02)
Non-Operating Income (Expense)									
Other Income (Expense)									
Management Fees	(185)	(291)	(650)	360	(1,529)	(2,705)	(5,202)	2,497	(48.00)
Total Non-Operating Income (Expense)	(185)	(291)	(650)	360	(1,529)	(2,705)	(5,202)	2,497	(48.00)
Surplus or Deficit Prior to Non-Cash Items	317	(809)	354	(1,163)	2,538	2,531	2,072	459	22.14
Non-Cash Items									
Depreciation & Amortization	(317)	(316)	(317)	1	(2,538)	(2,531)	(2,538)	7	(.27)
Total Non-Cash Items	(317)	(316)	(317)	1	(2,538)	(2,531)	(2,538)	7	(.27)
Change In Net Assets		(1,126)	36	(1,162)			(466)	466	(100.00)

Innovative Technology Admin
Summarized Income Statement by Business Unit
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Miscellaneous Revenue					1,500				
Net Revenue					1,500				
Operating Expense									
Salaries and Benefits	40,932	37,639	44,788	(7,149)	339,078	353,656	358,303	(4,647)	(1.30)
Insurance	293	534	328	206	4,889	4,362	3,035	1,328	43.74
Other Expenses	4,525	2,917	12,636	(9,719)	63,109	35,302	101,088	(65,786)	(65.08)
Total Operating Expense	45,750	41,090	57,752	(16,662)	407,076	393,320	462,426	(69,106)	(14.94)
Total Operating Income	(45,750)	(41,090)	(57,752)	16,662	(405,576)	(393,320)	(462,426)	69,106	(14.94)
Non-Operating Income (Expense)									
Management Fees	8,123	8,574	13,256	(4,682)	73,527	80,279	106,048	(25,770)	(24.30)
Total Non-Operating Income (Expense)	8,123	8,574	13,256	(4,682)	73,527	80,279	106,048	(25,770)	(24.30)
Surplus or Deficit Prior to Non-Cash Items	(37,627)	(32,516)	(44,496)	11,980	(332,049)	(313,042)	(356,378)	43,336	(12.16)
Non-Cash Items									
Depreciation & Amortization	(268)	(268)	(268)	1	(2,146)	(2,140)	(2,146)	6	(.27)
Total Non-Cash Items	(268)	(268)	(268)	1	(2,146)	(2,140)	(2,146)	6	(.27)
Change In Net Assets	(37,895)	(32,784)	(44,764)	11,981	(334,195)	(315,182)	(358,524)	43,342	(12.09)

UAC (Formerly AOD)
Summarized Income Statement by Business Unit
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Operating Expense									
Salaries and Benefits	27,498	33,173	32,103	1,070	224,390	241,776	256,826	(15,050)	(5.86)
Outside Services			58	(58)			464	(464)	(100.00)
Insurance	1,308	1,484	475	1,009	6,135	5,408	4,375	1,033	23.62
Other Expenses	4,396	4,294	7,873	(3,579)	24,815	42,973	62,981	(20,008)	(31.77)
Total Operating Expense	33,201	38,951	40,509	(1,558)	255,339	290,157	324,645	(34,488)	(10.62)
Total Operating Income	(33,201)	(38,951)	(40,509)	1,558	(255,339)	(290,157)	(324,645)	34,488	(10.62)
Non-Operating Income (Expense)									
Management Fees	33,491	38,389	40,537	(2,148)	257,663	292,474	324,296	(31,822)	(9.81)
Total Non-Operating Income (Expense)	33,491	38,389	40,537	(2,148)	257,663	292,474	324,296	(31,822)	(9.81)
Surplus or Deficit Prior to Non-Cash Items	290	(562)	28	(590)	2,323	2,317	(349)	2,666	(763.74)
Non-Cash Items									
Depreciation & Amortization	(290)	(290)		(290)	(2,323)	(2,317)		(2,317)	100.00
Total Non-Cash Items	(290)	(290)		(290)	(2,323)	(2,317)		(2,317)	100.00
Change In Net Assets		(852)	28	(880)			(349)	349	(100.00)

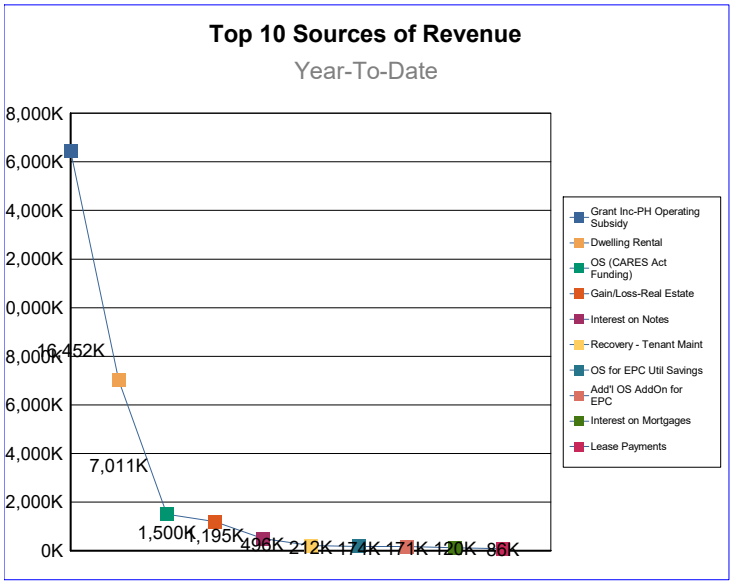
SAHA SAN ANTONIO HOUSING AUTHORITY
Opportunity Lives Here

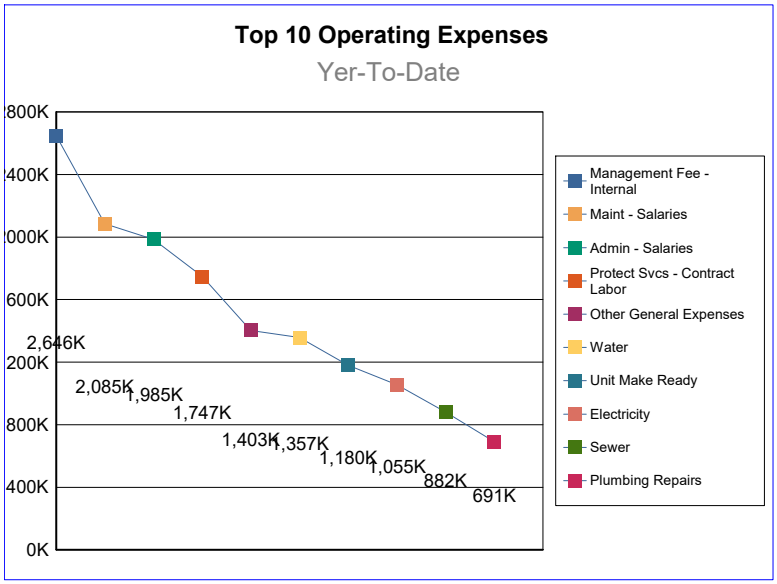
Public Housing
Summarized Income Statement by Line of Business, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

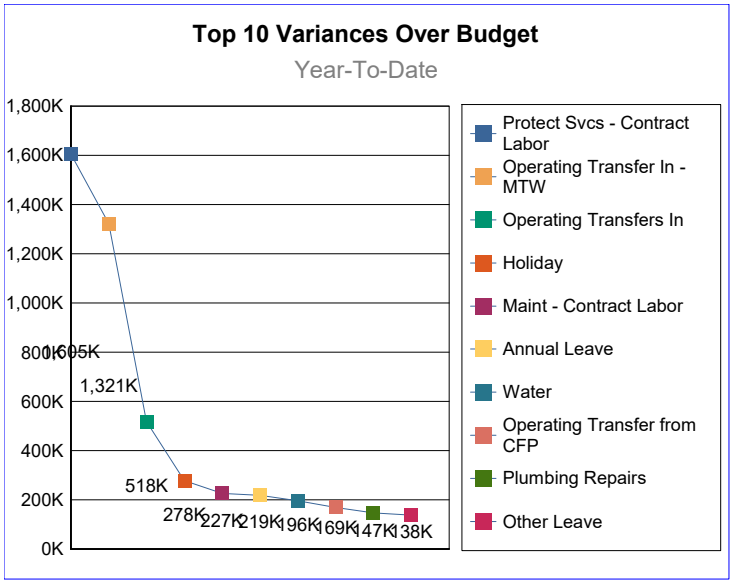
Account Description	Year-To-Date Actual	Budget	Variance	%
Revenue				
Rental Revenue	7,010,448	5,876,685	1,133,763	19.29
Bad Debt, Net of Collections	(386,816)	87,137	(473,954)	-543.92
Other Tenant Revenue	109,817	272,265	(162,448)	-59.67
Grants	18,296,921	16,396,783	1,900,138	11.59
Miscellaneous Revenue	166,466	190,363	(23,897)	-12.55
Net Revenue	25,196,835	22,823,233	2,373,603	10.40
Operating Expense				
Salaries and Benefits	7,296,240	8,169,342	(873,102)	-10.69
Supplies and Materials	1,261,777	1,418,286	(156,509)	-11.04
Fleet Costs	137,323	101,094	36,230	35.84
Outside Services	4,322,936	4,980,145	(657,209)	-13.20
Utilities	3,392,679	3,396,777	(4,098)	-.12
Protective Services	1,746,878	141,571	1,605,307	1,133.93
Insurance	1,006,125	1,114,336	(108,210)	-9.71
Other Expenses	871,833	1,515,987	(644,154)	-42.49
Total Operating Expense	20,035,791	20,837,537	(801,746)	-3.85
Total Operating Income	5,161,044	1,985,696	3,175,349	$159.91
Non-Operating Income (Expense)				
Interest Expense	(163,466)	(52,272)	(111,194)	212.72
Interest Income	624,361	647,296	(22,935)	-3.54
Replacement/Extraordinary Item	(1,034,687)	(684,462)	(350,224)	51.17
Other Income (Expense)	(1,471,065)	(1,401,838)	(69,227)	4.94
Management Fees	(3,644,139)	(3,532,141)	(111,999)	3.17
Transfers	2,143,605	179,797	1,963,807	1,092.23
Total Non-Operating Income (Expense)	(3,545,391)	(4,843,619)	1,298,228	-26.80
Surplus or Deficit Prior to Non-Cash Items	1,615,654	(2,857,923)	4,473,577	($156.53)
Non-Cash Items				
Depreciation & Amortization	(6,442,121)	(6,342,097)	(100,024)	1.58
Non-Oper Income (Expense)	4,972,101	6,580,231	(1,608,130)	-24.44
Total Non-Cash Items	(1,470,020)	238,134	(1,708,154)	-717.31

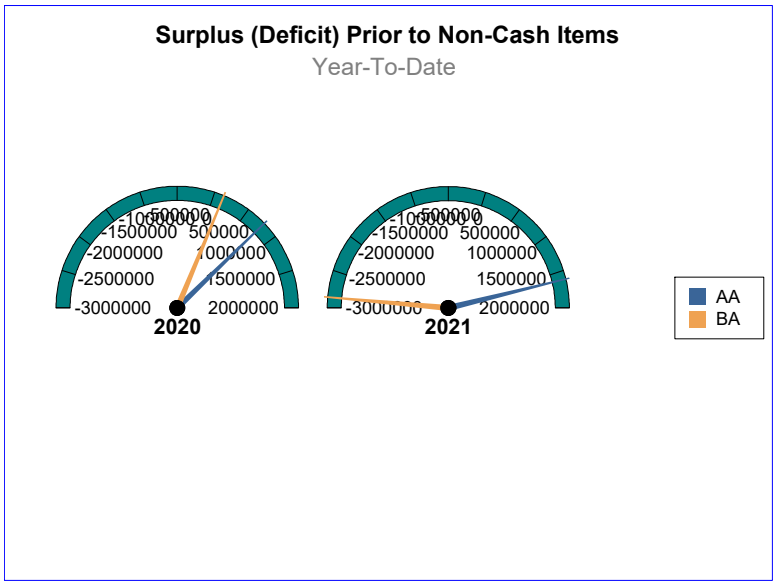
Public Housing
Summarized Income Statement by Line of Business, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Year-To-Date Actual	Budget	Variance	%
Change In Net Assets	145,634	(2,619,789)	2,765,422	($105.56)









Alazan/Guadalupe
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

	Current Month				Year-To-Date				
Account Description	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	111,574	86,892	67,987	18,905	874,677	716,609	543,899	172,710	31.75
Bad Debt, Net of Collections	(2,908)	3,007	(169)	3,176	(28,307)	(38,743)	(1,349)	(37,393)	2,771.18
Other Tenant Revenue	5,896	299	6,136	(5,837)	45,752	2,353	49,088	(46,735)	-95.21
Grants	283,446	294,185	294,375	(190)	2,466,822	4,244,731	2,453,121	1,791,609	73.03
Miscellaneous Revenue	25		4,087	(4,087)	19,581	21,517	32,697	(11,180)	-34.19
Net Revenue	398,033	384,382	372,417	11,966	3,378,525	4,946,467	3,077,456	1,869,011	60.73
Operating Expense									
Salaries and Benefits	121,419	112,115	132,273	(20,158)	927,157	910,459	1,058,183	(147,724)	-13.96
Supplies and Materials	26,404	14,051	32,175	(18,124)	246,463	194,198	257,403	(63,205)	-24.55
Fleet Costs	8,876	6,412	2,722	3,690	22,819	16,754	21,776	(5,022)	-23.06
Outside Services	66,834	39,647	94,659	(55,013)	811,388	594,631	757,275	(162,644)	-21.48
Utilities	52,492	15,532	44,258	(28,727)	368,684	355,861	354,066	1,795	.51
Protective Services	4,865	11,335	3,833	7,502	36,707	64,169	30,664	33,505	109.26
Insurance	17,091	5,956	16,255	(10,300)	135,552	168,151	132,959	35,193	26.47
Other Expenses	12,565	6,391	14,414	(8,023)	117,646	90,560	125,837	(35,277)	-28.03
Total Operating Expense	310,546	211,438	340,590	(129,152)	2,666,416	2,394,782	2,738,162	(343,380)	-12.54
Total Operating Income	87,487	172,945	31,827	141,118	712,109	2,551,685	339,294	2,212,391	652.06
Non-Operating Income (Expense)									
Interest Expense	(1,083)	(1,243)	(1,475)	232	(9,327)	(16,345)	(11,800)	(4,545)	38.52
Interest Income	1,318	103	1,842	(1,738)	12,390	1,639	14,732	(13,093)	-88.87
Replacement/Extraordinary Item	(21,908)	(9,679)	(27,066)	17,388	(174,441)	(117,626)	(216,531)	98,904	-45.68
Other Income (Expense)	13,621		267	(267)	14,125	(8,217)	2,136	(10,353)	-484.69
Management Fees	(47,815)	(53,217)	(55,754)	2,537	(373,413)	(447,023)	(446,032)	(991)	.22
Transfers	5,813	179,979	3,174	176,805	97,023	199,642	24,963	174,679	699.74
Total Non-Operating Income (Expense)	(50,054)	115,943	(79,012)	194,955	(433,644)	(387,931)	(632,531)	244,600	-38.67
Income Before Non-Cash Items	37,433	288,888	(47,185)	336,073	278,465	2,163,754	(293,237)	2,456,991	(837.89)
Non-Cash Items									
Depreciation & Amortization	(68,713)	(38,623)	(38,634)	11	(563,376)	(318,006)	(317,056)	(950)	.30
Non-Oper Income (Expense)	0		16,667	(16,667)		179,856	133,333	46,523	34.89
Total Non-Cash Items	(68,713)	(38,623)	(21,967)	(16,656)	(563,376)	(138,150)	(183,723)	45,573	-24.81
Change In Net Assets	(31,280)	250,265	(69,153)	319,417	(284,910)	2,025,604	(476,960)	2,502,564	(524.69)

Blanco/San Pedro Arms
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	27,807	27,285	26,894	391	220,051	227,875	215,152	12,723	5.91
Bad Debt, Net of Collections	(925)	(1,291)	158	(1,449)	235	(15,149)	1,261	(16,411)	-1,301.02
Other Tenant Revenue	204		440	(440)	3,129	1,259	3,517	(2,258)	-64.20
Grants	25,441	29,893	25,290	4,603	220,560	356,809	210,750	146,059	69.30
Miscellaneous Revenue	1,946	1,984	1,844	140	15,436	15,642	14,755	888	6.02
Net Revenue	54,472	57,871	54,626	3,245	459,410	586,436	445,435	141,001	31.65
Operating Expense									
Salaries and Benefits	9,228	18,901	20,690	(1,790)	86,283	160,364	165,524	(5,159)	-3.12
Supplies and Materials	1,419	1,162	2,216	(1,054)	21,188	16,702	17,727	(1,026)	-5.79
Fleet Costs	0		58	(58)			464	(464)	-100.00
Outside Services	4,431	4,547	13,502	(8,956)	130,793	118,417	108,016	10,400	9.63
Utilities	10,811		13,226	(13,226)	110,225	114,174	105,811	8,363	7.90
Protective Services	0	16,776		16,776		145,478		145,478	100.00
Insurance	1,818	1,114	1,610	(496)	12,594	16,943	13,366	3,577	26.76
Other Expenses	910	1,276	2,562	(1,287)	16,811	22,705	21,855	850	3.89
Total Operating Expense	28,616	43,775	53,865	(10,090)	377,893	594,782	432,763	162,020	37.44
Total Operating Income	25,856	14,096	761	13,336	81,517	(8,347)	12,672	(21,019)	(165.87)
Non-Operating Income (Expense)									
Interest Expense	0	(4,941)		(4,941)		(30,872)		(30,872)	100.00
Interest Income	209	8	302	(294)	1,904	61	2,417	(2,356)	-97.47
Replacement/Extraordinary Item	(615)		(141)	141	(5,555)	(29,277)	(1,131)	(28,146)	2,489.41
Management Fees	(9,207)	(8,913)	(8,698)	(214)	(69,527)	(74,649)	(69,586)	(5,063)	7.28
Transfers	900	23,077	487	22,590	7,155	19,983	3,825	16,158	422.48
Total Non-Operating Income (Expense)	(8,713)	9,232	(8,050)	17,282	(66,024)	(114,754)	(64,475)	(50,278)	77.98
Income Before Non-Cash Items	17,143	23,328	(7,290)	30,618	15,493	(123,100)	(51,803)	(71,297)	137.63
Non-Cash Items									
Depreciation & Amortization	(40,041)	(38,887)	(36,581)	(2,306)	(320,330)	(311,362)	(292,648)	(18,714)	6.39
Non-Oper Income (Expense)	0		8,729	(8,729)	552,773	14	69,834	(69,820)	-99.98
Total Non-Cash Items	(40,041)	(38,887)	(27,852)	(11,035)	232,443	(311,348)	(222,814)	(88,534)	39.73
Change In Net Assets	(22,898)	(15,558)	(35,141)	19,583	247,937	(434,448)	(274,617)	(159,831)	58.20

Blueridge/VF/SF/Palm Lake
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	0	(1,566)		(1,566)		(1,566)		(1,566)	100.00
Bad Debt, Net of Collections	0	1,566		1,566	350	1,566		1,566	100.00
Other Tenant Revenue	0			0	(110)				
Grants	8,224	4,838	8,176	(3,338)	104,124	41,959	68,132	(26,173)	-38.41
Net Revenue	8,224	4,838	8,176	(3,338)	104,364	41,959	68,132	(26,173)	-38.41
Operating Expense									
Salaries and Benefits	310	301	334	(32)	2,461	2,448	2,669	(222)	-8.31
Outside Services	6		2,174	(2,174)	41,070	(145)	17,389	(17,534)	-100.83
Utilities	0			0	343				
Protective Services	0	15		15		21		21	100.00
Insurance	1,491	15	1,149	(1,133)	8,676	20,011	9,195	10,816	117.62
Other Expenses	75	22	62	(40)	1,022	467	589	(122)	-20.71
Total Operating Expense	1,882	354	3,718	(3,364)	53,573	22,802	29,843	(7,041)	-23.59
Total Operating Income	6,341	4,484	4,458	26	50,792	19,157	38,289	(19,131)	(49.97)
Non-Operating Income (Expense)									
Interest Income	90	6		6	557	30		30	100.00
Replacement/Extraordinary Item	0			0					
Management Fees	(225)	(66)	(221)	155	(2,803)	(1,414)	(1,766)	353	-19.96
Transfers	461	198	121	78	3,692	1,583	967	616	63.70
Total Non-Operating Income (Expense)	327	139	(100)	239	1,446	199	(799)	998	-124.87
Income Before Non-Cash Items	6,668	4,622	4,358	264	52,238	19,356	37,489	(18,133)	(48.37)
Non-Cash Items									
Depreciation & Amortization	(6,935)	(6,536)	(6,554)	18	(55,479)	(54,159)	(54,293)	134	-.25
Non-Oper Income (Expense)	0		420,785	(420,785)			3,366,282	(3,366,282)	-100.00
Total Non-Cash Items	(6,935)	(6,536)	414,231	(420,767)	(55,479)	(54,159)	3,311,989	(3,366,148)	-101.64
Change In Net Assets	(267)	(1,913)	418,589	(420,503)	(3,241)	(34,803)	3,349,479	(3,384,282)	(101.04)

Cassiano Homes
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	44,118	51,314	29,387	21,927	343,258	441,053	235,099	205,954	87.60
Bad Debt, Net of Collections	(4,185)	2,640	(3,170)	5,810	(13,993)	(24,381)	(25,359)	978	-3.85
Other Tenant Revenue	2,518		944	(944)	21,729	39	7,555	(7,515)	-99.48
Grants	225,920	246,556	231,587	14,968	1,943,273	1,703,789	1,929,893	(226,104)	-11.72
Miscellaneous Revenue	0		2,967	(2,967)	3,678	820	23,733	(22,913)	-96.55
Net Revenue	268,370	300,509	261,716	38,794	2,297,945	2,121,319	2,170,921	(49,601)	-2.28
Operating Expense									
Salaries and Benefits	73,065	81,154	86,860	(5,706)	631,835	703,085	694,878	8,207	1.18
Supplies and Materials	26,372	30,352	27,129	3,222	223,053	219,151	217,034	2,117	.98
Fleet Costs	3,820	3,797	2,033	1,764	16,336	13,092	16,264	(3,172)	-19.50
Outside Services	65,628	101,124	107,213	(6,089)	679,646	715,641	857,706	(142,064)	-16.56
Utilities	51,131	41,390	38,074	3,316	347,276	401,780	304,593	97,187	31.91
Protective Services	4,677	8,833	3,270	5,563	35,767	75,293	26,160	49,133	187.82
Insurance	9,578	5,329	16,926	(11,597)	135,204	80,149	137,362	(57,213)	-41.65
Other Expenses	4,969	5,119	8,982	(3,863)	76,138	67,239	79,225	(11,986)	-15.13
Total Operating Expense	239,240	277,098	290,487	(13,388)	2,145,256	2,275,430	2,333,221	(57,791)	-2.48
Total Operating Income	29,131	23,411	(28,771)	52,182	152,689	(154,111)	(162,300)	8,190	(5.05)
Non-Operating Income (Expense)									
Interest Expense	(562)	(553)	(675)	122	(4,836)	(7,900)	(5,400)	(2,500)	46.30
Interest Income	763	21	1,365	(1,344)	8,300	178	10,919	(10,742)	-98.37
Replacement/Extraordinary Item	(26,824)	(19,392)	(10,084)	(9,308)	(167,937)	(161,249)	(80,669)	(80,579)	99.89
Other Income (Expense)	(13,900)		200	(200)	6,778	(1,155)	1,600	(2,755)	-172.19
Management Fees	(31,507)	(36,863)	(37,742)	879	(257,781)	(302,275)	(301,932)	(342)	.11
Transfers	3,926	94,567	2,150	92,417	193,648	222,715	16,911	205,805	1,217.02
Total Non-Operating Income (Expense)	(68,104)	37,781	(44,785)	82,567	(221,828)	(249,685)	(358,572)	108,886	-30.37
Income Before Non-Cash Items	(38,974)	61,192	(73,556)	134,749	(69,139)	(403,796)	(520,872)	117,076	(22.48)
Non-Cash Items									
Depreciation & Amortization	(58,829)	(55,484)	(55,502)	17	(471,015)	(464,433)	(446,011)	(18,421)	4.13
Non-Oper Income (Expense)	0		16,667	(16,667)		951,955	133,333	818,622	613.97
Total Non-Cash Items	(58,829)	(55,484)	(38,835)	(16,649)	(471,015)	487,523	(312,678)	800,200	-255.92
Change In Net Assets	(97,803)	5,708	(112,391)	118,099	(540,153)	83,727	(833,550)	917,277	(110.04)

SAHA SAN ANTONIO HOUSING AUTHORITY
Opportunity Lives Here

Cheryl West/TL Shaley
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

	Current Month				Year-To-Date				
Account Description	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	21,786	13,639	15,811	(2,172)	174,822	141,958	126,491	15,467	12.23
Bad Debt, Net of Collections	4,350	(916)	709	(1,625)	11,215	(8,511)	5,669	(14,180)	-250.12
Other Tenant Revenue	1,160	(60)	429	(489)	8,171	197	3,433	(3,236)	-94.28
Grants	50,228	53,521	49,932	3,589	436,369	204,053	416,100	(212,047)	-50.96
Miscellaneous Revenue	242		542	(542)	5,712	1,359	4,336	(2,977)	-68.66
Net Revenue	77,766	66,184	67,423	(1,239)	636,289	339,055	556,029	(216,973)	-39.02
Operating Expense									
Salaries and Benefits	26,359	30,629	32,805	(2,176)	224,288	247,783	262,444	(14,661)	-5.59
Supplies and Materials	10,606	4,663	7,025	(2,362)	75,025	40,624	56,203	(15,578)	-27.72
Fleet Costs	113	47	141	(94)	898	2,693	1,128	1,565	138.71
Outside Services	24,266	12,998	22,431	(9,434)	232,921	106,295	179,451	(73,156)	-40.77
Utilities	7,298	1,111	7,555	(6,444)	60,868	61,524	60,441	1,083	1.79
Protective Services	1,895	2,803	375	2,428	7,391	6,487	3,000	3,487	116.24
Insurance	3,413	1,647	5,046	(3,399)	41,439	28,825	41,024	(12,200)	-29.74
Other Expenses	(1,476)	1,225	4,164	(2,938)	22,130	26,484	35,374	(8,891)	-25.13
Total Operating Expense	72,474	55,123	79,543	(24,420)	664,961	520,715	639,065	(118,351)	-18.52
Total Operating Income	5,292	11,061	(12,120)	23,180	(28,672)	(181,660)	(83,037)	(98,623)	118.77
Non-Operating Income (Expense)									
Interest Expense	0	(293)		(293)		(1,830)		(1,830)	100.00
Interest Income	0	9	401	(392)	709	40	3,209	(3,169)	-98.74
Replacement/Extraordinary Item	(112)	(986)	(2,108)	1,122	(14,470)	(28,538)	(16,867)	(11,671)	69.20
Other Income (Expense)	(5,954)			0	16,651	(9,061)		(9,061)	100.00
Management Fees	(10,500)	(10,921)	(10,982)	61	(85,895)	(93,473)	(87,856)	(5,617)	6.39
Transfers	1,163	4,772	635	4,136	9,124	261,113	5,000	256,113	5,122.42
Total Non-Operating Income (Expense)	(15,404)	(7,420)	(12,054)	4,634	(73,881)	128,251	(96,514)	224,765	-232.88
Income Before Non-Cash Items	(10,112)	3,641	(24,173)	27,815	(102,553)	(53,409)	(179,551)	126,142	(70.25)
Non-Cash Items									
Depreciation & Amortization	(8,425)	(8,651)	(7,331)	(1,320)	(67,701)	(70,956)	(60,384)	(10,572)	17.51
Total Non-Cash Items	(8,425)	(8,651)	(7,331)	(1,320)	(67,701)	(70,956)	(60,384)	(10,572)	17.51
Change In Net Assets	(18,537)	(5,010)	(31,504)	26,495	(170,254)	(124,364)	(239,935)	115,570	(48.17)

Cross Creek/Rutledge/Beldon
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

	Current Month				Year-To-Date				
Account Description	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	28,926	26,025	15,118	10,907	216,515	192,718	120,947	71,771	59.34
Bad Debt, Net of Collections	(682)	864	525	339	1,808	(11,894)	4,197	(16,091)	-383.37
Other Tenant Revenue	1,345		488	(488)	10,260	195	3,907	(3,711)	-95.00
Grants	57,213	61,235	56,876	4,359	497,753	489,500	473,968	15,532	3.28
Miscellaneous Revenue	0		583	(583)	1,176	9,553	4,667	4,887	104.72
Net Revenue	86,802	88,123	73,591	14,532	727,512	680,073	607,685	72,388	11.91
Operating Expense									
Salaries and Benefits	34,080	26,078	37,797	(11,719)	303,578	201,076	302,376	(101,299)	-33.50
Supplies and Materials	12,165	6,895	6,325	570	60,803	55,195	50,596	4,599	9.09
Fleet Costs	1,101	1,714	542	1,172	3,801	5,777	4,336	1,441	33.23
Outside Services	14,923	8,902	18,914	(10,012)	137,539	112,949	151,314	(38,365)	-25.35
Utilities	11,359	11,079	13,250	(2,171)	92,522	88,181	106,000	(17,819)	-16.81
Protective Services	752	455		455	2,121	8,909		8,909	100.00
Insurance	3,824	1,481	5,100	(3,619)	40,133	30,797	41,526	(10,729)	-25.84
Other Expenses	3,958	2,451	6,409	(3,958)	31,175	32,794	53,536	(20,742)	-38.74
Total Operating Expense	82,161	59,055	88,336	(29,281)	671,672	535,677	709,683	(174,006)	-24.52
Total Operating Income	4,641	29,068	(14,746)	43,814	55,840	144,396	(101,998)	246,394	(241.57)
Non-Operating Income (Expense)									
Interest Expense	0	(455)		(455)		(2,846)		(2,846)	100.00
Interest Income	166	(8)	469	(477)	2,077	91	3,752	(3,661)	-97.58
Replacement/Extraordinary Item	(1,976)	(8,508)	(3,596)	(4,912)	(11,211)	(15,372)	(28,767)	13,395	-46.56
Other Income (Expense)	(6,173)		325	(325)	21,925	37,179	2,600	34,579	1,329.97
Management Fees	(10,433)	(12,166)	(14,204)	2,037	(90,611)	(107,844)	(113,629)	5,785	-5.09
Transfers	1,309	1,296	715	581	10,272	18,358	5,620	12,737	226.62
Total Non-Operating Income (Expense)	(17,108)	(19,841)	(16,290)	(3,551)	(67,547)	(70,434)	(130,423)	59,989	-46.00
Income Before Non-Cash Items	(12,466)	9,227	(31,036)	40,263	(11,707)	73,962	(232,421)	306,383	(131.82)
Non-Cash Items									
Depreciation & Amortization	(17,576)	(14,155)	(11,902)	(2,253)	(136,859)	(119,519)	(101,397)	(18,122)	17.87
Non-Oper Income (Expense)	0			0		550,974		550,974	100.00
Total Non-Cash Items	(17,576)	(14,155)	(11,902)	(2,253)	(136,859)	431,455	(101,397)	532,852	-525.51
Change In Net Assets	(30,042)	(4,928)	(42,938)	38,011	(148,566)	505,417	(333,818)	839,236	(251.40)

