

WILDWOOD HOUSING AUTHORITY  
Wildwood, New Jersey  
PRELIMINARY STATEMENT OF NET POSITION  
At January 31, 2022

ASSETS AND DEFERRED OUTFLOW OF RESOURCES

	<u>WHA</u>
<u>CURRENT ASSETS</u>	
Cash and Cash Equivalents - Unrestricted	\$ 759,133
Investments	150,872
Cash - Tenant Security Deposits	59,391
Total Cash	<u>969,396</u>
Accounts Receivable - Tenants (Net of Allowance)	34,648
Accounts Receivable - Misc	16,470
Maintenance Inventory	6,155
Prepaid Expenses	55,484
Total Current Assets	<u>1,082,153</u>
<u>FIXED ASSETS</u>	
Land	415,251
Buildings and Improvements	10,722,563
Automotive Equipment	95,255
Furniture, Equipment and Machinery	1,517,643
Construction in Progress	999,395
Total Fixed Assets	<u>13,750,107</u>
Less: Accumulated Depreciation	<u>(10,720,619)</u>
Net Fixed Assets	3,029,488
Deferred Outflow of Resources	<u>109,672</u>
Total Assets	<u>\$ 4,221,313</u>
<u>LIABILITIES, DEFERRED INFLOW OF RESOURCES AND NET POSITION</u>	
<u>CURRENT LIABILITIES</u>	
Accounts Payable	\$ 48,742
Accrued Utilities	45,000
Deferred Revenue	1,747
Accrued Wages & Payroll Taxes	12,930
Tenant Security Deposits	59,391
Compensated Absences	5,803
PILOT	32,756
Total Current Liabilities	<u>206,369</u>
<u>LONG TERM LIABILITIES</u>	
OPEB	847,849
Compensated Absences	52,227
Pension Liability	421,145
Total Long Term Liabilities	<u>1,321,221</u>
Total Liabilities	1,527,590
Deferred Inflow of Resources	1,061,139
<u>NET POSITION</u>	
Net Investment in Capital Assets	3,029,488
Restricted	-
Unrestricted	<u>(1,396,904)</u>
Total Net Position	<u>1,632,584</u>
Total Liabilities and Net Position	<u>\$ 4,221,313</u>

**WILDWOOD HOUSING AUTHORITY**  
**PRELIMINARY CONSOLIDATED STATEMENT OF OPERATING REVENUES AND EXPENDITURES**  
**FOR THE TEN MONTHS ENDED JANUARY 31, 2022**

	YEAR TO DATE					MONTH TO DATE			
	Annual			Variance	% Variance			Variance	% Variance
	Budget	Budget	Actual	Fav. / (Unfav.)	Fav. / (Unfav.)	Budget	Month	Fav. / (Unfav.)	Fav. / (Unfav.)
<b>OPERATING REVENUES</b>									
Dwelling Rentals	\$ 642,600	\$ 535,500	\$ 616,056	\$ 80,556	15.04%	\$ 53,550	\$ 61,528	\$ 7,978	14.90%
Non-Dwelling Rentals:									
Complete Care	48,000	40,000	41,110	1,110	2.78%	4,000	4,370	370	9.25%
Caring Inc.	53,220	44,350	41,996	(2,354)	-5.31%	4,435	1,570	(2,865)	-64.60%
Operating Subsidy	683,969	569,974	632,505	62,531	10.97%	56,997	63,063	6,066	10.64%
Interest	4,200	3,500	1,179	(2,321)	-66.31%	350	113	(237)	-67.71%
Public Housing Management Fees	149,809	124,841	123,800	(1,041)	-0.83%	12,484	12,335	(149)	-1.19%
Public Housing Bookkeeping Fees	15,120	12,600	12,495	(105)	-0.83%	1,260	1,245	(15)	-1.19%
