



Supplemental Reports For the Month and Year-To-Date Ended April 30, 2019 (Unaudited and Subject to Review)

**SAN ANTONIO
HOUSING
AUTHORITY**

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SAHA Combined

1. Property Management Reports
 - a. Public Housing
 - b. Beacon Communities
 - i. SAHA Managed Properties
 - ii. Third Party Managed Properties
2. Key Financial Indicators
 - a. Public Housing
 - b. Beacon Communities
 - i. SAHA Managed Properties
 - ii. Third Party Managed Properties
3. Revenue and Vacancy Loss Analysis
 - a. Public Housing
 - b. Beacon Communities
 - i. SAHA Managed Properties
 - ii. Third Party Managed Properties
4. Tenant Receivable
 - a. Public Housing
 - b. Beacon Communities
 - i. SAHA Managed Properties
 - ii. Third Party Managed Properties
5. Collections and Write-Offs

Partnerships

1. Property Management Reports
2. Key Financial Indicators

**San Antonio Housing Authority
Property Management Monthly Report
Public Housing
For the Period Ending 4/30/2019**

Monthly

Year-to-Date

Account Balances			Rental Income History										
Operating Account	Replacement Reserves	Tenant Receivable	Current Year			Last Year			Two Years Ago				
			March	February	January	April	March	February	January	April	March	February	January
1,733,911		288,537	924,755	940,134	902,817	882,837	810,176	878,430	873,450	885,132	817,901	884,445	874,303

Occupancy Information

Account Description	Total Units	Current Month						Last Month			Year-to-Date			
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Pct Occ	Available Units	Occupied Units	Pct Occ	Available Units	Occupied Units	Pct Occ
Agency Units	15						15			0.00				
Efficiencies	549	533	517	16	16			97.00%	533	517	94.17%	5,330	5,156	96.74%
1 Bedroom	2,032	1,880	1,839	41	152			97.82%	1,881	1,834	90.21%	18,799	18,331	97.51%
2 Bedrooms	1,892	1,874	1,763	111	16	2		94.08%	1,873	1,770	93.60%	18,738	17,748	94.72%
3 Bedrooms	1,347	1,346	1,236	110	1			91.83%	1,354	1,240	91.51%	13,644	12,577	92.18%
4 Bedrooms	228	228	200	28				87.72%	229	208	90.83%	2,289	2,113	92.31%
5 Bedrooms	47	47	42	5				89.36%	47	40	85.11%	470	412	87.66%
Total Units	6,110	5,908	5,597	311	185	2	15	94.74%	5,917	5,609	91.67%	59,270	56,337	95.05%

San Antonio Housing Authority
Property Management Monthly Report
Alazan/Guadalupe
For the Period Ending 4/30/2019

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
1,115,394		70,145			113,276	110,600	111,882	5	4	22	59	19.00

Occupancy Information

Account Description	Total Units	Current Month										Year-to-Date		
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
Agency Units	1						1		0.00					0.00
Efficiency	40	40	40						100.00%			400	387	96.75%
1 Bedroom	16	16	16						100.00%			160	152	95.00%
2 Bedrooms	495	495	456	39				1,186	92.12%			4,950	4,604	93.01%
3 Bedrooms	180	180	163	17				517	90.56%			1,800	1,666	92.56%
4 Bedrooms	9	9	7	2				61	77.78%			90	87	96.67%
Total	741	740	682	58			1	1,764	92.16%			7,400	6,896	93.19%

Maintenance Summary

San Antonio Housing Authority
Property Management Monthly Report
Blanco/San Pedro Arms
For the Period Ending 4/30/2019

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
121,076		3,679			27,600	27,808	27,703	1	1	1	10	5.00

Occupancy Information

Account Description	Total Units	Current Month										Year-to-Date		
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
Efficiency	62	62	59	3				91	95.16%			620	586	94.52%
1 Bedroom	50	50	50						100.00%			500	492	98.40%
2 Bedrooms	4	4	4						100.00%			40	39	97.50%
Total	116	116	113	3				91	97.41%			1,160	1,117	96.29%

Maintenance Summary

San Antonio Housing Authority
Property Management Monthly Report
Blueridge/VF/SF/Palm Lake
For the Period Ending 4/30/2019

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
(20,783)		(591)						0	0	0	1	0.00

Occupancy Information

Account Description	Total Units	Current Month										Year-to-Date		
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
3 Bedrooms	38	38		38				1,156	0.00			380		0.00
4 Bedrooms	7	7		7				213	0.00			70		0.00
5 Bedrooms	3	3		3				91	0.00			30		0.00
Total	48	48		48				1,460	0.00			480		0.00

Maintenance Summary

San Antonio Housing Authority
Property Management Monthly Report
Cassiano Homes
For the Period Ending 4/30/2019

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
587,065		14,377			47,562	48,563	49,507	9	3	12	132	168.00

Occupancy Information

Account Description	Total Units	Current Month										Year-to-Date		
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
Agency Units	5						5		0.00					0.00
1 Bedroom	24	24	24						100.00%			240	236	98.33%
2 Bedrooms	176	176	158	18				548	89.77%			1,760	1,673	95.06%
3 Bedrooms	187	187	175	12				365	93.58%			1,870	1,759	94.06%
4 Bedrooms	81	81	71	10				304	87.65%			810	761	93.95%
5 Bedrooms	26	26	24	2				61	92.31%			260	237	91.15%
Total	499	494	452	42			5	1,278	91.50%			4,940	4,666	94.45%

Maintenance Summary

San Antonio Housing Authority
Property Management Monthly Report
 Cheryl West/TL Shaley
 For the Period Ending 4/30/2019

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
45,691		14,491			25,157	25,461	25,697	5	30	0	76	0.00

Occupancy Information

Account Description	Total Units	Current Month										Year-to-Date		
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
Agency Units	1						1		0.00					0.00
1 Bedroom	14	14	14						100.00%			140	137	97.86%
2 Bedrooms	66	64	63	1		2		30	98.44%			640	613	95.78%
3 Bedrooms	58	58	56	2				61	96.55%			580	546	94.14%
4 Bedrooms	9	9	8	1				30	88.89%			90	77	85.56%
Total	148	145	141	4		2	1	122	97.24%			1,450	1,373	94.69%

Maintenance Summary

San Antonio Housing Authority
Property Management Monthly Report
Cross Creek/Rutledge/Beldon
For the Period Ending 4/30/2019

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
171,080		12,417			25,137	25,765	25,834	1	1	1	1	8.00

Occupancy Information

Account Description	Total Units	Current Month										Year-to-Date		
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
1 Bedroom	21	21	21						100.00%			210	203	96.67%
2 Bedrooms	74	74	71	3				91	95.95%			740	704	95.14%
3 Bedrooms	63	63	61	2				61	96.83%			630	616	97.78%
4 Bedrooms	9	9	8	1				30	88.89%			90	85	94.44%
Total	167	167	161	6				183	96.41%			1,670	1,608	96.29%

Maintenance Summary

San Antonio Housing Authority
Property Management Monthly Report
F Furey/C Andrews/Pin Oak II
For the Period Ending 4/30/2019

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
(337,078)		16,199			19,947	19,493	18,748	1	1	3	350	0.00

Occupancy Information

Account Description	Total Units	Current Month										Year-to-Date		
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
1 Bedroom	14	14	13	1				30	92.86%			140	135	96.43%
2 Bedrooms	41	41	38	3				91	92.68%			410	399	97.32%
3 Bedrooms	79	79	75	4				122	94.94%			790	760	96.20%
4 Bedrooms	6	6	6						100.00%			60	60	100.00%
Total	140	140	132	8				243	94.29%			1,400	1,354	96.71%

Maintenance Summary

San Antonio Housing Authority
Property Management Monthly Report
Fair Avenue/Matt Garcia
For the Period Ending 4/30/2019

Monthly

Year-to-Date

Account Balances			Year-to-Date		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
(195,251)		1,634			64,541	63,653	63,684	0	1	0	20	2.00

Occupancy Information

Account Description	Total Units	Current Month										Year-to-Date		
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
Efficiency	129	129	126	3				91	97.67%			1,290	1,264	97.98%
1 Bedroom	137	137	135	2				61	98.54%			1,370	1,338	97.66%
2 Bedrooms	4	4	3	1				30	75.00%			40	33	82.50%
3 Bedrooms	1	1	1						100.00%			10	10	100.00%
Total	271	271	265	6				183	97.79%			2,710	2,645	97.60%

Maintenance Summary

San Antonio Housing Authority
Property Management Monthly Report
Highview/W Sinkin
For the Period Ending 4/30/2019

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
116,191		21,306			21,167	23,398	23,907	5	0	5	45	21.00

Occupancy Information

Account Description	Total Units	Current Month								Year-to-Date				
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
1 Bedroom	51	51	50	1				30	98.04%			510	492	96.47%
2 Bedrooms	35	35	35						100.00%			350	347	99.14%
3 Bedrooms	28	28	26	2				61	92.86%			280	260	92.86%
4 Bedrooms	4	4	4						100.00%			40	40	100.00%
Total	118	118	115	3				91	97.46%			1,180	1,139	96.53%

Maintenance Summary

San Antonio Housing Authority
Property Management Monthly Report
Jewett Circle/G Cisneros
For the Period Ending 4/30/2019

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
80,102		(221)			26,895	26,955	27,136	1	2	0	122	24.00

Occupancy Information

Account Description	Total Units	Available Units	Occupied Units	Vacant Units	Current Month						Year-to-Date				
					Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ	
1 Bedroom	120	120	119	1				30	99.17%				1,199	1,182	98.58%
2 Bedrooms	10	10	10						100.00%				100	96	96.00%
Total	130	130	129	1				30	99.23%				1,299	1,278	98.38%

Maintenance Summary

**San Antonio Housing Authority
Property Management Monthly Report
Kenwood/Glen Park/Park Square
For the Period Ending 4/30/2019**

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
128,549		774			25,784	26,310	25,708	0	0	0	5	0.00

Occupancy Information

Account Description	Total Units	Current Month										Year-to-Date		
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
1 Bedroom	51	51	50	1				30	98.04%			510	501	98.24%
2 Bedrooms	42	42	40	2				61	95.24%			420	411	97.86%
3 Bedrooms	19	19	18	1				30	94.74%			190	179	94.21%
4 Bedrooms	2	2	1	1				30	50.00%			20	17	85.00%
Total	114	114	109	5				152	95.61%			1,140	1,108	97.19%

Maintenance Summary

San Antonio Housing Authority
Property Management Monthly Report
Lewis Chatham
For the Period Ending 4/30/2019

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
130,422		4,607			29,320	28,446	28,547	0	68	68	108	0.00

Occupancy Information

Account Description	Total Units	Current Month										Year-to-Date		
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
Efficiency	72	72	70	2				61	97.22%			720	709	98.47%
1 Bedroom	42	42	39	3				91	92.86%			420	405	96.43%
2 Bedrooms	4	4	4						100.00%			40	40	100.00%
3 Bedrooms	1	1	1						100.00%			10	7	70.00%
Total	119	119	114	5				152	95.80%			1,190	1,161	97.56%

Maintenance Summary

San Antonio Housing Authority
Property Management Monthly Report
Lila Cockrell/South San
For the Period Ending 4/30/2019

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
41,032		2,418			16,133	16,019	16,186	0	0	0	0	0.00

Occupancy Information

Account Description	Total Units	Available Units	Occupied Units	Vacant Units	Current Month						Year-to-Date				
					Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ	
1 Bedroom	95	95	93	2				61	97.89%				950	922	97.05%
2 Bedrooms	5	5	5						100.00%				50	50	100.00
Total	100	100	98	2				61	98.00%				1,000	972	97.20%

Maintenance Summary

San Antonio Housing Authority
Property Management Monthly Report
Lincoln Heights
For the Period Ending 4/30/2019

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
(668,460)		17,436			47,342	46,397	43,882	13	126	9	22	9.00

Occupancy Information

Account Description	Total Units	Current Month										Year-to-Date		
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
Agency Units	8						8		0.00					0.00
1 Bedroom	91	91	86	5				152	94.51%			910	851	93.52%
2 Bedrooms	154	154	140	14				426	90.91%			1,540	1,385	89.94%
3 Bedrooms	81	81	76	5				152	93.83%			810	765	94.44%
4 Bedrooms	4	4	4						100.00%			40	40	100.00
Total	338	330	306	24			8	730	92.73%			3,300	3,041	92.15%

Maintenance Summary

**San Antonio Housing Authority
Property Management Monthly Report
Madonna/Sahara Ramsey
For the Period Ending 4/30/2019**

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
95,802		(566)			21,472	21,475	21,237	4	0	2	130	0.00

Occupancy Information

Account Description	Total Units	Current Month								Year-to-Date				
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
1 Bedroom	36	36	35	1				30	97.22%			360	359	99.72%
2 Bedrooms	40	40	40						100.00%			400	397	99.25%
Total	76	76	75	1			30	98.68%				760	756	99.47%