F Furey/C Andrews/Pin Oak II
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	23,055	18,597	10,808	7,789	181,431	138,905	86,467	52,438	60.65
Bad Debt, Net of Collections	(16,512)		525	(525)	(6,222)	(2,443)	4,203	(6,646)	-158.14
Other Tenant Revenue	455		108	(108)	6,722	182	861	(679)	-78.87
Grants	51,034	57,046	50,733	6,313	443,922	458,010	422,772	35,238	8.34
Miscellaneous Revenue	25		459	(459)	7,803	1,500	3,669	(2,169)	-59.12
Net Revenue	58,057	75,643	62,633	13,010	633,656	596,154	517,972	78,182	15.09
Operating Expense									
Salaries and Benefits	20,341	25,570	23,019	2,551	186,741	139,587	184,153	(44,566)	-24.20
Supplies and Materials	2,815	2,233	4,614	(2,380)	35,011	20,403	36,908	(16,505)	-44.72
Fleet Costs	7,450	59	217	(157)	7,799	794	1,733	(939)	-54.19
Outside Services	7,119	10,823	21,701	(10,877)	204,040	84,201	173,605	(89,404)	-51.50
Utilities	12,116	1,450	14,155	(12,705)	103,374	101,805	113,236	(11,431)	-10.09
Protective Services	0	382		382	3,055	461		461	100.00
Insurance	2,896	1,192	4,308	(3,116)	35,293	23,572	34,902	(11,330)	-32.46
Other Expenses	1,632	1,568	5,309	(3,741)	23,886	20,644	44,353	(23,710)	-53.46
Total Operating Expense	54,369	43,278	73,322	(30,044)	599,200	391,466	588,891	(197,425)	-33.52
Total Operating Income	3,687	32,364	(10,689)	43,053	34,457	204,688	(70,919)	275,607	(388.62)
Non-Operating Income (Expense)									
Interest Expense	0	(91)		(91)		(567)		(567)	100.00
Interest Income	68	6	326	(320)	1,091	140	2,608	(2,468)	-94.64
Replacement/Extraordinary Item	(120)	(1,454)	(3,241)	1,787	(27,255)	(11,965)	(25,931)	13,966	-53.86
Other Income (Expense)	(3,985)	3,162	158	3,004	(8,045)	(6,032)	1,264	(7,296)	-577.23
Management Fees	(8,886)	(10,317)	(10,240)	(78)	(70,901)	(87,984)	(81,917)	(6,068)	7.41
Transfers	1,093	2,137	594	1,543	8,568	9,634	4,669	4,966	106.35
Total Non-Operating Income (Expense)	(11,830)	(6,558)	(12,403)	5,845	(96,543)	(96,774)	(99,307)	2,533	-2.55
Income Before Non-Cash Items	(8,142)	25,807	(23,092)	48,898	(62,086)	107,914	(170,226)	278,140	(163.39)
Non-Cash Items									
Depreciation & Amortization	(37,585)	(37,432)	(37,530)	99	(300,850)	(299,782)	(300,569)	787	-.26
Non-Oper Income (Expense)	0			0		54		54	100.00
Total Non-Cash Items	(37,585)	(37,432)	(37,530)	99	(300,850)	(299,728)	(300,569)	841	-.28
Change In Net Assets	(45,727)	(11,625)	(60,622)	48,997	(362,936)	(191,814)	(470,795)	278,981	(59.26)

SAHA SAN ANTONIO HOUSING AUTHORITY
Opportunity Lives Here

Fair Avenue/Matt Garcia
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

	Current Month				Year-To-Date				
Account Description	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	65,309	65,403	64,283	1,120	528,709	515,732	514,266	1,466	.29
Bad Debt, Net of Collections	(2,249)		(100)	100	(3,728)	(26,072)	(800)	(25,272)	3,158.97
Other Tenant Revenue	565		592	(592)	4,901	61	4,733	(4,672)	-98.70
Grants	55,115	67,066	61,171	5,894	479,919	624,208	509,761	114,447	22.45
Miscellaneous Revenue	1,635	4,831	1,686	3,145	17,241	13,063	13,488	(425)	-3.15
Net Revenue	120,375	137,300	127,632	9,668	1,027,042	1,126,992	1,041,448	85,544	8.21
Operating Expense									
Salaries and Benefits	38,875	46,531	51,826	(5,295)	331,439	386,305	414,609	(28,304)	-6.83
Supplies and Materials	12,593	10,000	6,667	3,333	54,542	59,515	53,333	6,181	11.59
Fleet Costs	385	137	492	(355)	7,575	1,411	3,933	(2,522)	-64.12
Outside Services	20,289	9,598	21,150	(11,552)	182,175	257,316	169,200	88,116	52.08
Utilities	18,390	6,098	18,810	(12,713)	184,280	148,459	150,482	(2,023)	-1.34
Protective Services	1,423	34,246	525	33,721	6,706	296,212	4,200	292,012	6,952.67
Insurance	4,675	2,564	4,019	(1,455)	33,333	43,269	33,291	9,978	29.97
Other Expenses	5,584	3,321	8,706	(5,385)	54,094	45,257	72,842	(27,585)	-37.87
Total Operating Expense	102,214	112,495	112,195	299	854,145	1,237,745	901,891	335,854	37.24
Total Operating Income	18,161	24,805	15,437	9,368	172,897	(110,752)	139,557	(250,309)	(179.36)
Non-Operating Income (Expense)									
Interest Expense	(1,284)	(1,468)	(1,617)	149	(11,054)	(19,338)	(12,936)	(6,402)	49.49
Interest Income	414	15	496	(481)	4,039	120	3,969	(3,849)	-96.98
Replacement/Extraordinary Item	(4,866)	(680)	(1,444)	764	(17,892)	(18,032)	(11,553)	(6,478)	56.07
Other Income (Expense)	11,623		83	(83)	12,948	960	664	296	44.58
Management Fees	(16,692)	(20,882)	(19,910)	(972)	(136,169)	(181,221)	(159,279)	(21,942)	13.78
Transfers	2,106	56,224	1,141	55,083	16,514	107,200	8,959	98,241	1,096.58
Total Non-Operating Income (Expense)	(8,699)	33,209	(21,251)	54,460	(131,614)	(110,310)	(170,176)	59,866	-35.18
Income Before Non-Cash Items	9,462	58,014	(5,814)	63,828	41,283	(221,062)	(30,619)	(190,443)	621.97
Non-Cash Items									
Depreciation & Amortization	(34,784)	(32,604)	(32,693)	89	(278,533)	(260,829)	(261,543)	715	-.27
Non-Oper Income (Expense)	0			0		446,555		446,555	100.00
Total Non-Cash Items	(34,784)	(32,604)	(32,693)	89	(278,533)	185,726	(261,543)	447,269	-171.01
Change In Net Assets	(25,322)	25,411	(38,507)	63,918	(237,250)	(35,336)	(292,163)	256,826	(87.91)

Highview/W Sinkin
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	23,262	24,156	19,236	4,920	177,903	189,124	153,888	35,236	22.90
Bad Debt, Net of Collections	(4,754)	1,237	392	846	(11,828)	(8,682)	3,133	(11,816)	-377.09
Other Tenant Revenue	771	126	1,150	(1,024)	12,073	6,459	9,200	(2,741)	-29.79
Grants	38,306	39,479	38,079	1,400	333,018	322,628	317,328	5,300	1.67
Miscellaneous Revenue	0		150	(150)	1,411		1,197	(1,197)	-100.00
Net Revenue	57,585	64,998	59,006	5,991	512,577	509,528	484,747	24,782	5.11
Operating Expense									
Salaries and Benefits	11,729	17,752	20,059	(2,308)	119,090	132,652	160,474	(27,821)	-17.34
Supplies and Materials	7,682	2,513	4,033	(1,520)	38,329	44,504	32,267	12,237	37.93
Fleet Costs	345	446	258	188	3,675	2,090	2,067	23	1.13
Outside Services	13,720	10,919	19,777	(8,858)	179,822	120,346	158,215	(37,868)	-23.93
Utilities	3,619	13,488	13,569	(81)	107,472	108,784	108,553	230	.21
Protective Services	615	2,562	500	2,062	4,233	6,496	4,000	2,496	62.41
Insurance	2,159	979	3,360	(2,381)	27,290	19,322	27,312	(7,990)	-29.25
Other Expenses	1,827	1,190	3,381	(2,191)	18,802	14,610	28,720	(14,110)	-49.13
Total Operating Expense	41,695	49,849	64,938	(15,089)	498,713	448,805	521,607	(72,802)	-13.96
Total Operating Income	15,890	15,149	(5,932)	21,080	13,863	60,723	(36,860)	97,584	(264.74)
Non-Operating Income (Expense)									
Interest Expense	0	(245)		(245)		(1,532)		(1,532)	100.00
Interest Income	118	5	257	(252)	1,488	39	2,059	(2,020)	-98.12
Replacement/Extraordinary Item	(1,674)	(256)	(1,075)	819	(17,794)	(25,224)	(8,600)	(16,624)	193.31
Other Income (Expense)	(4,547)			0	(5,489)	(5,333)		(5,333)	100.00
Management Fees	(7,130)	(9,439)	(8,723)	(716)	(58,044)	(75,211)	(69,786)	(5,425)	7.77
Transfers	919	1,834	499	1,335	7,209	7,906	3,921	3,985	101.63
Total Non-Operating Income (Expense)	(12,313)	(8,100)	(9,042)	941	(72,630)	(99,354)	(72,405)	(26,949)	37.22
Income Before Non-Cash Items	3,577	7,048	(14,973)	22,022	(58,767)	(38,631)	(109,266)	70,635	(64.65)
Non-Cash Items									
Depreciation & Amortization	(7,557)	(6,966)	(6,985)	19	(60,458)	(55,731)	(55,884)	153	-.27
Non-Oper Income (Expense)	0		13,433	(13,433)		7	107,467	(107,459)	-99.99
Total Non-Cash Items	(7,557)	(6,966)	6,448	(13,414)	(60,458)	(55,723)	51,583	(107,306)	-208.03
Change In Net Assets	(3,980)	82	(8,526)	8,608	(119,225)	(94,354)	(57,683)	(36,671)	63.57

Jewett Circle/G Cisneros
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	28,822	28,486	26,371	2,115	221,680	233,186	210,971	22,215	10.53
Bad Debt, Net of Collections	(2)	(12)	271	(283)	(814)	(14,291)	2,167	(16,457)	-759.55
Other Tenant Revenue	86		168	(168)	1,626	19	1,341	(1,321)	-98.55
Grants	27,880	33,106	27,716	5,390	242,666	274,171	230,962	43,209	18.71
Miscellaneous Revenue	0			0	75				
Net Revenue	56,786	61,580	54,526	7,054	465,234	493,086	445,440	47,646	10.70
Operating Expense									
Salaries and Benefits	24,192	22,527	30,496	(7,969)	193,032	191,323	243,969	(52,645)	-21.58
Supplies and Materials	722		311	(311)	5,404	7,318	2,491	4,827	193.81
Fleet Costs	821	1,417	83	1,334	2,782	2,656	667	1,990	298.47
Outside Services	10,068	10,882	5,149	5,732	65,220	61,542	41,195	20,347	49.39
Utilities	13,726	7,492	9,164	(1,673)	76,965	80,745	73,315	7,430	10.13
Protective Services	0	354		354		428		428	100.00
Insurance	2,741	1,360	3,064	(1,703)	25,914	19,406	25,198	(5,792)	-22.99
Other Expenses	1,236	1,441	3,659	(2,218)	20,260	20,780	30,618	(9,838)	-32.13
Total Operating Expense	53,507	45,474	51,928	(6,454)	389,576	384,199	417,453	(33,254)	-7.97
Total Operating Income	3,278	16,106	2,598	13,508	75,658	108,888	27,987	80,900	289.06
Non-Operating Income (Expense)									
Interest Expense	0	(587)		(587)		(3,667)		(3,667)	100.00
Interest Income	143	10	216	(206)	1,593	68	1,729	(1,661)	-96.04
Replacement/Extraordinary Item	(645)		(83)	83	(645)	(11,851)	(667)	(11,184)	1,677.45
Management Fees	(8,245)	(10,245)	(10,119)	(126)	(68,573)	(81,940)	(80,953)	(987)	1.22
Transfers	1,006	940	544	397	7,891	7,532	4,272	3,261	76.34
Total Non-Operating Income (Expense)	(7,740)	(9,882)	(9,443)	(439)	(59,734)	(89,856)	(75,619)	(14,237)	18.83
Income Before Non-Cash Items	(4,462)	6,224	(6,845)	13,069	15,924	19,031	(47,632)	66,663	(139.96)
Non-Cash Items									
Depreciation & Amortization	(14,067)	(13,097)	(13,132)	36	(112,535)	(106,642)	(106,915)	274	-.26
Non-Oper Income (Expense)	0			0		12		12	100.00
Total Non-Cash Items	(14,067)	(13,097)	(13,132)	36	(112,535)	(106,630)	(106,915)	285	-.27
Change In Net Assets	(18,529)	(6,872)	(19,977)	13,105	(96,611)	(87,599)	(154,547)	66,948	(43.32)

Kenwood/Glen/Park Square
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	27,882	28,045	19,917	8,128	228,165	217,953	159,333	58,620	36.79
Bad Debt, Net of Collections	12		359	(359)	(554)	(17,580)	2,869	(20,450)	-712.71
Other Tenant Revenue	724		1,224	(1,224)	12,218	5,210	9,795	(4,584)	-46.80
Grants	29,646	32,288	29,473	2,815	257,852	381,178	245,600	135,578	55.20
Miscellaneous Revenue	0		83	(83)	1,818		667	(667)	-100.00
Net Revenue	58,263	60,333	51,056	9,277	499,499	586,761	418,264	168,497	40.28
Operating Expense									
Salaries and Benefits	17,160	18,433	21,520	(3,087)	160,962	152,675	172,159	(19,485)	-11.32
Supplies and Materials	2,315	2,294	2,539	(244)	30,141	17,830	20,309	(2,479)	-12.21
Fleet Costs	254	89	125	(36)	1,829	3,333	997	2,335	234.14
Outside Services	11,030	18,783	11,242	7,541	48,336	101,823	89,936	11,887	13.22
Utilities	11,295	260	12,339	(12,079)	80,841	71,260	98,712	(27,452)	-27.81
Protective Services	400	18,601	167	18,434	2,922	149,021	1,336	147,685	11,054.28
Insurance	2,291	1,038	3,407	(2,370)	27,190	19,036	27,734	(8,697)	-31.36
Other Expenses	1,226	1,583	2,884	(1,301)	16,640	16,542	24,439	(7,897)	-32.31
Total Operating Expense	45,972	61,080	54,223	6,857	368,861	531,519	435,622	95,898	22.01
Total Operating Income	12,291	(748)	(3,167)	2,419	130,638	55,242	(17,358)	72,600	(418.25)
Non-Operating Income (Expense)									
Interest Income	164	7	246	(240)	1,689	46	1,971	(1,925)	-97.65
Replacement/Extraordinary Item	(2,010)	(4,929)	(2,559)	(2,371)	(20,235)	(29,665)	(20,469)	(9,196)	44.93
Other Income (Expense)	(998)			0	(4,877)	(1,071)		(1,071)	100.00
Management Fees	(8,047)	(8,777)	(8,251)	(525)	(56,734)	(72,877)	(66,010)	(6,867)	10.40
Transfers	885	27,929	478	27,451	6,948	34,172	3,752	30,420	810.79
Total Non-Operating Income (Expense)	(10,006)	14,230	(10,086)	24,315	(73,210)	(69,395)	(80,756)	11,361	-14.07
Income Before Non-Cash Items	2,285	13,482	(13,253)	26,735	57,429	(14,153)	(98,114)	83,961	(85.57)
Non-Cash Items									
Depreciation & Amortization	(5,392)	(4,251)	(4,263)	12	(43,138)	(34,716)	(34,923)	207	-.59
Non-Oper Income (Expense)	0			0		8		8	100.00
Total Non-Cash Items	(5,392)	(4,251)	(4,263)	12	(43,138)	(34,708)	(34,923)	215	-.61
Change In Net Assets	(3,107)	9,231	(17,515)	26,746	14,290	(48,861)	(133,037)	84,176	(63.27)

Lewis Chatham
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	29,313	31,483	28,613	2,870	234,129	249,700	228,904	20,796	9.09
Bad Debt, Net of Collections	1,883	317	250	67	2,006	(11,943)	2,000	(13,943)	-697.17
Other Tenant Revenue	133	140	169	(29)	1,593	659	1,355	(695)	-51.32
Grants	24,639	29,000	24,494	4,506	214,129	330,093	204,118	125,975	61.72
Miscellaneous Revenue	884		209	(209)	1,480	63	1,669	(1,607)	-96.25
Net Revenue	56,853	60,940	53,735	7,205	453,337	568,572	438,046	130,526	29.80
Operating Expense									
Salaries and Benefits	12,562	14,847	21,853	(7,006)	112,335	132,491	174,822	(42,331)	-24.21
Supplies and Materials	2,682	483	3,200	(2,717)	26,072	31,928	25,600	6,328	24.72
Fleet Costs	0	45	217	(172)	1,493	201	1,736	(1,535)	-88.40
Outside Services	5,993	1,996	5,451	(3,455)	54,753	39,303	43,608	(4,305)	-9.87
Utilities	378	15,802	15,042	760	101,000	109,557	120,336	(10,779)	-8.96
Protective Services	610	17,084	375	16,709	3,984	145,788	3,000	142,788	4,759.59
Insurance	1,173	943	885	58	7,582	30,125	7,595	22,530	296.66
Other Expenses	1,449	1,806	3,550	(1,744)	19,685	21,535	29,731	(8,196)	-27.57
Total Operating Expense	24,846	53,006	50,572	2,434	326,904	510,928	406,428	104,500	25.71
Total Operating Income	32,007	7,934	3,163	4,772	126,432	57,644	31,618	26,026	82.32
Non-Operating Income (Expense)									
Interest Expense	0	(363)		(363)		(2,267)		(2,267)	100.00
Interest Income	197	14	272	(258)	1,881	90	2,174	(2,084)	-95.85
Replacement/Extraordinary Item	0		(116)	116	70	(1,685)	(928)	(757)	81.60
Management Fees	(9,156)	(9,284)	(8,820)	(464)	(69,997)	(74,677)	(70,564)	(4,113)	5.83
Transfers	925	28,552	501	28,051	7,367	53,642	3,938	49,704	1,262.29
Total Non-Operating Income (Expense)	(8,034)	18,919	(8,164)	27,083	(60,678)	(24,898)	(65,380)	40,482	-61.92
Income Before Non-Cash Items	23,973	26,853	(5,001)	31,854	65,754	32,746	(33,763)	66,508	(196.99)
Non-Cash Items									
Depreciation & Amortization	(41,222)	(41,110)	(41,222)	113	(329,779)	(328,878)	(329,779)	901	-.27
Non-Oper Income (Expense)	0			0		15		15	100.00
Total Non-Cash Items	(41,222)	(41,110)	(41,222)	113	(329,779)	(328,863)	(329,779)	917	-.28
Change In Net Assets	(17,250)	(14,256)	(46,223)	31,967	(264,025)	(296,117)	(363,542)	67,425	(18.55)

Lila Cockrell/South San
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	16,763	16,395	16,524	(129)	133,291	132,142	132,195	(53)	-.04
Bad Debt, Net of Collections	(80)	242	(159)	400	(616)	(9,186)	(1,269)	(7,917)	623.71
Other Tenant Revenue	270	135	455	(320)	3,491	164	3,640	(3,476)	-95.49
Grants	21,440	24,875	21,313	3,562	186,564	201,230	177,608	23,622	13.30
Miscellaneous Revenue	0		196	(196)	430	300	1,569	(1,269)	-80.88
Net Revenue	38,392	41,647	38,330	3,317	323,159	324,650	313,743	10,907	3.48
Operating Expense									
Salaries and Benefits	13,938	13,762	18,571	(4,809)	101,481	121,103	148,568	(27,465)	-18.49
Supplies and Materials	1,656		2,338	(2,338)	14,960	7,324	18,700	(11,376)	-60.83
Fleet Costs	218		142	(142)	800	834	1,136	(302)	-26.60
Outside Services	8,890	1,319	9,523	(8,205)	65,973	37,395	76,187	(38,791)	-50.92
Utilities	1,273	6,801	4,432	2,369	30,500	43,257	35,459	7,799	21.99
Protective Services	0	273	42	231		329	336	(7)	-2.04
Insurance	3,143	816	3,264	(2,448)	25,652	12,096	26,522	(14,427)	-54.39
Other Expenses	1,471	1,099	3,487	(2,388)	19,011	20,445	28,791	(8,346)	-28.99
Total Operating Expense	30,590	24,070	41,799	(17,729)	258,376	242,783	335,699	(92,916)	-27.68
Total Operating Income	7,803	17,577	(3,469)	21,046	64,784	81,867	(21,956)	103,823	(472.86)
Non-Operating Income (Expense)									
Interest Expense	0	(1,966)		(1,966)		(12,286)		(12,286)	100.00
Interest Income	113	2	146	(143)	1,037	12	1,165	(1,153)	-98.94
Replacement/Extraordinary Item	0		(649)	649	(5,923)	(13,351)	(5,195)	(8,156)	157.02
Management Fees	(6,328)	(7,489)	(7,301)	(188)	(50,356)	(63,699)	(58,408)	(5,291)	9.06
Transfers	777	(1,279)	420	(1,700)	6,082	424	3,303	(2,879)	-87.16
Total Non-Operating Income (Expense)	(5,438)	(10,732)	(7,384)	(3,348)	(49,161)	(88,899)	(59,134)	(29,765)	50.34
Income Before Non-Cash Items	2,365	6,844	(10,854)	17,698	15,623	(7,032)	(81,090)	74,058	(91.33)
Non-Cash Items									
Depreciation & Amortization	(18,250)	(17,846)	(17,895)	49	(146,709)	(143,149)	(143,536)	386	-.27
Total Non-Cash Items	(18,250)	(17,846)	(17,895)	49	(146,709)	(143,149)	(143,536)	386	-.27
Change In Net Assets	(15,886)	(11,002)	(28,749)	17,747	(131,086)	(150,182)	(224,626)	74,444	(33.14)

Lincoln Heights
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	44,069	38,318	30,645	7,674	356,035	318,343	245,157	73,186	29.85
Bad Debt, Net of Collections	(3,113)	(2,493)	3,567	(6,059)	18,792	625	28,533	(27,908)	-97.81
Other Tenant Revenue	2,468	59	1,400	(1,341)	22,053	1,144	11,200	(10,056)	-89.79
Grants	115,139	124,142	119,090	5,052	1,001,871	1,033,505	992,415	41,090	4.14
Miscellaneous Revenue	0	371	842	(471)	3,964	2,500	6,736	(4,237)	-62.89
Net Revenue	158,562	160,398	155,543	4,855	1,402,715	1,356,117	1,284,042	72,075	5.61
Operating Expense									
Salaries and Benefits	46,636	64,547	63,050	1,496	409,033	404,016	504,402	(100,386)	-19.90
Supplies and Materials	18,661	13,132	14,976	(1,844)	146,802	106,433	119,805	(13,372)	-11.16
Fleet Costs	703	1,296	683	613	7,349	11,411	5,464	5,947	108.85
Outside Services	31,125	24,379	34,360	(9,981)	334,493	218,729	274,877	(56,148)	-20.43
Utilities	19,314	2,409	16,649	(14,241)	114,382	128,357	133,195	(4,838)	-3.63
Protective Services	4,512	3,271	2,500	771	34,087	41,861	20,000	21,861	109.31
Insurance	6,836	2,690	6,926	(4,236)	56,026	68,510	56,715	11,795	20.80
Other Expenses	4,621	3,456	8,706	(5,250)	52,425	43,224	78,256	(35,032)	-44.77
Total Operating Expense	132,409	115,180	147,850	(32,670)	1,154,599	1,022,542	1,192,715	(170,173)	-14.27
Total Operating Income	26,153	45,217	7,693	37,524	248,117	333,575	91,327	242,248	265.25
Non-Operating Income (Expense)									
Interest Expense	(321)	(353)	(425)	72	(2,764)	(4,746)	(3,400)	(1,346)	39.59
Interest Income	454	9	1,380	(1,371)	6,714	211	11,039	(10,828)	-98.09
Replacement/Extraordinary Item	(12,192)	(4,728)	(4,092)	(637)	(55,670)	(78,138)	(32,733)	(45,405)	138.71
Other Income (Expense)	(8,946)			0	(10,175)	(4,398)		(4,398)	100.00
Management Fees	(21,778)	(25,057)	(27,059)	2,002	(182,871)	(212,397)	(216,473)	4,076	-1.88
Transfers	2,684	99,582	1,480	98,102	21,025	117,758	11,652	106,106	910.61
Total Non-Operating Income (Expense)	(40,099)	69,453	(28,716)	98,169	(223,740)	(181,709)	(229,914)	48,205	-20.97
Income Before Non-Cash Items	(13,945)	114,670	(21,023)	135,693	24,377	151,865	(138,588)	290,453	(209.58)
Non-Cash Items									
Depreciation & Amortization	(79,467)	(50,708)	(50,376)	(332)	(633,959)	(429,204)	(422,487)	(6,718)	1.59
Non-Oper Income (Expense)	0			0		106,931		106,931	100.00
Total Non-Cash Items	(79,467)	(50,708)	(50,376)	(332)	(633,959)	(322,273)	(422,487)	100,214	-23.72
Change In Net Assets	(93,413)	63,963	(71,399)	135,361	(609,582)	(170,408)	(561,074)	390,667	(69.63)

Madonna/Sahara Ramsey
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	22,880	20,989	18,218	2,771	178,460	175,512	145,747	29,765	20.42
Bad Debt, Net of Collections	(724)	46	108	(62)	(36)	(11,004)	864	(11,868)	-1,373.64
Other Tenant Revenue	85	62	954	(892)	5,417	3,903	7,633	(3,730)	-48.87
Grants	16,461	18,997	16,364	2,633	141,943	154,418	136,366	18,052	13.24
Miscellaneous Revenue	0		92	(92)	8,078	872	736	136	18.48
Net Revenue	38,701	40,094	35,736	4,358	333,863	323,701	291,346	32,355	11.11
Operating Expense									
Salaries and Benefits	15,438	17,314	18,038	(723)	133,035	134,477	144,301	(9,823)	-6.81
Supplies and Materials	1,412		1,420	(1,420)	19,871	5,044	11,364	(6,320)	-55.62
Fleet Costs	891	148	92	56	1,229	4,843	733	4,110	560.45
Outside Services	3,347	3,887	5,642	(1,755)	65,334	51,206	45,133	6,072	13.45
Utilities	7,736		7,533	(7,533)	58,077	63,265	60,267	2,998	4.97
Protective Services	0	207		207	90	250		250	100.00
Insurance	1,582	903	1,392	(489)	12,023	11,260	11,514	(254)	-2.21
Other Expenses	2,591	511	1,217	(707)	12,056	8,678	10,795	(2,117)	-19.61
Total Operating Expense	32,997	22,970	35,334	(12,364)	301,716	279,023	284,107	(5,084)	-1.79
Total Operating Income	5,704	17,124	403	16,722	32,147	44,678	7,239	37,439	517.22
Non-Operating Income (Expense)									
Interest Expense	0	(200)		(200)		(1,249)		(1,249)	100.00
Interest Income	233	4	429	(425)	2,473	76	3,430	(3,354)	-97.79
Replacement/Extraordinary Item	(62)		(533)	533	(5,729)	(8,390)	(4,267)	(4,124)	96.65
Management Fees	(5,829)	(5,611)	(5,802)	191	(45,541)	(49,021)	(46,418)	(2,603)	5.61
Transfers	589	773	318	455	4,639	4,506	2,505	2,001	79.90
Total Non-Operating Income (Expense)	(5,069)	(5,034)	(5,588)	554	(44,158)	(54,079)	(44,750)	(9,329)	20.85
Income Before Non-Cash Items	636	12,090	(5,186)	17,276	(12,011)	(9,401)	(37,511)	28,110	(74.94)
Non-Cash Items									
Depreciation & Amortization	(15,855)	(14,600)	(14,592)	(8)	(127,208)	(117,238)	(117,169)	(70)	.06
Non-Oper Income (Expense)	0		83,333	(83,333)		26	666,667	(666,641)	-100.00
Total Non-Cash Items	(15,855)	(14,600)	68,741	(83,342)	(127,208)	(117,212)	549,498	(666,710)	-121.33
Change In Net Assets	(15,220)	(2,510)	63,556	(66,066)	(139,220)	(126,614)	511,987	(638,600)	(124.73)

Mirasol/CTK/Rangel
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

	Current Month				Year-To-Date				
Account Description	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	34,965	32,050	17,542	14,508	287,387	249,390	140,339	109,051	77.71
Bad Debt, Net of Collections	708	548	816	(268)	3,415	(15,183)	6,525	(21,709)	-332.68
Other Tenant Revenue	6,961	5,304	6,237	(933)	53,885	44,005	49,896	(5,891)	-11.81
Grants	82,365	90,242	81,880	8,362	716,453	445,875	682,334	(236,459)	-34.65
Miscellaneous Revenue	8,739	(150)	925	(1,075)	13,648	(172)	7,397	(7,569)	-102.33
Net Revenue	133,739	127,994	107,400	20,594	1,074,789	723,914	886,491	(162,577)	-18.34
Operating Expense									
Salaries and Benefits	36,039	45,021	46,200	(1,179)	304,221	354,393	369,600	(15,208)	-4.11
Supplies and Materials	10,297	9,351	4,144	5,207	102,462	66,511	33,148	33,362	100.65
Fleet Costs	1,915	109	767	(657)	8,097	18,634	6,133	12,501	203.82
Outside Services	41,035	23,092	33,691	(10,599)	475,814	258,356	269,530	(11,174)	-4.15
Utilities	11,492	14,410	11,907	2,503	90,157	113,052	95,259	17,793	18.68
Protective Services	1,080	4,286	517	3,769	4,795	12,305	4,136	8,169	197.52
Insurance	5,090	2,248	7,747	(5,499)	63,281	45,803	62,964	(17,160)	-27.25
Other Expenses	2,301	3,311	7,442	(4,131)	33,450	37,907	62,483	(24,576)	-39.33
Total Operating Expense	109,249	101,829	112,416	(10,586)	1,082,277	906,962	903,254	3,708	.41
Total Operating Income	24,490	26,165	(5,016)	31,181	(7,488)	(183,048)	(16,763)	(166,285)	992.00
Non-Operating Income (Expense)									
Interest Expense	0	(1,522)		(1,522)		(9,508)		(9,508)	100.00
Interest Income	158		410	(410)	2,388	15	3,282	(3,266)	-99.53
Replacement/Extraordinary Item	(11,050)	(13,894)	(3,275)	(10,619)	(66,029)	(119,991)	(26,203)	(93,788)	357.93
Other Income (Expense)	0			0	(1,707)	(9,177)		(9,177)	100.00
Management Fees	(15,598)	(18,605)	(18,922)	318	(126,618)	(154,652)	(151,376)	(3,276)	2.16
Transfers	1,924	2,530	1,041	1,489	15,073	54,999	8,171	46,828	573.11
Total Non-Operating Income (Expense)	(24,566)	(31,490)	(20,746)	(10,743)	(176,893)	(238,315)	(166,127)	(72,188)	43.45
Income Before Non-Cash Items	(76)	(5,325)	(25,762)	20,437	(184,381)	(421,362)	(182,889)	(238,473)	130.39
Non-Cash Items									
Depreciation & Amortization	(103,408)	(89,745)	(89,990)	245	(827,836)	(797,859)	(799,386)	1,527	-.19
Non-Oper Income (Expense)	0		47,810	(47,810)		8	382,482	(382,474)	-100.00
Total Non-Cash Items	(103,408)	(89,745)	(42,180)	(47,565)	(827,836)	(797,851)	(416,904)	(380,947)	91.38
Change In Net Assets	(103,484)	(95,070)	(67,942)	(27,128)	(1,012,216)	(1,219,213)	(599,793)	(619,420)	103.27

Mirasol/CTK/Rangel
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	34,965	32,050	17,542	14,508	287,387	249,390	140,339	109,051	77.71
Bad Debt, Net of Collections	708	548	816	(268)	3,415	(15,183)	6,525	(21,709)	-332.68
Other Tenant Revenue	6,961	5,304	6,237	(933)	53,885	44,005	49,896	(5,891)	-11.81
Grants	82,365	90,242	81,880	8,362	716,453	445,875	682,334	(236,459)	-34.65
Miscellaneous Revenue	8,739	(150)	925	(1,075)	13,648	(172)	7,397	(7,569)	-102.33
Net Revenue	133,739	127,994	107,400	20,594	1,074,789	723,914	886,491	(162,577)	-18.34
Operating Expense									
Salaries and Benefits	36,039	45,021	46,200	(1,179)	304,221	354,393	369,600	(15,208)	-4.11
Supplies and Materials	10,297	9,351	4,144	5,207	102,462	66,511	33,148	33,362	100.65
Fleet Costs	1,915	109	767	(657)	8,097	18,634	6,133	12,501	203.82
Outside Services	41,035	23,092	33,691	(10,599)	475,814	258,356	269,530	(11,174)	-4.15
Utilities	11,492	14,410	11,907	2,503	90,157	113,052	95,259	17,793	18.68
Protective Services	1,080	4,286	517	3,769	4,795	12,305	4,136	8,169	197.52
Insurance	5,090	2,248	7,747	(5,499)	63,281	45,803	62,964	(17,160)	-27.25
Other Expenses	2,301	3,311	7,442	(4,131)	33,450	37,907	62,483	(24,576)	-39.33
Total Operating Expense	109,249	101,829	112,416	(10,586)	1,082,277	906,962	903,254	3,708	.41
Total Operating Income	24,490	26,165	(5,016)	31,181	(7,488)	(183,048)	(16,763)	(166,285)	992.00
Non-Operating Income (Expense)									
Interest Expense	0	(1,522)		(1,522)		(9,508)		(9,508)	100.00
Interest Income	158		410	(410)	2,388	15	3,282	(3,266)	-99.53
Replacement/Extraordinary Item	(11,050)	(13,894)	(3,275)	(10,619)	(66,029)	(119,991)	(26,203)	(93,788)	357.93
Other Income (Expense)	0			0	(1,707)	(9,177)		(9,177)	100.00
Management Fees	(15,598)	(18,605)	(18,922)	318	(126,618)	(154,652)	(151,376)	(3,276)	2.16
Transfers	1,924	2,530	1,041	1,489	15,073	54,999	8,171	46,828	573.11
Total Non-Operating Income (Expense)	(24,566)	(31,490)	(20,746)	(10,743)	(176,893)	(238,315)	(166,127)	(72,188)	43.45
Income Before Non-Cash Items	(76)	(5,325)	(25,762)	20,437	(184,381)	(421,362)	(182,889)	(238,473)	130.39
Non-Cash Items									
Depreciation & Amortization	(103,408)	(89,745)	(89,990)	245	(827,836)	(797,859)	(799,386)	1,527	-.19
Non-Oper Income (Expense)	0		47,810	(47,810)		8	382,482	(382,474)	-100.00
Total Non-Cash Items	(103,408)	(89,745)	(42,180)	(47,565)	(827,836)	(797,851)	(416,904)	(380,947)	91.38
Change In Net Assets	(103,484)	(95,070)	(67,942)	(27,128)	(1,012,216)	(1,219,213)	(599,793)	(619,420)	103.27