Public Housing Asset Mgt Fee	20,160	16,800	16,900	100	0.60%	1,680	1,690	10	0.60%
Other:									
Antenna - Sprint and AT&T (Sandman)	60,000	50,000	49,951	(49)	-0.10%	5,000	4,192	(808)	-16.16%
Laundry/Late Fees/Other	17,500	14,583	18,791	4,208	28.85%	1,458	-	(1,458)	-100.00%
Total Operating Revenues	<u>1,694,578</u>	<u>1,412,148</u>	<u>1,554,783</u>	<u>142,635</u>	<u>10.10%</u>	<u>141,215</u>	<u>150,106</u>	<u>8,891</u>	<u>6.30%</u>
<b>EXPENSES</b>									
Administrative Salaries	225,656	188,047	166,431	21,616	11.49%	18,805	14,046	4,759	25.31%
Administrative Benefits	115,174	95,978	94,415	1,563	1.63%	9,598	6,711	2,887	30.08%
Legal	20,000	16,667	7,150	9,517	57.10%	1,667	598	1,069	64.12%
Management Fees	149,809	124,841	123,800	1,041	0.83%	12,484	12,335	149	1.19%
Bookkeeping Fees	15,120	12,600	12,496	104	0.83%	1,260	1,246	14	1.11%
Bad Debts	1,600	1,333	-	1,333	100.00%	133	-	133	100.00%
Staff Training & Travel	6,500	5,417	2,960	2,457	45.35%	542	125	417	76.92%
Accounting	38,000	31,667	30,000	1,667	5.26%	3,167	3,000	167	5.26%
Audit	10,500	8,750	8,750	-	0.00%	875	875	-	0.00%
Telephone	13,000	10,833	13,731	(2,898)	-26.75%	1,083	890	193	17.85%
Other	52,700	43,917	76,342	(32,425)	-73.83%	4,392	5,792	(1,400)	-31.89%
Total Administrative	<u>648,059</u>	<u>540,049</u>	<u>536,075</u>	<u>3,974</u>	<u>0.74%</u>	<u>54,005</u>	<u>45,618</u>	<u>8,387</u>	<u>15.53%</u>
Congregate/Resident Services	6,000	5,000	2,732	2,268	45.36%	500	480	20	4.00%
Total Congregate/Resident Services	<u>6,000</u>	<u>5,000</u>	<u>2,732</u>	<u>2,268</u>	<u>45.36%</u>	<u>500</u>	<u>480</u>	<u>20</u>	<u>4.00%</u>
Gas	16,000	13,333	13,951	(618)	-4.63%	1,333	3,755	(2,422)	-181.63%
Electric	160,000	133,333	134,741	(1,408)	-1.06%	13,333	23,815	(10,482)	-78.61%
Water	43,000	35,833	44,221	(8,388)	-23.41%	3,583	4,447	(864)	-24.10%
Sewer	85,000	70,833	97,268	(26,435)	-37.32%	7,083	9,821	(2,738)	-38.65%
Total Utilities	<u>304,000</u>	<u>253,333</u>	<u>290,181</u>	<u>(36,848)</u>	<u>-14.55%</u>	<u>25,333</u>	<u>41,838</u>	<u>(16,505)</u>	<u>-65.15%</u>
Maintenance Salaries	96,925	80,771	81,048	(277)	-0.34%	8,077	8,606	(529)	-6.55%
Benefits	54,022	45,018	48,208	(3,190)	-7.09%	4,502	2,094	2,408	53.49%
Materials	2,500	2,083	2,814	(731)	-35.07%	208	70	138	66.40%
Miscellaneous Contracts	277,000	230,833	277,969	(47,136)	-20.42%	23,083	8,579	14,504	62.83%
Total Maintenance	<u>430,447</u>	<u>358,706</u>	<u>410,039</u>	<u>(51,333)</u>	<u>-14.31%</u>	<u>35,871</u>	<u>19,349</u>	<u>16,522</u>	<u>46.06%</u>
Security / Lease Enforcement	36,529	30,441	43,133	(12,692)	-41.69%	3,044	4,404	(1,360)	-44.67%