Maintenance Summary

San Antonio Housing Authority
Property Management Monthly Report
Mirasol/CTK/Rangel
For the Period Ending 4/30/2019

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
26,684		3,394			33,403	32,238	32,370	3	0	5	123	0.00

Occupancy Information

Account Description	Total Units	Current Month							Year-to-Date					
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
1 Bedroom	71	71	71						100.00%			710	706	99.44%
2 Bedrooms	66	66	66						100.00%			660	641	97.12%
3 Bedrooms	102	102	101	1				30	99.02%			1,020	986	96.67%
4 Bedrooms	6	6	6						100.00%			60	60	100.00%
5 Bedrooms	3	3	3						100.00%			30	30	100.00%
Total	248	248	247	1				30	99.60%			2,480	2,423	97.70%

Maintenance Summary

San Antonio Housing Authority
Property Management Monthly Report
Mission Park
For the Period Ending 4/30/2019

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
(78,982)		15,332			9,605	11,416	9,915	3	0	3	35	20.00

Occupancy Information

Account Description	Total Units	Current Month								Year-to-Date				
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
1 Bedroom	8	8	8						100.00%			80	80	100.00
2 Bedrooms	43	43	39	4				122	90.70%			430	404	93.95%
3 Bedrooms	33	33	32	1				30	96.97%			330	320	96.97%
4 Bedrooms	10	10	10						100.00%			100	98	98.00%
5 Bedrooms	6	6	6						100.00%			60	60	100.00
Total	100	100	95	5				152	95.00%			1,000	962	96.20%

Maintenance Summary

**San Antonio Housing Authority
Property Management Monthly Report
Parkview/College Park
For the Period Ending 4/30/2019**

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
89,754		8,245			43,693	42,659	42,530	2	2	2	20	5.00

Occupancy Information

Account Description	Total Units	Current Month										Year-to-Date		
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
Efficiency	96	96	93	3				91	96.88%			960	916	95.42%
1 Bedroom	116	116	114	2				61	98.28%			1,160	1,136	97.93%
2 Bedrooms	18	18	18						100.00%			180	173	96.11%
3 Bedrooms	1	1	1						100.00%			10	10	100.00%
Total	231	231	226	5				152	97.84%			2,310	2,235	96.75%

Maintenance Summary

San Antonio Housing Authority
Property Management Monthly Report
Pin Oak I
For the Period Ending 4/30/2019

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
4,946		(11,377)			12,534	12,620	23	0	0	0	0	0.00

Occupancy Information

Account Description	Total Units	Current Month									Year-to-Date			
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
Efficiency	12	12	11	1				30	91.67%			120	118	98.33%
1 Bedroom	36	36	36						100.00%			360	353	98.06%
2 Bedrooms	2	2	2						100.00%			20	16	80.00%
Total	50	50	49	1				30	98.00%			500	487	97.40%

Maintenance Summary

San Antonio Housing Authority
Property Management Monthly Report
Riverside/Midway/Linda Lou
For the Period Ending 4/30/2019

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
(13,603)		34,012			17,089	17,162	15,788	2	0	2	25	20.00

Occupancy Information

Account Description	Total Units	Current Month										Year-to-Date		
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
1 Bedroom	30	30	29	1				30	96.67%			300	293	97.67%
2 Bedrooms	37	37	33	4				122	89.19%			370	343	92.70%
3 Bedrooms	37	37	35	2				61	94.59%			370	358	96.76%
Total	104	104	97	7				213	93.27%			1,040	994	95.58%

Maintenance Summary

**San Antonio Housing Authority
Property Management Monthly Report
Scattered Sites
For the Period Ending 4/30/2019**

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
114,513		33,515			22,738	23,192	23,077	2	1	0	18	0.00

Occupancy Information

Account Description	Total Units	Current Month										Year-to-Date		
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
2 Bedrooms									0.00			7	7	100.00
3 Bedrooms	132	132	131	1				30	99.24%			1,504	1,472	97.87%
4 Bedrooms	4	4	4						100.00%			49	49	100.00
Total	136	136	135	1				30	99.26%			1,560	1,528	97.95%

Maintenance Summary

**San Antonio Housing Authority
Property Management Monthly Report
Springview Convent
For the Period Ending 4/30/2019**

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
(96,808)								2	2	1	20	0.00

Occupancy Information

Account Description	Total Units	Current Month										Year-to-Date			
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ	
Total										0.00					0.00

Maintenance Summary

San Antonio Housing Authority
Property Management Monthly Report
Springview
For the Period Ending 4/30/2019

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
(175,975)		2,983			29,672	31,810	32,738	0	0	1	125	20.00

Occupancy Information

Account Description	Total Units	Current Month										Year-to-Date		
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
Efficiency	21	21	19	2			61	90.48%				210	204	97.14%
1 Bedroom	42	42	40	2			61	95.24%				420	411	97.86%
2 Bedrooms	86	86	82	4			122	95.35%				860	835	97.09%
3 Bedrooms	32	32	24	8			243	75.00%				320	238	74.38%
4 Bedrooms	1	1		1			30	0.00%				10		0.00%
Total	182	182	165	17			517	90.66%				1,820	1,688	92.75%

Maintenance Summary

San Antonio Housing Authority
Property Management Monthly Report
Sun Park/Frank Hornsby
For the Period Ending 4/30/2019

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
62,334		6,527			25,809	25,483	25,556	0	2	1	20	25.00

Occupancy Information

Account Description	Total Units	Available Units	Occupied Units	Vacant Units	Current Month						Year-to-Date				
					Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ	
1 Bedroom	119	119	118	1				30	99.16%				1,190	1,143	96.05%
2 Bedrooms	5	5	5						100.00%				50	42	84.00%
Total	124	124	123	1				30	99.19%				1,240	1,185	95.56%

Maintenance Summary

**San Antonio Housing Authority
Property Management Monthly Report
Sutton Homes/Le Chalet
For the Period Ending 4/30/2019**

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
107,822		622			8,714	8,123	8,451	0	1	0	0	0.00

Occupancy Information

Account Description	Total Units	Current Month									Year-to-Date			
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
1 Bedroom	24	24	24						100.00%			240	235	97.92%
2 Bedrooms	10	10	10						100.00%			100	95	95.00%
Total	34	34	34						100.00%			340	330	97.06%

Maintenance Summary

**San Antonio Housing Authority
Property Management Monthly Report
Tarry Towne/Escondida/Wmsburg
For the Period Ending 4/30/2019**

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
(885,961)		1,742			39,345	36,807	36,953	0	1	0	16	0.00

Occupancy Information

Account Description	Total Units	Current Month										Year-to-Date		
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
1 Bedroom	103	103	101	2			61	98.06%			1,030	1,024	99.42%	
2 Bedrooms	30	30	30					100.00%			300	294	98.00%	
Total	133	133	131	2			61	98.50%			1,330	1,318	99.10%	

Maintenance Summary

San Antonio Housing Authority
Property Management Monthly Report
Victoria Plaza/Schnabel
For the Period Ending 4/30/2019

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
413,296		1,931			12,838	11,979	12,106	4	3	0	391	83.00

Occupancy Information

Account Description	Total Units	Current Month									Year-to-Date			
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
Efficiency	16				16					0.00				0.00
1 Bedroom	218	66	65	1	152			30	98.48%			660	648	98.18%
2 Bedrooms	20	4	3	1	16			30	75.00%			40	37	92.50%
3 Bedrooms	1				1				0.00					0.00
Total	255	70	68	2	185			61	97.14%			700	685	97.86%

Maintenance Summary

**San Antonio Housing Authority
Property Management Monthly Report
Villa Hermosa/M McGuire
For the Period Ending 4/30/2019**

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
130,689		465			31,336	31,516	31,750	0	2	2	67	5.00

Occupancy Information

Account Description	Total Units	Current Month									Year-to-Date			
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
Efficiency	60	60	58	2				61	96.67%			600	575	95.83%
1 Bedroom	58	58	56	2				61	96.55%			580	565	97.41%
2 Bedrooms	11	11	11						100.00%			110	104	94.55%
Total	129	129	125	4				122	96.90%			1,290	1,244	96.43%

Maintenance Summary

San Antonio Housing Authority
Property Management Monthly Report
Villa Tranchese
For the Period Ending 4/30/2019

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
239,612		(709)			50,838	50,394	50,796	5	3	8	130	38.00

Occupancy Information

Account Description	Total Units	Current Month									Year-to-Date			
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
Efficiency	41	41	41						100.00%			410	397	96.83%
1 Bedroom	141	141	138	3				91	97.87%			1,410	1,379	97.80%
2 Bedrooms	19	19	16	3				91	84.21%			190	182	95.79%
Total	201	201	195	6				183	97.01%			2,010	1,958	97.41%

Maintenance Summary

San Antonio Housing Authority
Property Management Monthly Report
Villa Veramendi
For the Period Ending 4/30/2019

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
(32,793)		11,931			25,098	24,463	22,139	2	0	1	125	20.00

Occupancy Information

Account Description	Total Units	Current Month										Year-to-Date		
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
1 Bedroom	12	12	12						100.00%			120	117	97.50%
2 Bedrooms	62	62	61	1				30	98.39%			620	604	97.42%
3 Bedrooms	54	54	53	1				30	98.15%			540	519	96.11%
4 Bedrooms	32	32	31	1				30	96.88%			320	308	96.25%
5 Bedrooms	6	6	6						100.00%			60	58	96.67%
Total	166	166	163	3				91	98.19%			1,660	1,606	96.75%

Maintenance Summary

San Antonio Housing Authority
Property Management Monthly Report
WC White
For the Period Ending 4/30/2019

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
155,512		2,228			13,713	13,805	13,768	3	0	4	67	81.00

Occupancy Information

Account Description	Total Units	Current Month										Year-to-Date		
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
1 Bedroom	69	69	68	1				30	98.55%			690	681	98.70%
2 Bedrooms	6	6	6						100.00%			60	57	95.00%
Total	75	75	74	1				30	98.67%			750	738	98.40%

Maintenance Summary

San Antonio Housing Authority
Property Management Monthly Report
 Westway/H Gonzalez
 For the Period Ending 4/30/2019

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
70,438		4,798			30,628	30,326	28,390	4	5	5	35	15.00

Occupancy Information

Account Description	Total Units	Current Month								Year-to-Date				
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
1 Bedroom	69	69	64	5				152	92.75%			681	647	95.01%
2 Bedrooms	46	46	45	1				30	97.83%			460	443	96.30%
3 Bedrooms	62	62	57	5				152	91.94%			620	582	93.87%
4 Bedrooms	26	26	25	1				30	96.15%			260	255	98.08%
Total	203	203	191	12				365	94.09%			2,021	1,927	95.35%

Maintenance Summary

**San Antonio Housing Authority
Property Management Monthly Report
Wheatley/Olive Pk/Village East
For the Period Ending 4/30/2019**

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
178,056		(5,092)			6,739	5,982	7,165	0	0	1	279	15.00

Occupancy Information

Account Description	Total Units	Current Month										Year-to-Date		
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
2 Bedrooms	25	25	24	1			30	96.00%				250	240	96.00%
3 Bedrooms	17	17	15	2			61	88.24%				170	160	94.12%
4 Bedrooms	5	5	4	1			30	80.00%				50	48	96.00%
5 Bedrooms	3	3	3					100.00%				30	27	90.00%
Total	50	50	46	4			122	92.00%				500	475	95.00%

Maintenance Summary

San Antonio Housing Authority
Property Management Monthly Report
Converse Ranch I
For the Period Ending 4/30/2019

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
(4,974)		75				11		0	0	0	0	0.00

Occupancy Information

Account Description	Total Units	Current Month										Year-to-Date		
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
1 Bedroom	10	10	10						100.00%			100	98	98.00%
2 Bedrooms	9	9	8	1				30	88.89%			90	84	93.33%
3 Bedrooms	6	6	6						100.00%			60	59	98.33%
Total	25	25	24	1				30	96.00%			250	241	96.40%

Maintenance Summary

**San Antonio Housing Authority
Property Management Monthly Report
Converse Ranch II
For the Period Ending 4/30/2019**

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary					
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days	
(5,538)		197						0	0	0	0	0.00	

Occupancy Information

Account Description	Total Units	Current Month									Year-to-Date			
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
1 Bedroom	6	6	5	1				30	83.33%			60	59	98.33%
2 Bedrooms	10	10	9	1				30	90.00%			100	99	99.00%
3 Bedrooms	5	5	5						100.00%			50	50	100.00%
Total	21	21	19	2				61	90.48%			210	208	99.05%