Mission Park
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	12,711	13,116	7,292	5,824	110,875	98,358	86,029	12,329	14.33
Bad Debt, Net of Collections	(455)	(485)	667	(1,151)	4,464	(13,244)	5,333	(18,577)	-348.32
Other Tenant Revenue	893	90	352	(262)	6,715	80	3,475	(3,395)	-97.71
Grants	44,731	48,785	44,467	4,318	385,050	317,527	370,556	(53,029)	-14.31
Miscellaneous Revenue	150		183	(183)	1,113	11,589	1,467	10,123	690.20
Net Revenue	58,030	61,506	52,961	8,545	508,216	414,311	466,860	(52,549)	-11.26
Operating Expense									
Salaries and Benefits	17,251	15,683	18,262	(2,579)	123,393	140,011	146,093	(6,082)	-4.16
Supplies and Materials	6,809		5,469	(5,469)	37,204	16,488	48,355	(31,867)	-65.90
Fleet Costs	0		58	(58)			464	(464)	-100.00
Outside Services	32,785	2,193	19,575	(17,382)	154,610	83,957	156,597	(72,640)	-46.39
Utilities	192	15,496	9,075	6,421	81,547	102,010	72,600	29,410	40.51
Protective Services	884	4,331	442	3,889	6,398	13,366	3,536	9,830	278.00
Insurance	2,222	1,065	4,948	(3,883)	37,263	26,669	39,965	(13,296)	-33.27
Other Expenses	1,098	677	2,467	(1,790)	18,124	12,403	21,146	(8,743)	-41.35
Total Operating Expense	61,240	39,444	60,296	(20,852)	458,539	394,904	488,757	(93,853)	-19.20
Total Operating Income	(3,211)	22,062	(7,335)	29,397	49,677	19,407	(21,897)	41,304	(188.63)
Non-Operating Income (Expense)									
Interest Expense	0	(309)		(309)		(1,932)		(1,932)	100.00
Interest Income	116	1		1	1,083	5		5	100.00
Replacement/Extraordinary Item	(4,106)		(3,855)	3,855	(24,774)	(12,549)	(32,304)	19,755	-61.15
Other Income (Expense)	0	432	83	349	(3,339)	(8,734)	664	(9,398)	-1,415.41
Management Fees	(6,016)	(7,425)	(7,192)	(233)	(49,351)	(61,899)	(57,537)	(4,361)	7.58
Transfers	777	735	420	315	6,107	5,623	3,303	2,320	70.25
Total Non-Operating Income (Expense)	(9,229)	(6,567)	(10,543)	3,977	(70,274)	(79,486)	(85,874)	6,388	-7.44
Income Before Non-Cash Items	(12,440)	15,495	(17,878)	33,373	(20,597)	(60,079)	(107,771)	47,693	(44.25)
Non-Cash Items									
Depreciation & Amortization	(4,040)	(3,478)	(3,487)	10	(32,732)	(28,550)	(28,621)	70	-.25
Total Non-Cash Items	(4,040)	(3,478)	(3,487)	10	(32,732)	(28,550)	(28,621)	70	-.25
Change In Net Assets	(16,480)	12,017	(21,366)	33,383	(53,329)	(88,629)	(136,392)	47,763	(35.02)

Parkview/College Park
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	46,640	39,855	41,214	(1,359)	366,130	357,442	329,709	27,732	8.41
Bad Debt, Net of Collections	175	(1,124)	375	(1,499)	(2,647)	(25,329)	2,997	(28,326)	-945.06
Other Tenant Revenue	617		221	(221)	3,882	195	1,768	(1,573)	-88.96
Grants	53,061	59,246	52,748	6,498	461,492	572,026	439,570	132,456	30.13
Miscellaneous Revenue	0	19,845	1,708	18,137	20,002	20,200	13,664	6,536	47.83
Net Revenue	100,493	117,821	96,265	21,556	848,860	924,534	787,709	136,826	17.37
Operating Expense									
Salaries and Benefits	35,589	38,346	45,935	(7,589)	315,022	327,459	367,481	(40,022)	-10.89
Supplies and Materials	9,362	4,027	8,755	(4,728)	74,394	29,423	70,039	(40,616)	-57.99
Fleet Costs	16		92	(92)	138	16	733	(717)	-97.83
Outside Services	31,974	20,500	10,569	9,931	79,069	90,797	84,549	6,247	7.39
Utilities	12,019	81	11,516	(11,435)	89,044	141,217	92,128	49,089	53.28
Protective Services	1,295	18,619	1,158	17,461	14,017	149,106	9,264	139,842	1,509.52
Insurance	4,258	2,051	3,573	(1,522)	30,955	37,148	29,522	7,626	25.83
Other Expenses	3,362	2,543	5,639	(3,096)	39,098	30,234	47,429	(17,196)	-36.26
Total Operating Expense	97,873	86,168	87,237	(1,069)	641,736	805,399	701,146	104,253	14.87
Total Operating Income	2,620	31,653	9,029	22,624	207,124	119,135	86,563	32,573	37.63
Non-Operating Income (Expense)									
Interest Income	324	16	376	(360)	2,874	114	3,008	(2,894)	-96.21
Replacement/Extraordinary Item	(5,074)	(8,219)	(2,132)	(6,087)	(27,059)	(30,401)	(17,059)	(13,342)	78.21
Other Income (Expense)	0			0					
Management Fees	(15,037)	(17,665)	(17,386)	(279)	(117,342)	(151,102)	(139,088)	(12,014)	8.64
Transfers	1,796	31,154	974	30,179	14,078	69,794	7,655	62,139	811.77
Total Non-Operating Income (Expense)	(17,991)	5,286	(18,168)	23,454	(127,448)	(111,594)	(145,484)	33,890	-23.29
Income Before Non-Cash Items	(15,371)	36,939	(9,140)	46,079	79,676	7,541	(58,921)	66,462	(112.80)
Non-Cash Items									
Depreciation & Amortization	(9,232)	(9,167)	(8,880)	(287)	(73,857)	(74,812)	(72,507)	(2,306)	3.18
Non-Oper Income (Expense)	0	67,557	18,922	48,635		573,772	151,377	422,395	279.04
Total Non-Cash Items	(9,232)	58,390	10,042	48,348	(73,857)	498,959	78,870	420,089	532.64
Change In Net Assets	(24,603)	95,329	903	94,426	5,819	506,500	19,949	486,551	2,439.00

Pin Oak I
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	12,444	13,145	9,776	3,369	99,480	104,367	78,205	26,162	33.45
Bad Debt, Net of Collections	(482)		(6)	6	(1,049)	(4,941)	(48)	(4,893)	10,194.17
Other Tenant Revenue	0		63	(63)	411	390	500	(110)	-22.00
Grants	10,212	11,903	10,152	1,751	88,831	96,282	84,600	11,682	13.81
Miscellaneous Revenue	25		8	(8)	795		64	(64)	-100.00
Net Revenue	22,199	25,048	19,992	5,056	188,468	196,098	163,321	32,777	20.07
Operating Expense									
Salaries and Benefits	6,368	13,107	10,013	3,093	66,157	91,276	80,106	11,171	13.94
Supplies and Materials	2,057	2,810	1,901	910	17,573	9,076	15,205	(6,129)	-40.31
Outside Services	7,620	1,409	3,788	(2,378)	44,881	32,160	30,303	1,858	6.13
Utilities	5,011	2,974	7,190	(4,215)	39,389	48,661	57,516	(8,855)	-15.40
Protective Services	0	136		136		165		165	100.00
Insurance	912	596	1,598	(1,002)	8,373	6,481	13,000	(6,520)	-50.15
Other Expenses	572	1,492	1,625	(133)	8,908	9,482	13,532	(4,050)	-29.93
Total Operating Expense	22,539	22,525	26,114	(3,589)	185,282	197,301	209,662	(12,361)	-5.90
Total Operating Income	(340)	2,523	(6,121)	8,645	3,186	(1,203)	(46,340)	45,137	(97.40)
Non-Operating Income (Expense)									
Interest Expense	0	(96)		(96)		(599)		(599)	100.00
Interest Income	54	2	79	(77)	574	9	632	(622)	-98.51
Replacement/Extraordinary Item	(3,000)		(917)	917	(4,925)	(4,068)	(7,336)	3,268	-44.54
Other Income (Expense)	(1,848)			0	(1,848)				
Management Fees	(3,070)	(3,712)	(3,635)	(77)	(25,384)	(31,268)	(29,078)	(2,189)	7.53
Transfers	388	2,241	210	2,031	3,044	4,774	1,652	3,123	189.10
Total Non-Operating Income (Expense)	(7,476)	(1,564)	(4,263)	2,698	(28,540)	(31,151)	(34,131)	2,980	-8.73
Income Before Non-Cash Items	(7,816)	959	(10,384)	11,343	(25,354)	(32,354)	(80,471)	48,117	(59.79)
Non-Cash Items									
Depreciation & Amortization	(5,085)	(5,072)	(5,085)	14	(40,684)	(40,572)	(40,684)	111	-.27
Total Non-Cash Items	(5,085)	(5,072)	(5,085)	14	(40,684)	(40,572)	(40,684)	111	-.27
Change In Net Assets	(12,901)	(4,113)	(15,470)	11,357	(66,037)	(72,926)	(121,155)	48,229	(39.81)

Riverside/Midway/Linda Lou
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	17,567	14,642	7,936	6,706	129,531	124,425	63,491	60,934	95.97
Bad Debt, Net of Collections	(3,874)	1,168	133	1,036	(24,385)	(5,309)	1,061	(6,371)	-600.24
Other Tenant Revenue	570		487	(487)	5,360	178	3,893	(3,715)	-95.43
Grants	39,005	42,782	38,775	4,007	339,569	352,025	323,130	28,895	8.94
Miscellaneous Revenue	150		297	(297)	3,044	10,270	2,373	7,896	332.70
Net Revenue	53,417	58,592	47,627	10,965	453,119	481,588	393,948	87,640	22.25
Operating Expense									
Salaries and Benefits	13,183	15,222	19,950	(4,728)	103,809	133,427	159,602	(26,175)	-16.40
Supplies and Materials	8,360		5,179	(5,179)	57,455	32,991	41,433	(8,442)	-20.38
Fleet Costs	211	85	234	(149)	1,734	1,690	1,872	(182)	-9.72
Outside Services	17,361	6,250	17,354	(11,103)	162,296	99,150	138,829	(39,679)	-28.58
Utilities	20	7,861	10,175	(2,314)	61,375	52,035	81,400	(29,365)	-36.08
Protective Services	1,053	2,523	475	2,048	7,624	5,792	3,800	1,992	52.43
Insurance	2,021	860	3,251	(2,391)	26,029	20,535	26,434	(5,899)	-22.31
Other Expenses	1,872	943	2,640	(1,697)	20,769	15,052	22,511	(7,459)	-33.14
Total Operating Expense	44,081	33,745	59,258	(25,513)	441,090	360,672	475,881	(115,209)	-24.21
Total Operating Income	9,336	24,847	(11,631)	36,478	12,029	120,916	(81,933)	202,849	(247.58)
Non-Operating Income (Expense)									
Interest Expense	0	(223)		(223)		(1,396)		(1,396)	100.00
Interest Income	112	5	111	(106)	881	39	892	(852)	-95.59
Replacement/Extraordinary Item	(1,972)		(3,616)	3,616	(19,722)	(24,043)	(28,925)	4,883	-16.88
Other Income (Expense)	0			0	17,047	(2,975)		(2,975)	100.00
Management Fees	(6,657)	(7,727)	(8,415)	687	(57,023)	(67,575)	(67,316)	(259)	.38
Transfers	807	887	438	450	6,328	6,141	3,434	2,707	78.81
Total Non-Operating Income (Expense)	(7,709)	(7,058)	(11,481)	4,423	(52,489)	(89,808)	(91,916)	2,107	-2.29
Income Before Non-Cash Items	1,628	17,789	(23,112)	40,901	(40,460)	31,107	(173,849)	204,956	(117.89)
Non-Cash Items									
Depreciation & Amortization	(4,333)	(3,319)	(3,328)	9	(34,788)	(29,465)	(29,992)	527	-1.76
Non-Oper Income (Expense)	0			0		8		8	100.00
Total Non-Cash Items	(4,333)	(3,319)	(3,328)	9	(34,788)	(29,457)	(29,992)	536	-1.79
Change In Net Assets	(2,706)	14,470	(26,440)	40,910	(75,248)	1,650	(203,841)	205,492	(100.81)

SAHA SAN ANTONIO HOUSING AUTHORITY
Opportunity Lives Here

Scattered Sites
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

	Current Month				Year-To-Date				
Account Description	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	10,141	7,758	1,617	6,141	89,564	65,035	12,939	52,096	402.64
Bad Debt, Net of Collections	(8,948)		458	(458)	(23,536)	(3,085)	3,667	(6,751)	-184.13
Other Tenant Revenue	420		83	(83)	3,551	(143)	667	(809)	-121.42
Grants	55,087	40,249	54,762	(14,513)	479,681	426,830	456,348	(29,518)	-6.47
Miscellaneous Revenue	0		83	(83)	868	150	667	(516)	-77.43
Net Revenue	56,700	48,007	57,004	(8,997)	550,128	488,787	474,287	14,501	3.06
Operating Expense									
Salaries and Benefits	13,714	8,505	6,823	1,682	114,067	76,438	54,583	21,856	40.04
Supplies and Materials	695	1,973	717	1,256	5,706	4,098	5,733	(1,635)	-28.52
Fleet Costs	2,173	215	400	(185)	5,978	4,962	3,200	1,762	55.05
Outside Services	3,322	5,269	14,116	(8,846)	105,080	52,175	112,925	(60,750)	-53.80
Utilities	1,002	271	950	(679)	26,992	4,656	7,600	(2,944)	-38.74
Protective Services	0	188	167	21	564	227	1,336	(1,109)	-83.00
Insurance	3,080	412	4,734	(4,322)	37,455	9,506	37,983	(28,476)	-74.97
Other Expenses	997	939	15,493	(14,554)	53,960	19,647	125,928	(106,280)	-84.40
Total Operating Expense	24,983	17,772	43,400	(25,627)	349,802	171,710	349,288	(177,578)	-50.84
Total Operating Income	31,717	30,235	13,605	16,630	200,326	317,078	124,999	192,079	153.66
Non-Operating Income (Expense)									
Interest Income	2,908	32	6,822	(6,790)	43,441	307	54,572	(54,265)	-99.44
Replacement/Extraordinary Item	0			0		(12,455)		(12,455)	100.00
Other Income (Expense)	0		42	(42)	(4,719)	(912)	336	(1,248)	-371.43
Management Fees	(5,107)	(6,964)	(8,434)	1,470	(57,382)	(61,438)	(67,472)	6,034	-8.94
Transfers	(1,047,009)	1,276	458	818	(4,943,237)	11,724	3,581	8,143	227.41
Total Non-Operating Income (Expense)	(1,049,208)	(5,657)	(1,112)	(4,544)	(4,961,897)	(62,774)	(8,983)	(53,791)	598.81
Income Before Non-Cash Items	(1,017,491)	24,578	12,492	12,086	(4,761,571)	254,304	116,016	138,288	119.20
Non-Cash Items									
Depreciation & Amortization	(4,987)	(3,804)	(4,408)	605	(43,400)	(31,053)	(35,764)	4,711	-13.17
Non-Oper Income (Expense)	204,920	(858,286)		(858,286)	5,229,143	(270,609)		(270,609)	100.00
Total Non-Cash Items	199,933	(862,090)	(4,408)	(857,681)	5,185,743	(301,662)	(35,764)	(265,898)	743.47
Change In Net Assets	(817,558)	(837,511)	8,084	(845,596)	424,172	(47,358)	80,252	(127,610)	(159.01)

Spingview Convent
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Bad Debt, Net of Collections	0			0					
Other Tenant Revenue	2,418	688	3,642	(2,955)	23,621	12,760	29,136	(16,376)	-56.21
Grants	0			0		751		751	100.00
Net Revenue	2,418	688	3,642	(2,955)	23,621	13,511	29,136	(15,625)	-53.63
Operating Expense									
Salaries and Benefits	2,683	3,326	3,652	(325)	21,316	26,652	29,212	(2,560)	-8.76
Supplies and Materials	513	533	622	(89)	5,276	4,440	4,978	(537)	-10.80
Outside Services	290	289	3,058	(2,769)	21,424	8,212	24,464	(16,252)	-66.43
Utilities	6,799	3,414	4,592	(1,178)	35,047	32,794	36,736	(3,942)	-10.73
Insurance	105	163	52	111	501	642	482	160	33.27
Other Expenses	1	260	434	(173)	2,086	2,287	3,471	(1,183)	-34.09
Total Operating Expense	10,390	7,986	12,410	(4,424)	85,650	75,028	99,343	(24,315)	-24.48
Total Operating Income	(7,972)	(7,298)	(8,768)	1,469	(62,029)	(61,517)	(70,207)	8,690	(12.38)
Non-Operating Income (Expense)									
Replacement/Extraordinary Item	0		(42)	42			(336)	336	-100.00
Transfers	0			0		134,574		134,574	100.00
Total Non-Operating Income (Expense)	0		(42)	42		134,574	(336)	134,910	-40,151.82
Income Before Non-Cash Items	(7,972)	(7,298)	(8,810)	1,511	(62,029)	73,057	(70,543)	143,600	(203.56)
Non-Cash Items									
Depreciation & Amortization	(7,859)	(7,795)	(7,817)	21	(62,869)	(62,363)	(62,534)	171	-.27
Total Non-Cash Items	(7,859)	(7,795)	(7,817)	21	(62,869)	(62,363)	(62,534)	171	-.27
Change In Net Assets	(15,831)	(15,094)	(16,626)	1,532	(124,898)	10,694	(133,076)	143,771	(108.04)

SAHA SAN ANTONIO HOUSING AUTHORITY
Opportunity Lives Here

Springview
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

	Current Month				Year-To-Date				
Account Description	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	33,837	27,062	16,531	10,531	255,148	235,391	132,245	103,146	78.00
Bad Debt, Net of Collections	(43)	1,070	417	653	(969)	(12,714)	3,333	(16,047)	-481.41
Other Tenant Revenue	4,570		4,342	(4,342)	36,632	24,006	34,736	(10,730)	-30.89
Grants	50,652	53,883	50,353	3,530	441,519	30,393	419,606	(389,213)	-92.76
Miscellaneous Revenue	25		209	(209)	25	12,294	1,669	10,625	636.50
Net Revenue	89,041	82,015	71,851	10,164	732,356	289,370	591,590	(302,220)	-51.09
Operating Expense									
Salaries and Benefits	28,387	28,219	35,901	(7,683)	251,275	222,862	287,212	(64,349)	-22.40
Supplies and Materials	6,306	3,245	7,326	(4,080)	57,439	35,763	58,605	(22,842)	-38.98
Fleet Costs	5,242	765	1,033	(268)	9,702	8,143	8,267	(124)	-1.50
Outside Services	23,601	19,378	26,941	(7,563)	278,972	182,204	215,528	(33,324)	-15.46
Utilities	22,124	20,808	17,608	3,200	139,329	148,086	140,864	7,222	5.13
Protective Services	6,310	3,882	892	2,990	12,767	10,107	7,136	2,971	41.64
Insurance	4,803	1,570	6,823	(5,253)	56,007	40,774	55,287	(14,513)	-26.25
Other Expenses	5,322	2,700	5,775	(3,076)	39,145	31,736	48,452	(16,717)	-34.50
Total Operating Expense	102,094	80,567	102,300	(21,733)	844,635	679,675	821,351	(141,675)	-17.25
Total Operating Income	(13,053)	1,448	(30,449)	31,897	(112,279)	(390,305)	(229,761)	(160,544)	69.87
Non-Operating Income (Expense)									
Interest Expense	0	(410)		(410)		(2,560)		(2,560)	100.00
Interest Income	523	10	559	(549)	4,646	189	4,471	(4,282)	-95.77
Replacement/Extraordinary Item	(6,687)	(533)	(2,300)	1,767	(37,210)	(42,301)	(18,400)	(23,901)	129.90
Other Income (Expense)	0			0	(1,548)	(12,750)		(12,750)	100.00
Management Fees	(11,057)	(13,319)	(12,853)	(466)	(86,929)	(110,725)	(102,823)	(7,902)	7.69
Transfers	1,350	2,152	769	1,383	11,104	126,787	6,043	120,744	1,998.10
Total Non-Operating Income (Expense)	(15,870)	(12,099)	(13,825)	1,726	(109,937)	(41,360)	(110,709)	69,349	-62.64
Income Before Non-Cash Items	(28,923)	(10,651)	(44,274)	33,623	(222,216)	(431,665)	(340,470)	(91,195)	26.79
Non-Cash Items									
Depreciation & Amortization	(46,704)	(37,939)	(39,166)	1,227	(393,807)	(333,795)	(342,669)	8,874	-2.59
Non-Oper Income (Expense)	(1,529)	64,724		64,724	276,916	352,346		352,346	100.00
Total Non-Cash Items	(48,234)	26,785	(39,166)	65,951	(116,891)	18,551	(342,669)	361,220	-105.41
Change In Net Assets	(77,157)	16,134	(83,440)	99,575	(339,108)	(413,114)	(683,139)	270,024	(39.53)

Sun Park/Hornsby
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	25,346	26,157	25,996	161	206,449	205,760	207,965	(2,205)	-1.06
Bad Debt, Net of Collections	(10,919)	480	308	172	(9,645)	(13,334)	2,467	(15,800)	-640.56
Other Tenant Revenue	585	50	541	(491)	4,512	2,068	4,328	(2,260)	-52.22
Grants	25,913	29,628	25,760	3,868	225,406	173,534	214,672	(41,138)	-19.16
Miscellaneous Revenue	0		17	(17)	902		136	(136)	-100.00
Net Revenue	40,925	56,315	52,622	3,693	427,625	368,028	429,568	(61,540)	-14.33
Operating Expense									
Salaries and Benefits	18,926	22,454	23,916	(1,462)	156,570	176,280	191,329	(15,049)	-7.87
Supplies and Materials	3,331	5,537	2,118	3,418	25,254	20,204	16,948	3,257	19.22
Fleet Costs	216		67	(67)	670	583	536	47	8.85
Outside Services	13,227	8,828	6,124	2,704	90,680	63,917	48,989	14,927	30.47
Utilities	513	9,895	8,809	1,086	61,501	78,409	70,472	7,937	11.26
Protective Services	0	338	92	246	752	408	736	(328)	-44.55
Insurance	2,300	1,187	3,075	(1,889)	23,759	17,011	25,144	(8,133)	-32.35
Other Expenses	1,226	1,336	3,204	(1,867)	20,366	17,217	26,878	(9,662)	-35.95
Total Operating Expense	39,739	49,574	47,405	2,169	379,552	374,030	381,032	(7,003)	-1.84
Total Operating Income	1,187	6,742	5,217	1,525	48,073	(6,002)	48,536	(54,537)	(112.37)
Non-Operating Income (Expense)									
Interest Expense	0	(1,320)		(1,320)		(8,249)		(8,249)	100.00
Interest Income	121	0	202	(201)	1,347	1	1,612	(1,611)	-99.93
Replacement/Extraordinary Item	0	(3,597)	(1,375)	(2,222)	(10,150)	(11,851)	(11,003)	(849)	7.71
Management Fees	(7,960)	(9,107)	(9,461)	354	(63,169)	(77,746)	(75,689)	(2,057)	2.72
Transfers	964	(253)	522	(775)	7,549	4,007	4,101	(94)	-2.30
Total Non-Operating Income (Expense)	(6,875)	(14,278)	(10,113)	(4,165)	(64,423)	(93,839)	(80,978)	(12,861)	15.88
Income Before Non-Cash Items	(5,688)	(7,536)	(4,896)	(2,640)	(16,350)	(99,840)	(32,443)	(67,398)	207.75
Non-Cash Items									
Depreciation & Amortization	(19,072)	(20,095)	(18,958)	(1,137)	(153,354)	(160,763)	(151,666)	(9,097)	6.00
Non-Oper Income (Expense)	0			0		0		0	100.00
Total Non-Cash Items	(19,072)	(20,095)	(18,958)	(1,137)	(153,354)	(160,763)	(151,666)	(9,097)	6.00
Change In Net Assets	(24,760)	(27,631)	(23,854)	(3,777)	(169,704)	(260,603)	(184,108)	(76,495)	41.55

Sutton/Le Chalet
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

	Current Month				Year-To-Date				
Account Description	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	8,392	8,551	7,986	565	67,490	67,214	63,891	3,323	5.20
Bad Debt, Net of Collections	(2,063)	(2,067)	41	(2,108)	(1,824)	(5,880)	331	(6,211)	-1,878.46
Other Tenant Revenue	90	71	78	(7)	1,418	431	624	(193)	-30.95
Grants	8,204	9,366	8,156	1,210	71,389	70,751	67,966	2,785	4.10
Miscellaneous Revenue	0		3	(3)	25		24	(24)	-100.00
Net Revenue	14,623	15,922	16,265	(343)	138,497	132,516	132,835	(320)	-.24
Operating Expense									
Salaries and Benefits	6,008	6,298	6,973	(675)	47,851	46,657	55,788	(9,131)	-16.37
Supplies and Materials	237	78	475	(397)	8,637	4,692	3,800	892	23.47
Outside Services	1,807	2,211	2,665	(454)	27,222	31,013	21,320	9,693	45.47
Utilities	4,132	229	3,766	(3,537)	31,822	28,706	30,128	(1,422)	-4.72
Protective Services	0	93		93		112		112	100.00
Insurance	332	355	123	232	1,375	3,896	1,135	2,761	243.24
Other Expenses	93	144	266	(122)	5,298	3,005	2,541	464	18.25
Total Operating Expense	12,610	9,408	14,268	(4,860)	122,205	118,081	114,712	3,369	2.94
Total Operating Income	2,013	6,514	1,997	4,517	16,292	14,434	18,123	(3,689)	(20.35)
Non-Operating Income (Expense)									
Interest Income	10,612	10,756		10,756	85,811	85,899		85,899	100.00
Replacement/Extraordinary Item	(693)		(83)	83	(7,247)	(1,415)	(664)	(751)	113.03
Other Income (Expense)	0		192	(192)		1,695	1,536	159	10.35
Management Fees	(2,708)	(2,568)	(2,681)	112	(20,549)	(21,913)	(21,445)	(467)	2.18
Transfers	265	382	143	238	2,071	2,235	1,130	1,105	97.82
Total Non-Operating Income (Expense)	7,476	8,570	(2,428)	10,998	60,086	66,503	(19,443)	85,946	-442.04
Income Before Non-Cash Items	9,489	15,084	(431)	15,515	76,378	80,937	(1,320)	82,257	(6,231.73)
Non-Cash Items									
Depreciation & Amortization	(2,995)	(2,224)	(2,230)	6	(24,310)	(18,921)	(18,755)	(165)	.88
Non-Oper Income (Expense)	0	745,197		745,197		745,197		745,197	100.00
Total Non-Cash Items	(2,995)	742,973	(2,230)	745,203	(24,310)	726,276	(18,755)	745,032	-3,972.41
Change In Net Assets	6,494	758,057	(2,661)	760,718	52,068	807,213	(20,075)	827,289	(4,120.96)

Tarry Towne/Escondida/Wmburg
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	36,581	37,389	35,266	2,123	293,967	297,498	282,128	15,370	5.45
Bad Debt, Net of Collections	(3,452)	380	188	192	(2,697)	(17,435)	1,503	(18,938)	-1,260.29
Other Tenant Revenue	88	59	281	(222)	1,924	877	2,247	(1,370)	-60.96
Grants	26,523	31,445	26,367	5,078	230,592	257,428	219,720	37,708	17.16
Miscellaneous Revenue	444		250	(250)	1,432		2,000	(2,000)	-100.00
Net Revenue	60,184	69,273	62,352	6,921	525,218	538,368	507,597	30,771	6.06
Operating Expense									
Salaries and Benefits	20,493	27,921	27,697	224	185,544	212,256	221,572	(9,316)	-4.20
Supplies and Materials	2,778	813	1,916	(1,103)	26,703	14,817	15,331	(514)	-3.35
Fleet Costs	440	52	233	(181)	2,203	591	1,867	(1,276)	-68.34
Outside Services	1,684	3,126	8,442	(5,315)	86,723	105,580	67,533	38,047	56.34
Utilities	14,089	8,202	14,483	(6,281)	102,996	106,179	115,867	(9,688)	-8.36
Protective Services	0	363		363		438		438	100.00
Insurance	2,521	1,473	2,921	(1,448)	24,366	18,414	24,020	(5,605)	-23.34
Other Expenses	1,657	1,512	4,100	(2,587)	21,541	21,840	34,322	(12,482)	-36.37
Total Operating Expense	43,661	43,462	59,792	(16,330)	450,077	480,115	480,511	(396)	-.08
Total Operating Income	16,523	25,811	2,560	23,251	75,141	58,253	27,086	31,167	115.06
Non-Operating Income (Expense)									
Interest Expense	0	(297)		(297)		(1,853)		(1,853)	100.00
Interest Income	155	5	236	(231)	1,383	141	1,888	(1,747)	-92.51
Replacement/Extraordinary Item	0		(675)	675	(6,985)	(23,267)	(5,397)	(17,870)	331.09
Other Income (Expense)	0			0		1,713		1,713	100.00
Management Fees	(9,088)	(9,787)	(9,877)	90	(68,017)	(85,152)	(79,017)	(6,135)	7.76
Transfers	1,032	1,479	558	922	8,089	8,099	4,385	3,714	84.71
Total Non-Operating Income (Expense)	(7,901)	(8,599)	(9,758)	1,159	(65,531)	(100,320)	(78,141)	(22,178)	28.38
Income Before Non-Cash Items	8,622	17,212	(7,198)	24,410	9,611	(42,067)	(51,055)	8,988	(17.60)
Non-Cash Items									
Depreciation & Amortization	(15,275)	(13,444)	(13,481)	37	(122,350)	(109,193)	(109,477)	284	-.26
Non-Oper Income (Expense)	0			0		53		53	100.00
Total Non-Cash Items	(15,275)	(13,444)	(13,481)	37	(122,350)	(109,139)	(109,477)	337	-.31
Change In Net Assets	(6,653)	3,768	(20,679)	24,447	(112,740)	(151,207)	(160,532)	9,325	(5.81)