Total Security / Lease Enforcement	<u>36,529</u>	<u>30,441</u>	<u>43,133</u>	<u>(12,692)</u>	<u>-41.69%</u>	<u>3,044</u>	<u>4,404</u>	<u>(1,360)</u>	<u>-44.67%</u>
Insurance	95,000	79,167	78,519	648	0.82%	7,917	8,570	(653)	-8.25%
PILOT	33,860	28,217	32,755	(4,538)	-16.08%	2,822	1,990	832	29.48%
Total General Expenses	<u>128,860</u>	<u>107,383</u>	<u>111,274</u>	<u>(3,891)</u>	<u>-3.62%</u>	<u>10,738</u>	<u>10,560</u>	<u>178</u>	<u>1.66%</u>
Asset Management Fee	20,160	16,800	16,900	(100)	-0.60%	1,680	1,690	(10)	-0.60%
Total Operating Expenses	<u>1,574,055</u>	<u>1,311,713</u>	<u>1,410,334</u>	<u>(98,621)</u>	<u>-7.52%</u>	<u>131,171</u>	<u>123,939</u>	<u>7,232</u>	<u>5.51%</u>
Profit/(Loss) from Operations	<u>\$ 120,523</u>	<u>\$ 100,436</u>	<u>\$ 144,449</u>	<u>\$ 44,013</u>		<u>\$ 10,044</u>	<u>\$ 26,167</u>	<u>\$ 16,124</u>	

**WILDWOOD HOUSING AUTHORITY  
CENTRAL OFFICE COST CENTER  
PRELIMINARY STATEMENT OF OPERATING REVENUES AND EXPENDITURES  
FOR THE TEN MONTHS ENDED JANUARY 31, 2022**

	YEAR TO DATE					MONTH TO DATE			
	Annual	Variance			% Variance	Variance			% Variance
	Budget	Budget	Actual	Fav. / (Unfav.)	Fav. / (Unfav.)	Budget	Month	Fav. / (Unfav.)	Fav. / (Unfav.)
<b>OPERATING REVENUES</b>									
Public Housing Management Fees	\$ 149,809	\$ 124,841	\$ 123,800	\$ (1,041)	-0.83%	\$ 12,484	\$ 12,335	\$ (149)	-1.19%
Public Housing Bookkeeping Fees	15,120	12,600	12,495	(105)	-0.83%	1,260	1,245	(15)	-1.19%
Public Housing Asset Mgt Fees	20,160	16,800	16,900	100	0.60%	1,680	1,690	10	0.60%
Other	-	-	-	-	0.00%	-	-	-	0.00%
<b>Total Operating Revenues</b>	<b>185,089</b>	<b>154,241</b>	<b>153,195</b>	<b>(1,046)</b>	<b>-0.68%</b>	<b>15,424</b>	<b>15,270</b>	<b>(154)</b>	<b>-1.00%</b>
<b>OPERATING EXPENSES</b>									
Administrative Salaries	48,500	40,417	41,195	(778)	-1.93%	4,042	3,885	157	3.88%
Administrative Benefits	22,242	18,535	20,741	(2,206)	-11.90%	1,854	1,817	37	1.97%
Legal	12,000	10,000	5,967	4,033	40.33%	1,000	364	636	63.60%
Staff Training & Travel	4,500	3,750	1,642	2,108	56.21%	375	125	250	66.67%
Accounting	38,000	31,667	30,000	1,667	5.26%	3,167	3,000	167	5.26%
Audit	3,500	2,917	2,917	-	0.00%	292	292	-	0.00%
Telephone	3,000	2,500	3,152	(652)	-26.08%	250	197	53	21.20%
Other	17,500	14,583	33,230	(18,647)	-127.86%	1,458	2,437	(979)	-67.11%
<b>Total Administrative</b>	<b>149,242</b>	<b>124,368</b>	<b>138,844</b>	<b>(14,475)</b>	<b>-11.64%</b>	<b>12,437</b>	<b>12,117</b>	<b>320</b>	<b>2.57%</b>
Gas	-	-	920	(920)	#DIV/0!	-	208	(208)	#DIV/0!
Water/Sewer	-	-	754	(754)	#DIV/0!	-	1	(1)	#DIV/0!