Maintenance Summary

**San Antonio Housing Authority
Property Management Monthly Report
East Meadows
For the Period Ending 4/30/2019**

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
43,331								0	0	0	0	0.00

Occupancy Information

Account Description	Total Units	Current Month										Year-to-Date		
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
1 Bedroom	3	3	3						100.00%			39	39	100.00
2 Bedrooms	25	25	23	2				61	92.00%			241	233	96.68%
3 Bedrooms	37	37	37						100.00%			370	364	98.38%
4 Bedrooms	6	6	5	1				30	83.33%			60	59	98.33%
Total	71	71	68	3				91	95.77%			710	695	97.89%

Maintenance Summary

San Antonio Housing Authority
Property Management Monthly Report
Gardens at San Juan Square
For the Period Ending 4/30/2019

Monthly

Year-to-Date

Account Balances			Year-to-Date		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
125,681								0	0	0	0	0.00

Occupancy Information

Account Description	Total Units	Current Month										Year-to-Date		
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
1 Bedroom	3	3	3						100.00%			30	30	100.00
2 Bedrooms	33	33	32	1				30	96.97%			330	322	97.58%
3 Bedrooms	24	24	23	1				30	95.83%			240	227	94.58%
4 Bedrooms	3	3	2	1				30	66.67%			30	29	96.67%
Total	63	63	60	3				91	95.24%			630	608	96.51%

Maintenance Summary

San Antonio Housing Authority
Property Management Monthly Report
HemisView Village
For the Period Ending 4/30/2019

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
26,693						10,363		0	0	0	0	0.00

Occupancy Information

Account Description	Total Units	Available Units	Occupied Units	Current Month							Year-to-Date				
				Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ	
1 Bedroom	14	14	14							100.00%			140	136	97.14%
2 Bedrooms	26	26	25	1				30		96.15%			260	254	97.69%
3 Bedrooms	9	9	8	1				30		88.89%			90	87	96.67%
Total	49	49	47	2				61		95.92%			490	477	97.35%

Maintenance Summary

**San Antonio Housing Authority
Property Management Monthly Report
Midcrown Seniors Pavillion
For the Period Ending 4/30/2019**

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
(6,918)						2,778		0	0	0	0	0.00

Occupancy Information

Account Description	Total Units	Available Units	Occupied Units	Vacant Units	Current Month						Year-to-Date				
					Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ	
1 Bedroom	20	20	20						100.00%				200	197	98.50%
2 Bedrooms	19	19	18	1				30	94.74%				190	188	98.95%
Total	39	39	38	1				30	97.44%				390	385	98.72%

Maintenance Summary

**San Antonio Housing Authority
Property Management Monthly Report
The Park at Sutton Oaks
For the Period Ending 4/30/2019**

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
(6,460)						9,145		0	0	0	0	0.00

Occupancy Information

Account Description	Total Units	Current Month									Year-to-Date			
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
1 Bedroom	5	5	5						100.00%			50	50	100.00
2 Bedrooms	35	35	31	4				122	88.57%			350	320	91.43%
3 Bedrooms	7	7	7						100.00%			70	68	97.14%
4 Bedrooms	2	2	2						100.00%			20	20	100.00
Total	49	49	45	4				122	91.84%			490	458	93.47%

Maintenance Summary

San Antonio Housing Authority
Property Management Monthly Report
Refugio
For the Period Ending 4/30/2019

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
(2,998)								0	0	0	26	15.00

Occupancy Information

Account Description	Total Units	Available Units	Occupied Units	Current Month							Year-to-Date				
				Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ	
1 Bedroom	19	19	18	1					30	94.74%			190	185	97.37%
2 Bedrooms	20	20	20							100.00%			200	186	93.00%
3 Bedrooms	11	11	10	1					30	90.91%			110	107	97.27%
Total	50	50	48	2					61	96.00%			500	478	95.60%

Maintenance Summary

San Antonio Housing Authority
Property Management Monthly Report
San Juan Square
For the Period Ending 4/30/2019

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
(2,712)								0	0	0	0	0.00

Occupancy Information

Account Description	Total Units	Current Month									Year-to-Date			
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
1 Bedroom	13	13	13						100.00%			130	127	97.69%
2 Bedrooms	16	16	16						100.00%			160	159	99.38%
3 Bedrooms	17	17	16	1				30	94.12%			170	161	94.71%
Total	46	46	45	1				30	97.83%			460	447	97.17%

Maintenance Summary

**San Antonio Housing Authority
Property Management Monthly Report
San Juan Square II
For the Period Ending 4/30/2019**

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
167						267		0	0	0	0	0.00

Occupancy Information

Account Description	Total Units	Current Month								Year-to-Date				
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
1 Bedroom	2	2	2						100.00%			20	20	100.00
2 Bedrooms	24	24	24						100.00%			240	224	93.33%
3 Bedrooms	20	20	19	1				30	95.00%			200	193	96.50%
4 Bedrooms	2	2	2						100.00%			20	20	100.00
Total	48	48	47	1				30	97.92%			480	457	95.21%

Maintenance Summary

San Antonio Housing Authority
Property Management Monthly Report
Sutton Oaks Phase I
For the Period Ending 4/30/2019

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
8,211						7,138		0	0	0	0	0.00

Occupancy Information

Account Description	Total Units	Available Units	Occupied Units	Current Month							Year-to-Date				
				Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ	
1 Bedroom	10	10	10							100.00%			100	94	94.00%
2 Bedrooms	34	34	34							100.00%			340	323	95.00%
3 Bedrooms	5	5	4	1				30		80.00%			50	48	96.00%
Total	49	49	48	1				30		97.96%			490	465	94.90%

Maintenance Summary

San Antonio Housing Authority
Property Management Monthly Report
The Alhambra
For the Period Ending 4/30/2019

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
(2,023)								0	0	0	0	0.00

Occupancy Information

Account Description	Total Units	Available Units	Occupied Units	Vacant Units	Current Month						Year-to-Date			
					Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
1 Bedroom	9	9	8	1				30	88.89%			90	83	92.22%
2 Bedrooms	5	5	5						100.00%			50	48	96.00%
Total	14	14	13	1				30	92.86%			140	131	93.57%

Maintenance Summary

San Antonio Housing Authority
Property Management Monthly Report
Wheatley Senior Living
For the Period Ending 4/30/2019

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary					
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days	
(9,332)						(9,772)		0	0	0	0	0.00	

Occupancy Information

Account Description	Total Units	Current Month										Year-to-Date		
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
1 Bedroom	40	40	39	1				30	97.50%			400	390	97.50%
Total	40	40	39	1				30	97.50%			400	390	97.50%

Maintenance Summary

San Antonio Housing Authority
Property Management Monthly Report
Beacon
For the Period Ending 4/30/2019

Monthly

Year-to-Date

Account Balances			Rental Income History										
Operating Account	Replacement Reserves	Tenant Receivable	Current Year				Last Year			Two Years Ago			
			March	February	January	April	March	February	January	April	March	February	January
13,852,594	2,564,156	661,787	1,693,809	1,621,073	1,629,087	1,632,655	1,637,715	1,602,760	1,592,390	1,597,105	1,555,307	1,583,384	1,549,153

Occupancy Information

Account Description	Total Units	Current Month							Last Month			Year-to-Date		
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Pct Occ	Available Units	Occupied Units	Pct Occ	Available Units	Occupied Units	Pct Occ
Efficiencies	112	112	105	7				93.75%	112	107	95.54%	1,130	1,079	95.49%
1 Bedroom	1,614	1,614	1,509	105				93.49%	1,614	1,527	94.61%	16,132	15,064	93.38%
2 Bedrooms	1,027	1,027	635	392				61.83%	1,027	635	61.83%	10,273	7,270	70.77%
3 Bedrooms	159	159	204	(45)				128.30%	159	204	128.30%	1,590	1,852	116.48%
4 Bedrooms			253	(253)				0.00		251	0.00		1,714	0.00
Total Units	2,912	2,912	2,706	206				92.93%	2,912	2,724	93.54%	29,125	26,979	92.63%

San Antonio Housing Authority
Property Management Monthly Report
Beacon
SAHA Managed Properties
For the Period Ending 4/30/2019

Monthly

Year-to-Date

Account Balances

Rental Income History

Operating Account	Replacement Reserves	Tenant Receivable	Current Year			April	Last Year			Two Years Ago			
			March	February	January		March	February	January	April	March	February	January
10,416,841	1,838,994	661,787	876,122	813,980	816,734	868,818	861,406	851,605	848,264	868,459	847,616	875,963	857,676

Occupancy Information

Account Description	Total Units	Current Month							Last Month			Year-to-Date		
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Pct Occ	Available Units	Occupied Units	Pct Occ	Available Units	Occupied Units	Pct Occ
Efficiencies	111	111	105	6				94.59%	111	107	96.40%	1,120	1,073	95.80%
1 Bedroom	745	745	695	50				93.29%	745	717	96.24%	7,442	7,082	95.16%
2 Bedrooms	580	580	242	338				41.72%	580	246	42.41%	5,803	3,336	57.49%
3 Bedrooms	96	96	141	(45)				146.88%	96	142	147.92%	960	1,236	128.75%
4 Bedrooms			253	(253)				0.00		251	0.00		1,714	0.00
Total Units	1,532	1,532	1,436	96				93.73%	1,532	1,463	95.50%	15,325	14,441	94.23%

**San Antonio Housing Authority
Property Management Monthly Report
SAHDC Bella Claire Apts.
For the Period Ending 4/30/2019**

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
17,632	28,658	22,984			36,638	38,535	33,298	2	0	1	38	13.00

Occupancy Information

Account Description	Total Units	Current Month										Year-to-Date		
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
1 Bedroom	27	27	27						100.00%			270	261	96.67%
2 Bedrooms	40	40		40				1,217	0.00			400	114	28.50%
4 Bedrooms			40	(40)				(1,217)	0.00				265	0.00
Total	67	67	67						100.00%			670	640	95.52%

Maintenance Summary

San Antonio Housing Authority
Property Management Monthly Report
SAHFC Burning Tree
For the Period Ending 4/30/2019

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
2,215,851	32,398	32,178			63,373	63,870	72,390	0	0	4	0	0.00

Occupancy Information

Account Description	Total Units	Available Units	Occupied Units	Vacant Units	Current Month							Year-to-Date			
					Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ	
1 Bedroom	84	84	65	19				578	77.38%				840	771	91.79%
2 Bedrooms	24	24	21	3				91	87.50%				240	228	95.00%
Total	108	108	86	22				669	79.63%				1,080	999	92.50%

Maintenance Summary

San Antonio Housing Authority
Property Management Monthly Report
SAHFC Castlepoint
For the Period Ending 4/30/2019

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
467,449	66,323	62,977			129,292	108,343	130,019	8	7	6	210	2.00

Occupancy Information

Account Description	Total Units	Current Month									Year-to-Date			
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
Efficiency	24	24	24						100.00%			240	238	99.17%
1 Bedroom	136	136	133	3				91	97.79%			1,360	1,333	98.01%
2 Bedrooms	60	60		60				1,825	0.00			600	175	29.17%
3 Bedrooms			58	(58)				(1,764)	0.00				406	0.00
Total	220	220	215	5				152	97.73%			2,200	2,152	97.82%

Maintenance Summary

**San Antonio Housing Authority
Property Management Monthly Report
SAHFC Churchill Estates, LLC
For the Period Ending 4/30/2019**

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
556,985	51,582	33,737			32,504	32,920	33,851	0	0	0	56	1.00

Occupancy Information

Account Description	Total Units	Current Month										Year-to-Date		
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
2 Bedrooms	40	40		40				1,217	0.00			400	114	28.50%
4 Bedrooms			39	(39)				(1,186)	0.00				275	0.00
Total	40	40	39	1				30	97.50%			400	389	97.25%

Maintenance Summary

San Antonio Housing Authority
Property Management Monthly Report
Claremont
For the Period Ending 4/30/2019

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
31,907		885			2,900	2,900	2,810	0	0	0	0	0.00

Occupancy Information

Account Description	Total Units	Current Month										Year-to-Date		
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
3 Bedrooms	4	4	4						100.00%			40	40	100.00
Total	4	4	4						100.00%			40	40	100.00

Maintenance Summary

**San Antonio Housing Authority
Property Management Monthly Report
Converse Ranch I LLC
For the Period Ending 4/30/2019**

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
905,524	417,843	41,942			82,290	83,249	73,606	0	0	3	0	0.00

Occupancy Information

Account Description	Total Units	Current Month									Year-to-Date			
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
1 Bedroom	60	60	60						100.00%			600	584	97.33%
2 Bedrooms	48	48	43	5				152	89.58%			480	441	91.88%
3 Bedrooms	16	16	16						100.00%			160	158	98.75%
Total	124	124	119	5				152	95.97%			1,240	1,183	95.40%

Maintenance Summary

**San Antonio Housing Authority
Property Management Monthly Report
Converse Ranch II, LLC
For the Period Ending 4/30/2019**