Victoria Plaza/Schnabel
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	13,141	13,129	44,799	(31,670)	106,335	103,886	358,389	(254,503)	-71.01
Bad Debt, Net of Collections	(39)	705	825	(119)	2,879	(3,872)	6,597	(10,469)	-158.69
Other Tenant Revenue	78	50	983	(933)	1,128	352	7,864	(7,512)	-95.52
Grants	61,896	62,589	73,312	(10,723)	538,555	482,327	610,930	(128,603)	-21.05
Miscellaneous Revenue	0	5,918	75	5,843		23,710	600	23,110	3,851.63
Net Revenue	75,077	82,390	119,993	(37,603)	648,897	606,403	984,381	(377,978)	-38.40
Operating Expense									
Salaries and Benefits	15,660	29,506	38,865	(9,360)	128,660	263,621	310,923	(47,301)	-15.21
Supplies and Materials	2,034		4,058	(4,058)	13,175	10,019	32,461	(22,442)	-69.13
Fleet Costs	750	25	79	(54)	1,030	901	628	273	43.43
Outside Services	4,036	1,407	11,348	(9,941)	48,595	46,866	90,787	(43,920)	-48.38
Utilities	3,203	3,423	15,250	(11,828)	39,638	27,108	122,003	(94,895)	-77.78
Protective Services	19	695	42	653	19	1,301	333	968	290.33
Insurance	4,182	1,848	3,049	(1,201)	23,720	20,397	25,315	(4,918)	-19.43
Other Expenses	1,768	2,369	22,486	(20,118)	29,547	30,963	181,763	(150,800)	-82.97
Total Operating Expense	31,653	39,272	95,177	(55,905)	284,383	401,177	764,213	(363,036)	-47.50
Total Operating Income	43,424	43,118	24,816	18,302	364,515	205,226	220,168	(14,941)	(6.79)
Non-Operating Income (Expense)									
Interest Expense	0		(1,250)	1,250			(10,000)	10,000	-100.00
Interest Income	50,193	49,892	50,419	(527)	398,068	394,415	403,353	(8,938)	-2.22
Replacement/Extraordinary Item	(341)		(1,008)	1,008	(1,701)	(6,177)	(8,061)	1,885	-23.38
Other Income (Expense)	0		17	(17)			136	(136)	-100.00
Management Fees	(18,783)	(19,443)	(18,771)	(672)	(149,597)	(160,565)	(150,167)	(10,398)	6.92
Transfers	1,050,561	5,312	1,370	3,941	4,970,733	26,592	10,901	15,691	143.93
Total Non-Operating Income (Expense)	1,081,630	35,761	30,778	4,983	5,217,503	254,265	246,162	8,103	3.29
Income Before Non-Cash Items	1,125,054	78,879	55,594	23,285	5,582,017	459,492	466,330	(6,838)	(1.47)
Non-Cash Items									
Depreciation & Amortization	(26,956)	(24,094)	(24,160)	66	(215,979)	(195,732)	(196,233)	502	-.26
Non-Oper Income (Expense)	0	858,286	104,343	753,943		913,375	834,746	78,629	9.42
Total Non-Cash Items	(26,956)	834,192	80,183	754,009	(215,979)	717,643	638,513	79,131	12.39
Change In Net Assets	1,098,097	913,070	135,777	777,293	5,366,038	1,177,135	1,104,842	72,292	6.54

Villa Hermosa/McGuire
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	32,261	31,504	31,377	127	254,546	249,265	251,016	(1,751)	-.70
Bad Debt, Net of Collections	209	(8,011)	152	(8,163)	(429)	(22,663)	1,213	(23,876)	-1,967.75
Other Tenant Revenue	274		369	(369)	4,602	72	2,955	(2,883)	-97.57
Grants	28,866	33,006	28,696	4,310	251,140	491,559	239,132	252,427	105.56
Miscellaneous Revenue	0		86	(86)	526	289	688	(399)	-57.99
Net Revenue	61,610	56,499	60,680	(4,182)	510,385	718,523	495,004	223,519	45.15
Operating Expense									
Salaries and Benefits	16,969	19,265	20,233	(968)	143,050	151,870	161,868	(9,998)	-6.18
Supplies and Materials	1,305	1,179	2,148	(969)	19,686	12,702	17,181	(4,479)	-26.07
Fleet Costs	172	500	92	409	605	677	733	(56)	-7.66
Outside Services	13,551	8,628	8,060	568	103,995	66,398	64,479	1,919	2.98
Utilities	19,782	2,928	14,075	(11,147)	118,687	114,036	112,597	1,439	1.28
Protective Services	800	33,434	400	33,034	5,070	290,779	3,200	287,579	8,986.84
Insurance	2,335	990	2,337	(1,348)	19,852	30,037	19,135	10,902	56.97
Other Expenses	1,468	2,137	3,709	(1,573)	21,701	18,632	31,145	(12,513)	-40.18
Total Operating Expense	56,381	69,060	51,054	18,006	432,647	685,131	410,338	274,793	66.97
Total Operating Income	5,229	(12,561)	9,626	(22,188)	77,738	33,392	84,666	(51,274)	(60.56)
Non-Operating Income (Expense)									
Interest Income	160	39	1,364	(1,325)	2,407	174	10,913	(10,739)	-98.41
Replacement/Extraordinary Item	0	(737)	(300)	(437)	(3,601)	(6,050)	(2,397)	(3,652)	152.35
Management Fees	(9,890)	(10,506)	(9,850)	(656)	(67,792)	(82,258)	(78,799)	(3,459)	4.39
Transfers	1,003	55,103	543	54,561	7,865	495,248	4,263	490,985	11,516.82
Total Non-Operating Income (Expense)	(8,727)	43,899	(8,243)	52,142	(61,122)	407,114	(66,021)	473,135	-716.65
Income Before Non-Cash Items	(3,498)	31,338	1,384	29,954	16,616	440,506	18,645	421,861	2,262.54
Non-Cash Items									
Depreciation & Amortization	(54,922)	(50,612)	(50,976)	364	(440,104)	(414,373)	(407,807)	(6,565)	1.61
Total Non-Cash Items	(54,922)	(50,612)	(50,976)	364	(440,104)	(414,373)	(407,807)	(6,565)	1.61
Change In Net Assets	(58,420)	(19,274)	(49,592)	30,318	(423,488)	26,133	(389,162)	415,295	(106.72)

Villa Tranchese
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	53,720	51,389	49,437	1,952	420,038	412,275	395,496	16,779	4.24
Bad Debt, Net of Collections	47	(7,869)	30	(7,898)	(1,579)	(30,855)	237	(31,092)	-13,138.78
Other Tenant Revenue	394		283	(283)	3,469	77	2,264	(2,187)	-96.58
Grants	47,316	56,322	51,437	4,885	412,858	548,272	428,644	119,628	27.91
Miscellaneous Revenue	1,778	1,903	1,808	95	17,191	14,260	14,464	(204)	-1.41
Net Revenue	103,255	101,745	102,995	(1,250)	851,977	944,029	841,105	102,925	12.24
Operating Expense									
Salaries and Benefits	38,858	34,187	36,025	(1,838)	289,988	293,761	288,199	5,562	1.93
Supplies and Materials	4,649	5,200	3,933	1,267	28,141	29,829	31,461	(1,632)	-5.19
Fleet Costs	3,294	162	383	(221)	5,146	18,079	3,064	15,015	490.05
Outside Services	5,800	10,123	10,800	(678)	89,429	97,527	86,403	11,124	12.88
Utilities	21,226		20,584	(20,584)	149,378	179,160	164,669	14,491	8.80
Protective Services	905	17,233	375	16,858	3,740	145,982	3,000	142,982	4,766.08
Insurance	3,862	1,821	4,096	(2,275)	33,918	47,537	33,568	13,969	41.61
Other Expenses	4,479	1,614	4,179	(2,565)	37,277	29,202	35,973	(6,771)	-18.82
Total Operating Expense	83,073	70,338	80,375	(10,036)	637,017	841,078	646,338	194,740	30.13
Total Operating Income	20,182	31,407	22,620	8,787	214,960	102,951	194,767	(91,816)	(47.14)
Non-Operating Income (Expense)									
Interest Expense	(762)	(662)	(1,092)	430	(6,564)	(10,170)	(8,736)	(1,434)	16.42
Interest Income	386	19	436	(417)	3,351	132	3,489	(3,356)	-96.20
Replacement/Extraordinary Item	(4,359)	(2,726)	(1,359)	(1,367)	(7,700)	(3,853)	(10,869)	7,017	-64.56
Other Income (Expense)	(7,430)		142	(142)	(7,430)		1,136	(1,136)	-100.00
Management Fees	(13,795)	(14,917)	(15,423)	506	(107,519)	(125,017)	(123,388)	(1,629)	1.32
Transfers	1,561	29,145	1,061	28,084	12,227	62,100	8,432	53,668	636.45
Total Non-Operating Income (Expense)	(24,399)	10,859	(16,235)	27,094	(113,634)	(76,808)	(129,936)	53,128	-40.89
Income Before Non-Cash Items	(4,218)	42,266	6,385	35,881	101,326	26,143	64,831	(38,687)	(59.67)
Non-Cash Items									
Depreciation & Amortization	(21,624)	(21,526)	(19,501)	(2,025)	(173,678)	(172,687)	(156,009)	(16,678)	10.69
Non-Oper Income (Expense)	0		12,672	(12,672)		242,736	101,377	141,359	139.44
Total Non-Cash Items	(21,624)	(21,526)	(6,829)	(14,697)	(173,678)	70,049	(54,632)	124,681	-228.22
Change In Net Assets	(25,842)	20,739	(444)	21,183	(72,353)	96,192	10,199	85,994	843.18

Villa Veramendi
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

	Current Month				Year-To-Date				
Account Description	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	24,162	22,265	12,835	9,430	200,567	168,147	102,680	65,467	63.76
Bad Debt, Net of Collections	535	652	3,750	(3,098)	16,771	(557)	30,000	(30,557)	-101.86
Other Tenant Revenue	2,445	60	553	(493)	12,359	1,459	4,424	(2,965)	-67.03
Grants	72,553	79,902	72,125	7,777	626,098	550,925	601,042	(50,117)	-8.34
Miscellaneous Revenue	0		550	(550)	5,330	4,679	4,397	282	6.41
Net Revenue	99,696	102,879	89,813	13,067	861,126	724,653	742,543	(17,891)	-2.41
Operating Expense									
Salaries and Benefits	32,139	27,265	34,989	(7,724)	232,807	225,340	279,913	(54,573)	-19.50
Supplies and Materials	18,840	12,289	5,358	6,931	80,885	67,794	42,867	24,928	58.15
Fleet Costs	862	323	900	(577)	4,415	9,059	7,197	1,861	25.86
Outside Services	13,977	24,251	22,250	2,001	279,685	207,192	178,000	29,192	16.40
Utilities	6,474	18,255	17,159	1,096	125,383	132,494	137,272	(4,778)	-3.48
Protective Services	1,503	4,062	458	3,604	6,904	10,825	3,664	7,161	195.45
Insurance	3,517	1,396	3,767	(2,371)	31,164	29,640	30,883	(1,242)	-4.02
Other Expenses	1,088	1,333	3,344	(2,011)	24,089	16,824	29,209	(12,385)	-42.40
Total Operating Expense	78,400	89,175	88,225	949	785,332	699,169	709,005	(9,836)	-1.39
Total Operating Income	21,296	13,704	1,587	12,117	75,794	25,484	33,539	(8,055)	(24.02)
Non-Operating Income (Expense)									
Interest Expense	0	(396)		(396)		(2,475)		(2,475)	100.00
Interest Income	196	0	310	(310)	2,129	20	2,477	(2,457)	-99.19
Replacement/Extraordinary Item	(14,718)	(5,555)	(4,633)	(922)	(46,581)	(132,822)	(37,064)	(95,758)	258.36
Other Income (Expense)	0			0	5,861	(22,165)		(22,165)	100.00
Management Fees	(10,297)	(12,348)	(12,898)	550	(88,417)	(104,889)	(103,187)	(1,702)	1.65
Transfers	1,288	2,369	697	1,672	10,135	10,712	5,476	5,236	95.62
Total Non-Operating Income (Expense)	(23,532)	(15,930)	(16,524)	594	(116,874)	(251,620)	(132,298)	(119,322)	90.19
Income Before Non-Cash Items	(2,235)	(2,226)	(14,937)	12,711	(41,080)	(226,136)	(98,759)	(127,377)	128.98
Non-Cash Items									
Depreciation & Amortization	(32,402)	(3,942)	(3,699)	(243)	(260,169)	(105,956)	(91,927)	(14,029)	15.26
Non-Oper Income (Expense)	0		79,167	(79,167)		8,076	633,333	(625,257)	-98.72
Total Non-Cash Items	(32,402)	(3,942)	75,468	(79,409)	(260,169)	(97,880)	541,407	(639,287)	-118.08
Change In Net Assets	(34,638)	(6,168)	60,530	(66,698)	(301,249)	(324,016)	442,648	(766,664)	(173.20)

WC White
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	14,595	15,282	12,792	2,490	113,037	117,644	102,334	15,310	14.96
Bad Debt, Net of Collections	(4,342)	18	292	(274)	(980)	(5,056)	2,333	(7,389)	-316.67
Other Tenant Revenue	65		237	(237)	2,291	1,123	1,897	(775)	-40.83
Grants	17,284	19,640	17,182	2,458	150,310	272,788	143,180	129,608	90.52
Miscellaneous Revenue	355	313	138	175	1,034	1,031	1,104	(73)	-6.58
Net Revenue	27,957	35,252	30,641	4,612	265,691	387,530	250,849	136,681	54.49
Operating Expense									
Salaries and Benefits	11,118	10,959	12,455	(1,496)	86,828	100,067	99,638	429	.43
Supplies and Materials	1,146		1,379	(1,379)	13,807	16,083	11,031	5,053	45.81
Fleet Costs	92	33	108	(75)	1,704	1,945	864	1,081	125.08
Outside Services	818	679	3,859	(3,180)	41,670	33,603	30,869	2,733	8.85
Utilities	3,776	2,211	4,534	(2,323)	35,959	29,174	36,272	(7,098)	-19.57
Protective Services	580	16,664	325	16,339	3,055	145,343	2,600	142,743	5,490.11
Insurance	526	612	911	(300)	10,208	12,990	7,556	5,433	71.90
Other Expenses	1,236	1,825	2,874	(1,049)	17,216	16,772	23,733	(6,962)	-29.33
Total Operating Expense	19,291	32,983	26,444	6,539	210,449	355,975	212,563	143,412	67.47
Total Operating Income	8,666	2,269	4,196	(1,927)	55,242	31,555	38,286	(6,731)	(17.58)
Non-Operating Income (Expense)									
Interest Income	214	8	283	(274)	2,010	57	2,260	(2,204)	-97.48
Replacement/Extraordinary Item	0		(100)	100		(41,379)	(800)	(40,579)	5,072.42
Management Fees	(4,793)	(5,666)	(5,758)	92	(38,725)	(47,386)	(46,064)	(1,322)	2.87
Transfers	581	27,434	314	27,120	4,558	31,509	2,466	29,043	1,177.63
Total Non-Operating Income (Expense)	(3,997)	21,777	(5,261)	27,038	(32,157)	(57,199)	(42,137)	(15,062)	35.74
Income Before Non-Cash Items	4,668	24,046	(1,065)	25,111	23,085	(25,644)	(3,852)	(21,792)	565.78
Non-Cash Items									
Depreciation & Amortization	(49,878)	(48,921)	(49,055)	134	(399,023)	(391,366)	(392,439)	1,072	-.27
Non-Oper Income (Expense)	0			0		10		10	100.00
Total Non-Cash Items	(49,878)	(48,921)	(49,055)	134	(399,023)	(391,357)	(392,439)	1,082	-.28
Change In Net Assets	(45,209)	(24,875)	(50,120)	25,245	(375,938)	(417,001)	(396,290)	(20,710)	5.23

Westway/H Gonzalez
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	35,537	29,075	13,416	15,659	277,079	239,190	107,331	131,860	122.85
Bad Debt, Net of Collections	301	550	458	92	6,045	(14,340)	3,667	(18,007)	-491.02
Other Tenant Revenue	880	23	434	(411)	7,160	303	3,472	(3,169)	-91.28
Grants	74,794	83,854	74,354	9,500	651,308	677,986	619,612	58,374	9.42
Miscellaneous Revenue	50		817	(817)	5,008	400	6,533	(6,133)	-93.87
Net Revenue	111,562	113,502	89,479	24,023	946,601	903,539	740,615	162,924	22.00
Operating Expense									
Salaries and Benefits	40,972	44,521	41,036	3,485	310,722	331,146	328,289	2,857	.87
Supplies and Materials	1,912	6,794	3,232	3,562	50,220	47,386	25,858	21,528	83.25
Fleet Costs	754	317	388	(71)	3,538	6,154	3,100	3,054	98.50
Outside Services	17,949	37,534	18,116	19,418	190,670	196,881	144,931	51,950	35.84
Utilities	22,017	2,908	17,319	(14,411)	145,441	140,345	138,553	1,792	1.29
Protective Services	1,135	4,821	250	4,571	4,295	13,344	2,000	11,344	567.21
Insurance	4,512	3,750	5,204	(1,455)	41,703	38,395	42,487	(4,091)	-9.63
Other Expenses	2,004	2,052	4,502	(2,450)	37,020	28,153	38,531	(10,379)	-26.94
Total Operating Expense	91,253	102,697	90,048	12,650	783,610	801,804	723,750	78,054	10.78
Total Operating Income	20,309	10,805	(568)	11,373	162,990	101,735	16,865	84,870	503.22
Non-Operating Income (Expense)									
Interest Expense	0	(3,085)		(3,085)		(19,279)		(19,279)	100.00
Interest Income	282	22	387	(365)	2,830	92	3,097	(3,006)	-97.04
Replacement/Extraordinary Item	(5,688)	(669)	(626)	(44)	(8,726)	(7,023)	(5,004)	(2,019)	40.34
Other Income (Expense)	0		417	(417)	(7,797)	(8,545)	3,336	(11,881)	-356.15
Management Fees	(12,850)	(15,471)	(15,248)	(223)	(106,830)	(128,251)	(121,988)	(6,263)	5.13
Transfers	1,599	(1,512)	876	(2,388)	12,608	14,101	6,893	7,208	104.57
Total Non-Operating Income (Expense)	(16,657)	(20,716)	(14,194)	(6,522)	(107,915)	(148,904)	(113,665)	(35,239)	31.00
Income Before Non-Cash Items	3,652	(9,911)	(14,762)	4,851	55,075	(47,169)	(96,800)	49,631	(51.27)
Non-Cash Items									
Depreciation & Amortization	(42,939)	(42,459)	(42,575)	116	(343,959)	(340,374)	(341,297)	923	-.27
Non-Oper Income (Expense)	0			0		21		21	100.00
Total Non-Cash Items	(42,939)	(42,459)	(42,575)	116	(343,959)	(340,353)	(341,297)	944	-.28
Change In Net Assets	(39,287)	(52,370)	(57,337)	4,967	(288,884)	(387,522)	(438,097)	50,575	(11.54)

Wheatley/Olive Pk/Village East
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	5,039	2,858	5,498	(2,640)	44,077	25,933	43,984	(18,051)	-41.04
Bad Debt, Net of Collections	442	659	(258)	917	4,255	4,130	(2,064)	6,194	-300.09
Other Tenant Revenue	270		108	(108)	1,768	(261)	864	(1,125)	-130.21
Grants	24,591	25,216	24,446	770	214,002	187,780	203,716	(15,936)	-7.82
Miscellaneous Revenue	0		416	(416)	25	576	3,331	(2,755)	-82.71
Net Revenue	30,342	28,733	30,210	(1,478)	264,127	218,158	249,831	(31,672)	-12.68
Operating Expense									
Salaries and Benefits	11,531	12,852	13,029	(177)	65,110	102,631	104,231	(1,600)	-1.53
Supplies and Materials	3,526	1,808	3,014	(1,206)	27,237	12,967	24,111	(11,144)	-46.22
Fleet Costs	0			0	27				
Outside Services	6,907	7,979	7,375	604	70,398	47,332	59,000	(11,668)	-19.78
Utilities	4,612	5,078	6,817	(1,738)	53,213	37,638	54,533	(16,895)	-30.98
Protective Services	640	2,436	517	1,920	5,976	5,985	4,133	1,851	44.79
Insurance	1,628	687	1,601	(914)	12,220	8,795	13,099	(4,304)	-32.86
Other Expenses	1,230	170	417	(247)	6,297	3,115	4,200	(1,085)	-25.84
Total Operating Expense	30,074	31,009	32,769	(1,760)	240,477	218,463	263,308	(44,845)	-17.03
Total Operating Income	268	(2,277)	(2,559)	282	23,650	(305)	(13,477)	13,173	(97.74)
Non-Operating Income (Expense)									
Interest Income	2,635	2,469		2,469	21,033	19,821		19,821	100.00
Replacement/Extraordinary Item	(28)	(29)	(1,283)	1,254	(9,216)	(4,681)	(10,267)	5,586	-54.41
Other Income (Expense)	(1,848)	(833)		(833)	(1,848)	(3,811)		(3,811)	100.00
Management Fees	(3,784)	(4,513)	(3,752)	(761)	(28,998)	(33,654)	(30,013)	(3,641)	12.13
Transfers	390	669	212	457	3,052	5,965	1,668	4,297	257.69
Total Non-Operating Income (Expense)	(2,636)	(2,237)	(4,823)	2,586	(15,978)	(16,359)	(38,612)	22,253	-57.63
Income Before Non-Cash Items	(2,368)	(4,513)	(7,381)	2,868	7,672	(16,664)	(52,089)	35,426	(68.01)
Non-Cash Items									
Depreciation & Amortization	(2,467)	(2,460)	(2,467)	7	(19,736)	(19,682)	(19,736)	54	-.27
Non-Oper Income (Expense)	(13,264)	0		0	(13,264)	(18)		(18)	100.00
Total Non-Cash Items	(15,732)	(2,460)	(2,467)	7	(33,001)	(19,700)	(19,736)	36	-.18
Change In Net Assets	(18,099)	(6,974)	(9,848)	2,875	(25,329)	(36,364)	(71,825)	35,462	(49.37)

Converse Ranch I
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Bad Debt, Net of Collections	0			0					
Grants	5,317	5,533	5,286	247	46,273	24,390	44,046	(19,656)	-44.63
Miscellaneous Revenue	0			0					
Net Revenue	5,317	5,533	5,286	247	46,273	24,390	44,046	(19,656)	-44.63
Operating Expense									
Outside Services	0			0					
Protective Services	0	34		34		48		48	100.00
Other Expenses	237	6	272	(267)	2,822	2,641	2,563	78	3.05
Total Operating Expense	237	40	272	(233)	2,822	2,690	2,563	126	4.93
Total Operating Income	5,080	5,493	5,014	480	43,450	21,701	41,483	(19,782)	(47.69)
Non-Operating Income (Expense)									
Interest Income	4	0	1	(1)	29	1	9	(8)	-84.05
Other Income (Expense)	(4,508)	771	(5,022)	5,792	(41,892)	(34,044)	(41,844)	7,800	-18.64
Management Fees	(1,848)	(1,889)	(1,893)	4	(14,623)	(15,637)	(15,144)	(493)	3.26
Transfers	0	79	(45)	124		79	(378)	457	-120.97
Total Non-Operating Income (Expense)	(6,352)	(1,038)	(6,959)	5,920	(56,486)	(49,600)	(57,356)	7,757	-13.52
Income Before Non-Cash Items	(1,272)	4,455	(1,945)	6,400	(13,036)	(27,899)	(15,873)	(12,025)	75.76

Converse Ranch II, LLC
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Bad Debt, Net of Collections	0			0					
Grants	3,279	2,812	3,260	(449)	28,533	19,142	27,166	(8,024)	-29.54
Net Revenue	3,279	2,812	3,260	(449)	28,533	19,142	27,166	(8,024)	-29.54
Operating Expense									
Outside Services	0			0					
Protective Services	0	29		29		40		40	100.00
Other Expenses	134	139	174	(35)	1,856	1,378	1,652	(275)	-16.63
Total Operating Expense	134	167	174	(7)	1,856	1,418	1,652	(234)	-14.18
Total Operating Income	3,145	2,644	3,086	(442)	26,676	17,724	25,514	(7,789)	(30.53)
Non-Operating Income (Expense)									
Interest Income	0		4	(4)			32	(32)	-100.00
Other Income (Expense)	(2,548)	(1,901)	(3,097)	1,196	(25,734)	(13,508)	(25,808)	12,300	-47.66
Management Fees	(1,552)	(1,586)	(1,499)	(87)	(12,083)	(13,135)	(11,995)	(1,140)	9.50
Transfers	0	67	(38)	105		67	(316)	383	-121.07
Total Non-Operating Income (Expense)	(4,100)	(3,420)	(4,630)	1,210	(37,817)	(26,576)	(38,087)	11,511	-30.22
Income Before Non-Cash Items	(955)	(776)	(1,544)	768	(11,140)	(8,852)	(12,573)	3,721	(29.60)
Non-Cash Items									
Non-Oper Income (Expense)	0			0		15,413		15,413	100.00
Total Non-Cash Items	0					15,413		15,413	100.00
Change In Net Assets	(955)	(776)	(1,544)	768	(11,140)	6,561	(12,573)	19,134	(152.19)

East Meadows
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Bad Debt, Net of Collections	0			0					
Grants	28,393	33,193	28,225	4,968	246,676	237,225	235,208	2,017	.86
Miscellaneous Revenue	0			0					
Net Revenue	28,393	33,193	28,225	4,968	246,676	237,225	235,208	2,017	.86
Operating Expense									
Other Expenses	1,400	1,680	1,428	252	15,329	13,603	12,440	1,163	9.35
Total Operating Expense	1,400	1,680	1,428	252	15,329	13,603	12,440	1,163	9.35
Total Operating Income	26,992	31,513	26,797	4,716	231,347	223,622	222,768	855	.38
Non-Operating Income (Expense)									
Interest Income	36	1	155	(154)	674	4	1,238	(1,234)	-99.70
Other Income (Expense)	(26,607)	(31,139)	(26,814)	(4,325)	(285,249)	(248,982)	(223,448)	(25,534)	11.43
Management Fees	(1,472)	(2,338)	(2,238)	(100)	(11,907)	(18,998)	(17,902)	(1,096)	6.12
Transfers	0	222	(128)	350		222	(1,066)	1,288	-120.82
Total Non-Operating Income (Expense)	(28,042)	(33,254)	(29,025)	(4,229)	(296,481)	(267,754)	(241,178)	(26,576)	11.02
Income Before Non-Cash Items	(1,050)	(1,741)	(2,228)	487	(65,134)	(44,132)	(18,410)	(25,722)	139.71
Non-Cash Items									
Non-Oper Income (Expense)	0			0					
Total Non-Cash Items	0								
Change In Net Assets	(1,050)	(1,741)	(2,228)	487	(65,134)	(44,132)	(18,410)	(25,722)	139.71

Gardens at San Juan Square
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

	Current Month				Year-To-Date				
Account Description	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Bad Debt, Net of Collections	1			0	1,433				
Grants	26,272	31,260	26,118	5,142	222,558	238,816	217,650	21,166	9.72
Miscellaneous Revenue	0			0					
Net Revenue	26,274	31,260	26,118	5,142	223,991	238,816	217,650	21,166	9.72
Operating Expense									
Other Expenses	0		1,323	(1,323)	1,394	431	11,723	(11,292)	-96.32
Total Operating Expense	0		1,323	(1,323)	1,394	431	11,723	(11,292)	-96.32
Total Operating Income	26,274	31,260	24,795	6,465	222,598	238,384	205,927	32,457	15.76
Non-Operating Income (Expense)									
Interest Income	192	12	243	(232)	1,802	54	1,946	(1,892)	-97.22
Other Income (Expense)	(35,194)	(31,536)	(24,812)	(6,723)	(173,894)	(149,342)	(206,768)	57,426	-27.77
Management Fees	(2,580)	(2,821)	(3,101)	281	(23,082)	(23,952)	(24,812)	859	-3.46
Transfers	0	190	(111)	301		875	(924)	1,799	-194.68
Total Non-Operating Income (Expense)	(37,582)	(34,155)	(27,781)	(6,373)	(195,174)	(172,365)	(230,557)	58,192	-25.24
Income Before Non-Cash Items	(11,309)	(2,895)	(2,986)	92	27,424	66,019	(24,630)	90,649	(368.04)

HemisView Village
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Bad Debt, Net of Collections	0		(400)	400			(3,200)	3,200	-100.00
Grants	14,974	16,194	14,887	1,307	131,488	129,820	124,058	5,762	4.64
Net Revenue	14,974	16,194	14,487	1,707	131,488	129,820	120,858	8,962	7.42
Operating Expense									
Other Expenses	814	822	785	37	7,539	6,457	6,900	(443)	-6.43
Total Operating Expense	814	822	785	37	7,539	6,457	6,900	(443)	-6.43
Total Operating Income	14,161	15,372	13,702	1,670	123,949	123,363	113,958	9,405	8.25
Non-Operating Income (Expense)									
Interest Income	17	1	33	(32)	200	4	262	(258)	-98.32
Other Income (Expense)	(13,557)	(14,667)	(14,468)	(199)	(127,936)	(115,693)	(120,455)	4,762	-3.95
Management Fees	(1,862)	(2,144)	(1,733)	(411)	(14,264)	(17,808)	(13,868)	(3,940)	28.41
Transfers	0	152	(92)	244		152	(766)	918	-119.87
Total Non-Operating Income (Expense)	(15,403)	(16,658)	(16,260)	(398)	(142,000)	(133,344)	(134,827)	1,483	-1.10
Income Before Non-Cash Items	(1,242)	(1,287)	(2,559)	1,272	(18,051)	(9,981)	(20,869)	10,888	(52.17)

Midcrown Seniors Pavillion
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Bad Debt, Net of Collections	0			0	1				
Grants	7,567	8,754	7,523	1,231	56,851	47,597	62,692	(15,095)	-24.08
Miscellaneous Revenue	0			0					
Net Revenue	7,567	8,754	7,523	1,231	56,852	47,597	62,692	(15,095)	-24.08
Operating Expense									
Outside Services	0			0					
Other Expenses	637	402	676	(275)	6,700	5,075	5,675	(600)	-10.57
Total Operating Expense	637	402	676	(275)	6,700	5,075	5,675	(600)	-10.57
Total Operating Income	6,930	8,352	6,847	1,505	50,152	42,522	57,017	(14,495)	(25.42)
Non-Operating Income (Expense)									
Interest Income	0		4	(4)			32	(32)	-100.00
Other Income (Expense)	(6,400)	(7,630)	(7,147)	(483)	(52,226)	(59,412)	(59,557)	146	-.24
Management Fees	(2,429)	(2,491)	(2,520)	30	(18,976)	(20,907)	(20,163)	(744)	3.69
Transfers	0	124	(71)	195		124	(592)	716	-120.89
Total Non-Operating Income (Expense)	(8,829)	(9,997)	(9,734)	(263)	(71,202)	(80,195)	(80,281)	85	-.11
Income Before Non-Cash Items	(1,899)	(1,645)	(2,887)	1,242	(21,051)	(37,673)	(23,264)	(14,410)	61.94
Non-Cash Items									
Non-Oper Income (Expense)	0			0		32,367		32,367	100.00
Total Non-Cash Items	0					32,367		32,367	100.00
Change In Net Assets	(1,899)	(1,645)	(2,887)	1,242	(21,051)	(5,306)	(23,264)	17,957	(77.19)

Refugio
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Bad Debt, Net of Collections	0		(442)	442	3,739		(3,536)	3,536	-100.00
Other Tenant Revenue	0			0	(15)				
Grants	16,826	18,128	16,727	1,401	143,089	128,460	139,396	(10,936)	-7.85
Net Revenue	16,826	18,128	16,285	1,843	146,814	128,460	135,860	(7,400)	-5.45
Operating Expense									
Outside Services	0			0					
Other Expenses	811	877	910	(34)	8,500	7,227	7,960	(733)	-9.21
Total Operating Expense	811	877	910	(34)	8,500	7,227	7,960	(733)	-9.21
Total Operating Income	16,016	17,251	15,375	1,876	138,314	121,233	127,900	(6,667)	(5.21)
Non-Operating Income (Expense)									
Interest Income	0	0	1	0	2	0	4	(4)	-94.44
Other Income (Expense)	(15,403)	(16,656)	(15,983)	(673)	(148,599)	(120,499)	(133,162)	12,663	-9.51
Management Fees	(1,681)	(1,848)	(2,759)	911	(13,684)	(16,152)	(22,076)	5,923	-26.83
Transfers	0	155	(90)	245		155	(750)	905	-120.72
Total Non-Operating Income (Expense)	(17,084)	(18,349)	(18,832)	483	(162,281)	(136,496)	(155,983)	19,488	-12.49
Income Before Non-Cash Items	(1,068)	(1,098)	(3,457)	2,359	(23,967)	(15,263)	(28,083)	12,821	(45.65)
Non-Cash Items									
Non-Oper Income (Expense)	0			0		14,995		14,995	100.00
Total Non-Cash Items	0					14,995		14,995	100.00
Change In Net Assets	(1,068)	(1,098)	(3,457)	2,359	(23,967)	(268)	(28,083)	27,816	(99.05)