<b>Total Utilities</b>	<b>-</b>	<b>-</b>	<b>1,674</b>	<b>(1,674)</b>	<b>#DIV/0!</b>	<b>-</b>	<b>209</b>	<b>(209)</b>	<b>#DIV/0!</b>
Maintenance Supplies	2,500	2,083	2,814	(731)	-35.07%	208	70	138	66.40%
<b>Total Maintenance</b>	<b>2,500</b>	<b>2,083</b>	<b>2,814</b>	<b>(731)</b>	<b>-35.07%</b>	<b>208</b>	<b>70</b>	<b>138</b>	<b>66.40%</b>
Insurance	12,000	10,000	9,152	848	8.48%	1,000	984	16	1.60%
<b>Total General Expenses</b>	<b>12,000</b>	<b>10,000</b>	<b>9,152</b>	<b>848</b>	<b>8.48%</b>	<b>1,000</b>	<b>984</b>	<b>16</b>	<b>1.60%</b>
<b>Total Operating Expenses</b>	<b>163,742</b>	<b>136,452</b>	<b>152,484</b>	<b>(16,032)</b>	<b>-11.75%</b>	<b>13,645</b>	<b>13,380</b>	<b>266</b>	<b>1.95%</b>
<b>Profit/(Loss) from Operations</b>	<b>\$ 21,347</b>	<b>\$ 17,789</b>	<b>\$ 711</b>	<b>\$ (17,078)</b>		<b>\$ 1,779</b>	<b>\$ 1,890</b>	<b>\$ 111</b>	

**WILDWOOD HOUSING AUTHORITY  
COMMISSIONERS' COURT (AMP 1)  
PRELIMINARY STATEMENT OF OPERATING REVENUES AND EXPENDITURES  
FOR THE TEN MONTHS ENDED JANUARY 31, 2022**

	YEAR TO DATE					MONTH TO DATE				YTD PUM Budget	YTD PUM Actual	YTD PUM Fav. / (Unfav.)
	Annual Budget	Budget	Actual	Variance Fav. / (Unfav.)	% Variance Fav. / (Unfav.)	Budget	Month	Variance Fav. / (Unfav.)	% Variance Fav. / (Unfav.)			
<b>OPERATING REVENUES</b>												
Dwelling Rentals	\$299,880	\$249,900	\$308,416	\$ 58,516	23.42%	\$24,990	29,205	\$ 4,215	16.87%	\$297.50	\$367.16	\$ 69.66
Operating Subsidy	306,548	255,457	274,291	18,834	7.37%	25,546	27,729	2,183	8.55%	304.12	326.54	22.42
Interest	2,100	1,750	590	(1,160)	-66.29%	175	57	(118)	-67.43%	2.08	0.70	(1.38)
Other	7,500	6,250	7,880	1,630	26.08%	625	-	(625)	-100.00%	7.44	9.38	1.94
<b>Total Operating Revenues</b>	<b>616,028</b>	<b>513,357</b>	<b>591,177</b>	<b>77,820</b>	<b>15.16%</b>	<b>51,336</b>	<b>56,991</b>	<b>5,655</b>	<b>11.02%</b>	<b>611.14</b>	<b>703.78</b>	<b>92.64</b>
<b>EXPENSES</b>												
Administrative Salaries	76,998	64,165	55,054	9,111	14.20%	6,417	4,516	1,901	29.62%	76.39	65.54	10.85
Benefits	40,571	33,809	33,228	581	1.72%	3,381	1,942	1,439	42.56%	40.25	39.56	0.69
Audit	3,500	2,917	2,917	-	0.00%	292	292	-	0.00%	3.47	3.47	-
Management Fee	61,529	51,274	51,794	(520)	-1.01%	5,127	5,127	0	0.01%	61.04	61.66	(0.62)
Bookkeeping Fee	6,210	5,175	5,228	(53)	-1.02%	518	518	(1)	-0.10%	6.16	6.22	(0.06)
Bad Debts	800	667	-	667	100.00%	67	-	67	100.00%	0.79	-	0.79
Telecommunications	5,000	4,167	5,199	(1,032)	-24.78%	417	341	76	18.16%	4.96	6.19	(1.23)
Legal	4,000	3,333	806	2,527	75.82%	333	234	99	29.80%	3.97	0.96	3.01
Staff Training & Travel	1,000	833	605	228	27.40%	83	-	83	100.00%	0.99	0.72	0.27
Administrative Other	17,350	14,458	18,901	(4,443)	-30.73%	1,446	670	776	53.66%	17.21	22.50	(5.29)