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
138,452		18,215			67,690	65,240	69,164	0	0	4	0	0.00

Occupancy Information

Account Description	Total Units	Current Month										Year-to-Date		
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
1 Bedroom	48	48	45	3				91	93.75%			480	460	95.83%
2 Bedrooms	40	40	38	2				61	95.00%			400	389	97.25%
3 Bedrooms	16	16	16						100.00%			160	156	97.50%
Total	104	104	99	5				152	95.19%			1,040	1,005	96.63%

Maintenance Summary

San Antonio Housing Authority
Property Management Monthly Report
SAHDC Dietrich Road
For the Period Ending 4/30/2019

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
103,744		64,047			15,489	13,832	15,035	0	1	2	15	0.00

Occupancy Information

Account Description	Total Units	Current Month										Year-to-Date		
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
2 Bedrooms	18	18		18				548	0.00			180	45	25.00%
3 Bedrooms	12	12		12				365	0.00			120	29	24.17%
4 Bedrooms			25	(25)				(760)	0.00				164	0.00
Total	30	30	25	5				152	83.33%			300	238	79.33%

Maintenance Summary

**San Antonio Housing Authority
Property Management Monthly Report
SAHFC Encanta Villas
For the Period Ending 4/30/2019**

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
840,202	16,799	57,719			35,097	35,360	33,530	2	0	1	26	185.00

Occupancy Information

Account Description	Total Units	Current Month										Year-to-Date		
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
2 Bedrooms	56	56		56				1,703	0.00			560	150	26.79%
4 Bedrooms			50	(50)				(1,521)	0.00				325	0.00
Total	<u>56</u>	<u>56</u>	<u>50</u>	<u>6</u>				<u>183</u>	<u>89.29%</u>			<u>560</u>	<u>475</u>	<u>84.82%</u>

Maintenance Summary

San Antonio Housing Authority
Property Management Monthly Report
Homestead
For the Period Ending 4/30/2019

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
394,474		51,861			83,353	82,107	86,117	5	17	6	88	3.00

Occupancy Information

Account Description	Total Units	Current Month										Year-to-Date		
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
Efficiency	17	17	17						100.00%			170	164	96.47%
1 Bedroom	70	70	68	2				61	97.14%			700	690	98.57%
2 Bedrooms	46	46	42	4				122	91.30%			460	436	94.78%
3 Bedrooms	24	24	24						100.00%			240	215	89.58%
Total	157	157	151	6				183	96.18%			1,570	1,505	95.86%

Maintenance Summary

**San Antonio Housing Authority
Property Management Monthly Report
SAHFC La Providencia
For the Period Ending 4/30/2019**

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
285,662	27,543	22,591			43,476	46,453	45,870	5	11	3	90	14.00

Occupancy Information

Account Description	Total Units	Current Month										Year-to-Date		
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
Efficiency	34	34	32	2			61	94.12%				340	330	97.06%
1 Bedroom	32	32	31	1			30	96.88%				320	314	98.13%
2 Bedrooms	24	24					730	0.00				240	64	26.67%
4 Bedrooms			23	(23)			(700)	0.00					158	0.00
Total	90	90	86	4			122	95.56%				900	866	96.22%

Maintenance Summary

San Antonio Housing Authority
Property Management Monthly Report
Pecan Hill
For the Period Ending 4/30/2019

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
893,048		12,868			28,675	22,705	26,485	1	0	0	23	0.00

Occupancy Information

Account Description	Total Units	Current Month									Year-to-Date			
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
Efficiency	18	18	14	4				122	77.78%			180	157	87.22%
1 Bedroom	78	78	73	5				152	93.59%			780	744	95.38%
2 Bedrooms	4	4		4				122	0.00			40	8	20.00%
4 Bedrooms			4	(4)				(122)	0.00				25	0.00
Total	100	100	91	9				274	91.00%			1,000	934	93.40%

Maintenance Summary

**San Antonio Housing Authority
Property Management Monthly Report
Sendero I PFC (Crown Meadows)
For the Period Ending 4/30/2019**

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
2,203,047	97,336	117,788			139,474	156,794	143,304	8	0	11	0	0.00

Occupancy Information

Account Description	Total Units	Current Month										Year-to-Date		
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
1 Bedroom	70	70	58	12			365	82.86%				700	603	86.14%
2 Bedrooms	98	98	96	2			61	97.96%				980	928	94.69%
3 Bedrooms	24	24	23	1			30	95.83%				240	232	96.67%
Total	192	192	177	15			456	92.19%				1,920	1,763	91.82%

Maintenance Summary

San Antonio Housing Authority
Property Management Monthly Report
Sunshine Plaza
For the Period Ending 4/30/2019

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
1,117,574		15,323			21,874	28,117	25,731	1	0	1	3	124.00

Occupancy Information

Account Description	Total Units	Current Month										Year-to-Date		
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
Efficiency	18	18	18						100.00%			190	184	96.84%
1 Bedroom	82	82	81	1				30	98.78%			810	788	97.28%
Total	100	100	99	1				30	99.00%			1,000	972	97.20%

Maintenance Summary

San Antonio Housing Authority
Property Management Monthly Report
 SAHFC Vera Cruz
 For the Period Ending 4/30/2019

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
206,434		4,071			15,318	14,260	13,990	0	1	0	0	0.00

Occupancy Information

Account Description	Total Units	Current Month										Year-to-Date		
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
1 Bedroom	27	27	26	1				30	96.30%			270	258	95.56%
2 Bedrooms	2	2	2						100.00%			20	19	95.00%
Total	29	29	28	1				30	96.55%			290	277	95.52%

Maintenance Summary

**San Antonio Housing Authority
Property Management Monthly Report
Villa De Valencia
For the Period Ending 4/30/2019**

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
11,410	249,163	101,058			76,085	17,126	8,937	0	15	1	31	69.00

Occupancy Information

Account Description	Total Units	Current Month										Year-to-Date		
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
1 Bedroom	24	24	21	3			91	87.50%			242	214	88.43%	
2 Bedrooms	80	80		80			2,433	0.00			803	225	28.02%	
4 Bedrooms			72	(72)			(2,190)	0.00				502	0.00	
Total	104	104	93	11			335	89.42%			1,045	941	90.05%	

Maintenance Summary

San Antonio Housing Authority
Property Management Monthly Report
Warren House
For the Period Ending 4/30/2019

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
4,049		1,542			2,595	2,170	2,685	0	0	0	0	0.00

Occupancy Information

Account Description	Total Units	Current Month										Year-to-Date					
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ			
1 Bedroom	7	7	7									100.00%			70	62	88.57%
Total	7	7	7									100.00%			70	62	88.57%

Maintenance Summary

**San Antonio Housing Authority
Property Management Monthly Report
Beacon
Third Party Managed Properties
For the Period Ending 4/30/2019**

Monthly

Year-to-Date

Account Balances

Rental Income History

Operating Account	Replacement Reserves	Tenant Receivable	Current Year				Last Year			Two Years Ago			
			March	February	January	April	March	February	January	April	March	February	January
3,435,753	725,162		817,686	807,092	812,353	763,836	776,308	751,155	744,126	728,645	707,691	707,421	691,477

Occupancy Information

Account Description	Total Units	Current Month							Last Month			Year-to-Date		
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Pct Occ	Available Units	Occupied Units	Pct Occ	Available Units	Occupied Units	Pct Occ
Efficiencies	1	1		1				0.00	1		0.00	10	6	60.00%
1 Bedroom	869	869	814	55				93.67%	869	810	93.21%	8,690	7,982	91.85%
2 Bedrooms	447	447	393	54				87.92%	447	389	87.02%	4,470	3,934	88.01%
3 Bedrooms	63	63	63					100.00%	63	62	98.41%	630	616	97.78%
Total Units	1,380	1,380	1,270	110				92.03%	1,380	1,261	91.38%	13,800	12,538	90.86%

**San Antonio Housing Authority
Property Management Monthly Report
SH/CH PFC Cottage Creek I
For the Period Ending 4/30/2019**

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
14,435	176,315				97,972	92,346	105,576	0	1	13	0	0.00

Occupancy Information

Account Description	Total Units	Current Month										Year-to-Date		
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
1 Bedroom	188	188	178	10			304	94.68%			1,880	1,723	91.65%	
2 Bedrooms	64	64	58	6			183	90.63%			640	524	81.88%	
3 Bedrooms	1	1	1					100.00%			10	10	100.00	
Total	253	253	237	16			487	93.68%			2,530	2,257	89.21%	

Maintenance Summary

San Antonio Housing Authority
Property Management Monthly Report
SH/CH PFC Cottage Creek II
For the Period Ending 4/30/2019

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
9,583	146,300				66,621	66,651	56,656	0	4	5	0	0.00

Occupancy Information

Account Description	Total Units	Current Month										Year-to-Date		
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
Efficiency	1	1		1				30	0.00			10	6	60.00%
1 Bedroom	194	194	180	14				426	92.78%			1,940	1,745	89.95%
2 Bedrooms	1	1		1				30	0.00			10	8	80.00%
Total	196	196	180	16				487	91.84%			1,960	1,759	89.74%

Maintenance Summary

San Antonio Housing Authority
Property Management Monthly Report
SH/CH PFC Courtland Heights
For the Period Ending 4/30/2019

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
11,714	16,800				47,470	45,398	42,354	0	1	0	0	0.00

Occupancy Information

Account Description	Total Units	Current Month										Year-to-Date			
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ	
1 Bedroom	24	24	24										240	226	94.17%
2 Bedrooms	24	24	21	3							91	87.50%	240	219	91.25%
3 Bedrooms	8	8	8									100.00%	80	75	93.75%
Total	56	56	53	3							91	94.64%	560	520	92.86%

Maintenance Summary

**San Antonio Housing Authority
Property Management Monthly Report
SAHFC Monterrey Park
For the Period Ending 4/30/2019**

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
249,185	61,209				131,079	126,359	126,353	0	5	7	0	0.00

Occupancy Information

Account Description	Total Units	Current Month										Year-to-Date		
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
1 Bedroom	112	112	109	3				91	97.32%			1,120	1,081	96.52%
2 Bedrooms	88	88	85	3				91	96.59%			880	831	94.43%
Total	200	200	194	6				183	97.00%			2,000	1,912	95.60%

Maintenance Summary

San Antonio Housing Authority
Property Management Monthly Report
Reagan West Apts.
For the Period Ending 4/30/2019

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
6,413	99,992				842	2,088	2,062	0	0	0	2	0.00

Occupancy Information

Account Description	Total Units	Current Month										Year-to-Date		
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
1 Bedroom	3	3	3						100.00%			30	29	96.67%
2 Bedrooms	8	8	7	1				30	87.50%			80	76	95.00%
3 Bedrooms	4	4	4						100.00%			40	39	97.50%
Total	15	15	14	1				30	93.33%			150	144	96.00%

Maintenance Summary

San Antonio Housing Authority
Property Management Monthly Report
SAHFC Towering Oaks, LLC
For the Period Ending 4/30/2019

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
704,933	184,432				95,697	97,390	98,589	0	5	8	0	0.00

Occupancy Information

Account Description	Total Units	Current Month										Year-to-Date		
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
1 Bedroom	64	64	64						100.00%			640	618	96.56%
2 Bedrooms	64	64	55	9				274	85.94%			640	581	90.78%
Total	128	128	119	9				274	92.97%			1,280	1,199	93.67%

Maintenance Summary

**San Antonio Housing Authority
Property Management Monthly Report
Woodhill Apts. PFC
For the Period Ending 4/30/2019**

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
2,439,490	295,582				378,007	376,861	380,764	6	20	9	33	14.00

Occupancy Information

Account Description	Total Units	Current Month										Year-to-Date		
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
1 Bedroom	284	284	256	28				852	90.14%			2,840	2,560	90.14%
2 Bedrooms	198	198	167	31				943	84.34%			1,980	1,695	85.61%
3 Bedrooms	50	50	50						100.00%			500	492	98.40%
Total	532	532	473	59				1,795	88.91%			5,320	4,747	89.23%