San Juan Square
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Bad Debt, Net of Collections	0		(175)	175	180		(1,400)	1,400	-100.00
Grants	17,286	19,343	17,184	2,159	148,776	154,544	143,202	11,342	7.92
Net Revenue	17,286	19,343	17,009	2,334	148,956	154,544	141,802	12,742	8.99
Operating Expense									
Other Expenses	837	953	875	78	8,727	8,840	7,704	1,136	14.74
Total Operating Expense	837	953	875	78	8,727	8,840	7,704	1,136	14.74
Total Operating Income	16,449	18,390	16,134	2,256	140,229	145,704	134,098	11,607	8.66
Non-Operating Income (Expense)									
Interest Income	0		8	(8)			64	(64)	-100.00
Other Income (Expense)	(15,899)	(18,103)	(16,742)	(1,361)	(153,237)	(150,566)	(139,378)	(11,188)	8.03
Management Fees	(2,020)	(1,925)	(1,869)	(56)	(14,554)	(14,968)	(14,952)	(16)	.11
Transfers	0	146	(83)	229		146	(688)	834	-121.20
Total Non-Operating Income (Expense)	(17,918)	(19,882)	(18,686)	(1,196)	(167,792)	(165,388)	(154,954)	(10,434)	6.73
Income Before Non-Cash Items	(1,469)	(1,492)	(2,552)	1,060	(27,562)	(19,684)	(20,856)	1,172	(5.62)
Non-Cash Items									
Non-Oper Income (Expense)	0			0		23,937		23,937	100.00
Total Non-Cash Items	0					23,937		23,937	100.00
Change In Net Assets	(1,469)	(1,492)	(2,552)	1,060	(27,562)	4,253	(20,856)	25,109	(120.39)

San Juan Square II
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Bad Debt, Net of Collections	0			0					
Grants	15,277	18,156	15,187	2,969	132,905	148,862	126,554	22,308	17.63
Miscellaneous Revenue	0			0	4,682				
Net Revenue	15,277	18,156	15,187	2,969	137,587	148,862	126,554	22,308	17.63
Operating Expense									
Other Expenses	717	874	767	107	7,166	7,403	6,793	610	8.98
Total Operating Expense	717	874	767	107	7,166	7,403	6,793	610	8.98
Total Operating Income	14,560	17,282	14,420	2,862	130,420	141,459	119,761	21,698	18.12
Non-Operating Income (Expense)									
Interest Income	0		0	0	0		0	0	-100.00
Other Income (Expense)	(13,619)	(16,613)	(14,428)	(2,185)	(123,770)	(135,045)	(120,226)	(14,819)	12.33
Management Fees	(1,894)	(1,711)	(1,863)	152	(14,160)	(15,217)	(14,906)	(311)	2.08
Transfers	0	149	(86)	235		149	(718)	867	-120.76
Total Non-Operating Income (Expense)	(15,512)	(18,175)	(16,377)	(1,798)	(137,930)	(150,113)	(135,850)	(14,263)	10.50
Income Before Non-Cash Items	(953)	(893)	(1,957)	1,064	(7,510)	(8,654)	(16,090)	7,436	(46.21)
Non-Cash Items									
Non-Oper Income (Expense)	0			0		17,239		17,239	100.00
Total Non-Cash Items	0					17,239		17,239	100.00
Change In Net Assets	(953)	(893)	(1,957)	1,064	(7,510)	8,585	(16,090)	24,675	(153.36)

Sutton Oaks
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

	Current Month				Year-To-Date				
Account Description	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Bad Debt, Net of Collections	0			0	552	20		20	100.00
Grants	17,688	18,075	17,584	491	150,234	126,258	146,534	(20,276)	-13.84
Miscellaneous Revenue	0		1,050	(1,050)			8,400	(8,400)	-100.00
Net Revenue	17,688	18,075	18,634	(560)	150,786	126,278	154,934	(28,656)	-18.50
Operating Expense									
Outside Services	0			0					
Utilities	0			0					
Other Expenses	853	879	879	0	9,173	7,793	7,752	41	.53
Total Operating Expense	853	879	879	0	9,173	7,793	7,752	41	.53
Total Operating Income	16,835	17,196	17,755	(559)	141,612	118,485	147,182	(28,697)	(19.50)
Non-Operating Income (Expense)									
Interest Income	0		5	(5)	16		42	(42)	-100.00
Other Income (Expense)	(16,216)	(16,700)	(16,705)	4	(160,390)	(133,514)	(139,207)	5,694	-4.09
Management Fees	(1,660)	(2,416)	(2,290)	(126)	(17,216)	(18,852)	(18,316)	(536)	2.93
Transfers	0	152	(86)	238		152	(718)	870	-121.20
Total Non-Operating Income (Expense)	(17,875)	(18,964)	(19,075)	111	(177,590)	(152,213)	(158,199)	5,986	-3.78
Income Before Non-Cash Items	(1,041)	(1,768)	(1,320)	(448)	(35,978)	(33,728)	(11,017)	(22,711)	206.14
Non-Cash Items									
Non-Oper Income (Expense)	0			0		20,994		20,994	100.00
Total Non-Cash Items	0					20,994		20,994	100.00
Change In Net Assets	(1,041)	(1,768)	(1,320)	(448)	(35,978)	(12,734)	(11,017)	(1,717)	15.58

The Alhambra
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Grants	2,805	3,231	2,789	442	24,019	25,235	23,242	1,993	8.58
Net Revenue	2,805	3,231	2,789	442	24,019	25,235	23,242	1,993	8.58
Operating Expense									
Other Expenses	129	157	158	(1)	1,510	1,400	1,380	20	1.46
Total Operating Expense	129	157	158	(1)	1,510	1,400	1,380	20	1.46
Total Operating Income	2,676	3,074	2,631	443	22,508	23,835	21,862	1,973	9.03
Non-Operating Income (Expense)									
Interest Income	0		3	(3)			24	(24)	-100.00
Other Income (Expense)	(2,453)	(2,983)	(2,650)	(333)	(24,655)	(23,620)	(22,080)	(1,540)	6.97
Management Fees	(499)	(594)	(644)	49	(4,566)	(5,006)	(5,148)	142	-2.76
Transfers	0	44	(26)	70		44	(220)	264	-120.18
Total Non-Operating Income (Expense)	(2,952)	(3,533)	(3,316)	(217)	(29,220)	(28,582)	(27,424)	(1,157)	4.22
Income Before Non-Cash Items	(276)	(459)	(686)	226	(6,712)	(4,746)	(5,562)	816	(14.67)
Non-Cash Items									
Non-Oper Income (Expense)	0			0		8,435		8,435	100.00
Total Non-Cash Items	0					8,435		8,435	100.00
Change In Net Assets	(276)	(459)	(686)	226	(6,712)	3,689	(5,562)	9,251	(166.31)

The Park At Sutton Oaks
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	0			0		(15)		(15)	100.00
Bad Debt, Net of Collections	0			0	632				
Grants	18,237	18,743	18,130	613	161,398	149,646	151,082	(1,436)	-.95
Miscellaneous Revenue	0			0					
Net Revenue	18,237	18,743	18,130	613	162,031	149,631	151,082	(1,451)	-.96
Operating Expense									
Other Expenses	885	1,009	915	94	8,869	7,743	8,064	(321)	-3.98
Total Operating Expense	885	1,009	915	94	8,869	7,743	8,064	(321)	-3.98
Total Operating Income	17,352	17,734	17,216	518	153,161	141,888	143,018	(1,130)	(.79)
Non-Operating Income (Expense)									
Interest Income	0		8	(8)			64	(64)	-100.00
Other Income (Expense)	(16,820)	(17,269)	(17,224)	(46)	(155,508)	(136,489)	(143,528)	7,039	-4.90
Management Fees	(2,366)	(2,412)	(2,567)	154	(19,523)	(19,298)	(20,532)	1,235	-6.01
Transfers	0	152	(88)	240		152	(734)	886	-120.74
Total Non-Operating Income (Expense)	(19,187)	(19,529)	(19,870)	341	(175,031)	(155,634)	(164,730)	9,096	-5.52
Income Before Non-Cash Items	(1,835)	(1,795)	(2,655)	859	(21,869)	(13,746)	(21,712)	7,966	(36.69)
Non-Cash Items									
Non-Oper Income (Expense)	0			0		18,980		18,980	100.00
Total Non-Cash Items	0					18,980		18,980	100.00
Change In Net Assets	(1,835)	(1,795)	(2,655)	859	(21,869)	5,234	(21,712)	26,946	(124.11)

Wheatley Senior Living
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Grants	5,106	12,196	5,076	7,120	82,845	91,582	42,300	49,282	116.51
Net Revenue	5,106	12,196	5,076	7,120	82,845	91,582	42,300	49,282	116.51
Operating Expense									
Supplies and Materials	0			0		246		246	100.00
Other Expenses	244	598	262	336	4,606	4,810	2,281	2,529	110.85
Total Operating Expense	244	598	262	336	4,606	5,056	2,281	2,775	121.65
Total Operating Income	4,862	11,598	4,814	6,784	78,239	86,525	40,019	46,507	116.21
Non-Operating Income (Expense)									
Interest Income	0		2	(2)			16	(16)	-100.00
Other Income (Expense)	(4,638)	(11,353)	(4,822)	(6,531)	(83,672)	(87,565)	(40,185)	(47,380)	117.90
Management Fees	(940)	(1,407)	(2,159)	752	(11,002)	(13,016)	(17,270)	4,253	-24.63
Transfers	0	133	(17)	150		133	(142)	275	-193.79
Total Non-Operating Income (Expense)	(5,579)	(12,627)	(6,996)	(5,631)	(94,674)	(100,448)	(57,581)	(42,867)	74.45
Income Before Non-Cash Items	(717)	(1,028)	(2,182)	1,153	(16,434)	(13,922)	(17,562)	3,640	(20.73)
Non-Cash Items									
Non-Oper Income (Expense)	0			0		17,804		17,804	100.00
Total Non-Cash Items	0					17,804		17,804	100.00
Change In Net Assets	(717)	(1,028)	(2,182)	1,153	(16,434)	3,882	(17,562)	21,444	(122.10)

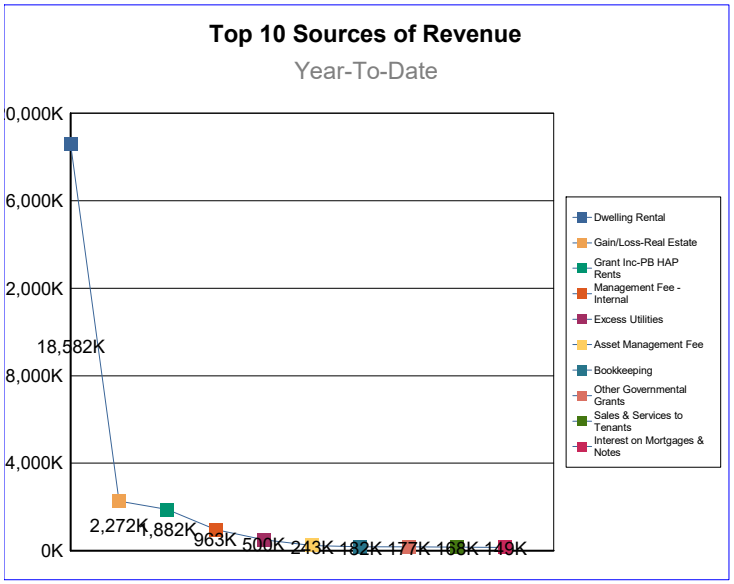
SAHA SAN ANTONIO HOUSING AUTHORITY
Opportunity Lives Here

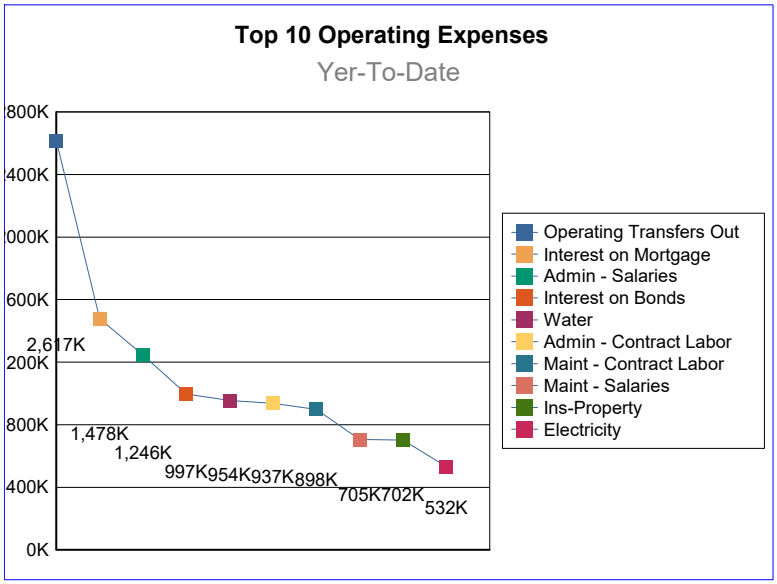
Beacon
Summarized Income Statement by Line of Business, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

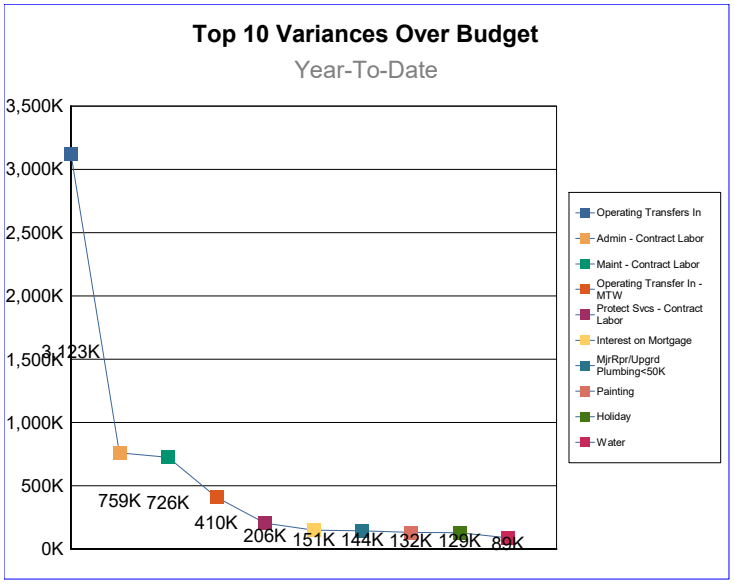
Account Description	Year-To-Date Actual	Budget	Variance	%
Revenue				
Rental Revenue	17,298,369	18,284,577	(986,208)	-5.39
Bad Debt, Net of Collections	(337,311)	(295,250)	(42,062)	14.25
Other Tenant Revenue	766,356	672,011	94,345	14.04
Grants	2,186,324	1,888,164	298,161	15.79
Miscellaneous Revenue	111,587	118,563	(6,977)	-5.88
Net Revenue	20,025,324	20,668,064	(642,740)	-3.11
Operating Expense				
Salaries and Benefits	4,795,868	4,896,049	(100,182)	-2.05
Supplies and Materials	672,678	781,307	(108,629)	-13.90
Fleet Costs	15,710	16,834	(1,124)	-6.67
Outside Services	2,564,132	2,434,830	129,303	5.31
Utilities	1,991,565	1,919,550	72,016	3.75
Protective Services	367,889	162,346	205,543	126.61
Insurance	1,012,053	1,023,742	(11,688)	-1.14
Other Expenses	977,529	1,292,708	(315,178)	-24.38
Total Operating Expense	12,397,426	12,527,365	(129,940)	-1.04
Total Operating Income	7,627,898	8,140,699	(512,801)	($6.30)
Non-Operating Income (Expense)				
Interest Expense	(3,149,193)	(3,189,779)	40,586	-1.27
Interest Income	159,232	515,644	(356,413)	-69.12
Replacement/Extraordinary Item	(978,099)	(936,213)	(41,886)	4.47
Other Income (Expense)	(13,213)	(13,695)	483	-3.53
Management Fees	(1,417,540)	(1,462,966)	45,427	-3.11
Transfers	916,322		916,322	100.00
Total Non-Operating Income (Expense)	(4,482,490)	(5,087,009)	604,519	-11.88
Surplus or Deficit Prior to Non-Cash Items	3,145,408	3,053,690	91,718	$3.00
Non-Cash Items				
Depreciation & Amortization	(3,140,778)	(2,746,307)	(394,471)	14.36
Non-Oper Income (Expense)	4,912,424		4,912,424	100.00
Total Non-Cash Items	1,771,646	(2,746,307)	4,517,953	-164.51

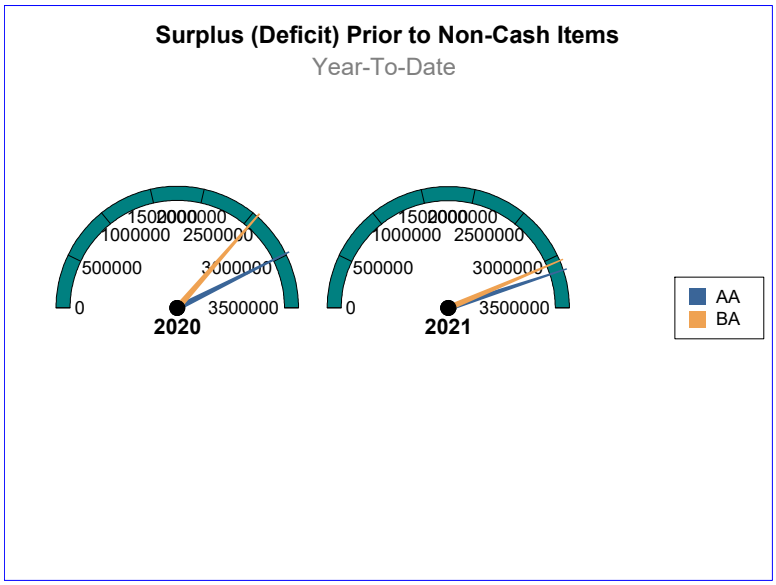
Beacon
Summarized Income Statement by Line of Business, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Year-To-Date Actual	Budget	Variance	%
Change In Net Assets	4,917,054	307,383	4,609,671	$1,499.65



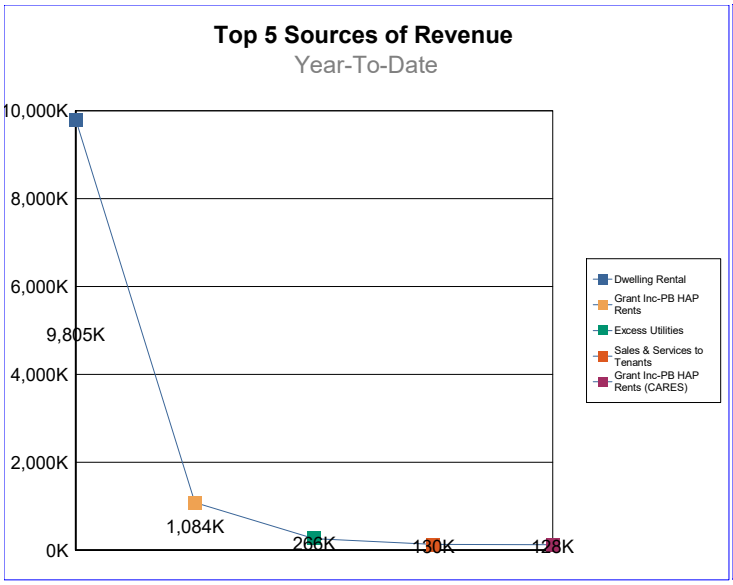


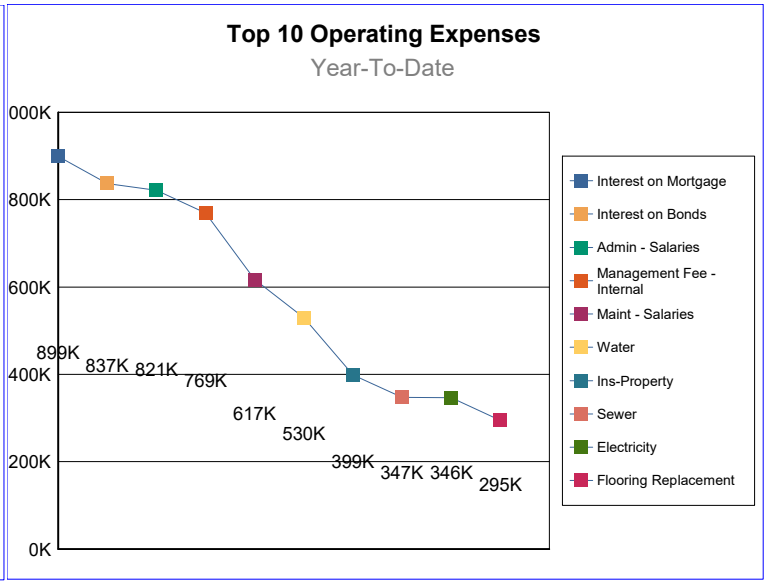


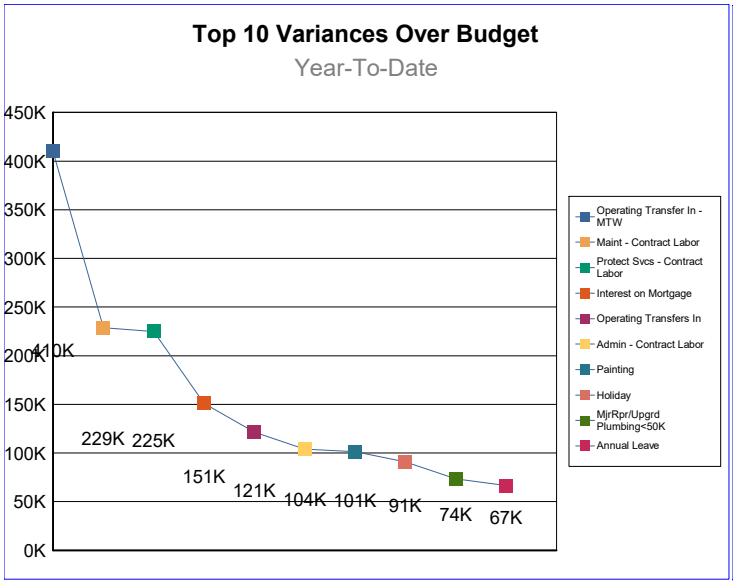


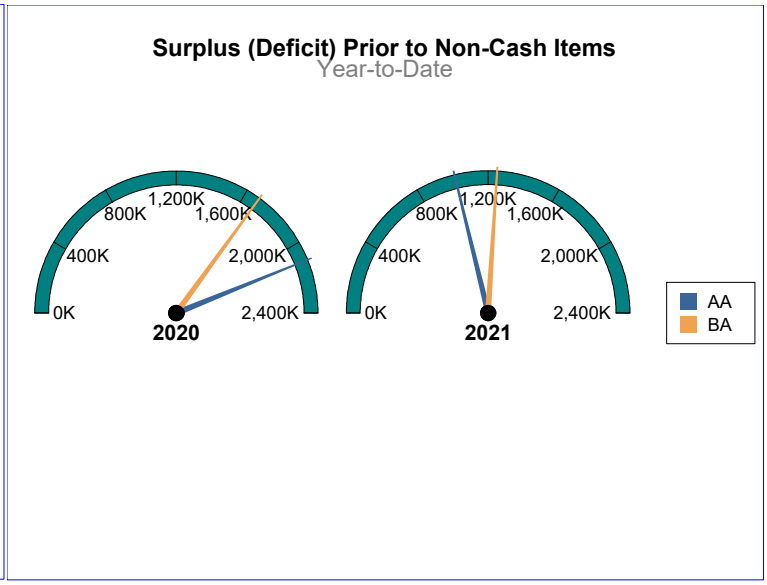
Beacon
SAHA Managed
Summarized Income Statement by Line of Business, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	1,102,148	1,278,461	1,334,652	(56,191)	8,980,503	9,852,950	10,290,574	(437,623)	(4.25)
Bad Debt, Net of Collections	(6,418)	(16,500)	(10,892)	(5,608)	(131,849)	(157,272)	(87,138)	(70,133)	80.48
Other Tenant Revenue	30,030	46,930	57,893	(10,963)	503,552	434,976	463,145	(28,169)	(6.08)
Grants	121,096	244,962	123,780	121,183	972,669	1,259,096	990,236	268,860	27.15
Miscellaneous Revenue	4,873	4,170	6,577	(2,408)	54,256	39,663	52,619	(12,956)	(24.62)
Net Revenue	1,251,729	1,558,022	1,512,010	46,012	10,379,130	11,429,414	11,709,435	(280,021)	(2.39)
Operating Expense									
Salaries and Benefits	286,911	336,617	333,333	3,284	2,188,644	2,599,706	2,666,664	(66,959)	(2.51)
Supplies and Materials	49,588	27,524	65,026	(37,502)	460,588	482,166	520,211	(38,045)	(7.31)
Fleet Costs	2,919	1,311	2,014	(703)	17,058	15,252	16,114	(862)	(5.35)
Outside Services	230,482	144,329	178,400	(34,071)	1,319,201	1,616,423	1,427,690	188,733	13.22
Utilities	117,876	158,364	155,738	2,626	910,240	1,231,659	1,245,901	(14,242)	(1.14)
Protective Services	4,755	68,356	8,106	60,250	36,448	289,865	64,848	225,017	346.99
Insurance	14,994	20,550	75,005	(54,456)	539,123	608,445	606,743	1,701	.28
Other Expenses	40,878	27,075	84,960	(57,885)	353,783	433,116	709,015	(275,899)	(38.91)
Total Operating Expense	748,403	784,127	902,582	(118,456)	5,825,085	7,276,632	7,257,187	19,445	.27
Total Operating Income	503,326	773,895	609,427	164,468	4,554,046	4,152,782	4,452,248	(299,466)	(6.73)
Non-Operating Income (Expense)									
Interest Expense	(155,082)	(222,247)	(240,419)	18,172	(1,268,093)	(1,891,299)	(1,928,173)	36,874	(1.91)
Interest Income	24,594	589	37,268	(36,678)	261,130	6,860	298,142	(291,282)	(97.70)
Replacement/Extraordinary Item	(44,543)	(43,988)	(57,737)	13,748	(467,281)	(652,909)	(461,893)	(191,016)	41.36
Other Income (Expense)	(37,141)		(607)	607	(21,917)	(5,860)	(4,856)	(1,004)	20.68
Management Fees	(117,796)	(137,278)	(138,282)	1,004	(952,004)	(1,068,758)	(1,106,255)	37,497	(3.39)
Transfers		3,939		3,939		476,094		476,094	100.00
Total Non-Operating Income (Expense)	(329,968)	(398,985)	(399,776)	791	(2,448,167)	(3,135,872)	(3,203,035)	67,163	(2.10)
Surplus or (Deficit) Prior to Non-Cash Items	173,358	374,910	209,651	165,259	2,105,879	1,016,911	1,249,213	(232,303)	(18.60)
Non-Cash Items									
Depreciation & Amortization	(134,705)	(204,152)	(154,693)	(49,458)	(1,077,157)	(1,634,879)	(1,240,702)	(394,177)	31.77
Non-Oper Income (Expense)						862,501		862,501	100.00
Total Non-Cash Items	(134,705)	(204,152)	(154,693)	(49,458)	(1,077,157)	(772,377)	(1,240,702)	468,324	(37.75)
Change In Net Assets	38,653	170,759	54,958	115,801	1,028,722	244,534	8,512	236,022	2,772.85


Top 5 Sources of Revenue
Year-To-Date
10,000K
8,000K
6,000K
4,000K
2,000K
0K
9,805K
1,084K
266K
130K
128K
Dwelling Rental
Grant Inc-PB HAP Rents
Excess Utilities
Sales & Services to Tenants
Grant Inc-PB HAP Rents (CARES)


Top 10 Operating Expenses
Year-To-Date
000K
800K
600K
400K
200K
0K
899K
837K
821K
769K
617K
530K
399K
347K
346K
295K
Interest on Mortgage
Interest on Bonds
Admin - Salaries
Management Fee - Internal
Maint - Salaries
Water
Ins-Property
Sewer
Electricity
Flooring Replacement


Top 10 Variances Over Budget
Year-To-Date
450K
400K
350K
300K
250K
200K
150K
100K
50K
0K
410K
229K
225K
151K
121K
104K
101K
91K
74K
67K
Operating Transfer In - MTW
Maint - Contract Labor
Protect Svcs - Contract Labor
Interest on Mortgage
Operating Transfers In
Admin - Contract Labor
Painting
Holiday
MjrRpr/Upgrd Plumbing<50K
Annual Leave


Surplus (Deficit) Prior to Non-Cash Items
Year-to-Date
0K
400K
800K
1,200K
1,600K
2,000K
2,400K
2020
2021
AA
BA

Beacon Housing Solutions, LLC
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Operating Expense									
Salaries and Benefits	0	33,981		33,981		81,677		81,677	100.00
Insurance	0	1,548		1,548		2,785		2,785	100.00
Other Expenses	0			0		4,275		4,275	100.00
Total Operating Expense	0	35,529		35,529		88,736		88,736	100.00
Total Operating Income	0	(35,529)		(35,529)	0	(88,736)		(88,736)	
Non-Operating Income (Expense)									
Transfers	0			0		600		600	100.00
Total Non-Operating Income (Expense)	0					600		600	100.00
Income Before Non-Cash Items	0	(35,529)		(35,529)	0	(88,136)		(88,136)	

SAHDC Bella Claire Apts.
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

	Current Month				Year-To-Date				
Account Description	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	39,360	35,152	40,833	(5,682)	318,423	289,270	314,417	(25,146)	-8.00
Bad Debt, Net of Collections	0		16	(16)	(188)		131	(131)	-100.00
Other Tenant Revenue	0	330	250	80	2,623	9,128	2,000	7,128	356.38
Miscellaneous Revenue	0	80	58	22	400	400	467	(67)	-14.28
Net Revenue	39,360	35,562	41,158	(5,596)	321,258	298,798	317,014	(18,216)	-5.75
Operating Expense									
Salaries and Benefits	9,846	12,983	13,658	(675)	87,551	108,000	109,262	(1,261)	-1.15
Supplies and Materials	2,269	433	1,543	(1,109)	14,103	21,190	12,341	8,849	71.70
Fleet Costs	0			0	1,204				
Outside Services	5,283	10,844	6,142	4,702	46,453	64,201	49,133	15,068	30.67
Utilities	4,014	6,350	4,591	1,759	29,427	45,899	36,728	9,171	24.97
Protective Services	0		250	(250)			2,000	(2,000)	-100.00
Insurance	505	706	2,482	(1,776)	22,105	20,975	20,131	844	4.19
Other Expenses	812	476	2,200	(1,724)	11,752	12,252	18,413	(6,161)	-33.46
Total Operating Expense	22,730	31,792	30,864	927	212,595	272,518	248,009	24,510	9.88
Total Operating Income	16,630	3,770	10,294	(6,524)	108,663	26,279	69,005	(42,726)	(61.92)
Non-Operating Income (Expense)									
Interest Expense	(3,734)	(3,575)	(3,575)	0	(30,228)	(28,978)	(28,978)		
Interest Income	2	0	16	(16)	105	2	128	(126)	-98.40
Replacement/Extraordinary Item	(657)	(389)	(1,883)	1,495	(17,649)	(19,257)	(15,067)	(4,190)	27.81
Other Income (Expense)	0			0	3,013				
Management Fees	(4,028)	(4,561)	(4,769)	208	(32,909)	(36,803)	(38,154)	1,350	-3.54
Transfers	0	3,939		3,939		66,256		66,256	100.00
Total Non-Operating Income (Expense)	(8,418)	(4,585)	(10,212)	5,626	(77,669)	(18,780)	(82,070)	63,290	-77.12
Income Before Non-Cash Items	8,212	(815)	82	(898)	30,995	7,499	(13,065)	20,564	(157.40)
Non-Cash Items									
Depreciation & Amortization	(8,433)	(8,365)	(8,256)	(109)	(67,064)	(66,921)	(66,048)	(873)	1.32
Total Non-Cash Items	(8,433)	(8,365)	(8,256)	(109)	(67,064)	(66,921)	(66,048)	(873)	1.32
Change In Net Assets	(220)	(9,180)	(8,174)	(1,007)	(36,070)	(59,422)	(79,113)	19,691	(24.89)