<b>Total Administrative</b>	<b>216,958</b>	<b>180,798</b>	<b>173,732</b>	<b>7,067</b>	<b>3.91%</b>	<b>18,080</b>	<b>13,640</b>	<b>4,440</b>	<b>24.56%</b>	<b>215.24</b>	<b>206.82</b>	<b>8.41</b>
Resident Services Materials	3,000	2,500	877	1,623	64.92%	250	36	214	85.60%	2.98	1.04	1.93
<b>Total Resident Services</b>	<b>3,000</b>	<b>2,500</b>	<b>877</b>	<b>1,623</b>	<b>64.92%</b>	<b>250</b>	<b>36</b>	<b>214</b>	<b>85.60%</b>	<b>2.98</b>	<b>1.04</b>	<b>1.93</b>
Electric	30,000	25,000	18,316	6,684	26.74%	2,500	2,767	(267)	-10.68%	29.76	21.80	7.96
Water	20,000	16,667	21,146	(4,479)	-26.88%	1,667	2,163	(496)	-29.78%	19.84	25.17	(5.33)
Sewer	50,000	41,667	56,970	(15,303)	-36.73%	4,167	5,752	(1,585)	-38.05%	49.60	67.82	(18.22)
<b>Total Utilities</b>	<b>100,000</b>	<b>83,333</b>	<b>96,432</b>	<b>(13,099)</b>	<b>-15.72%</b>	<b>8,333</b>	<b>10,682</b>	<b>(2,349)</b>	<b>-28.18%</b>	<b>99.21</b>	<b>114.80</b>	<b>(15.59)</b>
Maintenance Salaries	40,190	33,492	33,159	333	0.99%	3,349	3,523	(174)	-5.19%	39.87	39.48	0.40
Benefits	22,149	18,458	20,609	(2,152)	-11.66%	1,846	1,029	817	44.25%	21.97	24.53	(2.56)
Materials and Contracts	107,000	89,167	123,019	(33,852)	-37.97%	8,917	2,939	5,978	67.04%	106.15	146.45	(40.30)
<b>Total Maintenance</b>	<b>169,339</b>	<b>141,116</b>	<b>176,787</b>	<b>(35,671)</b>	<b>-25.28%</b>	<b>14,112</b>	<b>7,491</b>	<b>6,621</b>	<b>46.92%</b>	<b>168.00</b>	<b>210.46</b>	<b>(42.47)</b>
Security / Lease Enforcement	14,977	12,481	18,720	(6,239)	-49.99%	1,248	2,841	(1,593)	-127.63%	17.83	22.29	(4.46)
<b>Total Security / Lease Enforcement</b>	<b>14,977</b>	<b>12,481</b>	<b>18,720</b>	<b>(6,239)</b>	<b>-49.99%</b>	<b>1,248</b>	<b>2,841</b>	<b>(1,593)</b>	<b>-127.63%</b>	<b>17.83</b>	<b>22.29</b>	<b>(4.46)</b>
Insurance	45,000	37,500	38,095	(595)	-1.59%	3,750	4,116	(366)	-9.76%	44.64	45.35	(0.71)
PILOT	19,988	16,657	21,198	(4,542)	-27.27%	1,666	1,852	(187)	-11.20%	19.83	25.24	(5.41)
<b>Total General Expenses</b>	<b>64,988</b>	<b>54,157</b>	<b>59,293</b>	<b>(5,137)</b>	<b>-9.48%</b>	<b>5,416</b>	<b>5,968</b>	<b>(553)</b>	<b>-10.20%</b>	<b>64.47</b>	<b>70.59</b>	<b>(6.12)</b>
Asset Management	8,280	6,900	7,000	(100)	-1.45%	690	700	(10)	-1.45%	8.21	8.33	(0.12)
<b>Total Operating Expenses</b>	<b>577,542</b>	<b>481,285</b>	<b>532,841</b>	<b>(51,556)</b>	<b>-10.71%</b>	<b>48,129</b>	<b>41,358</b>	<b>6,771</b>	<b>14.07%</b>	<b>572.96</b>	<b>634.33</b>	<b>(58.40)</b>
<b>Profit/(Loss) from Operations</b>	<b>\$ 38,486</b>	<b>\$ 32,072</b>	<b>\$ 58,336</b>	<b>\$ 26,264</b>		<b>\$ 3,207</b>	<b>\$ 15,633</b>	<b>\$ 12,426</b>		<b>38.18</b>	<b>69.45</b>	<b>34.24</b>

**WILDWOOD HOUSING AUTHORITY  
SANDMAN TOWERS (AMP 2)  
PRELIMINARY STATEMENT OF OPERATING REVENUES AND EXPENDITURES  
FOR THE TEN MONTHS ENDED JANUARY 31, 2022**

	YEAR TO DATE					MONTH TO DATE				YTD PUM Budget	YTD PUM Actual	YTD PUM Fav. / (Unfav.)