Maintenance Summary

		This Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	2,106,607	=	0.62																															
	Curr Liab Exc Curr Prtn LTD	(3,375,443)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	(1,268,836)	=	-0.41																															
	Average Monthly Operating and Other Expenses	3,114,820			IR >= 4.0																														
FASS	Debt Service Coverage Ratio (DSCR)																																		
		-8.41																																	
					IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	288,537	=	0.03																															
	Total Tenant Revenue	9,671,068			IR < 1.50																														
Days Receivable Outstanding: 9.31																																			
MASS	Accounts Payable (AP)																																		
	Accounts Payable	(1,583,949)	=	0.51																															
	Total Operating Expenses	3,114,820			IR < 0.75																														
<table border="1"> <thead> <tr> <th>Occupancy</th> <th>Loss</th> <th>Occ %</th> <th colspan="3"></th> </tr> </thead> <tbody> <tr> <td>Current Month</td> <td>8.40%</td> <td>94.74%</td> <td colspan="3"></td> </tr> <tr> <td>Year-to-Date</td> <td>8.20%</td> <td>95.05%</td> <td colspan="3">IR >= 0.98</td> </tr> </tbody> </table>						Occupancy	Loss	Occ %				Current Month	8.40%	94.74%				Year-to-Date	8.20%	95.05%	IR >= 0.98														
Occupancy	Loss	Occ %																																	
Current Month	8.40%	94.74%																																	
Year-to-Date	8.20%	95.05%	IR >= 0.98																																
<table border="1"> <thead> <tr> <th>FASS KFI</th> <th>MP</th> <th>MASS KFI</th> <th>MP</th> <th colspan="2"></th> </tr> </thead> <tbody> <tr> <td>QR</td> <td>0.00 12</td> <td>Accts Recvble</td> <td>5.00 5</td> <td colspan="2"></td> </tr> <tr> <td>MENAR</td> <td>0.00 11</td> <td>Accts Payable</td> <td>4.00 4</td> <td colspan="2"></td> </tr> <tr> <td>DSCR</td> <td>0.00 2</td> <td>Occupancy</td> <td>8.00 16</td> <td colspan="2"></td> </tr> <tr> <td>Total Points</td> <td>0.00 25</td> <td>Total Points</td> <td>17.00 25</td> <td colspan="2"></td> </tr> </tbody> </table>						FASS KFI	MP	MASS KFI	MP			QR	0.00 12	Accts Recvble	5.00 5			MENAR	0.00 11	Accts Payable	4.00 4			DSCR	0.00 2	Occupancy	8.00 16			Total Points	0.00 25	Total Points	17.00 25		
FASS KFI	MP	MASS KFI	MP																																
QR	0.00 12	Accts Recvble	5.00 5																																
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Total Points	0.00 25	Total Points	17.00 25																																
Capital Fund Occupancy																																			
5.00																																			

		Last Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	7,362,893	=	2.40																															
	Curr Liab Exc Curr Prtn LTD	(3,063,637)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	4,299,255	=	1.49																															
	Average Monthly Operating and Other Expenses	2,891,407			IR >= 4.0																														
FASS	Debt Service Coverage Ratio (DSCR)																																		
		13.50																																	
					IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	198,649	=	0.02																															
	Total Tenant Revenue	8,871,138			IR < 1.50																														
Days Receivable Outstanding: 6.98																																			
MASS	Accounts Payable (AP)																																		
	Accounts Payable	(1,455,577)	=	0.50																															
	Total Operating Expenses	2,891,407			IR < 0.75																														
<table border="1"> <thead> <tr> <th>Occupancy</th> <th>Loss</th> <th>Occ %</th> <th colspan="3"></th> </tr> </thead> <tbody> <tr> <td>Current Month</td> <td>8.42 %</td> <td>94.74%</td> <td colspan="3"></td> </tr> <tr> <td>Year-to-Date</td> <td>8.05 %</td> <td>94.74 %</td> <td colspan="3">IR >= 0.98</td> </tr> </tbody> </table>						Occupancy	Loss	Occ %				Current Month	8.42 %	94.74%				Year-to-Date	8.05 %	94.74 %	IR >= 0.98														
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FASS KFI	MP	MASS KFI	MP																																
QR	12.00 12	Accts Recvble	5.00 5																																
MENAR	6.71 11	Accts Payable	4.00 4																																
DSCR	2.00 2	Occupancy	8.00 16																																
Total Points	20.71 25	Total Points	17.00 25																																
Capital Fund Occupancy																																			
5.00																																			

Excess Cash				
(4,382,599)				
Average Dwelling Rent				
Actual/UML	8,801,940	56,337	156.24	
Budget/UMA	8,675,435	59,270	146.37	
Increase (Decrease)	126,505	(2,933)	9.87	

Excess Cash				
1,396,745				
Average Dwelling Rent				
Actual/UML	8,429,039	56,120	150.20	
Budget/UMA	9,252,452	59,234	156.20	
Increase (Decrease)	(823,413)	(3,114)	(6.01)	

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 149.10	29.32 %
Supplies and Materials	34.95	6.87
Fleet Costs	2.23	0.44
Outside Services	126.32	24.84
Utilities	69.46	13.66
Protective Services	4.12	0.81
Insurance	24.24	13.77
Other Expenses	28.06	5.52
Total Average Expense	\$ 438.49	95.24 %

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 149.23	30.54 %
Supplies and Materials	31.78	6.51
Fleet Costs	2.76	0.56
Outside Services	96.85	19.82
Utilities	71.83	14.78
Protective Services	4.01	0.82
Insurance	16.65	14.78
Other Expenses	28.34	5.80
Total Average Expense	\$ 401.45	93.62 %

Notes:

1. For presentation purposes, the Income and Expense Accounts' signage have been reversed.
2. IR - Ideal Ratio
3. MP - Maximum Points
4. Quick Ratio (QR)- measures the Property's ability to cover its current obligations. It is measured by dividing unrestricted current assets by current liabilities. The maximum score for QR is 12.0 points.
5. Months Expendable Net Asset Ratio (MENAR) - measures the Property's ability to operate using its available unrestricted resources without relying on additional funding. The result of this calculation shows how many months of operating expenses can be covered with currently available, unrestricted resources. The maximum score for MENAR is 11.0 points.
6. Debt Service Coverage Ratio (DSCR) - measures the Property's ability to pay its debt. It is measured by dividing the adjusted operating income by debt service excluding CFFP. The maximum score for DSCR is 2.0 points.
7. Days Receivable Outstanding - measures rent collectibility. The purpose of this indicator is to calculate the average number of days it takes a Property to collect its tenant accounts receivable. This indicator divides the gross tenant accounts receivable by the average daily rental income. The average daily rental income is the revenue shown on the rent roll plus revenue for excess utilities and other tenant charges divided by the number of days in the period. The allowance for doubtful accounts is excluded in the calculation.
8. Accounts Payable - measures the funds that a Project owes to vendors at the end of the fiscal year. It is calculated by dividing the current Accounts Payable by the total Operating Expenses. The maximum score for Accounts Payable is 4.0 points.
9. Occupancy Loss - measures the maximization of rental revenue. It measures the extent to which the Property is not realizing potential rental income due to unoccupied units or units taken off-line. This component compares all units to the unit months leased.
10. Occupancy % (Occ %) - emphasizes and measures Project's success in keeping available units occupied. This component is calculated as Units Months Leased divided by Units Months Available. A Project will receive a "0" if its occupancy is less than 90%. The maximum score for Occupancy is 16 points.
11. Excess Cash - represents the sum of certain current asset accounts less the sum of all current liability accounts, less one month worth of operating expenses for the Project. -- Supplement to HUD Handbook, 7475.1 Rev., CHG-1. The Excess Cash calculation does not include Prepaid Expenses and Investments Restricted for Payments for Current Liability.
12. Average Dwelling Rent - The purpose of this calculation is to compare the actual average rent to the budget. It is calculated as total rent revenue divided by the actual unit months leased.
13. PUM / Percentage of Revenue - measures the Property's ability to manage key areas of its annual expenditures at a level relative to its peers, size and geographic location. This component compares summary expenditures to unit months leased and to Net Revenue.
14. Capital Fund Occupancy Sub-Indicator - Per Federal Register, Vol 79, No. 127 dated July 2, 2014 Notices, III. Action:
"... For the foregoing reasons this notice makes final the proposed notice issued on December 16, 2013. Accordingly, this notice advises that HUD is awarding an automatic 5 points for the Capital Fund Occupancy sub-indicator for fiscal year ending March 31, 2014, June 30, 2014, December 31, 2014, March 31, 2015, June 30, 2015 and December 31, 2015..."

KFI - FY Comparison for Alazan/Guadalupe - 741 Units

Period Ending April 30, 2019

		This Year			
FASS	Quick Ratio (QR)				
	Current Assets, Unrestricted	1,176,370	=	3.27	
	Curr Liab Exc Curr Prtn LTD	(360,248)			IR >= 2.0
FASS	Months Expendable Net Assets Ratio (MENAR)				
	Expendable Fund Balance	816,122	=	2.04	
	Average Monthly Operating and Other Expenses	399,959			IR >= 4.0
FASS	Debt Service Coverage Ratio (DSCR)				
		19.64			IR >= 1.25
MASS	Tenant Receivable (TR)				
	Tenant Receivable	70,145	=	0.06	
	Total Tenant Revenue	1,169,725			IR < 1.50
Days Receivable Outstanding: 18.60					
MASS	Accounts Payable (AP)				
	Accounts Payable	(171,261)	=	0.43	
	Total Operating Expenses	399,959			IR < 0.75
Occupancy Loss Occ %					
	Current Month	7.96%	92.16%		
	Year-to-Date	6.94%	93.19%		IR >= 0.98
FASS KFI MP MASS KFI MP					
	QR	12.00	12	Accts Recvble	5.00 5
	MENAR	7.53	11	Accts Payable	4.00 4
	DSCR	2.00	2	Occupancy	4.00 16
	Total Points	21.53	25	Total Points	13.00 25
Capital Fund Occupancy					
5.00					

		Last Year			
FASS	Quick Ratio (QR)				
	Current Assets, Unrestricted	894,767	=	2.93	
	Curr Liab Exc Curr Prtn LTD	(305,256)			IR >= 2.0
FASS	Months Expendable Net Assets Ratio (MENAR)				
	Expendable Fund Balance	589,512	=	1.59	
	Average Monthly Operating and Other Expenses	370,873			IR >= 4.0
FASS	Debt Service Coverage Ratio (DSCR)				
		27.62			IR >= 1.25
MASS	Tenant Receivable (TR)				
	Tenant Receivable	44,393	=	0.05	
	Total Tenant Revenue	821,211			IR < 1.50
Days Receivable Outstanding: 16.46					
MASS	Accounts Payable (AP)				
	Accounts Payable	(144,971)	=	0.39	
	Total Operating Expenses	370,873			IR < 0.75
Occupancy Loss Occ %					
	Current Month	6.88 %	93.24%		
	Year-to-Date	6.76 %	93.36%		IR >= 0.98
FASS KFI MP MASS KFI MP					
	QR	12.00	12	Accts Recvble	5.00 5
	MENAR	6.86	11	Accts Payable	4.00 4
	DSCR	2.00	2	Occupancy	4.00 16
	Total Points	20.86	25	Total Points	13.00 25
Capital Fund Occupancy					
5.00					

Excess Cash	
416,172	

Excess Cash	
216,102	

Average Dwelling Rent			
Actual/UML	1,072,428	6,896	155.51
Budget/UMA	853,285	7,400	115.31
Increase (Decrease)	219,143	(504)	40.21

Average Dwelling Rent			
Actual/UML	871,660	6,909	126.16
Budget/UMA	862,983	7,400	116.62
Increase (Decrease)	8,677	(491)	9.54

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 168.09	28.36 %
Supplies and Materials	42.59	7.19
Fleet Costs	3.71	0.63
Outside Services	125.33	21.14
Utilities	61.78	10.42
Protective Services	6.09	1.03
Insurance	24.61	10.43
Other Expenses	19.91	3.36
Total Average Expense	\$ 452.11	82.56 %

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 160.55	30.00%
Supplies and Materials	48.08	8.98
Fleet Costs	4.09	0.76
Outside Services	108.20	20.22
Utilities	61.80	11.56
Protective Services	2.18	0.41
Insurance	16.44	11.56
Other Expenses	18.89	3.53
Total Average Expense	\$ 420.24	87.02%

		This Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	124,489	=	1.75																															
	Curr Liab Exc Curr Prtn LTD	(71,086)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	53,403	=	1.01																															
	Average Monthly Operating and Other Expenses	53,117			IR >= 4.0																														
FASS	Debt Service Coverage Ratio (DSCR)																																		
		0.00			IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	3,679	=	0.01																															
	Total Tenant Revenue	295,501			IR < 1.50																														
Days Receivable Outstanding: 3.97																																			
MASS	Accounts Payable (AP)																																		
	Accounts Payable	(30,197)	=	0.57																															
	Total Operating Expenses	53,117			IR < 0.75																														
MASS	Occupancy																																		
		<u>Loss</u>		<u>Occ %</u>																															
	Current Month	2.59%		97.41%																															
Year-to-Date	3.71%		96.29%	IR >= 0.98																															
<table border="1"> <thead> <tr> <th></th> <th>FASS KFI</th> <th>MP</th> <th>MASS KFI</th> <th>MP</th> <th></th> </tr> </thead> <tbody> <tr> <td>QR</td> <td>10.81</td> <td>12</td> <td>Accts Recvble</td> <td>5.00</td> <td>5</td> </tr> <tr> <td>MENAR</td> <td>6.01</td> <td>11</td> <td>Accts Payable</td> <td>4.00</td> <td>4</td> </tr> <tr> <td>DSCR</td> <td>2.00</td> <td>2</td> <td>Occupancy</td> <td>12.00</td> <td>16</td> </tr> <tr> <td>Total Points</td> <td>18.81</td> <td>25</td> <td>Total Points</td> <td>21.00</td> <td>25</td> </tr> </tbody> </table>							FASS KFI	MP	MASS KFI	MP		QR	10.81	12	Accts Recvble	5.00	5	MENAR	6.01	11	Accts Payable	4.00	4	DSCR	2.00	2	Occupancy	12.00	16	Total Points	18.81	25	Total Points	21.00	25
	FASS KFI	MP	MASS KFI	MP																															
QR	10.81	12	Accts Recvble	5.00	5																														
MENAR	6.01	11	Accts Payable	4.00	4																														
DSCR	2.00	2	Occupancy	12.00	16																														
Total Points	18.81	25	Total Points	21.00	25																														
Capital Fund Occupancy																																			
5.00																																			