SAHFC Burning Tree
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	70,228	69,768	68,375	1,393	547,234	572,796	526,500	46,296	8.79
Bad Debt, Net of Collections	0		(779)	779	(10,068)	(394)	(6,236)	5,842	-93.68
Other Tenant Revenue	861	850	483	367	7,392	13,097	3,864	9,233	238.96
Miscellaneous Revenue	500	40	145	(105)	1,250	670	1,160	(490)	-42.24
Net Revenue	71,588	70,658	68,224	2,434	545,808	586,169	525,288	60,881	11.59
Operating Expense									
Salaries and Benefits	18,909	14,995	18,420	(3,425)	109,387	129,228	147,359	(18,132)	-12.30
Supplies and Materials	2,818	1,153	3,749	(2,595)	28,836	21,167	29,988	(8,821)	-29.42
Fleet Costs	172	176	50	126	336	1,550	400	1,150	287.60
Outside Services	5,980	5,858	6,921	(1,063)	67,323	57,436	55,367	2,069	3.74
Utilities	2,495	1,437	2,510	(1,073)	13,403	15,107	20,083	(4,976)	-24.78
Protective Services	0		250	(250)			2,000	(2,000)	-100.00
Insurance	873	598	3,244	(2,646)	28,216	30,516	26,335	4,181	15.88
Other Expenses	1,119	1,372	4,894	(3,521)	14,360	24,566	39,633	(15,067)	-38.02
Total Operating Expense	32,366	25,589	40,038	(14,449)	261,860	279,570	321,165	(41,595)	-12.95
Total Operating Income	39,222	45,069	28,186	16,883	283,947	306,599	204,123	102,476	50.20
Non-Operating Income (Expense)									
Interest Expense	(14,815)	(14,439)	(14,835)	397	(117,925)	(114,987)	(118,682)	3,696	-3.11
Interest Income	3,452	165	5,044	(4,879)	34,973	2,479	40,353	(37,874)	-93.86
Replacement/Extraordinary Item	(1,879)	(3,652)	(4,013)	361	(32,860)	(32,744)	(32,105)	(638)	1.99
Other Income (Expense)	0		(17)	17	7,082		(136)	136	-100.00
Management Fees	(7,187)	(7,105)	(7,206)	101	(57,447)	(57,908)	(57,650)	(257)	.45
Transfers	0	(29,847)		(29,847)		(29,847)		(29,847)	100.00
Total Non-Operating Income (Expense)	(20,429)	(54,878)	(21,028)	(33,850)	(166,176)	(233,006)	(168,221)	(64,785)	38.51
Income Before Non-Cash Items	18,793	(9,809)	7,158	(16,967)	117,771	73,594	35,902	37,692	104.99
Non-Cash Items									
Depreciation & Amortization	(5,943)	(1,978)	(1,683)	(295)	(46,522)	(18,404)	(16,022)	(2,382)	14.87
Non-Oper Income (Expense)	0			0		815		815	100.00
Total Non-Cash Items	(5,943)	(1,978)	(1,683)	(295)	(46,522)	(17,588)	(16,022)	(1,566)	9.78
Change In Net Assets	12,850	(11,787)	5,475	(17,262)	71,249	56,005	19,880	36,125	181.72

SAHFC Castlepoint
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

	Current Month				Year-To-Date				
Account Description	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	128,452	130,933	128,324	2,609	1,004,951	1,020,804	988,109	32,695	3.31
Bad Debt, Net of Collections	0		(1,825)	1,825	(15,054)	(14,355)	(14,600)	245	-1.68
Other Tenant Revenue	5,956	363	1,942	(1,579)	31,615	5,706	15,533	(9,827)	-63.26
Miscellaneous Revenue	590	160	200	(40)	1,900	1,440	1,600	(160)	-10.00
Net Revenue	134,998	131,456	128,641	2,816	1,023,411	1,013,596	990,642	22,954	2.32
Operating Expense									
Salaries and Benefits	24,843	20,970	31,810	(10,840)	249,935	228,850	254,481	(25,631)	-10.07
Supplies and Materials	4,711	4,129	7,311	(3,182)	47,116	38,222	58,491	(20,268)	-34.65
Fleet Costs	936	529	758	(229)	5,771	3,656	6,067	(2,411)	-39.73
Outside Services	17,644	11,791	10,992	799	103,560	124,337	87,933	36,404	41.40
Utilities	11,592	12,733	10,842	1,891	83,548	96,157	86,733	9,424	10.87
Protective Services	360	2,160	417	1,743	1,038	4,560	3,333	1,227	36.80
Insurance	1,012	1,123	7,085	(5,962)	59,876	56,257	57,300	(1,043)	-1.82
Other Expenses	2,562	1,833	7,017	(5,185)	29,727	40,889	57,087	(16,197)	-28.37
Total Operating Expense	63,660	55,267	76,232	(20,965)	580,570	592,930	611,425	(18,495)	-3.02
Total Operating Income	71,339	76,189	52,409	23,780	442,841	420,666	379,217	41,449	10.93
Non-Operating Income (Expense)									
Interest Expense	(12,180)	(11,790)	(12,236)	445	(97,129)	(94,086)	(97,884)	3,798	-3.88
Interest Income	4,520	1	4,868	(4,867)	45,943	42	38,947	(38,906)	-99.89
Replacement/Extraordinary Item	(5,673)	(10,792)	(7,817)	(2,976)	(43,959)	(138,512)	(62,533)	(75,979)	121.50
Other Income (Expense)	0			0	5,706				
Management Fees	(15,668)	(15,756)	(15,550)	(206)	(124,871)	(123,164)	(124,401)	1,237	-.99
Transfers	0	29,847		29,847		29,847		29,847	100.00
Total Non-Operating Income (Expense)	(29,001)	(8,491)	(30,734)	22,243	(214,310)	(325,872)	(245,871)	(80,002)	32.54
Income Before Non-Cash Items	42,338	67,698	21,675	46,023	228,530	94,794	133,346	(38,553)	(28.91)
Non-Cash Items									
Depreciation & Amortization	(8,489)	(12,770)	(7,843)	(4,927)	(66,788)	(102,160)	(62,741)	(39,418)	62.83
Total Non-Cash Items	(8,489)	(12,770)	(7,843)	(4,927)	(66,788)	(102,160)	(62,741)	(39,418)	62.83
Change In Net Assets	33,849	54,928	13,832	41,096	161,743	(7,366)	70,605	(77,971)	(110.43)

SAHFC Churchill Est, LLC
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

	Current Month				Year-To-Date				
Account Description	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	32,887	32,295	32,642	(347)	267,723	244,872	251,343	(6,471)	-2.57
Bad Debt, Net of Collections	0		(317)	317			(2,533)	2,533	-100.00
Other Tenant Revenue	471	1,072	288	784	4,765	3,864	2,300	1,564	68.00
Miscellaneous Revenue	0	40	65	(25)	120	785	520	265	50.96
Net Revenue	33,358	33,407	32,678	729	272,608	249,521	251,630	(2,109)	-.84
Operating Expense									
Salaries and Benefits	2,830	3,997	5,781	(1,784)	26,984	34,269	46,250	(11,981)	-25.91
Supplies and Materials	439	923	1,718	(795)	2,756	13,741	13,746	(5)	-.04
Fleet Costs	0			0					
Outside Services	3,255	3,512	3,350	162	28,371	46,220	26,800	19,420	72.46
Utilities	281	617	346	271	2,488	4,217	2,767	1,450	52.40
Protective Services	0		250	(250)			2,000	(2,000)	-100.00
Insurance	88	233	2,454	(2,222)	17,608	16,964	19,745	(2,782)	-14.09
Other Expenses	274	201	626	(425)	2,491	3,923	5,257	(1,334)	-25.37
Total Operating Expense	7,166	9,483	14,526	(5,043)	80,698	119,333	116,565	2,768	2.37
Total Operating Income	26,192	23,924	18,152	5,772	191,910	130,188	135,065	(4,877)	(3.61)
Non-Operating Income (Expense)									
Interest Expense	(4,896)	(4,688)	(4,688)	0	(39,638)	(38,000)	(38,000)		
Interest Income	972	0	1,342	(1,342)	9,402	2	10,735	(10,733)	-99.98
Replacement/Extraordinary Item	(532)		(1,533)	1,533	(11,860)	(15,996)	(12,267)	(3,729)	30.40
Other Income (Expense)	0			0					
Management Fees	(2,854)	(2,848)	(2,913)	65	(23,108)	(21,024)	(23,302)	2,278	-9.77
Total Non-Operating Income (Expense)	(7,311)	(7,535)	(7,792)	257	(65,205)	(75,018)	(62,833)	(12,184)	19.39
Income Before Non-Cash Items	18,880	16,388	10,359	6,029	126,705	55,170	72,231	(17,061)	(23.62)
Non-Cash Items									
Depreciation & Amortization	(190)	(1,913)	(63)	(1,849)	(1,140)	(15,301)	(508)	(14,793)	2,913.01
Non-Oper Income (Expense)	0			0		692,283		692,283	100.00
Total Non-Cash Items	(190)	(1,913)	(63)	(1,849)	(1,140)	676,981	(508)	677,489	-133,406.00
Change In Net Assets	18,691	14,476	10,296	4,180	125,565	732,152	71,724	660,428	920.80

Claremont
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

	Current Month				Year-To-Date				
Account Description	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	3,334	2,910	3,125	(215)	26,217	23,700	24,063	(363)	-1.51
Bad Debt, Net of Collections	0			0					
Other Tenant Revenue	0		8	(8)			64	(64)	-100.00
Miscellaneous Revenue	0			0					
Net Revenue	3,334	2,910	3,133	(223)	26,217	23,700	24,127	(427)	-1.77
Operating Expense									
Salaries and Benefits	377	507	560	(53)	3,972	3,799	4,484	(685)	-15.27
Supplies and Materials	0		53	(53)			427	(427)	-100.00
Outside Services	436	196	429	(233)	4,512	3,549	3,433	116	3.37
Utilities	214	184	192	(8)	1,519	1,499	1,533	(35)	-2.27
Protective Services	0		42	(42)			333	(333)	-100.00
Insurance	22	28	240	(212)	1,734	1,410	1,932	(522)	-27.00
Other Expenses	20	13	102	(89)	270	327	839	(513)	-61.07
Total Operating Expense	1,068	927	1,619	(691)	12,007	10,583	12,981	(2,398)	-18.47
Total Operating Income	2,266	1,983	1,514	468	14,210	13,117	11,145	1,972	17.69
Non-Operating Income (Expense)									
Interest Income	55	0	81	(81)	557	2	646	(644)	-99.70
Replacement/Extraordinary Item	0		(83)	83		(1,245)	(667)	(578)	86.76
Other Income (Expense)	0			0					
Management Fees	(292)	(291)	(291)	0	(2,330)	(2,328)	(2,330)	2	-.08
Transfers	0			0		(25,368)		(25,368)	100.00
Total Non-Operating Income (Expense)	(237)	(291)	(294)	3	(1,773)	(28,939)	(2,351)	(26,588)	1,131.00
Income Before Non-Cash Items	2,029	1,692	1,221	471	12,437	(15,823)	8,794	(24,617)	(279.92)
Non-Cash Items									
Depreciation & Amortization	(51)			0	(412)				
Total Non-Cash Items	(51)				(412)				
Change In Net Assets	1,977	1,692	1,221	471	12,026	(15,823)	8,794	(24,617)	(279.92)

Converse Ranch I LLC
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

	Current Month				Year-To-Date				
Account Description	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	87,483	83,478	94,531	(11,053)	675,414	649,681	727,936	(78,255)	-10.75
Bad Debt, Net of Collections	0		(1,048)	1,048	(7,362)		(8,384)	8,384	-100.00
Other Tenant Revenue	2,523	200	1,125	(925)	15,990	5,611	9,000	(3,389)	-37.65
Grants	4,508	4,625	4,600	25	40,056	34,044	36,800	(2,756)	-7.49
Miscellaneous Revenue	320		725	(725)	2,683	2,960	5,803	(2,843)	-48.99
Net Revenue	94,834	88,303	99,933	(11,631)	726,782	692,296	771,155	(78,858)	-10.23
Operating Expense									
Salaries and Benefits	16,827	15,831	19,844	(4,014)	130,025	138,918	158,754	(19,836)	-12.49
Supplies and Materials	1,814	1,944	3,329	(1,385)	29,874	22,186	26,629	(4,443)	-16.69
Fleet Costs	0		8	(8)		165	64	101	157.13
Outside Services	9,012	7,124	9,866	(2,742)	68,686	64,823	78,931	(14,108)	-17.87
Utilities	940	884	3,040	(2,156)	13,852	9,054	24,320	(15,266)	-62.77
Protective Services	375		558	(558)	3,750	3,205	4,464	(1,259)	-28.19
Insurance	3,454	3,631	7,433	(3,801)	59,061	67,703	59,844	7,859	13.13
Other Expenses	(372)	(76)	7,828	(7,904)	13,404	14,273	70,122	(55,850)	-79.65
Total Operating Expense	32,050	29,338	51,906	(22,567)	318,653	320,327	423,129	(102,802)	-24.30
Total Operating Income	62,784	58,964	48,028	10,937	408,129	371,969	348,026	23,943	6.88
Non-Operating Income (Expense)									
Interest Expense	(16,713)	(16,415)	(16,415)	0	(134,381)	(132,021)	(132,021)		
Interest Income	897	65	1,251	(1,186)	8,736	443	10,008	(9,564)	-95.57
Replacement/Extraordinary Item	(247)	(2,033)	(1,425)	(608)	(13,989)	(24,479)	(11,400)	(13,079)	114.72
Management Fees	(6,844)	(7,015)	(6,724)	(292)	(54,214)	(53,675)	(53,788)	113	-.21
Total Non-Operating Income (Expense)	(22,906)	(25,398)	(23,313)	(2,085)	(193,848)	(209,731)	(187,202)	(22,530)	12.03
Income Before Non-Cash Items	39,878	33,566	24,715	8,851	214,281	162,238	160,824	1,414	.88
Non-Cash Items									
Depreciation & Amortization	(18,893)	(19,109)	(533)	(18,576)	(150,487)	(152,047)	(4,264)	(147,783)	3,465.56
Non-Oper Income (Expense)	0			0		49		49	100.00
Total Non-Cash Items	(18,893)	(19,109)	(533)	(18,576)	(150,487)	(151,998)	(4,264)	(147,733)	3,464.40
Change In Net Assets	20,984	14,457	24,182	(9,725)	63,794	10,240	156,560	(146,320)	(93.46)

Converse Ranch II
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

	Current Month				Year-To-Date				
Account Description	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	69,604	68,817	86,258	(17,441)	571,384	555,832	664,232	(108,399)	-16.32
Bad Debt, Net of Collections	0		(1,383)	1,383	(2,590)	(1,071)	(11,064)	9,993	-90.32
Other Tenant Revenue	903	115	791	(676)	10,968	2,699	6,328	(3,629)	-57.34
Grants	2,548	1,901	2,125	(224)	25,500	13,418	17,000	(3,582)	-21.07
Miscellaneous Revenue	110	240	258	(18)	2,735	2,500	2,067	433	20.97
Net Revenue	73,164	71,073	88,049	(16,977)	607,996	573,378	678,562	(105,184)	-15.50
Operating Expense									
Salaries and Benefits	16,066	12,036	16,804	(4,767)	111,693	118,100	134,428	(16,329)	-12.15
Supplies and Materials	377	16	2,871	(2,855)	2,083	1,364	22,967	(21,603)	-94.06
Fleet Costs	0		21	(21)			167	(167)	-100.00
Outside Services	4,318	10,345	8,306	2,039	42,804	51,176	66,450	(15,274)	-22.99
Utilities	5,576	266	1,750	(1,484)	12,831	11,888	14,000	(2,112)	-15.09
Protective Services	375		225	(225)	4,125	2,447	1,800	647	35.92
Insurance	606	704	4,052	(3,348)	31,471	28,645	32,732	(4,087)	-12.49
Other Expenses	4,187	3,233	3,446	(213)	36,855	40,870	28,020	12,851	45.86
Total Operating Expense	31,506	26,600	37,474	(10,874)	241,861	254,488	300,563	(46,075)	-15.33
Total Operating Income	41,659	44,472	50,575	(6,103)	366,135	318,890	377,999	(59,109)	(15.64)
Non-Operating Income (Expense)									
Interest Expense	(10,195)	(9,728)	(13,011)	3,283	(104,784)	(77,705)	(103,927)	26,222	-25.23
Interest Income	535	5	567	(562)	4,232	90	4,532	(4,442)	-98.02
Replacement/Extraordinary Item	0	(2,704)	(550)	(2,153)	(10,386)	(14,735)	(4,403)	(10,333)	234.70
Other Income (Expense)	0		(25)	25			(200)	200	-100.00
Management Fees	(4,597)	(5,600)	(5,652)	52	(37,942)	(44,738)	(45,219)	482	-1.06
Total Non-Operating Income (Expense)	(14,257)	(18,027)	(18,672)	645	(148,881)	(137,089)	(149,217)	12,128	-8.13
Income Before Non-Cash Items	27,401	26,445	31,903	(5,458)	217,254	181,801	228,783	(46,981)	(20.54)
Non-Cash Items									
Depreciation & Amortization	(17,058)	(17,012)		(17,012)	(136,466)	(136,094)		(136,094)	100.00
Non-Oper Income (Expense)	0			0		1		1	100.00
Total Non-Cash Items	(17,058)	(17,012)		(17,012)	(136,466)	(136,093)		(136,093)	100.00
Change In Net Assets	10,343	9,433	31,903	(22,470)	80,788	45,709	228,783	(183,074)	(80.02)

SAHDC Dietrich Road Apts.
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	17,892	17,073	18,285	(1,212)	127,288	128,048	140,832	(12,784)	-9.08
Bad Debt, Net of Collections	0		225	(225)	122		1,803	(1,803)	-100.00
Other Tenant Revenue	515		1,792	(1,792)	16,209	16,532	14,336	2,196	15.32
Miscellaneous Revenue	120		42	(42)	400	530	336	194	57.74
Net Revenue	18,527	17,073	20,344	(3,271)	144,019	145,109	157,307	(12,197)	-7.75
Operating Expense									
Salaries and Benefits	3,629	4,472	6,343	(1,871)	24,664	24,045	50,747	(26,702)	-52.62
Supplies and Materials	1,215	706	1,176	(470)	10,474	8,533	9,411	(878)	-9.33
Fleet Costs	0		10	(10)			83	(83)	-100.00
Outside Services	4,744	1,918	3,876	(1,958)	37,382	56,316	31,011	25,305	81.60
Utilities	2,875	11,136	2,058	9,078	21,026	41,536	16,464	25,072	152.28
Protective Services	1,218	5,256	667	4,589	6,804	10,440	5,333	5,107	95.75
Insurance	193	258	2,245	(1,987)	15,461	11,540	18,102	(6,562)	-36.25
Other Expenses	443	669	1,707	(1,038)	5,933	7,303	14,041	(6,739)	-47.99
Total Operating Expense	14,316	24,415	18,083	6,332	121,746	159,711	145,192	14,519	10.00
Total Operating Income	4,211	(7,342)	2,261	(9,603)	22,273	(14,602)	12,114	(26,717)	(220.53)
Non-Operating Income (Expense)									
Interest Income	93	0	148	(148)	940	3	1,183	(1,180)	-99.76
Replacement/Extraordinary Item	0		(817)	817	(14,764)	(8,876)	(6,533)	(2,343)	35.86
Other Income (Expense)	0			0					
Management Fees	(1,937)	(1,806)	(1,887)	81	(15,216)	(14,199)	(15,095)	895	-5.93
Total Non-Operating Income (Expense)	(1,844)	(1,806)	(2,556)	750	(29,039)	(23,073)	(20,446)	(2,627)	12.85
Income Before Non-Cash Items	2,367	(9,148)	(295)	(8,854)	(6,766)	(37,675)	(8,331)	(29,344)	352.22
Non-Cash Items									
Depreciation & Amortization	(2,159)	(2,153)	(2,040)	(114)	(17,034)	(17,228)	(16,319)	(908)	5.57
Total Non-Cash Items	(2,159)	(2,153)	(2,040)	(114)	(17,034)	(17,228)	(16,319)	(908)	5.57
Change In Net Assets	208	(11,302)	(2,335)	(8,967)	(23,800)	(54,903)	(24,650)	(30,252)	122.72

SAHFC Encanta Villa
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

	Current Month				Year-To-Date				
Account Description	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	41,578	38,850	38,980	(130)	321,943	301,278	300,169	1,109	.37
Bad Debt, Net of Collections	0		(8)	8	(2,128)		(61)	61	-100.00
Other Tenant Revenue	1,340		641	(641)	9,317	990	5,128	(4,138)	-80.69
Miscellaneous Revenue	80	500	50	450	710	1,130	400	730	182.50
Net Revenue	42,998	39,350	39,663	(313)	329,841	303,398	305,635	(2,237)	-.73
Operating Expense									
Salaries and Benefits	6,918	9,793	9,606	187	49,921	44,199	76,845	(32,645)	-42.48
Supplies and Materials	1,870	160	2,496	(2,336)	24,313	11,237	19,969	(8,732)	-43.73
Fleet Costs	0		42	(42)			333	(333)	-100.00
Outside Services	3,553	1,448	5,850	(4,402)	39,128	37,278	46,797	(9,520)	-20.34
Utilities	3,192	2,690	5,100	(2,410)	30,416	28,145	40,800	(12,655)	-31.02
Protective Services	0		83	(83)			667	(667)	-100.00
Insurance	297	383	2,338	(1,955)	18,082	19,342	18,891	451	2.39
Other Expenses	644	1,278	2,605	(1,328)	9,262	11,756	21,116	(9,360)	-44.33
Total Operating Expense	16,474	15,751	28,120	(12,368)	171,123	151,957	225,419	(73,462)	-32.59
Total Operating Income	26,524	23,599	11,544	12,055	158,718	151,441	80,216	71,224	88.79
Non-Operating Income (Expense)									
Interest Expense	(7,632)	(7,438)	(7,642)	204	(60,749)	(59,235)	(61,139)	1,904	-3.11
Interest Income	1,315	41	1,946	(1,905)	13,197	587	15,570	(14,983)	-96.23
Replacement/Extraordinary Item	(2,950)	(209)	(1,108)	899	(28,049)	(7,496)	(8,867)	1,371	-15.46
Management Fees	(3,896)	(3,259)	(3,796)	537	(30,546)	(28,079)	(30,366)	2,288	-7.53
Total Non-Operating Income (Expense)	(13,162)	(10,865)	(10,600)	(265)	(106,147)	(94,222)	(84,802)	(9,420)	11.11
Income Before Non-Cash Items	13,361	12,733	943	11,790	52,571	57,218	(4,586)	61,804	(1,347.71)
Non-Cash Items									
Depreciation & Amortization	(305)	(660)	(91)	(569)	(2,013)	(5,277)	(725)	(4,552)	627.91
Non-Oper Income (Expense)	0			0		(692,110)		(692,110)	100.00
Total Non-Cash Items	(305)	(660)	(91)	(569)	(2,013)	(697,387)	(725)	(696,662)	96,096.55
Change In Net Assets	13,056	12,074	853	11,221	50,558	(640,168)	(5,311)	(634,857)	11,954.01

Homestead
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	80,659	88,335	87,592	743	676,411	673,219	674,478	(1,259)	-.19
Bad Debt, Net of Collections	0		366	(366)	(1,168)	(28,007)	2,931	(30,937)	-1,055.65
Other Tenant Revenue	13,993	9,562	14,961	(5,399)	130,583	105,875	119,688	(13,813)	-11.54
Miscellaneous Revenue	100	50	283	(233)	2,000	1,395	2,264	(869)	-38.38
Net Revenue	94,752	97,947	103,202	(5,255)	807,826	752,482	799,361	(46,879)	-5.86
Operating Expense									
Salaries and Benefits	26,018	24,513	22,972	1,541	185,556	173,286	183,774	(10,488)	-5.71
Supplies and Materials	4,029	1,498	2,563	(1,064)	28,031	22,005	20,500	1,505	7.34
Fleet Costs	306	118	375	(257)	3,164	1,224	3,000	(1,776)	-59.19
Outside Services	15,066	11,920	9,077	2,843	60,338	66,937	73,106	(6,169)	-8.44
Utilities	25,648	24,945	25,459	(514)	187,410	194,584	203,672	(9,088)	-4.46
Protective Services	1,290	4,608	708	3,900	6,270	11,219	5,667	5,552	97.98
Insurance	1,017	1,191	4,674	(3,484)	38,466	35,038	37,878	(2,840)	-7.50
Other Expenses	4,934	1,877	4,777	(2,899)	25,399	34,566	42,369	(7,802)	-18.41
Total Operating Expense	78,307	70,670	70,605	66	534,634	538,859	569,965	(31,105)	-5.46
Total Operating Income	16,445	27,276	32,597	(5,321)	273,192	213,623	229,396	(15,773)	(6.88)
Non-Operating Income (Expense)									
Interest Expense	(17,838)	(18,429)	(18,541)	112	(146,798)	(152,013)	(152,528)	515	-.34
Interest Income	0	4	756	(752)	4,783	33	6,049	(6,016)	-99.46
Replacement/Extraordinary Item	(6,137)		(1,975)	1,975	(34,037)	(34,599)	(15,800)	(18,799)	118.98
Other Income (Expense)	0			0		860		860	100.00
Management Fees	(8,814)	(11,047)	(11,056)	10	(74,052)	(86,555)	(88,452)	1,897	-2.14
Total Non-Operating Income (Expense)	(32,789)	(29,472)	(30,817)	1,344	(250,104)	(272,275)	(250,732)	(21,543)	8.59
Income Before Non-Cash Items	(16,344)	(2,196)	1,781	(3,977)	23,088	(58,652)	(21,336)	(37,317)	174.90
Non-Cash Items									
Depreciation & Amortization	(14,053)	(13,768)	(13,596)	(173)	(111,719)	(110,747)	(109,360)	(1,387)	1.27
Total Non-Cash Items	(14,053)	(13,768)	(13,596)	(173)	(111,719)	(110,747)	(109,360)	(1,387)	1.27
Change In Net Assets	(30,397)	(15,965)	(11,815)	(4,150)	(88,632)	(169,399)	(130,696)	(38,704)	29.61

SAHFC La Providencia Apts.
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

	Current Month				Year-To-Date				
Account Description	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	46,796	47,889	50,111	(2,222)	374,690	373,034	385,862	(12,828)	-3.32
Bad Debt, Net of Collections	(6,554)	(12,854)	(916)	(11,938)	(28,075)	(17,346)	(7,328)	(10,018)	136.71
Other Tenant Revenue	3,514	110	1,494	(1,383)	18,222	8,478	11,949	(3,471)	-29.05
Miscellaneous Revenue	300		128	(128)	2,390	1,530	1,024	506	49.41
Net Revenue	44,055	35,146	50,817	(15,671)	367,226	365,697	391,507	(25,811)	-6.59
Operating Expense									
Salaries and Benefits	18,125	18,118	14,762	3,356	115,833	121,795	118,096	3,699	3.13
Supplies and Materials	1,764	1,614	2,108	(493)	21,747	18,308	16,860	1,448	8.59
Fleet Costs	0			0					
Outside Services	8,896	4,333	10,283	(5,950)	65,931	61,848	82,264	(20,416)	-24.82
Utilities	6,809	9,064	5,642	3,423	72,324	61,509	45,133	16,376	36.28
Protective Services	852	2,268	425	1,843	3,978	5,916	3,400	2,516	74.00
Insurance	538	599	2,434	(1,835)	21,604	22,406	19,801	2,605	13.16
Other Expenses	2,618	792	2,448	(1,656)	16,259	16,594	19,939	(3,345)	-16.78
Total Operating Expense	39,602	36,789	38,101	(1,312)	317,675	308,376	305,493	2,883	.94
Total Operating Income	4,453	(1,643)	12,716	(14,359)	49,552	57,321	86,015	(28,694)	(33.36)
Non-Operating Income (Expense)									
Interest Expense	(7,024)	(6,818)	(7,048)	230	(55,977)	(54,364)	(56,383)	2,019	-3.58
Interest Income	3,389	24	5,871	(5,846)	37,212	558	46,966	(46,408)	-98.81
Replacement/Extraordinary Item	(748)	(1,840)	(2,475)	635	(39,153)	(43,567)	(19,800)	(23,767)	120.03
Other Income (Expense)	0			0					
Management Fees	(6,250)	(6,548)	(6,240)	(308)	(50,348)	(49,626)	(49,922)	296	-.59
Total Non-Operating Income (Expense)	(10,634)	(15,182)	(9,892)	(5,290)	(108,266)	(146,999)	(79,140)	(67,860)	85.75
Income Before Non-Cash Items	(6,180)	(16,825)	2,823	(19,649)	(58,715)	(89,678)	6,875	(96,553)	(1,404.42)
Non-Cash Items									
Depreciation & Amortization	(743)	(741)	(509)	(232)	(4,776)	(5,931)	(4,076)	(1,855)	45.52
Non-Oper Income (Expense)	0			0		123		123	100.00
Total Non-Cash Items	(743)	(741)	(509)	(232)	(4,776)	(5,808)	(4,076)	(1,732)	42.49
Change In Net Assets	(6,923)	(17,567)	2,314	(19,881)	(63,491)	(95,486)	2,799	(98,285)	(3,511.39)

SAHFC Monterrey Park
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	135,881	134,974	143,067	(8,093)	1,079,862	1,051,145	1,101,636	(50,491)	-4.58
Bad Debt, Net of Collections	807	300	(1,350)	1,650	(13,600)	309	(10,800)	11,109	-102.86
Other Tenant Revenue	9,968	2,172	10,501	(8,329)	93,550	45,019	84,008	(38,989)	-46.41
Miscellaneous Revenue	470	80	2,042	(1,962)	9,776	3,435	16,336	(12,901)	-78.97
Net Revenue	147,126	137,527	154,260	(16,733)	1,169,588	1,099,908	1,191,180	(91,272)	-7.66
Operating Expense									
Salaries and Benefits	21,819	32,852	23,881	8,971	214,297	219,604	191,047	28,558	14.95
Supplies and Materials	9,551	1,942	5,516	(3,574)	30,560	51,398	44,128	7,270	16.47
Outside Services	35,851	20,002	29,908	(9,906)	216,403	129,185	239,264	(110,079)	-46.01
Utilities	12,090	13,519	12,675	844	91,144	107,601	101,400	6,201	6.11
Protective Services	(440)		583	(583)	7,158		4,667	(4,667)	-100.00
Insurance	49	3,759	7,158	(3,399)	53,167	62,265	57,834	4,431	7.66
Other Expenses	7,984	1,518	7,391	(5,873)	63,548	31,029	60,171	(29,142)	-48.43
Total Operating Expense	86,903	73,592	87,113	(13,520)	676,278	601,082	698,510	(97,428)	-13.95
Total Operating Income	60,223	63,935	67,147	(3,213)	493,310	498,826	492,670	6,156	1.25
Non-Operating Income (Expense)									
Interest Expense	(15,635)	(15,176)	(15,687)	511	(124,594)	(121,004)	(125,497)	4,493	-3.58
Interest Income	2,247	28	5,876	(5,847)	33,737	306	47,004	(46,698)	-99.35
Replacement/Extraordinary Item	(8,205)	(5,804)	(8,633)	2,829	(38,859)	(26,585)	(69,064)	42,479	-61.51
Management Fees	(14,147)	(13,987)	(14,109)	122	(119,457)	(110,455)	(112,875)	2,420	-2.14
Total Non-Operating Income (Expense)	(35,739)	(34,939)	(32,554)	(2,385)	(249,173)	(257,738)	(260,432)	2,694	-1.03
Income Before Non-Cash Items	24,483	28,996	34,593	(5,598)	244,136	241,088	232,238	8,851	3.81
Non-Cash Items									
Depreciation & Amortization	(444)	(5,520)	(444)	(5,076)	(3,750)	(44,158)	(3,550)	(40,608)	1,143.86
Total Non-Cash Items	(444)	(5,520)	(444)	(5,076)	(3,750)	(44,158)	(3,550)	(40,608)	1,143.86
Change In Net Assets	24,039	23,476	34,150	(10,674)	240,386	196,930	228,688	(31,757)	(13.89)

Pecan Hill Apts. Inc.
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	27,681	27,030	27,367	(337)	202,791	204,933	210,723	(5,790)	-2.75
Bad Debt, Net of Collections	0		42	(42)	155		336	(336)	-100.00
Other Tenant Revenue	1,948	3,218	1,975	1,243	17,343	19,116	15,800	3,316	20.99
Grants	46,205	97,072	46,720	50,352	361,454	425,789	373,760	52,029	13.92
Miscellaneous Revenue	0		4	(4)		300	32	268	837.50
Net Revenue	75,834	127,320	76,108	51,213	581,743	650,138	600,651	49,487	8.24
Operating Expense									
Salaries and Benefits	19,838	19,861	23,254	(3,393)	143,594	171,013	186,032	(15,019)	-8.07
Supplies and Materials	2,220	1,419	3,237	(1,818)	17,100	16,929	25,893	(8,964)	-34.62
Fleet Costs	0		8	(8)			64	(64)	-100.00
Outside Services	63,387	1,518	5,947	(4,429)	118,369	42,664	47,577	(4,912)	-10.33
Utilities	2,540	6,621	8,152	(1,531)	48,306	61,401	65,214	(3,813)	-5.85
Protective Services	0	18,450	250	18,200		80,625	2,000	78,625	3,931.25
Insurance	883	1,111	3,079	(1,969)	25,529	23,015	25,095	(2,081)	-8.29
Other Expenses	1,187	2,152	4,063	(1,912)	19,265	24,246	34,065	(9,819)	-28.83
Total Operating Expense	90,054	51,131	47,990	3,141	372,162	419,893	385,941	33,952	8.80
Total Operating Income	(14,221)	76,189	28,118	48,071	209,581	230,245	214,710	15,535	7.24
Non-Operating Income (Expense)									
Interest Expense	0		(8,843)	8,843			(70,561)	70,561	-100.00
Interest Income	1,016	51	1,430	(1,379)	9,936	373	11,439	(11,066)	-96.74
Replacement/Extraordinary Item	(1,073)	(1,580)	(2,800)	1,220	(16,564)	(11,820)	(22,400)	10,580	-47.23
Other Income (Expense)	0			0					
Management Fees	(6,854)	(6,774)	(6,812)	38	(54,355)	(53,565)	(54,494)	930	-1.71
Total Non-Operating Income (Expense)	(6,911)	(8,303)	(17,025)	8,722	(60,983)	(65,012)	(136,017)	71,005	-52.20
Income Before Non-Cash Items	(21,131)	67,886	11,093	56,793	148,599	165,234	78,693	86,540	109.97
Non-Cash Items									
Depreciation & Amortization	(6,125)	(6,297)	(5,976)	(321)	(48,551)	(50,374)	(47,807)	(2,567)	5.37
Non-Oper Income (Expense)	0			0		62		62	100.00
Total Non-Cash Items	(6,125)	(6,297)	(5,976)	(321)	(48,551)	(50,312)	(47,807)	(2,506)	5.24
Change In Net Assets	(27,256)	61,589	5,117	56,472	100,047	114,921	30,887	84,035	272.08