	Annual Budget	Budget	Actual	Variance Fav. / (Unfav.)	% Variance Fav. / (Unfav.)	Budget	Month	Variance Fav. / (Unfav.)	% Variance Fav. / (Unfav.)			
<b>OPERATING REVENUES</b>												
Dwelling Rentals	\$342,720	\$285,600	\$307,640	\$ 22,040	7.72%	\$28,560	\$ 32,323	\$ 3,763	13.18%	\$238.00	\$256.37	\$ 18.37
Non-Dwelling Rentals:												
Complete Care	48,000	40,000	41,110	1,110	2.78%	4,000	4,370	370	9.25%	33.33	34.26	0.92
Caring Inc	53,220	44,350	41,996	(2,354)	-5.31%	4,435	1,570	(2,865)	-64.60%	36.96	35.00	(1.96)
Operating Subsidy	377,421	314,518	358,214	43,697	13.89%	31,452	35,334	3,882	12.34%	262.10	298.51	36.41
Interest	2,100	1,750	589	(1,161)	-66.34%	175	56	(119)	-68.00%	1.46	0.49	(0.97)
Other Income:												
Antenna - Sprint and AT&T	60,000	50,000	49,951	(49)	-0.10%	5,000	4,192	(808)	-16.16%	41.67	41.63	(0.04)
Laundry/Late Fees/Other	10,000	8,333	10,911	2,578	30.93%	833	-	(833)	-100.00%	6.94	9.09	2.15
<b>Total Operating Revenues</b>	<b>893,461</b>	<b>744,551</b>	<b>810,411</b>	<b>65,860</b>	<b>8.85%</b>	<b>74,455</b>	<b>77,845</b>	<b>3,390</b>	<b>4.55%</b>	<b>620.46</b>	<b>675.34</b>	<b>54.88</b>
<b>OPERATING EXPENSES</b>												
Administrative Salaries	100,158	83,465	70,182	13,283	15.91%	8,347	5,645	2,702	32.37%	69.55	58.49	11.07
Benefits	52,361	43,634	40,446	3,188	7.31%	4,363	2,952	1,411	32.35%	36.36	33.71	2.66
Audit	3,500	2,917	2,917	-	0.00%	292	292	-	0.00%	2.43	2.43	-
Management Fee	88,280	73,567	72,006	1,561	2.12%	7,357	7,208	149	2.02%	61.31	60.01	1.30
Bookkeeping Fee	8,910	7,425	7,268	157	2.11%	743	728	15	1.95%	6.19	6.06	0.13
Bad Debts	800	667	-	667	100.00%	67	-	67	100.00%	0.56	-	0.56
Telecommunications	5,000	4,167	5,380	(1,213)	-29.12%	417	352	65	15.52%	3.47	4.48	(1.01)
Legal	4,000	3,333	377	2,956	88.69%	333	-	333	100.00%	2.78	0.31	2.46
Staff Training & Travel	1,000	833	713	120	14.44%	83	-	83	100.00%	0.69	0.59	0.10
Administrative Other	17,850	14,875	24,211	(9,336)	-62.76%	1,488	2,685	(1,198)	-80.50%	12.40	20.18	(7.78)
<b>Total Administrative</b>	<b>281,859</b>	<b>234,883</b>	<b>223,500</b>	<b>11,383</b>	<b>4.85%</b>	<b>23,488</b>	<b>19,862</b>	<b>3,627</b>	<b>15.44%</b>	<b>195.74</b>	<b>186.25</b>	<b>9.49</b>
Resident Services Materials	3,000	2,500	1,855	645	25.80%	250	444	(194)	0.00%	2.08	1.55	0.54