		Last Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	203,050	=	4.86																															
	Curr Liab Exc Curr Prtn LTD	(41,778)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	161,272	=	3.28																															
	Average Monthly Operating and Other Expenses	49,210			IR >= 4.0																														
FASS	Debt Service Coverage Ratio (DSCR)																																		
		0.00			IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	1,371	=	0.00																															
	Total Tenant Revenue	305,566			IR < 1.50																														
Days Receivable Outstanding: 1.49																																			
MASS	Accounts Payable (AP)																																		
	Accounts Payable	(9,126)	=	0.19																															
	Total Operating Expenses	49,210			IR < 0.75																														
MASS	Occupancy																																		
		<u>Loss</u>		<u>Occ %</u>																															
	Current Month	1.72 %		98.28%																															
Year-to-Date	1.90 %		98.10%	IR >= 0.98																															
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	FASS KFI	MP	MASS KFI	MP																															
QR	12.00	12	Accts Recvble	5.00	5																														
MENAR	9.34	11	Accts Payable	4.00	4																														
DSCR	2.00	2	Occupancy	16.00	16																														
Total Points	23.34	25	Total Points	25.00	25																														
Capital Fund Occupancy																																			
5.00																																			

Excess Cash	
286	

Excess Cash	
111,903	

Average Dwelling Rent			
Actual/UML	274,657	1,117	245.89
Budget/UMA	290,862	1,160	250.74
Increase (Decrease)	(16,205)	(43)	(4.86)

Average Dwelling Rent			
Actual/UML	279,271	1,138	245.41
Budget/UMA	287,982	1,160	248.26
Increase (Decrease)	(8,711)	(22)	(2.85)

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 84.92	18.56 %
Supplies and Materials	19.32	4.22
Fleet Costs	0.61	0.13
Outside Services	138.23	30.21
Utilities	118.35	25.87
Protective Services	0.00	0.00
Insurance	14.02	25.87
Other Expenses	22.66	4.95
Total Average Expense	\$ 398.11	109.82 %

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 116.33	25.56 %
Supplies and Materials	6.93	1.52
Fleet Costs	0.72	0.16
Outside Services	75.01	16.48
Utilities	121.29	26.65
Protective Services	1.25	0.28
Insurance	9.70	26.65
Other Expenses	22.01	4.84
Total Average Expense	\$ 353.24	102.14 %

		This Year			
FASS	Quick Ratio (QR)				
	Current Assets, Unrestricted	(20,590)	=	-3.39	
	Curr Liab Exc Curr Prtn LTD	(6,076)			IR >= 2.0
FASS	Months Expendable Net Assets Ratio (MENAR)				
	Expendable Fund Balance	(26,666)	=	-2.91	
	Average Monthly Operating and Other Expenses	9,157			IR >= 4.0
FASS	Debt Service Coverage Ratio (DSCR)				
		0.00			IR >= 1.25
MASS	Tenant Receivable (TR)				
	Tenant Receivable	(591)	=	-0.85	
	Total Tenant Revenue	692			IR < 1.50
MASS	Days Receivable Outstanding: -259.63				
MASS	Accounts Payable (AP)				
	Accounts Payable	(5,264)	=	0.57	
	Total Operating Expenses	9,157			IR < 0.75
MASS	Occupancy				
		<u>Loss</u>		<u>Occ %</u>	
	Current Month	0.00%		0.00%	
MASS	Occupancy				
		<u>Loss</u>		<u>Occ %</u>	
	Year-to-Date	0.00%		0.00%	IR >= 0.98
MASS					
	FASS KFI	MP	MASS KFI	MP	
	QR	0.00 12	Accts Recvble	5.00 5	
MASS					
	FASS KFI	MP	MASS KFI	MP	
	MENAR	0.00 11	Accts Payable	4.00 4	
MASS					
	FASS KFI	MP	MASS KFI	MP	
	DSCR	2.00 2	Occupancy	0.00 16	
MASS					
	FASS KFI	MP	MASS KFI	MP	
	Total Points	2.00 25	Total Points	9.00 25	
MASS	Capital Fund Occupancy				
		5.00			

		Last Year			
FASS	Quick Ratio (QR)				
	Current Assets, Unrestricted	1,175,099	=	256.47	
	Curr Liab Exc Curr Prtn LTD	(4,582)			IR >= 2.0
FASS	Months Expendable Net Assets Ratio (MENAR)				
	Expendable Fund Balance	1,170,518	=	114.95	
	Average Monthly Operating and Other Expenses	10,183			IR >= 4.0
FASS	Debt Service Coverage Ratio (DSCR)				
		0.00			IR >= 1.25
MASS	Tenant Receivable (TR)				
	Tenant Receivable	(591)	=	-1.91	
	Total Tenant Revenue	310			IR < 1.50
MASS	Days Receivable Outstanding: -2,994.40				
MASS	Accounts Payable (AP)				
	Accounts Payable	(3,907)	=	0.38	
	Total Operating Expenses	10,183			IR < 0.75
MASS	Occupancy				
		<u>Loss</u>		<u>Occ %</u>	
	Current Month	0.00 %		0.00%	
MASS	Occupancy				
		<u>Loss</u>		<u>Occ %</u>	
	Year-to-Date	0.00 %		0.00%	IR >= 0.98
MASS					
	FASS KFI	MP	MASS KFI	MP	
	QR	12.00 12	Accts Recvble	5.00 5	
MASS					
	FASS KFI	MP	MASS KFI	MP	
	MENAR	11.00 11	Accts Payable	4.00 4	
MASS					
	FASS KFI	MP	MASS KFI	MP	
	DSCR	2.00 2	Occupancy	0.00 16	
MASS					
	FASS KFI	MP	MASS KFI	MP	
	Total Points	25.00 25	Total Points	9.00 25	
MASS	Capital Fund Occupancy				
		5.00			

Excess Cash				
(35,823)				
Average Dwelling Rent				
Actual/UML	(1,390)	0	0.00	
Budget/UMA	0	480	0.00	
Increase (Decrease)	(1,390)	(480)	0.00	

Excess Cash				
1,160,310				
Average Dwelling Rent				
Actual/UML	(1,390)	0	0.00	
Budget/UMA	0	480	0.00	
Increase (Decrease)	(1,390)	(480)	0.00	

PUM / Percentage of Revenue			
Expense	Amount	Percent	
Salaries and Benefits	\$ 0.00	29.33 %	
Supplies and Materials	0.00	0.00	
Fleet Costs	0.00	0.00	
Outside Services	0.00	289.27	
Utilities	0.00	6.85	
Protective Services	0.00	0.98	
Insurance	0.00	6.85	
Other Expenses	0.00	9.88	
Total Average Expense	\$ 0.00	343.16 %	

PUM / Percentage of Revenue			
Expense	Amount	Percent	
Salaries and Benefits	\$ 0.00	4.53 %	
Supplies and Materials	0.00	0.00	
Fleet Costs	0.00	0.00	
Outside Services	0.00	52.12	
Utilities	0.00	0.54	
Protective Services	0.00	0.00	
Insurance	0.00	0.54	
Other Expenses	0.00	1.49	
Total Average Expense	\$ 0.00	59.20 %	

		This Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	618,252	=	1.73																															
	Curr Liab Exc Curr Prtn LTD	(356,728)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	261,524	=	0.83																															
	Average Monthly Operating and Other Expenses	316,064			IR >= 4.0																														
FASS	Debt Service Coverage Ratio (DSCR)																																		
		-34.67																																	
					IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	14,377	=	0.03																															
	Total Tenant Revenue	522,061			IR < 1.50																														
MASS	Days Receivable Outstanding: 8.95																																		
	Accounts Payable (AP)																																		
	Accounts Payable	(203,299)	=	0.64																															
	Total Operating Expenses	316,064			IR < 0.75																														
MASS	Occupancy Loss Occ %																																		
	Current Month	9.42%		91.50%																															
	Year-to-Date	6.49%		94.45%	IR >= 0.98																														
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	FASS KFI	MP	MASS KFI	MP																															
QR	10.72	12	Accts Recvble	5.00	5																														
MENAR	0.00	11	Accts Payable	4.00	4																														
DSCR	0.00	2	Occupancy	8.00	16																														
Total Points	10.72	25	Total Points	17.00	25																														
Capital Fund Occupancy																																			
5.00																																			

		Last Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	615,869	=	2.22																															
	Curr Liab Exc Curr Prtn LTD	(277,919)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	337,950	=	1.14																															
	Average Monthly Operating and Other Expenses	296,435			IR >= 4.0																														
FASS	Debt Service Coverage Ratio (DSCR)																																		
		-37.82																																	
					IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	18,022	=	0.04																															
	Total Tenant Revenue	477,401			IR < 1.50																														
MASS	Days Receivable Outstanding: 12.05																																		
	Accounts Payable (AP)																																		
	Accounts Payable	(122,547)	=	0.41																															
	Total Operating Expenses	296,435			IR < 0.75																														
MASS	Occupancy Loss Occ %																																		
	Current Month	5.81 %		95.14%																															
	Year-to-Date	6.99 %		93.95%	IR >= 0.98																														
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	FASS KFI	MP	MASS KFI	MP																															
QR	12.00	12	Accts Recvble	5.00	5																														
MENAR	6.21	11	Accts Payable	4.00	4																														
DSCR	0.00	2	Occupancy	4.00	16																														
Total Points	18.21	25	Total Points	13.00	25																														
Capital Fund Occupancy																																			
5.00																																			

Excess Cash	
	(54,490)

Excess Cash	
	40,507

Average Dwelling Rent			
Actual/UML	447,091	4,666	95.82
Budget/UMA	482,463	4,940	97.66
Increase (Decrease)	(35,372)	(274)	(1.85)

Average Dwelling Rent			
Actual/UML	474,834	4,641	102.31
Budget/UMA	468,333	4,940	94.80
Increase (Decrease)	6,501	(299)	7.51

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 153.24	25.40 %
Supplies and Materials	55.26	9.16
Fleet Costs	3.59	0.60
Outside Services	206.90	34.29
Utilities	75.73	12.55
Protective Services	10.96	1.82
Insurance	35.45	12.55
Other Expenses	21.67	3.59
Total Average Expense	\$ 562.82	99.96 %

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 162.73	27.94 %
Supplies and Materials	58.17	9.99
Fleet Costs	3.92	0.67
Outside Services	172.01	29.53
Utilities	75.25	12.92
Protective Services	9.49	1.63
Insurance	23.76	12.92
Other Expenses	25.49	4.38
Total Average Expense	\$ 530.82	99.98 %

		This Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	86,756	=	1.29																															
	Curr Liab Exc Curr Prtn LTD	(67,041)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	19,715	=	0.22																															
	Average Monthly Operating and Other Expenses	89,105			IR >= 4.0																														
FASS	Debt Service Coverage Ratio (DSCR)																																		
		0.00			IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	14,491	=	0.05																															
	Total Tenant Revenue	267,697			IR < 1.50																														
Days Receivable Outstanding: 16.88																																			
MASS	Accounts Payable (AP)																																		
	Accounts Payable	(34,609)	=	0.39																															
	Total Operating Expenses	89,105			IR < 0.75																														
<table border="1"> <thead> <tr> <th>Occupancy</th> <th>Loss</th> <th>Occ %</th> <th colspan="3"></th> </tr> </thead> <tbody> <tr> <td>Current Month</td> <td>4.73%</td> <td>97.24%</td> <td colspan="3"></td> </tr> <tr> <td>Year-to-Date</td> <td>7.23%</td> <td>94.69%</td> <td colspan="3">IR >= 0.98</td> </tr> </tbody> </table>						Occupancy	Loss	Occ %				Current Month	4.73%	97.24%				Year-to-Date	7.23%	94.69%	IR >= 0.98														
Occupancy	Loss	Occ %																																	
Current Month	4.73%	97.24%																																	
Year-to-Date	7.23%	94.69%	IR >= 0.98																																
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FASS KFI	MP	MASS KFI	MP																																
QR	8.61 12	Accts Recvble	5.00 5																																
MENAR	0.00 11	Accts Payable	4.00 4																																
DSCR	2.00 2	Occupancy	8.00 16																																
Total Points	10.61 25	Total Points	17.00 25																																
Capital Fund Occupancy																																			
5.00																																			