Reagan West Apartments
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	3,548	1,502	3,217	(1,715)	22,664	22,199	24,768	(2,569)	-10.37
Bad Debt, Net of Collections	0		92	(92)	(2,310)	(941)	736	(1,677)	-227.85
Other Tenant Revenue	(277)		58	(58)	796	(138)	464	(602)	-129.74
Grants	3,065	5,577	4,043	1,534	28,811	42,018	32,345	9,673	29.90
Miscellaneous Revenue	0			0	465				
Net Revenue	6,336	7,079	7,410	(331)	50,426	63,138	58,314	4,824	8.27
Operating Expense									
Salaries and Benefits	73	807	756	51	3,974	5,350	6,051	(702)	-11.60
Supplies and Materials	521		818	(818)	9,049	541	6,544	(6,003)	-91.73
Outside Services	2,049	1,212	1,692	(480)	41,411	15,492	13,536	1,956	14.45
Utilities	876	841	1,142	(301)	5,896	8,159	9,136	(977)	-10.69
Protective Services	0		250	(250)			2,000	(2,000)	-100.00
Insurance	212	44	180	(136)	1,318	1,640	1,462	178	12.18
Other Expenses	998	42	1,049	(1,007)	9,218	2,590	8,532	(5,941)	-69.64
Total Operating Expense	4,729	2,945	5,887	(2,942)	70,867	33,772	47,261	(13,489)	-28.54
Total Operating Income	1,607	4,134	1,522	2,612	(20,441)	29,366	11,053	18,313	165.68
Non-Operating Income (Expense)									
Interest Income	273	2	433	(431)	2,990	18	3,464	(3,446)	-99.48
Replacement/Extraordinary Item	(3,050)	(1,400)	(1,258)	(142)	(13,054)	(1,400)	(10,064)	8,664	-86.09
Management Fees	(881)	(1,091)	(1,014)	(77)	(6,909)	(8,668)	(8,112)	(557)	6.87
Total Non-Operating Income (Expense)	(3,658)	(2,489)	(1,839)	(650)	(16,974)	(10,050)	(14,711)	4,661	-31.68
Income Before Non-Cash Items	(2,051)	1,645	(317)	1,961	(37,415)	19,316	(3,658)	22,974	(628.02)

SAHDC Rosement @ Highland Park
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	0	120,111	149,289	(29,178)		969,399	1,162,963	(193,564)	-16.64
Bad Debt, Net of Collections	0	(3,734)	(3,035)	(699)		(78,835)	(24,279)	(54,556)	224.71
Other Tenant Revenue	0	4,215	993	3,222		56,941	7,941	49,000	617.05
Miscellaneous Revenue	0	100	303	(203)		738	2,424	(1,686)	-69.55
Net Revenue	0	120,691	147,550	(26,859)		948,243	1,149,049	(200,806)	-17.48
Operating Expense									
Salaries and Benefits	0	35,682	26,129	9,553		259,574	209,031	50,543	24.18
Supplies and Materials	0	4,024	4,791	(766)		104,544	38,324	66,220	172.79
Outside Services	0	13,578	14,013	(435)		318,263	112,105	206,158	183.90
Utilities	0	38,172	30,969	7,203		243,585	247,751	(4,166)	-1.68
Protective Services	0	11,664	1,415	10,249		79,638	11,320	68,318	603.52
Insurance	0	1,117	7,989	(6,871)		72,939	64,272	8,667	13.48
Other Expenses	0	5,425	15,139	(9,714)		44,231	121,115	(76,884)	-63.48
Total Operating Expense	0	109,663	100,445	9,218		1,122,774	803,919	318,855	39.66
Total Operating Income	0	11,029	47,105	(36,077)	0	(174,531)	345,130	(519,661)	(150.57)
Non-Operating Income (Expense)									
Interest Expense	0	(64,309)	(65,617)	1,308		(521,371)	(524,939)	3,568	-.68
Interest Income	0	1	157	(156)		52	1,257	(1,205)	-95.88
Replacement/Extraordinary Item	0	(5,279)	(2,754)	(2,525)		(92,101)	(22,032)	(70,069)	318.03
Other Income (Expense)	0		(840)	840		(6,720)	(6,720)		
Management Fees	0	(11,054)	(15,375)	4,321		(90,503)	(122,997)	32,494	-26.42
Transfers	0			0		409,838		409,838	100.00
Total Non-Operating Income (Expense)	0	(80,641)	(84,429)	3,788		(300,805)	(675,432)	374,627	-55.46
Income Before Non-Cash Items	0	(69,612)	(37,324)	(32,289)	0	(475,335)	(330,302)	(145,034)	43.91
Non-Cash Items									
Depreciation & Amortization	0	(61,873)	(63,308)	1,435		(494,296)	(506,467)	12,171	-2.40
Non-Oper Income (Expense)	0			0		416,802		416,802	100.00
Total Non-Cash Items	0	(61,873)	(63,308)	1,435		(77,494)	(506,467)	428,973	-84.70
Change In Net Assets	0	(131,485)	(100,632)	(30,854)	0	(552,829)	(836,768)	283,939	(33.93)

Sendero I PFC (Crown Meadows)
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	128,981	206,304	176,750	29,554	1,339,781	1,375,380	1,361,000	14,380	1.06
Bad Debt, Net of Collections	0		(558)	558	(20,067)	254	(4,467)	4,721	-105.69
Other Tenant Revenue	7,607	13,483	11,725	1,758	102,899	75,780	93,800	(18,020)	-19.21
Miscellaneous Revenue	1,920	2,735	2,000	735	26,671	19,970	16,000	3,970	24.81
Net Revenue	138,508	222,522	189,917	32,605	1,449,285	1,471,385	1,466,333	5,052	.34
Operating Expense									
Salaries and Benefits	39,203	33,441	31,915	1,526	233,092	265,700	255,320	10,379	4.07
Supplies and Materials	5,106	2,450	8,017	(5,567)	67,329	50,309	64,133	(13,824)	-21.55
Fleet Costs	0		250	(250)		3,127	2,000	1,127	56.33
Outside Services	14,623	16,118	18,303	(2,185)	110,031	134,138	146,424	(12,286)	-8.39
Utilities	16,243	2,294	11,736	(9,442)	109,803	97,333	93,887	3,447	3.67
Protective Services	0		417	(417)			3,333	(3,333)	-100.00
Insurance	1,309	1,470	5,805	(4,335)	47,561	45,513	47,109	(1,596)	-3.39
Other Expenses	5,425	3,391	6,004	(2,613)	34,987	48,769	53,532	(4,763)	-8.90
Total Operating Expense	81,910	59,164	82,446	(23,282)	602,803	644,889	665,739	(20,850)	-3.13
Total Operating Income	56,598	163,357	107,470	55,887	846,482	826,496	800,594	25,901	3.24
Non-Operating Income (Expense)									
Interest Expense	(31,503)	(30,417)	(30,968)	550	(251,383)	(242,910)	(247,313)	4,403	-1.78
Interest Income	2,564	32	3,635	(3,603)	24,986	913	29,080	(28,167)	-96.86
Replacement/Extraordinary Item	(7,458)	(2,850)	(8,208)	5,359	(66,739)	(81,898)	(65,667)	(16,232)	24.72
Management Fees	(12,435)	(13,280)	(13,323)	43	(104,614)	(104,669)	(106,585)	1,916	-1.80
Total Non-Operating Income (Expense)	(48,832)	(46,515)	(48,864)	2,349	(397,751)	(428,565)	(390,484)	(38,080)	9.75
Income Before Non-Cash Items	7,766	116,842	58,606	58,236	448,731	397,931	410,110	(12,179)	(2.97)
Non-Cash Items									
Depreciation & Amortization	(29,467)	(29,404)	(29,247)	(157)	(248,592)	(235,229)	(233,974)	(1,255)	.54
Non-Oper Income (Expense)	0			0		346		346	100.00
Total Non-Cash Items	(29,467)	(29,404)	(29,247)	(157)	(248,592)	(234,883)	(233,974)	(909)	.39
Change In Net Assets	(21,701)	87,439	29,360	58,079	200,139	163,048	176,136	(13,088)	(7.43)

Sunshine Plaza Apts. Inc.
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	24,924	23,285	24,292	(1,007)	201,911	196,350	187,046	9,304	4.97
Bad Debt, Net of Collections	0		143	(143)		9	1,144	(1,135)	-99.21
Other Tenant Revenue	267		120	(120)	1,459	697	960	(263)	-27.40
Grants	38,084	91,590	39,887	51,703	295,925	390,697	319,097	71,599	22.44
Miscellaneous Revenue	0			0					
Net Revenue	63,275	114,875	64,442	50,433	499,295	587,753	508,247	79,506	15.64
Operating Expense									
Salaries and Benefits	21,326	28,117	20,937	7,181	164,017	174,186	167,493	6,693	4.00
Supplies and Materials	1,437	924	3,075	(2,152)	17,290	16,530	24,601	(8,071)	-32.81
Fleet Costs	1,249	343	300	43	5,589	4,325	2,400	1,925	80.19
Outside Services	4,119	1,910	9,567	(7,657)	45,613	27,762	76,533	(48,771)	-63.73
Utilities	5,417	6,513	5,577	935	37,994	45,916	44,619	1,297	2.91
Protective Services	0	18,450	250	18,200		77,550	2,000	75,550	3,777.50
Insurance	718	1,022	3,289	(2,267)	26,643	23,831	26,778	(2,947)	-11.00
Other Expenses	1,278	2,029	3,352	(1,323)	18,663	23,045	28,129	(5,084)	-18.07
Total Operating Expense	35,544	59,308	46,347	12,961	315,809	393,145	372,553	20,591	5.53
Total Operating Income	27,731	55,567	18,095	37,472	183,486	194,608	135,694	58,914	43.42
Non-Operating Income (Expense)									
Interest Expense	0	(6,633)	(8,843)	2,210		(154,238)	(70,561)	(83,677)	118.59
Interest Income	1,325	106	1,859	(1,753)	12,888	548	14,868	(14,321)	-96.32
Replacement/Extraordinary Item	(345)	(1,095)	(1,162)	67	(5,222)	(12,323)	(9,295)	(3,028)	32.58
Other Income (Expense)	0		275	(275)			2,200	(2,200)	-100.00
Management Fees	(4,425)	(7,998)	(4,855)	(3,144)	(36,046)	(45,904)	(38,838)	(7,066)	18.19
Total Non-Operating Income (Expense)	(3,445)	(15,621)	(12,726)	(2,895)	(28,379)	(211,918)	(101,626)	(110,292)	108.53
Income Before Non-Cash Items	24,286	39,946	5,369	34,577	155,106	(17,310)	34,068	(51,378)	(150.81)
Non-Cash Items									
Depreciation & Amortization	(6,819)	(6,800)	(6,670)	(130)	(54,105)	(54,401)	(53,360)	(1,041)	1.95
Non-Oper Income (Expense)	0			0		62		62	100.00
Total Non-Cash Items	(6,819)	(6,800)	(6,670)	(130)	(54,105)	(54,339)	(53,360)	(979)	1.84
Change In Net Assets	17,467	33,146	(1,301)	34,447	101,002	(71,649)	(19,292)	(52,357)	271.40

SAHFC Towering Oaks, LLC
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

	Current Month				Year-To-Date				
Account Description	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	100,952	101,898	104,632	(2,734)	782,503	815,407	805,729	9,678	1.20
Bad Debt, Net of Collections	(671)		(550)	550	(22,464)	(16,683)	(4,400)	(12,283)	279.15
Other Tenant Revenue	(20,172)	10,966	8,364	2,602	36,452	65,383	66,912	(1,529)	-2.29
Miscellaneous Revenue	320	80	150	(70)	1,805	1,285	1,200	85	7.08
Net Revenue	80,429	112,944	112,596	348	798,296	865,392	869,441	(4,049)	-.47
Operating Expense									
Salaries and Benefits	10,015	17,993	19,307	(1,314)	90,282	152,474	154,457	(1,982)	-1.28
Supplies and Materials	5,279	3,885	4,496	(610)	69,132	47,583	35,967	11,616	32.30
Outside Services	18,307	9,354	11,367	(2,013)	100,943	148,924	90,933	57,991	63.77
Utilities	6,188	6,970	7,067	(96)	56,331	71,091	56,533	14,558	25.75
Protective Services	0		333	(333)			2,667	(2,667)	-100.00
Insurance	440	1,044	4,849	(3,805)	38,191	41,190	39,192	1,998	5.10
Other Expenses	2,257	1,804	4,956	(3,152)	20,608	26,459	40,332	(13,873)	-34.40
Total Operating Expense	42,485	41,051	52,375	(11,325)	375,487	487,721	420,080	67,641	16.10
Total Operating Income	37,944	71,893	60,221	11,673	422,808	377,671	449,360	(71,690)	(15.95)
Non-Operating Income (Expense)									
Interest Expense	(12,083)	(11,569)	(11,633)	65	(97,812)	(93,769)	(93,065)	(703)	.76
Interest Income	1,501	58	1,400	(1,342)	12,366	373	11,202	(10,829)	-96.67
Replacement/Extraordinary Item	(3,931)	(3,980)	(6,625)	2,646	(42,727)	(66,296)	(53,000)	(13,296)	25.09
Management Fees	(9,147)	(8,937)	(8,318)	(619)	(68,343)	(71,494)	(66,544)	(4,951)	7.44
Total Non-Operating Income (Expense)	(23,659)	(24,427)	(25,176)	749	(196,516)	(231,187)	(201,407)	(29,780)	14.79
Income Before Non-Cash Items	14,285	47,467	35,045	12,422	226,292	146,484	247,954	(101,469)	(40.92)
Non-Cash Items									
Depreciation & Amortization	(3,090)	(3,361)	(3,090)	(271)	(24,717)	(26,888)	(24,717)	(2,170)	8.78
Non-Oper Income (Expense)	0			0		37		37	100.00
Total Non-Cash Items	(3,090)	(3,361)	(3,090)	(271)	(24,717)	(26,851)	(24,717)	(2,133)	8.63
Change In Net Assets	11,195	44,106	31,955	12,150	201,575	119,633	223,236	(103,603)	(46.41)

SAHFC Vera Cruz
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	15,100	13,530	14,908	(1,378)	120,632	113,452	114,792	(1,339)	-1.17
Bad Debt, Net of Collections	0	(213)	33	(246)		(213)	264	(477)	-180.59
Other Tenant Revenue	270	300	150	150	1,625	3,425	1,197	2,228	186.05
Miscellaneous Revenue	0	25	10	15	50	275	83	192	229.89
Net Revenue	15,370	13,642	15,101	(1,459)	122,307	116,940	116,336	603	.52
Operating Expense									
Salaries and Benefits	5,082	5,493	6,094	(601)	40,220	45,259	48,755	(3,496)	-7.17
Supplies and Materials	0	146	512	(366)	2,642	909	4,096	(3,187)	-77.81
Outside Services	5,776	384	1,595	(1,210)	19,602	11,450	12,756	(1,306)	-10.24
Utilities	968	1,754	1,115	639	11,825	15,189	8,920	6,269	70.28
Protective Services	0		358	(358)	425	2,500	2,864	(364)	-12.71
Insurance	256	297	1,535	(1,238)	12,458	8,838	12,402	(3,564)	-28.74
Other Expenses	1,049	757	2,328	(1,571)	11,140	13,621	20,752	(7,131)	-34.36
Total Operating Expense	13,131	8,831	13,536	(4,705)	98,311	97,765	110,545	(12,780)	-11.56
Total Operating Income	2,239	4,811	1,565	3,246	23,996	19,174	5,791	13,384	231.11
Non-Operating Income (Expense)									
Interest Expense	(834)	(823)	(837)	14	(6,695)	(6,617)	(6,693)	76	-1.14
Interest Income	168	1	272	(271)	1,795	10	2,174	(2,163)	-99.53
Replacement/Extraordinary Item	0		(342)	342	(5,477)	(44)	(2,733)	2,689	-98.39
Management Fees	(2,052)	(1,859)	(2,080)	221	(16,702)	(15,563)	(16,643)	1,081	-6.49
Total Non-Operating Income (Expense)	(2,719)	(2,681)	(2,987)	306	(27,079)	(22,213)	(23,896)	1,683	-7.04
Income Before Non-Cash Items	(480)	2,131	(1,422)	3,553	(3,083)	(3,039)	(18,105)	15,066	(83.21)
Non-Cash Items									
Depreciation & Amortization	(3,902)	(3,902)	(3,783)	(119)	(30,740)	(31,215)	(30,264)	(951)	3.14
Total Non-Cash Items	(3,902)	(3,902)	(3,783)	(119)	(30,740)	(31,215)	(30,264)	(951)	3.14
Change In Net Assets	(4,382)	(1,771)	(5,205)	3,434	(33,823)	(34,254)	(48,370)	14,116	(29.18)

Villa de Valencia
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

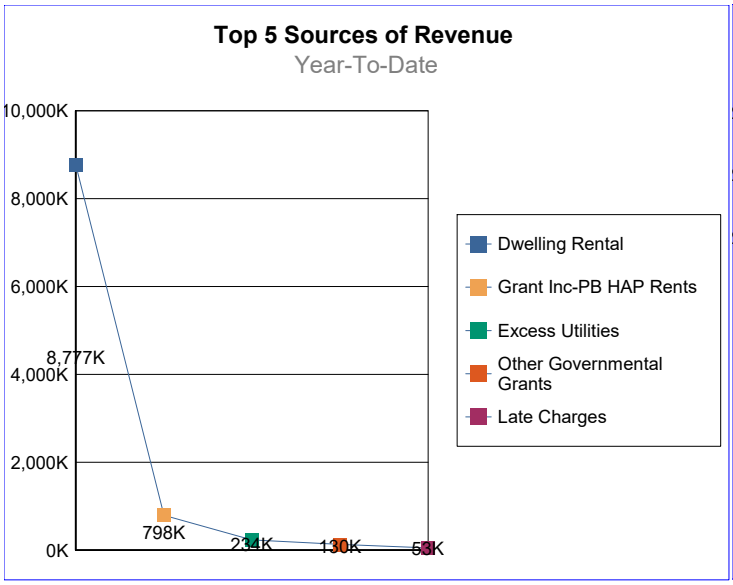
Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	42,180	31,291	38,950	(7,659)	291,444	247,584	299,915	(52,331)	-17.45
Bad Debt, Net of Collections	0		(41)	41	(7,051)		(331)	331	-100.00
Other Tenant Revenue	345	(27)	234	(261)	1,747	(3,263)	1,872	(5,135)	-274.31
Grants	26,686	44,198	26,404	17,794	220,923	353,131	211,233	141,898	67.18
Miscellaneous Revenue	43		105	(105)	520	280	840	(560)	-66.67
Net Revenue	69,254	75,462	65,652	9,810	507,583	597,732	513,530	84,202	16.40
Operating Expense									
Salaries and Benefits	23,785	20,721	18,948	1,773	191,395	167,889	151,581	16,309	10.76
Supplies and Materials	3,318	156	5,633	(5,477)	36,676	15,469	45,067	(29,598)	-65.68
Fleet Costs	257	145	192	(47)	995	1,206	1,536	(330)	-21.51
Outside Services	7,041	10,722	10,308	414	86,726	149,221	82,467	66,755	80.95
Utilities	8,939	10,462	14,943	(4,481)	73,042	66,321	119,544	(53,223)	-44.52
Protective Services	725	5,500	333	5,167	2,900	11,764	2,667	9,098	341.16
Insurance	2,454	1,155	2,000	(844)	17,325	15,643	16,351	(708)	-4.33
Other Expenses	4,604	1,261	3,912	(2,651)	27,334	22,758	32,611	(9,853)	-30.21
Total Operating Expense	51,121	50,123	56,269	(6,145)	436,392	450,272	451,823	(1,551)	-.34
Total Operating Income	18,132	25,339	9,383	15,956	71,191	147,460	61,707	85,753	138.97
Non-Operating Income (Expense)									
Interest Income	218	1	253	(251)	1,870	14	2,022	(2,008)	-99.30
Replacement/Extraordinary Item	(1,658)	(383)	(2,167)	1,784	(30,817)	(18,311)	(17,333)	(978)	5.64
Other Income (Expense)	(37,141)			0	(37,719)				
Management Fees	(6,294)	(7,191)	(7,025)	(166)	(48,929)	(55,517)	(56,198)	681	-1.21
Total Non-Operating Income (Expense)	(44,875)	(7,572)	(8,939)	1,367	(115,594)	(73,813)	(71,510)	(2,304)	3.22
Income Before Non-Cash Items	(26,743)	17,767	444	17,323	(44,403)	73,647	(9,802)	83,449	(851.31)
Non-Cash Items									
Depreciation & Amortization	(7,353)	(7,341)	(6,374)	(967)	(52,774)	(58,729)	(50,992)	(7,737)	15.17
Non-Oper Income (Expense)	0			0		444,031		444,031	100.00
Total Non-Cash Items	(7,353)	(7,341)	(6,374)	(967)	(52,774)	385,302	(50,992)	436,295	-855.61
Change In Net Assets	(34,095)	10,426	(5,930)	16,355	(97,177)	458,949	(60,795)	519,744	(854.91)

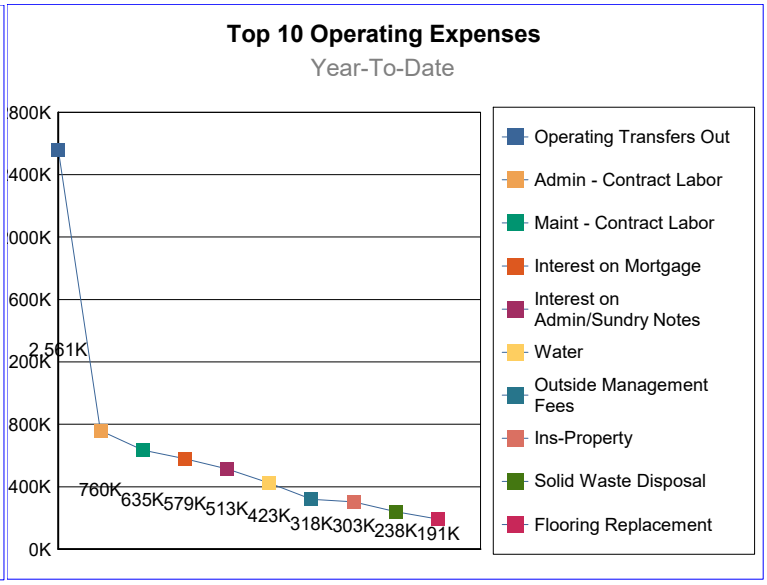
Warren House
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

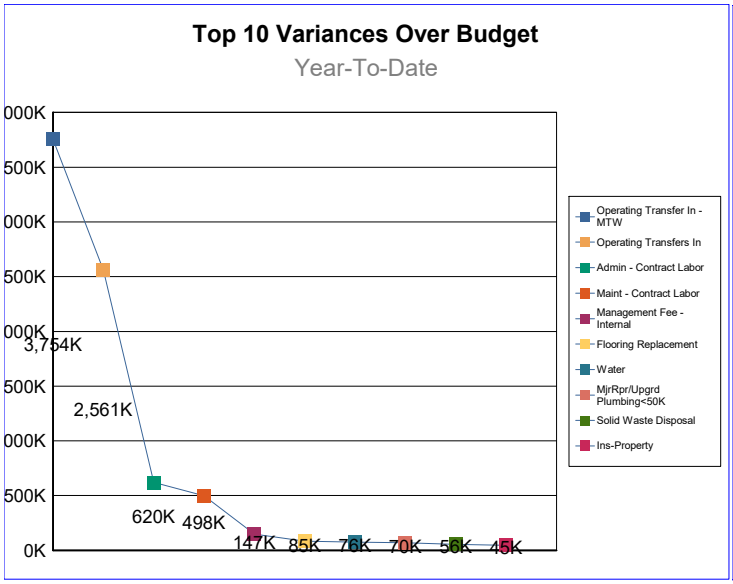
Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	4,629	3,036	3,125	(89)	27,237	24,567	24,063	504	2.10
Bad Debt, Net of Collections	0			0					
Other Tenant Revenue	0			0		35		35	100.00
Miscellaneous Revenue	0	40	8	32	380	40	64	(24)	-37.50
Net Revenue	4,629	3,076	3,133	(57)	27,617	24,642	24,127	515	2.14
Operating Expense									
Salaries and Benefits	672	860	860	0	5,609	6,590	6,880	(290)	-4.21
Supplies and Materials	834		16	(16)	1,460		128	(128)	-100.00
Outside Services	1,075	241	534	(293)	5,621	4,215	4,269	(54)	-1.27
Utilities	539	568	550	18	4,269	4,422	4,400	22	.50
Protective Services	0		42	(42)			333	(333)	-100.00
Insurance	39	47	430	(383)	3,103	2,646	3,458	(812)	-23.48
Other Expenses	56	22	127	(105)	489	607	1,038	(431)	-41.53
Total Operating Expense	3,215	1,738	2,558	(820)	20,551	18,480	20,506	(2,026)	-9.88
Total Operating Income	1,414	1,338	575	763	7,065	6,162	3,620	2,542	70.20
Non-Operating Income (Expense)									
Interest Income	0	0	4	(4)	20	0	33	(33)	-99.45
Replacement/Extraordinary Item	0		(108)	108	(1,015)	(626)	(864)	238	-27.52
Other Income (Expense)	0			0					
Management Fees	(448)	(447)	(463)	16	(3,701)	(3,761)	(3,702)	(59)	1.59
Transfers	0			0		25,368		25,368	100.00
Total Non-Operating Income (Expense)	(448)	(447)	(567)	120	(4,696)	20,981	(4,533)	25,514	-562.88
Income Before Non-Cash Items	966	891	8	883	2,369	27,143	(913)	28,056	(3,074.31)

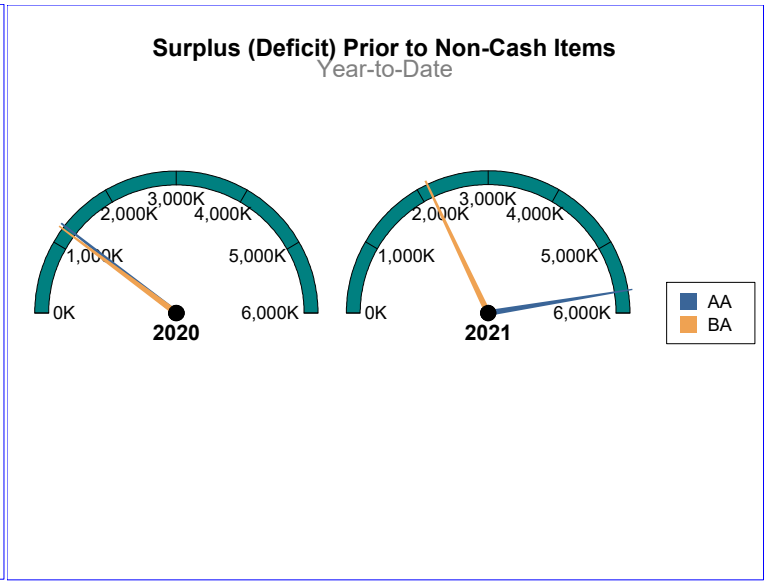
Beacon
Third Party Managed
Summarized Income Statement by Line of Business, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	583,480	941,834	1,034,358	(92,524)	4,688,484	7,445,419	7,994,003	(548,584)	(6.86)
Bad Debt, Net of Collections	(44,386)	(54,238)	(26,014)	(28,224)	(277,819)	(180,040)	(208,111)	28,071	(13.49)
Other Tenant Revenue	21,435	64,714	26,108	38,606	228,471	331,380	208,866	122,514	58.66
Grants	93,281	117,904	112,241	5,663	769,641	927,228	897,927	29,301	3.26
Miscellaneous Revenue	3,376	4,483	5,418	(935)	34,560	33,809	43,344	(9,535)	(22.00)
Net Revenue	657,186	1,074,697	1,152,111	(77,415)	5,443,337	8,557,796	8,936,029	(378,234)	(4.23)
Operating Expense									
Salaries and Benefits	139,524	199,636	201,842	(2,205)	1,050,000	1,597,097	1,614,733	(17,636)	(1.09)
Supplies and Materials	27,732	35,184	32,637	2,547	193,955	190,513	261,096	(70,584)	(27.03)
Fleet Costs		42	32	10		42	256	(213)	(83.49)
Outside Services	108,804	84,508	121,999	(37,490)	828,165	939,596	975,988	(36,392)	(3.73)
Utilities	60,929	94,158	84,206	9,952	452,062	757,738	673,648	84,089	12.48
Protective Services	11,410	10,085	12,187	(2,102)	79,278	78,025	97,498	(19,474)	(19.97)
Insurance	1,897	1,757	51,129	(49,371)	271,085	396,091	412,896	(16,804)	(4.07)
Other Expenses	41,158	51,763	61,041	(9,278)	351,453	440,688	501,331	(60,643)	(12.10)
Total Operating Expense	391,453	477,136	565,072	(87,937)	3,225,998	4,399,789	4,537,446	(137,657)	(3.03)
Total Operating Income	265,733	597,561	587,039	10,522	2,217,339	4,158,006	4,398,583	(240,577)	(5.47)
Non-Operating Income (Expense)									
Interest Expense	(39,094)	(157,121)	(157,318)	197	(322,219)	(1,257,894)	(1,261,606)	3,712	(.29)
Interest Income	4,630	300	7,747	(7,447)	43,813	2,178	61,974	(59,796)	(96.49)
Replacement/Extraordinary Item	(35,773)	(35,923)	(59,290)	23,367	(274,681)	(325,190)	(474,320)	149,130	(31.44)
Other Income (Expense)			(1,105)	1,105		(1,313)	(8,839)	7,527	(85.15)
Management Fees	(47,636)	(78,935)	(70,328)	(8,608)	(400,954)	(639,420)	(562,622)	(76,798)	13.65
Transfers						3,754,243		3,754,243	100.00
Total Non-Operating Income (Expense)	(117,873)	(271,680)	(280,294)	8,614	(954,040)	1,532,605	(2,245,412)	3,778,018	(168.25)
Surplus or (Deficit) Prior to Non-Cash Items	147,860	325,882	306,745	19,137	1,263,299	5,690,612	2,153,171	3,537,441	164.29
Non-Cash Items									
Depreciation & Amortization	(116,640)	(173,741)	(173,664)	(77)	(927,642)	(1,389,929)	(1,389,315)	(614)	.04
Non-Oper Income (Expense)						64		64	100.00
Total Non-Cash Items	(116,640)	(173,741)	(173,664)	(77)	(927,642)	(1,389,864)	(1,389,315)	(549)	.04
Change In Net Assets	31,220	152,141	133,081	19,060	335,656	4,300,748	763,856	3,536,892	463.03


Top 5 Sources of Revenue
Year-To-Date
10,000K
8,000K
6,000K
4,000K
2,000K
0K
8,777K
798K
234K
130K
53K
Dwelling Rental
Grant Inc-PB HAP Rents
Excess Utilities
Other Governmental Grants
Late Charges


Top 10 Operating Expenses
Year-To-Date
800K
400K
000K
600K
200K
800K
400K
0K
2,561K
760K
635K
579K
513K
423K
318K
303K
238K
191K
Operating Transfers Out
Admin - Contract Labor
Maint - Contract Labor
Interest on Mortgage
Interest on Admin/Sundry Notes
Water
Outside Management Fees
Ins-Property
Solid Waste Disposal
Flooring Replacement