<b>Total Resident Services</b>	<b>3,000</b>	<b>2,500</b>	<b>1,855</b>	<b>645</b>	<b>25.80%</b>	<b>250</b>	<b>444</b>	<b>(194)</b>	<b>-77.60%</b>	<b>2.08</b>	<b>1.55</b>	<b>0.54</b>
Gas	16,000	13,333	13,031	302	2.27%	1,333	3,547	(2,214)	-166.03%	11.11	10.86	0.25
Electric	130,000	108,333	116,425	(8,092)	-7.47%	10,833	21,048	(10,215)	-94.29%	90.28	97.02	(6.74)
Water	23,000	19,167	22,321	(3,154)	-16.46%	1,917	2,283	(366)	-19.11%	15.97	18.60	(2.63)
Sewer	35,000	29,167	40,298	(11,131)	-38.16%	2,917	4,069	(1,152)	-39.51%	24.31	33.58	(9.28)
<b>Total Utilities</b>	<b>204,000</b>	<b>170,000</b>	<b>192,075</b>	<b>(22,075)</b>	<b>-12.99%</b>	<b>17,000</b>	<b>30,947</b>	<b>(13,947)</b>	<b>-82.04%</b>	<b>141.67</b>	<b>160.06</b>	<b>(18.40)</b>
Maintenance Salaries	56,735	47,279	47,889	(610)	-1.29%	4,728	5,083	(355)	-7.51%	39.40	39.91	(0.51)
Benefits	31,873	26,561	27,599	(1,038)	-3.91%	2,656	1,065	1,591	59.90%	22.13	23.00	(0.87)
Materials and Contracts	170,000	141,667	154,950	(13,283)	-9.38%	14,167	5,640	8,527	60.19%	118.06	129.13	(11.07)
<b>Total Maintenance</b>	<b>258,608</b>	<b>215,507</b>	<b>230,438</b>	<b>(14,931)</b>	<b>-6.93%</b>	<b>21,551</b>	<b>11,788</b>	<b>9,763</b>	<b>45.30%</b>	<b>179.59</b>	<b>192.03</b>	<b>(12.44)</b>
Security / Lease Enforcement	21,552	17,960	24,413	(6,453)	-35.93%	1,796	1,563	233	0.00%	14.97	20.34	(5.38)
<b>Total Security / Lease Enforcement</b>	<b>21,552</b>	<b>17,960</b>	<b>24,413</b>	<b>(6,453)</b>	<b>0.00%</b>	<b>1,796</b>	<b>1,563</b>	<b>233</b>	<b>0.00%</b>	<b>14.97</b>	<b>20.34</b>	<b>(5.38)</b>
Insurance	38,000	31,667	31,272	395	1.25%	3,167	3,470	(303)	-9.58%	26.39	26.06	0.33
PILOT	13,872	11,560	11,557	4	0.03%	1,156	138	1,018	88.10%	9.63	9.63	0.00
<b>Total General Expenses</b>	<b>51,872</b>	<b>43,227</b>	<b>42,829</b>	<b>398</b>	<b>0.92%</b>	<b>4,323</b>	<b>3,608</b>	<b>715</b>	<b>16.54%</b>	<b>36.02</b>	<b>35.69</b>	<b>0.33</b>
Asset Management	11,880	9,900	9,900	-	0.00%	990	990	-	0.00%	8.25	8.25	-
<b>Total Operating Expenses</b>	<b>832,771</b>	<b>693,976</b>	<b>725,009</b>	<b>(31,033)</b>	<b>-4.47%</b>	<b>69,398</b>	<b>69,201</b>	<b>196</b>	<b>0.28%</b>	<b>578.31</b>	<b>604.17</b>	<b>(25.86)</b>
<b>Profit/(Loss) from Operations</b>	<b>\$ 60,690</b>	<b>\$ 50,575</b>	<b>\$ 85,402</b>	<b>\$ 34,827</b>		<b>\$ 5,058</b>	<b>\$ 8,644</b>	<b>\$ 3,586</b>		<b>42.15</b>	<b>71.17</b>	<b>\$ 29.02</b>