		Last Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	325,863	=	5.40																															
	Curr Liab Exc Curr Prtn LTD	(60,359)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	265,504	=	4.06																															
	Average Monthly Operating and Other Expenses	65,371			IR >= 4.0																														
FASS	Debt Service Coverage Ratio (DSCR)																																		
		0.00			IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	3,570	=	0.02																															
	Total Tenant Revenue	233,277			IR < 1.50																														
Days Receivable Outstanding: 4.68																																			
MASS	Accounts Payable (AP)																																		
	Accounts Payable	(31,013)	=	0.47																															
	Total Operating Expenses	65,371			IR < 0.75																														
<table border="1"> <thead> <tr> <th>Occupancy</th> <th>Loss</th> <th>Occ %</th> <th colspan="3"></th> </tr> </thead> <tbody> <tr> <td>Current Month</td> <td>6.08 %</td> <td>95.86%</td> <td colspan="3"></td> </tr> <tr> <td>Year-to-Date</td> <td>6.89 %</td> <td>94.45%</td> <td colspan="3">IR >= 0.98</td> </tr> </tbody> </table>						Occupancy	Loss	Occ %				Current Month	6.08 %	95.86%				Year-to-Date	6.89 %	94.45%	IR >= 0.98														
Occupancy	Loss	Occ %																																	
Current Month	6.08 %	95.86%																																	
Year-to-Date	6.89 %	94.45%	IR >= 0.98																																
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FASS KFI	MP	MASS KFI	MP																																
QR	12.00 12	Accts Recvble	5.00 5																																
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DSCR	2.00 2	Occupancy	8.00 16																																
Total Points	25.00 25	Total Points	17.00 25																																
Capital Fund Occupancy																																			
5.00																																			

Excess Cash				
(69,360)				
Average Dwelling Rent				
Actual/UML	247,332	1,373	180.14	
Budget/UMA	220,833	1,450	152.30	
Increase (Decrease)	26,499	(77)	27.84	

Excess Cash				
199,907				
Average Dwelling Rent				
Actual/UML	225,653	1,378	163.75	
Budget/UMA	199,481	1,459	136.72	
Increase (Decrease)	26,172	(81)	27.03	

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 215.85	37.17 %
Supplies and Materials	44.67	7.69
Fleet Costs	0.75	0.13
Outside Services	169.77	29.24
Utilities	49.58	8.54
Protective Services	5.59	0.96
Insurance	36.44	8.54
Other Expenses	22.69	3.91
Total Average Expense	\$ 545.34	96.18 %

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 123.52	22.65%
Supplies and Materials	45.09	8.27
Fleet Costs	0.56	0.10
Outside Services	99.15	18.18
Utilities	44.63	8.46
Protective Services	1.04	0.19
Insurance	23.39	8.46
Other Expenses	25.61	4.70
Total Average Expense	\$ 362.99	71.00%

KFI - FY Comparison for Cross Creek/Rutledge/Beldon - 167 Units

Period Ending April 30, 2019

		This Year																												
FASS	Quick Ratio (QR)																													
	Current Assets, Unrestricted	192,271	=	2.57																										
	Curr Liab Exc Curr Prtn LTD	(74,842)			IR >= 2.0																									
FASS	Months Expendable Net Assets Ratio (MENAR)																													
	Expendable Fund Balance	117,429	=	1.32																										
	Average Monthly Operating and Other Expenses	89,233			IR >= 4.0																									
FASS	Debt Service Coverage Ratio (DSCR)																													
		0.00			IR >= 1.25																									
MASS	Tenant Receivable (TR)																													
	Tenant Receivable	12,417	=	0.05																										
	Total Tenant Revenue	266,903			IR < 1.50																									
Days Receivable Outstanding: 14.77																														
MASS	Accounts Payable (AP)																													
	Accounts Payable	(34,862)	=	0.39																										
	Total Operating Expenses	89,233			IR < 0.75																									
MASS	Occupancy																													
		<u>Loss</u>	<u>Occ %</u>																											
	Current Month	3.59%	96.41%																											
Year-to-Date	3.71%	96.29%		IR >= 0.98																										
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	FASS KFI	MP	MASS KFI	MP																										
QR	12.00	12	Accts Recvble	5.00 5																										
MENAR	6.46	11	Accts Payable	4.00 4																										
DSCR	2.00	2	Occupancy	12.00 16																										
Total Points	20.46	25	Total Points	21.00 25																										
Capital Fund Occupancy																														
5.00																														

		Last Year																												
FASS	Quick Ratio (QR)																													
	Current Assets, Unrestricted	24,133	=	0.30																										
	Curr Liab Exc Curr Prtn LTD	(80,134)			IR >= 2.0																									
FASS	Months Expendable Net Assets Ratio (MENAR)																													
	Expendable Fund Balance	(56,001)	=	-0.62																										
	Average Monthly Operating and Other Expenses	90,537			IR >= 4.0																									
FASS	Debt Service Coverage Ratio (DSCR)																													
		0.00			IR >= 1.25																									
MASS	Tenant Receivable (TR)																													
	Tenant Receivable	23,433	=	0.09																										
	Total Tenant Revenue	268,113			IR < 1.50																									
Days Receivable Outstanding: 29.57																														
MASS	Accounts Payable (AP)																													
	Accounts Payable	(41,211)	=	0.46																										
	Total Operating Expenses	90,537			IR < 0.75																									
MASS	Occupancy																													
		<u>Loss</u>	<u>Occ %</u>																											
	Current Month	5.99%	94.01%																											
Year-to-Date	7.19%	92.81%		IR >= 0.98																										
<table border="1"> <thead> <tr> <th></th> <th>FASS KFI</th> <th>MP</th> <th>MASS KFI</th> <th>MP</th> </tr> </thead> <tbody> <tr> <td>QR</td> <td>0.00</td> <td>12</td> <td>Accts Recvble</td> <td>5.00 5</td> </tr> <tr> <td>MENAR</td> <td>0.00</td> <td>11</td> <td>Accts Payable</td> <td>4.00 4</td> </tr> <tr> <td>DSCR</td> <td>2.00</td> <td>2</td> <td>Occupancy</td> <td>4.00 16</td> </tr> <tr> <td>Total Points</td> <td>2.00</td> <td>25</td> <td>Total Points</td> <td>13.00 25</td> </tr> </tbody> </table>							FASS KFI	MP	MASS KFI	MP	QR	0.00	12	Accts Recvble	5.00 5	MENAR	0.00	11	Accts Payable	4.00 4	DSCR	2.00	2	Occupancy	4.00 16	Total Points	2.00	25	Total Points	13.00 25
	FASS KFI	MP	MASS KFI	MP																										
QR	0.00	12	Accts Recvble	5.00 5																										
MENAR	0.00	11	Accts Payable	4.00 4																										
DSCR	2.00	2	Occupancy	4.00 16																										
Total Points	2.00	25	Total Points	13.00 25																										
Capital Fund Occupancy																														
5.00																														

Excess Cash	
28,196	

Excess Cash	
(146,962)	

Average Dwelling Rent			
Actual/UML	241,474	1,608	150.17
Budget/UMA	245,833	1,670	147.21
Increase (Decrease)	(4,360)	(62)	2.96

Average Dwelling Rent			
Actual/UML	235,375	1,550	151.85
Budget/UMA	261,153	1,670	156.38
Increase (Decrease)	(25,777)	(120)	(4.52)

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 175.41	32.66 %
Supplies and Materials	43.78	8.15
Fleet Costs	3.32	0.62
Outside Services	104.18	19.40
Utilities	75.95	14.14
Protective Services	0.02	0.00
Insurance	31.06	14.42
Other Expenses	33.26	6.19
Total Average Expense	\$ 466.96	95.57 %

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 185.71	33.87 %
Supplies and Materials	55.63	10.15
Fleet Costs	3.21	0.59
Outside Services	98.26	17.92
Utilities	85.74	15.64
Protective Services	0.00	0.00
Insurance	20.36	15.64
Other Expenses	34.47	6.29
Total Average Expense	\$ 483.38	100.10 %

		This Year			
FASS	Quick Ratio (QR)				
	Current Assets, Unrestricted	(196,560)	=	-1.53	
	Curr Liab Exc Curr Prtn LTD	(128,697)			IR >= 2.0
FASS	Months Expendable Net Assets Ratio (MENAR)				
	Expendable Fund Balance	(325,257)	=	-2.45	
	Average Monthly Operating and Other Expenses	132,754			IR >= 4.0
FASS	Debt Service Coverage Ratio (DSCR)				
		-5.06			
					IR >= 1.25
MASS	Tenant Receivable (TR)				
	Tenant Receivable	1,634	=	0.00	
	Total Tenant Revenue	656,345			IR < 1.50
MASS	Days Receivable Outstanding: 0.77				
MASS	Accounts Payable (AP)				
	Accounts Payable	(66,191)	=	0.50	
	Total Operating Expenses	132,754			IR < 0.75
MASS	Occupancy				
		<u>Loss</u>		<u>Occ %</u>	
	Current Month	2.21%		97.79%	
MASS	Occupancy				
		<u>Loss</u>		<u>Occ %</u>	
	Year-to-Date	2.40%		97.60%	IR >= 0.98
MASS	FASS KFI	MP	MASS KFI	MP	
	QR	0.00 12	Accts Recvble	5.00 5	
	MENAR	0.00 11	Accts Payable	4.00 4	
	DSCR	0.00 2	Occupancy	12.00 16	
	Total Points	0.00 25	Total Points	21.00 25	
MASS	Capital Fund Occupancy				
	5.00				

		Last Year			
FASS	Quick Ratio (QR)				
	Current Assets, Unrestricted	257,927	=	2.18	
	Curr Liab Exc Curr Prtn LTD	(118,408)			IR >= 2.0
FASS	Months Expendable Net Assets Ratio (MENAR)				
	Expendable Fund Balance	139,519	=	1.11	
	Average Monthly Operating and Other Expenses	125,243			IR >= 4.0
FASS	Debt Service Coverage Ratio (DSCR)				
		-4.65			
					IR >= 1.25
MASS	Tenant Receivable (TR)				
	Tenant Receivable	1,484	=	0.00	
	Total Tenant Revenue	652,467			IR < 1.50
MASS	Days Receivable Outstanding: 0.71				
MASS	Accounts Payable (AP)				
	Accounts Payable	(63,165)	=	0.50	
	Total Operating Expenses	125,243			IR < 0.75
MASS	Occupancy				
		<u>Loss</u>		<u>Occ %</u>	
	Current Month	4.06 %		95.94%	
MASS	Occupancy				
		<u>Loss</u>		<u>Occ %</u>	
	Year-to-Date	2.18 %		97.82%	IR >= 0.98
MASS	FASS KFI	MP	MASS KFI	MP	
	QR	12.00 12	Accts Recvble	5.00 5	
	MENAR	6.17 11	Accts Payable	4.00 4	
	DSCR	0.00 2	Occupancy	12.00 16	
	Total Points	18.17 25	Total Points	21.00 25	
MASS	Capital Fund Occupancy				
	5.00				

Excess Cash				
(458,011)				
Average Dwelling Rent				
Actual/UML	641,140	2,645	242.40	
Budget/UMA	645,000	2,710	238.01	
Increase (Decrease)	(3,860)	(65)	4.39	

Excess Cash				
13,721				
Average Dwelling Rent				
Actual/UML	636,454	2,651	240.08	
Budget/UMA	652,097	2,710	240.63	
Increase (Decrease)	(15,643)	(59)	(0.55)	

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 156.89	34.45 %
Supplies and Materials	30.35	6.66
Fleet Costs	1.94	0.43
Outside Services	111.91	24.57
Utilities	71.74	15.75
Protective Services	3.24	0.71
Insurance	15.84	15.75
Other Expenses	24.14	5.30
Total Average Expense	\$ 416.07	103.63 %

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 157.05	35.38 %
Supplies and Materials	25.90	5.83
Fleet Costs	3.39	0.76
Outside Services	68.14	15.35
Utilities	73.12	16.47
Protective Services	4.84	1.09
Insurance	12.11	16.47
Other Expenses	32.30	7.28
Total Average Expense	\$ 376.84	98.63 %