Top 10 Variances Over Budget
Year-To-Date
000K
500K
000K
500K
000K
500K
000K
500K
000K
500K
0K
3,754K
2,561K
620K
498K
147K
85K
76K
70K
56K
45K
Operating Transfer In - MTW
Operating Transfers In
Admin - Contract Labor
Maint - Contract Labor
Management Fee - Internal
Flooring Replacement
Water
MjrRpr/Upgrd Plumbing<50K
Solid Waste Disposal
Ins-Property


Surplus (Deficit) Prior to Non-Cash Items
Year-to-Date
0K
1,000K
2,000K
3,000K
4,000K
5,000K
6,000K
2020
2021
AA
BA

Cottage Creek I
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	91,122	110,333	115,742	(5,409)	839,357	763,065	891,263	(128,198)	-14.38
Bad Debt, Net of Collections	(1,088)	(19,998)	(5,576)	(14,422)	(76,139)	(33,500)	(44,608)	11,108	-24.90
Other Tenant Revenue	849	343	2,058	(1,715)	18,659	1,857	16,464	(14,607)	-88.72
Grants	57,051	57,127	52,582	4,545	440,430	455,427	420,659	34,768	8.27
Miscellaneous Revenue	(693)	250	1,000	(750)	3,441	1,856	8,000	(6,144)	-76.80
Net Revenue	147,241	148,055	165,806	(17,751)	1,225,748	1,188,706	1,291,778	(103,072)	-7.98
Operating Expense									
Salaries and Benefits	29,339	33,086	31,173	1,913	257,939	251,428	249,384	2,044	.82
Supplies and Materials	5,874	4,068	6,250	(2,182)	60,670	31,983	50,000	(18,017)	-36.03
Outside Services	29,633	10,709	17,016	(6,307)	205,737	138,578	136,131	2,447	1.80
Utilities	9,502	10,584	12,075	(1,491)	89,858	88,834	96,600	(7,766)	-8.04
Protective Services	1,620	1,643	3,333	(1,690)	27,768	12,422	26,667	(14,245)	-53.42
Insurance	303	454	10,005	(9,551)	57,921	51,197	80,807	(29,610)	-36.64
Other Expenses	6,596	1,846	9,886	(8,040)	75,350	56,988	82,396	(25,408)	-30.84
Total Operating Expense	82,867	62,392	89,739	(27,347)	775,245	631,430	721,985	(90,556)	-12.54
Total Operating Income	64,374	85,663	76,067	9,596	450,504	557,277	569,793	(12,516)	(2.20)
Non-Operating Income (Expense)									
Interest Expense	(7,757)	(7,509)	(7,509)	0	(61,863)	(59,924)	(59,922)	(2)	.00
Interest Income	809	7	1,244	(1,238)	8,745	62	9,956	(9,894)	-99.38
Replacement/Extraordinary Item	(6,244)	(457)	(7,282)	6,825	(63,256)	(27,250)	(58,256)	31,006	-53.22
Management Fees	(6,388)	(6,328)	(8,673)	2,345	(50,845)	(50,621)	(69,383)	18,762	-27.04
Transfers	0	(11,305)		(11,305)	(558,375)	(749,483)		(749,483)	100.00
Total Non-Operating Income (Expense)	(19,579)	(25,593)	(22,220)	(3,373)	(725,595)	(887,216)	(177,605)	(709,612)	399.55
Income Before Non-Cash Items	44,795	60,070	53,847	6,223	(275,091)	(329,940)	392,188	(722,128)	(184.13)
Non-Cash Items									
Depreciation & Amortization	(14,504)	(14,446)	(14,992)	546	(114,174)	(115,569)	(119,936)	4,367	-3.64
Total Non-Cash Items	(14,504)	(14,446)	(14,992)	546	(114,174)	(115,569)	(119,936)	4,367	-3.64
Change In Net Assets	30,291	45,624	38,855	6,769	(389,265)	(445,508)	272,253	(717,761)	(263.64)

Cottage Creek II
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	71,490	77,732	77,025	707	510,589	518,854	593,115	(74,261)	-12.52
Bad Debt, Net of Collections	(11,393)	(7,929)	(4,541)	(3,388)	(41,179)	(5,659)	(36,328)	30,669	-84.42
Other Tenant Revenue	646	182	1,553	(1,371)	11,398	1,952	12,424	(10,472)	-84.29
Grants	36,230	44,121	44,538	(417)	329,211	342,262	356,304	(14,042)	-3.94
Miscellaneous Revenue	223	300	642	(342)	8,889	2,558	5,133	(2,575)	-50.17
Net Revenue	97,196	114,407	119,217	(4,810)	818,908	859,967	930,649	(70,681)	-7.59
Operating Expense									
Salaries and Benefits	22,508	23,771	24,122	(351)	191,366	190,999	192,975	(1,976)	-1.02
Supplies and Materials	6,921	3,196	5,154	(1,958)	46,388	20,567	41,232	(20,665)	-50.12
Outside Services	22,201	10,597	13,459	(2,862)	150,076	87,747	107,669	(19,922)	-18.50
Utilities	6,545	6,815	7,841	(1,026)	56,164	56,203	62,728	(6,525)	-10.40
Protective Services	1,320	1,291	2,500	(1,209)	21,912	9,760	20,000	(10,240)	-51.20
Insurance	17	118	4,875	(4,756)	26,350	55,638	39,591	16,047	40.53
Other Expenses	6,430	950	7,551	(6,601)	46,982	44,935	63,599	(18,663)	-29.35
Total Operating Expense	65,942	46,738	65,501	(18,763)	539,238	465,849	527,793	(61,945)	-11.74
Total Operating Income	31,254	67,668	53,716	13,952	279,670	394,119	402,855	(8,737)	(2.17)
Non-Operating Income (Expense)									
Interest Expense	(5,291)	(5,122)	(5,122)	0	(42,193)	(40,871)	(40,869)	(2)	.00
Replacement/Extraordinary Item	(5,484)	(873)	(4,341)	3,468	(42,939)	(20,121)	(34,728)	14,607	-42.06
Management Fees	(4,949)	(4,902)	(6,249)	1,347	(39,390)	(39,216)	(49,991)	10,775	-21.55
Transfers	0			0	8,177	408		408	100.00
Total Non-Operating Income (Expense)	(15,723)	(10,897)	(15,712)	4,815	(116,344)	(99,799)	(125,588)	25,788	-20.53
Income Before Non-Cash Items	15,531	56,772	38,005	18,767	163,326	294,319	277,268	17,052	6.15
Non-Cash Items									
Depreciation & Amortization	(9,499)	(9,095)	(9,847)	752	(74,532)	(72,760)	(78,775)	6,015	-7.64
Total Non-Cash Items	(9,499)	(9,095)	(9,847)	752	(74,532)	(72,760)	(78,775)	6,015	-7.64
Change In Net Assets	6,032	47,677	28,158	19,519	88,794	221,559	198,493	23,067	11.62

Courtland Heights PFC
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

	Current Month				Year-To-Date				
Account Description	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	43,929	44,922	50,648	(5,726)	353,396	368,905	389,915	(21,011)	-5.39
Bad Debt, Net of Collections	(3,092)		(1,158)	1,158	(15,115)	(15,237)	(9,264)	(5,973)	64.48
Other Tenant Revenue	2,742	1,726	2,025	(299)	21,939	21,806	16,200	5,606	34.60
Miscellaneous Revenue	0	120	266	(146)	1,215	1,055	2,128	(1,073)	-50.42
Net Revenue	43,579	46,768	51,781	(5,013)	361,434	376,528	398,979	(22,451)	-5.63
Operating Expense									
Salaries and Benefits	8,466	14,153	7,949	6,203	76,524	112,016	63,595	48,421	76.14
Supplies and Materials	5,039	891	1,338	(447)	14,454	7,131	10,703	(3,572)	-33.37
Outside Services	7,789	5,514	5,406	108	56,588	36,014	43,248	(7,234)	-16.73
Utilities	3,184	3,593	3,042	551	25,861	25,727	24,336	1,391	5.72
Protective Services	0		500	(500)			4,000	(4,000)	-100.00
Insurance	111	357	2,773	(2,416)	19,464	18,885	22,356	(3,470)	-15.52
Other Expenses	2,655	3,474	3,635	(162)	32,194	26,564	30,084	(3,520)	-11.70
Total Operating Expense	27,244	27,982	24,644	3,338	225,085	226,337	198,321	28,016	14.13
Total Operating Income	16,335	18,786	27,137	(8,351)	136,349	150,191	200,658	(50,468)	(25.15)
Non-Operating Income (Expense)									
Interest Expense	(5,221)	(5,054)	(5,054)	0	(41,639)	(40,334)	(40,332)	(2)	.00
Replacement/Extraordinary Item	(2,212)	(3,833)	(2,801)	(1,032)	(29,635)	(23,639)	(22,408)	(1,231)	5.49
Management Fees	(1,514)	(1,501)	(1,878)	378	(12,054)	(12,005)	(15,026)	3,022	-20.11
Transfers	0	11,305		11,305	550,198	749,075		749,075	100.00
Total Non-Operating Income (Expense)	(8,947)	917	(9,734)	10,651	466,870	673,098	(77,767)	750,864	-965.53
Income Before Non-Cash Items	7,388	19,704	17,404	2,300	603,219	823,289	122,892	700,397	569.93
Non-Cash Items									
Depreciation & Amortization	(6,597)	(6,253)	(6,270)	17	(52,774)	(50,025)	(50,162)	137	-.27
Total Non-Cash Items	(6,597)	(6,253)	(6,270)	17	(52,774)	(50,025)	(50,162)	137	-.27
Change In Net Assets	791	13,451	11,133	2,317	550,445	773,263	72,729	700,534	963.21

O'Connor Rd
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	0	102,795	102,271	523		818,372	796,694	21,677	2.72
Bad Debt, Net of Collections	0	25	181	(156)		1,063	1,445	(382)	-26.40
Other Tenant Revenue	0	1,351	420	931		3,259	3,363	(104)	-3.10
Miscellaneous Revenue	0	135	223	(88)		1,313	1,788	(475)	-26.58
Net Revenue	0	104,306	103,096	1,210		824,006	803,290	20,716	2.58
Operating Expense									
Salaries and Benefits	0	22,750	23,522	(771)		186,033	188,174	(2,140)	-1.14
Supplies and Materials	0	7,014	3,879	3,135		21,111	31,030	(9,920)	-31.97
Outside Services	0	8,081	13,133	(5,052)		114,591	105,066	9,525	9.07
Utilities	0	8,477	8,481	(3)		55,518	67,846	(12,328)	-18.17
Insurance	0	146	4,138	(3,992)		28,679	33,362	(4,683)	-14.04
Other Expenses	0	9,521	6,318	3,203		44,516	50,543	(6,027)	-11.92
Total Operating Expense	0	55,990	59,470	(3,480)		450,447	476,020	(25,573)	-5.37
Total Operating Income	0	48,317	43,626	4,691	0	373,559	327,270	46,289	14.14
Non-Operating Income (Expense)									
Interest Expense	0	(34,560)	(33,463)	(1,097)		(273,917)	(266,328)	(7,589)	2.85
Interest Income	0	21	283	(262)		210	2,261	(2,051)	-90.72
Replacement/Extraordinary Item	0	(5,043)	(7,053)	2,010		(47,572)	(56,421)	8,849	-15.68
Other Income (Expense)	0		(476)	476			(3,804)	3,804	-100.00
Management Fees	0	(10,662)	(6,670)	(3,992)		(85,982)	(53,357)	(32,626)	61.15
Total Non-Operating Income (Expense)	0	(50,243)	(47,379)	(2,865)		(407,261)	(377,649)	(29,612)	7.84
Income Before Non-Cash Items	0	(1,927)	(3,753)	1,826	0	(33,702)	(50,379)	16,677	(33.10)
Non-Cash Items									
Depreciation & Amortization	0	(15,525)	(15,617)	93		(124,196)	(124,939)	742	-.59
Total Non-Cash Items	0	(15,525)	(15,617)	93		(124,196)	(124,939)	742	-.59
Change In Net Assets	0	(17,451)	(19,370)	1,919	0	(157,898)	(175,318)	17,419	(9.94)

Refugio St
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	0	134,416	154,225	(19,809)		1,081,898	1,201,410	(119,512)	-9.95
Bad Debt, Net of Collections	0	328	1,041	(713)		4,657	8,331	(3,674)	-44.10
Other Tenant Revenue	0	7,334	9,563	(2,229)		54,675	76,505	(21,830)	-28.53
Grants	0	16,656	15,121	1,535		129,539	120,965	8,574	7.09
Miscellaneous Revenue	0	2,743	1,159	1,584		13,461	9,274	4,187	45.14
Net Revenue	0	161,477	181,109	(19,632)		1,284,229	1,416,484	(132,255)	-9.34
Operating Expense									
Salaries and Benefits	0	29,209	30,402	(1,193)		255,170	243,216	11,954	4.92
Supplies and Materials	0	1,117	1,669	(553)		11,019	13,356	(2,336)	-17.49
Fleet Costs	0	42		42		42		42	100.00
Outside Services	0	19,492	17,009	2,483		116,667	136,074	(19,407)	-14.26
Utilities	0	3,792	10,747	(6,956)		102,377	85,978	16,399	19.07
Protective Services	0	3,535	3,187	348		32,171	25,498	6,672	26.17
Insurance	0	23	4,627	(4,604)		43,219	37,367	5,852	15.66
Other Expenses	0	7,605	8,018	(413)		54,938	64,140	(9,203)	-14.35
Total Operating Expense	0	64,815	75,660	(10,845)		615,603	605,629	9,974	1.65
Total Operating Income	0	96,663	105,449	(8,787)	0	668,626	810,855	(142,229)	(17.54)
Non-Operating Income (Expense)									
Interest Expense	0	(56,575)	(57,868)	1,293		(453,497)	(464,803)	11,307	-2.43
Interest Income	0	56	1,373	(1,317)		489	10,984	(10,495)	-95.55
Replacement/Extraordinary Item	0	(403)	(6,804)	6,400		(50,541)	(54,430)	3,889	-7.15
Other Income (Expense)	0		(442)	442		(1,313)	(3,535)	2,223	-62.87
Management Fees	0	(12,247)	(7,002)	(5,245)		(97,830)	(56,013)	(41,817)	74.66
Total Non-Operating Income (Expense)	0	(69,169)	(70,742)	1,573		(602,691)	(567,797)	(34,893)	6.15
Income Before Non-Cash Items	0	27,494	34,707	(7,214)	0	65,936	243,058	(177,122)	(72.87)
Non-Cash Items									
Depreciation & Amortization	0	(29,546)	(29,562)	16		(236,370)	(236,498)	128	-.05
Total Non-Cash Items	0	(29,546)	(29,562)	16		(236,370)	(236,498)	128	-.05
Change In Net Assets	0	(2,052)	5,145	(7,198)	0	(170,434)	6,560	(176,994)	(2,697.95)

Science Park
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

	Current Month				Year-To-Date				
Account Description	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	0	80,318	82,097	(1,780)		647,338	639,538	7,801	1.22
Bad Debt, Net of Collections	0	1,017	239	778		1,501	1,913	(412)	-21.55
Other Tenant Revenue	0	414	214	200		637	1,710	(1,073)	-62.74
Miscellaneous Revenue	0	25	103	(78)		785	821	(36)	-4.38
Net Revenue	0	81,774	82,653	(879)		650,261	643,982	6,279	.98
Operating Expense									
Salaries and Benefits	0	15,516	22,222	(6,706)		153,732	177,774	(24,043)	-13.52
Supplies and Materials	0	338	1,268	(929)		5,318	10,142	(4,824)	-47.56
Fleet Costs	0		32	(32)			256	(256)	-100.00
Outside Services	0	(19,615)	11,401	(31,016)		56,095	91,206	(35,111)	-38.50
Utilities	0	8,798	5,245	3,553		61,329	41,960	19,369	46.16
Protective Services	0		583	(583)		264	4,667	(4,403)	-94.35
Insurance	0	115	3,451	(3,336)		22,692	27,857	(5,165)	-18.54
Other Expenses	0	8,616	5,195	3,421		33,017	41,556	(8,540)	-20.55
Total Operating Expense	0	13,767	49,396	(35,629)		332,446	395,417	(62,971)	-15.93
Total Operating Income	0	68,006	33,257	34,750	0	317,815	248,565	69,251	27.86
Non-Operating Income (Expense)									
Interest Expense	0	(28,346)	(28,346)	0		(223,630)	(223,630)		
Interest Income	0	28	122	(94)		255	974	(719)	-73.84
Replacement/Extraordinary Item	0	(1,668)	(1,509)	(159)		(24,903)	(12,069)	(12,834)	106.34
Other Income (Expense)	0		(188)	188			(1,500)	1,500	-100.00
Management Fees	0	(8,479)	(8,636)	157		(68,083)	(69,088)	1,005	-1.45
Total Non-Operating Income (Expense)	0	(38,465)	(38,557)	92		(316,360)	(305,312)	(11,048)	3.62
Income Before Non-Cash Items	0	29,541	(5,300)	34,841	0	1,455	(56,748)	58,203	(102.56)
Non-Cash Items									
Depreciation & Amortization	0	(12,609)	(12,609)	1		(100,868)	(100,875)	7	-.01
Total Non-Cash Items	0	(12,609)	(12,609)	1		(100,868)	(100,875)	7	-.01
Change In Net Assets	0	16,933	(17,909)	34,842	0	(99,413)	(157,622)	58,209	(36.93)

Woodhill Apartments PFC
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	376,939	391,318	452,350	(61,032)	2,985,142	3,246,987	3,482,067	(235,080)	-6.75
Bad Debt, Net of Collections	(28,814)	(27,681)	(16,200)	(11,481)	(145,386)	(132,865)	(129,600)	(3,265)	2.52
Other Tenant Revenue	17,199	53,364	10,275	43,089	176,475	247,194	82,200	164,994	200.72
Miscellaneous Revenue	3,846	910	2,025	(1,115)	21,016	12,782	16,200	(3,418)	-21.10
Net Revenue	369,170	417,910	448,450	(30,540)	3,037,246	3,374,098	3,450,867	(76,770)	-2.22
Operating Expense									
Salaries and Benefits	79,211	61,151	62,452	(1,301)	524,170	447,719	499,615	(51,896)	-10.39
Supplies and Materials	9,898	18,560	13,079	5,481	72,444	93,384	104,633	(11,250)	-10.75
Outside Services	49,180	49,730	44,574	5,156	415,764	389,904	356,595	33,310	9.34
Utilities	41,698	52,099	36,775	15,324	280,178	367,750	294,200	73,550	25.00
Protective Services	8,470	3,616	2,083	1,532	29,598	23,408	16,667	6,741	40.45
Insurance	1,466	543	21,261	(20,717)	167,349	175,782	171,557	4,225	2.46
Other Expenses	25,477	19,670	20,439	(769)	196,928	178,438	169,014	9,424	5.58
Total Operating Expense	215,400	205,369	200,664	4,706	1,686,430	1,676,385	1,612,281	64,104	3.98
Total Operating Income	153,770	212,540	247,786	(35,246)	1,350,816	1,697,713	1,838,587	(140,874)	(7.66)
Non-Operating Income (Expense)									
Interest Expense	(20,825)	(19,955)	(19,955)	0	(176,525)	(165,722)	(165,722)		
Interest Income	3,821	176	4,725	(4,549)	35,068	1,105	37,799	(36,694)	-97.08
Replacement/Extraordinary Item	(21,833)	(23,646)	(29,501)	5,855	(138,851)	(131,165)	(236,008)	104,843	-44.42
Management Fees	(34,786)	(34,818)	(31,221)	(3,598)	(298,664)	(285,383)	(249,764)	(35,619)	14.26
Total Non-Operating Income (Expense)	(73,623)	(78,242)	(75,952)	(2,291)	(578,971)	(581,165)	(613,695)	32,529	-5.30
Income Before Non-Cash Items	80,147	134,298	171,835	(37,536)	771,845	1,116,547	1,224,892	(108,345)	(8.85)
Non-Cash Items									
Depreciation & Amortization	(86,041)	(86,268)	(84,766)	(1,501)	(686,163)	(690,140)	(678,131)	(12,009)	1.77
Non-Oper Income (Expense)	0			0		64		64	100.00
Total Non-Cash Items	(86,041)	(86,268)	(84,766)	(1,501)	(686,163)	(690,076)	(678,131)	(11,945)	1.76
Change In Net Assets	(5,893)	48,031	87,068	(39,038)	85,682	426,471	546,761	(120,290)	(22.00)

HemisView Market Units
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	194,794	170,353	208,356	(38,003)	388,401	343,022	416,713	(73,691)	-17.68
Bad Debt, Net of Collections	2,246	125	(420)	545	1,350	(2,724)	(840)	(1,884)	224.33
Other Tenant Revenue	13,129	9,237	11,727	(2,490)	23,796	19,230	23,453	(4,223)	-18.01
Miscellaneous Revenue	1,535	(1)	556	(557)	1,538	(51)	1,112	(1,163)	-104.58
Net Revenue	211,704	179,715	220,219	(40,504)	415,085	359,477	440,438	(80,961)	-18.38
Operating Expense									
Salaries and Benefits	22,482	22,832	29,117	(6,285)	46,298	44,197	58,233	(14,036)	-24.10
Supplies and Materials	2,238	778	3,136	(2,358)	3,701	1,766	6,272	(4,505)	-71.84
Fleet Costs	43	14		14	43	14		14	100.00
Outside Services	10,443	13,584	14,086	(502)	25,107	17,718	28,173	(10,455)	-37.11
Utilities	9,029	11,747	12,582	(835)	18,018	27,010	25,164	1,846	7.34
Protective Services	3,210	2,472	854	1,618	6,319	4,846	1,707	3,139	183.85
Insurance	0		6,733	(6,733)	16,643	16,007	13,493	2,514	18.63
Other Expenses	6,815	9,866	7,663	2,203	13,489	14,929	15,327	(398)	-2.60
Total Operating Expense	54,260	61,293	74,171	(12,879)	129,617	126,487	148,368	(21,882)	-14.75
Total Operating Income	157,444	118,422	146,048	(27,626)	285,467	232,991	292,069	(59,079)	(20.23)
Non-Operating Income (Expense)									
Interest Expense	(89,780)	(89,206)	(90,222)	1,015	(179,664)	(178,521)	(180,443)	1,922	-1.07
Interest Income	667	5	254	(249)	863	10	508	(498)	-98.09
Replacement/Extraordinary Item	(3,975)	(5,777)	(4,538)	(1,239)	(4,245)	(5,777)	(9,075)	3,298	-36.34
Other Income (Expense)	0		(919)	919	(1,159)	(2,318)	(1,838)	(480)	26.15
Management Fees	(7,929)	(6,810)	(8,092)	1,282	(15,609)	(13,523)	(16,183)	2,660	-16.44
Total Non-Operating Income (Expense)	(101,017)	(101,789)	(103,515)	1,727	(199,813)	(200,129)	(207,031)	6,902	-3.33
Income Before Non-Cash Items	56,427	16,633	42,532	(25,899)	85,654	32,861	85,038	(52,177)	(61.36)
Non-Cash Items									
Depreciation & Amortization	(44,200)	(44,320)	(44,506)	185	(88,400)	(88,641)	(89,011)	371	-.42
Non-Oper Income (Expense)	0			0	258,592	36,206		36,206	100.00
Total Non-Cash Items	(44,200)	(44,320)	(44,506)	185	170,192	(52,435)	(89,011)	36,576	-41.09
Change In Net Assets	12,227	(27,687)	(1,973)	(25,714)	255,846	(19,574)	(3,973)	(15,601)	392.72

HemisView Village
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	13,530	13,025	10,784	2,241	26,861	26,694	21,567	5,127	23.77
Bad Debt, Net of Collections	0			0	(101)				
Other Tenant Revenue	0		1,403	(1,403)			2,806	(2,806)	-100.00
Grants	13,557	14,667	14,379	288	29,300	29,334	28,757	577	2.00
Miscellaneous Revenue	1,786	1,205	1,100	105	2,929	2,525	2,200	325	14.77
Net Revenue	28,873	28,897	27,665	1,232	58,989	58,553	55,330	3,223	5.82
Operating Expense									
Salaries and Benefits	7,616	7,210	9,719	(2,509)	14,909	13,942	19,437	(5,495)	-28.27
Supplies and Materials	873	278	1,039	(761)	1,341	480	2,078	(1,598)	-76.89
Fleet Costs	2	1		1	2	1		1	100.00
Outside Services	2,162	4,956	4,018	938	4,810	5,350	8,037	(2,687)	-33.43
Utilities	1,492	1,603	4,194	(2,591)	4,061	5,713	8,388	(2,675)	-31.88
Protective Services	1,013	780	285	496	2,013	1,528	569	959	168.51
Insurance	0		2,245	(2,245)	5,548	5,336	4,498	837	18.61
Other Expenses	1,660	1,647	1,936	(289)	3,366	3,888	3,871	17	.44
Total Operating Expense	14,819	16,476	23,435	(6,959)	36,051	36,238	46,878	(10,641)	-22.70
Total Operating Income	14,054	12,421	4,230	8,191	22,938	22,315	8,452	13,863	164.03
Non-Operating Income (Expense)									
Interest Expense	(27,528)	(28,418)	(28,454)	36	(55,057)	(56,838)	(56,908)	70	-.12
Interest Income	726	6	283	(277)	726	11	566	(555)	-98.03
Replacement/Extraordinary Item	0	(143)	(1,513)	1,370	(3)	(179)	(3,025)	2,846	-94.10
Other Income (Expense)	0		(279)	279	(61)	(122)	(558)	436	-78.15
Management Fees	(2,201)	(1,881)	(2,396)	515	(4,348)	(3,728)	(4,792)	1,064	-22.20
Total Non-Operating Income (Expense)	(29,003)	(30,436)	(32,359)	1,923	(58,743)	(60,856)	(64,718)	3,862	-5.97
Income Before Non-Cash Items	(14,948)	(18,015)	(28,129)	10,113	(35,805)	(38,541)	(56,266)	17,725	(31.50)
Non-Cash Items									
Depreciation & Amortization	(16,530)	(16,565)	(16,546)	(19)	(33,060)	(33,130)	(33,092)	(38)	.12
Non-Oper Income (Expense)	0			0	(258,592)	(36,206)		(36,206)	100.00
Total Non-Cash Items	(16,530)	(16,565)	(16,546)	(19)	(291,652)	(69,336)	(33,092)	(36,244)	109.52
Change In Net Assets	(31,478)	(34,580)	(44,675)	10,094	(327,457)	(107,877)	(89,359)	(18,519)	20.72

Midcrowne Seniors Pavillion LP
Summarized Income Statement by Company, YTD
Period Ending February 28, 2021
Actual Amounts Vs. Approved Budget Comparison

Account Description	Current Month				Year-To-Date				
	Last Year	Actual	Budget	Variance	Last Year	Actual	Budget	Variance	%
Revenue									
Rental Revenue	110,572	121,693	124,045	(2,352)	225,581	242,239	247,833	(5,594)	-2.26
Bad Debt, Net of Collections	(3,851)	(2,157)	(1,000)	(1,157)	(4,022)	(4,364)	(2,000)	(2,364)	118.21
Other Tenant Revenue	2,372	3,836	2,070	1,766	5,038	2,705	4,440	(1,735)	-39.07
Grants	6,400	7,630	7,292	337	13,831	15,260	14,585	675	4.63
Miscellaneous Revenue	102	22	41	(19)	102	103	82	21	25.30
Net Revenue	115,595	131,023	132,448	(1,425)	240,530	255,943	264,940	(8,997)	-3.40
Operating Expense									
Salaries and Benefits	6,429	19,059	19,366	(307)	25,331	36,758	38,467	(1,709)	-4.44
Supplies and Materials	1,982	6,139	3,970	2,169	2,613	7,895	8,240	(345)	-4.18
Outside Services	5,481	9,571	8,206	1,365	9,812	23,848	20,497	3,351	16.35
Utilities	13,811	16,777	14,796	1,981	28,247	28,372	29,591	(1,219)	-4.12
Protective Services	1,800	1,800	1,888	(88)	3,600	3,600	3,776	(176)	-4.66
Insurance	8,679	9,620	10,170	(549)	17,359	19,241	20,339	(1,098)	-5.40
Other Expenses	6,982	7,344	10,061	(2,717)	13,894	15,422	20,070	(4,648)	-23.16
Total Operating Expense	45,165	70,311	68,456	1,854	100,854	135,136	140,980	(5,844)	-4.15
Total Operating Income	70,430	60,713	63,992	(3,279)	139,676	120,807	123,960	(3,153)	(2.54)
Non-Operating Income (Expense)									
Interest Expense	(31,609)	(31,267)	(31,267)	0	(63,254)	(62,572)	(62,572)	0	.00
Interest Income	80	22	1	21	84	69	2	67	3,515.79
Replacement/Extraordinary Item	(631)	(1,775)	(10,735)	8,961	(816)	(3,915)	(18,365)	14,450	-78.68
Other Income (Expense)	0		(1,447)	1,447		(7,840)	(2,893)	(4,947)	170.99
Management Fees	(4,588)	(4,919)	(5,071)	152	(9,470)	(9,824)	(10,142)	319	-3.14
Total Non-Operating Income (Expense)	(36,748)	(37,938)	(48,518)	10,580	(73,456)	(84,082)	(93,970)	9,889	-10.52
Income Before Non-Cash Items	33,682	22,775	15,474	7,301	66,219	36,725	29,989	6,736	22.46
Non-Cash Items									
Depreciation & Amortization	(31,297)	(31,211)	(31,297)	86	(62,594)	(62,423)	(62,594)	171	-.27
Total Non-Cash Items	(31,297)	(31,211)	(31,297)	86	(62,594)	(62,423)	(62,594)	171	-.27
Change In Net Assets	2,385	(8,436)	(15,823)	7,386	3,625	(25,698)	(32,604)	6,907	(21.18)

SAHA SAN ANTONIO HOUSING AUTHORITY
Opportunity Lives Here

Partnerships
Non-Consolidating Balance Sheet
Period Ending February 28, 2021

	HemisView Market Units		HemisView Village		Midcrowne Seniors	
	This Year	Last Year	This Year	Last Year	This Year	Last Year
Assets						
Current Assets						
Cash & Investments, Unrestricted	294,668	(16,146)	103,522	295,621	180,374	11,448
Cash & Investments, Restricted	274,271	429,857	920,142	952,092	372,310	382,697
Accounts Receivable	565,986	755,249	(336,061)	(591,823)	127,284	103,702
Prepaid Expenses and Other Current Assets	16,006	20,840	5,335	1,351	113,371	116,373
Total Current Assets	1,150,932	1,189,800	692,938	657,241	793,340	614,220
Fixed Assets						
Land, Buildings and Equipment	20,207,067	20,091,278	7,598,225	7,559,629	13,089,436	13,089,436
Construction In Progress	65,181	111,485				
Accumulated Depreciation	(5,677,784)	(5,146,177)	(2,121,923)	(1,923,170)	(5,148,414)	(4,773,022)
Total Fixed Assets	14,594,464	15,056,586	5,476,302	5,636,459	7,941,023	8,316,414
Other Non-Current Assets						
Other Non-Current Assets	3,164,698	3,215,237	1,055,797	1,074,147	797,173	819,252
Total Other Non-Current Assets	3,164,698	3,215,237	1,055,797	1,074,147	797,173	819,252
Total Assets	18,910,093	19,461,623	7,225,037	7,367,847	9,531,536	9,749,887
Liabilities						
Current Liabilities						
Trade Payable & Accruals	46,931	14,039	924,458	926,168	48,886	23,167
Other Current Liabilities	2,745,898	2,495,962	3,430,949	3,071,595	259,255	226,154
Total Current Liabilities	2,792,829	2,510,001	4,355,407	3,997,762	308,140	249,321
Non-Current Liabilities						
Non-Current Long Term Debt	22,028,248	22,288,902	6,549,696	6,554,114	6,949,034	6,981,283
Total Non-Current Liabilities	22,028,248	22,288,902	6,549,696	6,554,114	6,949,034	6,981,283
Total Liabilities	24,821,077	24,798,903	10,905,103	10,551,876	7,257,174	7,230,604
Equity						
Equity						
Invested In Capital Assets	(3,365,288)	(3,163,820)	(94,817)	62,526	2,696,794	3,021,006
Unrestricted Net Assets	(2,819,967)	(2,603,317)	(4,505,392)	(4,198,647)	(794,742)	(884,419)
Total Equity	(5,910,984)	(5,337,279)	(3,680,066)	(3,184,030)	2,274,362	2,519,283
Total Liabilities and Equity	18,910,093	19,461,623	7,225,037	7,367,847	9,531,536	9,749,887