		This Year																												
FASS	Quick Ratio (QR)																													
	Current Assets, Unrestricted	(276,325)	=	-3.91																										
	Curr Liab Exc Curr Prtn LTD	(70,676)			IR >= 2.0																									
FASS	Months Expendable Net Assets Ratio (MENAR)																													
	Expendable Fund Balance	(347,001)	=	-4.16																										
	Average Monthly Operating and Other Expenses	83,445			IR >= 4.0																									
FASS	Debt Service Coverage Ratio (DSCR)																													
		0.00			IR >= 1.25																									
MASS	Tenant Receivable (TR)																													
	Tenant Receivable	16,199	=	0.08																										
	Total Tenant Revenue	196,455			IR < 1.50																									
Days Receivable Outstanding: 25.39																														
MASS	Accounts Payable (AP)																													
	Accounts Payable	(40,231)	=	0.48																										
	Total Operating Expenses	83,445			IR < 0.75																									
MASS	Occupancy																													
		<u>Loss</u>		<u>Occ %</u>																										
	Current Month	5.71%		94.29%																										
Year-to-Date	3.29%		96.71%	IR >= 0.98																										
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	FASS KFI	MP	MASS KFI	MP																										
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MENAR	0.00	11	Accts Payable	4.00 4																										
DSCR	2.00	2	Occupancy	12.00 16																										
Total Points	2.00	25	Total Points	21.00 25																										
Capital Fund Occupancy																														
5.00																														

		Last Year																												
FASS	Quick Ratio (QR)																													
	Current Assets, Unrestricted	110,951	=	1.78																										
	Curr Liab Exc Curr Prtn LTD	(62,307)			IR >= 2.0																									
FASS	Months Expendable Net Assets Ratio (MENAR)																													
	Expendable Fund Balance	48,643	=	0.69																										
	Average Monthly Operating and Other Expenses	70,234			IR >= 4.0																									
FASS	Debt Service Coverage Ratio (DSCR)																													
		0.00			IR >= 1.25																									
MASS	Tenant Receivable (TR)																													
	Tenant Receivable	1,336	=	0.01																										
	Total Tenant Revenue	160,434			IR < 1.50																									
Days Receivable Outstanding: 2.55																														
MASS	Accounts Payable (AP)																													
	Accounts Payable	(36,693)	=	0.52																										
	Total Operating Expenses	70,234			IR < 0.75																									
MASS	Occupancy																													
		<u>Loss</u>		<u>Occ %</u>																										
	Current Month	0.00 %		100.00%																										
Year-to-Date	5.50 %		94.50%	IR >= 0.98																										
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	FASS KFI	MP	MASS KFI	MP																										
QR	10.95	12	Accts Recvble	5.00 5																										
MENAR	0.00	11	Accts Payable	4.00 4																										
DSCR	2.00	2	Occupancy	8.00 16																										
Total Points	12.95	25	Total Points	17.00 25																										
Capital Fund Occupancy																														
5.00																														

Excess Cash				
(430,446)				
Average Dwelling Rent				
Actual/UML	178,555	1,354	131.87	
Budget/UMA	187,500	1,400	133.93	
Increase (Decrease)	(8,945)	(46)	(2.06)	

Excess Cash				
(21,827)				
Average Dwelling Rent				
Actual/UML	161,936	1,323	122.40	
Budget/UMA	195,234	1,400	139.45	
Increase (Decrease)	(33,298)	(77)	(17.05)	

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 175.66	33.30 %
Supplies and Materials	32.61	6.18
Fleet Costs	1.39	0.26
Outside Services	177.70	33.69
Utilities	78.66	14.91
Protective Services	0.00	0.00
Insurance	30.82	15.24
Other Expenses	40.58	7.69
Total Average Expense	\$ 537.43	111.27 %

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 152.16	30.26 %
Supplies and Materials	27.78	5.52
Fleet Costs	3.34	0.66
Outside Services	125.03	24.86
Utilities	73.03	14.53
Protective Services	0.00	0.00
Insurance	23.50	14.53
Other Expenses	34.41	6.84
Total Average Expense	\$ 439.25	97.21 %

KFI - FY Comparison for Highview/W Sinkin - 118 Units

Period Ending April 30, 2019

		This Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	139,396	=	2.11																															
	Curr Liab Exc Curr Prtn LTD	(66,168)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	73,228	=	1.10																															
	Average Monthly Operating and Other Expenses	66,758			IR >= 4.0																														
FASS	Debt Service Coverage Ratio (DSCR)																																		
		0.00			IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	21,306	=	0.08																															
	Total Tenant Revenue	260,577			IR < 1.50																														
Days Receivable Outstanding: 24.94																																			
MASS	Accounts Payable (AP)																																		
	Accounts Payable	(40,908)	=	0.61																															
	Total Operating Expenses	66,758			IR < 0.75																														
MASS	Occupancy																																		
		<u>Loss</u>		<u>Occ %</u>																															
	Current Month	2.54%		97.46%																															
Year-to-Date	3.47%		96.53%	IR >= 0.98																															
<table border="1"> <thead> <tr> <th></th> <th>FASS KFI</th> <th>MP</th> <th>MASS KFI</th> <th>MP</th> <th></th> </tr> </thead> <tbody> <tr> <td>QR</td> <td>12.00</td> <td>12</td> <td>Accts Recvble</td> <td>5.00</td> <td>5</td> </tr> <tr> <td>MENAR</td> <td>6.14</td> <td>11</td> <td>Accts Payable</td> <td>4.00</td> <td>4</td> </tr> <tr> <td>DSCR</td> <td>2.00</td> <td>2</td> <td>Occupancy</td> <td>12.00</td> <td>16</td> </tr> <tr> <td>Total Points</td> <td>20.14</td> <td>25</td> <td>Total Points</td> <td>21.00</td> <td>25</td> </tr> </tbody> </table>							FASS KFI	MP	MASS KFI	MP		QR	12.00	12	Accts Recvble	5.00	5	MENAR	6.14	11	Accts Payable	4.00	4	DSCR	2.00	2	Occupancy	12.00	16	Total Points	20.14	25	Total Points	21.00	25
	FASS KFI	MP	MASS KFI	MP																															
QR	12.00	12	Accts Recvble	5.00	5																														
MENAR	6.14	11	Accts Payable	4.00	4																														
DSCR	2.00	2	Occupancy	12.00	16																														
Total Points	20.14	25	Total Points	21.00	25																														
Capital Fund Occupancy																																			
5.00																																			

		Last Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	83,293	=	1.33																															
	Curr Liab Exc Curr Prtn LTD	(62,651)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	20,641	=	0.29																															
	Average Monthly Operating and Other Expenses	70,239			IR >= 4.0																														
FASS	Debt Service Coverage Ratio (DSCR)																																		
		0.00			IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	8,527	=	0.04																															
	Total Tenant Revenue	239,357			IR < 1.50																														
Days Receivable Outstanding: 11.50																																			
MASS	Accounts Payable (AP)																																		
	Accounts Payable	(38,056)	=	0.54																															
	Total Operating Expenses	70,239			IR < 0.75																														
MASS	Occupancy																																		
		<u>Loss</u>		<u>Occ %</u>																															
	Current Month	2.54 %		97.46%																															
Year-to-Date	3.90 %		96.10%	IR >= 0.98																															
<table border="1"> <thead> <tr> <th></th> <th>FASS KFI</th> <th>MP</th> <th>MASS KFI</th> <th>MP</th> <th></th> </tr> </thead> <tbody> <tr> <td>QR</td> <td>8.78</td> <td>12</td> <td>Accts Recvble</td> <td>5.00</td> <td>5</td> </tr> <tr> <td>MENAR</td> <td>0.00</td> <td>11</td> <td>Accts Payable</td> <td>4.00</td> <td>4</td> </tr> <tr> <td>DSCR</td> <td>2.00</td> <td>2</td> <td>Occupancy</td> <td>12.00</td> <td>16</td> </tr> <tr> <td>Total Points</td> <td>10.78</td> <td>25</td> <td>Total Points</td> <td>21.00</td> <td>25</td> </tr> </tbody> </table>							FASS KFI	MP	MASS KFI	MP		QR	8.78	12	Accts Recvble	5.00	5	MENAR	0.00	11	Accts Payable	4.00	4	DSCR	2.00	2	Occupancy	12.00	16	Total Points	10.78	25	Total Points	21.00	25
	FASS KFI	MP	MASS KFI	MP																															
QR	8.78	12	Accts Recvble	5.00	5																														
MENAR	0.00	11	Accts Payable	4.00	4																														
DSCR	2.00	2	Occupancy	12.00	16																														
Total Points	10.78	25	Total Points	21.00	25																														
Capital Fund Occupancy																																			
5.00																																			

Excess Cash	
6,470	

Excess Cash	
(49,821)	

Average Dwelling Rent				
Actual/UML	231,776	1,139	203.49	
Budget/UMA	249,167	1,180	211.16	
Increase (Decrease)	(17,391)	(41)	(7.67)	

Average Dwelling Rent				
Actual/UML	237,045	1,134	209.03	
Budget/UMA	248,773	1,180	210.82	
Increase (Decrease)	(11,728)	(46)	(1.79)	

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 135.03	24.29 %
Supplies and Materials	46.71	8.40
Fleet Costs	4.33	0.78
Outside Services	134.53	24.20
Utilities	104.57	18.81
Protective Services	5.07	0.91
Insurance	29.19	19.88
Other Expenses	28.89	5.20
Total Average Expense	\$ 488.33	102.47 %

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 128.28	24.81 %
Supplies and Materials	48.97	9.47
Fleet Costs	4.66	0.90
Outside Services	128.13	24.78
Utilities	101.26	20.82
Protective Services	3.38	0.65
Insurance	19.60	20.82
Other Expenses	27.88	5.39
Total Average Expense	\$ 462.16	107.66 %

		This Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	81,746	=	1.41																															
	Curr Liab Exc Curr Prtn LTD	(57,979)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	23,768	=	0.38																															
	Average Monthly Operating and Other Expenses	61,995			IR >= 4.0																														
FASS	Debt Service Coverage Ratio (DSCR)																																		
		0.00			IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	(221)	=	0.00																															
	Total Tenant Revenue	265,590			IR < 1.50																														
Days Receivable Outstanding: -0.25																																			
MASS	Accounts Payable (AP)																																		
	Accounts Payable	(30,731)	=	0.50																															
	Total Operating Expenses	61,995			IR < 0.75																														
<table border="1"> <thead> <tr> <th>Occupancy</th> <th>Loss</th> <th>Occ %</th> <th colspan="3"></th> </tr> </thead> <tbody> <tr> <td>Current Month</td> <td>0.77%</td> <td>99.23%</td> <td colspan="3"></td> </tr> <tr> <td>Year-to-Date</td> <td>1.62%</td> <td>98.38%</td> <td colspan="3">IR >= 0.98</td> </tr> </tbody> </table>						Occupancy	Loss	Occ %				Current Month	0.77%	99.23%				Year-to-Date	1.62%	98.38%	IR >= 0.98														
Occupancy	Loss	Occ %																																	
Current Month	0.77%	99.23%																																	
Year-to-Date	1.62%	98.38%	IR >= 0.98																																
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FASS KFI	MP	MASS KFI	MP																																
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Total Points	11.17 25	Total Points	25.00 25																																
Capital Fund Occupancy																																			
5.00																																			

		Last Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	52,490	=	1.28																															
	Curr Liab Exc Curr Prtn LTD	(41,002)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	11,488	=	0.19																															
	Average Monthly Operating and Other Expenses	59,650			IR >= 4.0																														
FASS	Debt Service Coverage Ratio (DSCR)																																		
		0.00			IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	(25)	=	0.00																															
	Total Tenant Revenue	268,704			IR < 1.50																														
Days Receivable Outstanding: -0.03																																			
MASS	Accounts Payable (AP)																																		
	Accounts Payable	(15,254)	=	0.26																															
	Total Operating Expenses	59,650			IR < 0.75																														
<table border="1"> <thead> <tr> <th>Occupancy</th> <th>Loss</th> <th>Occ %</th> <th colspan="3"></th> </tr> </thead> <tbody> <tr> <td>Current Month</td> <td>0.77 %</td> <td>99.23%</td> <td colspan="3"></td> </tr> <tr> <td>Year-to-Date</td> <td>0.69 %</td> <td>99.31 %</td> <td colspan="3">IR >= 0.98</td> </tr> </tbody> </table>						Occupancy	Loss	Occ %				Current Month	0.77 %	99.23%				Year-to-Date	0.69 %	99.31 %	IR >= 0.98														
Occupancy	Loss	Occ %																																	
Current Month	0.77 %	99.23%																																	
Year-to-Date	0.69 %	99.31 %	IR >= 0.98																																
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FASS KFI	MP	MASS KFI	MP																																
QR	8.54 12	Accts Recvble	5.00 5																																
MENAR	0.00 11	Accts Payable	4.00 4																																
DSCR	2.00 2	Occupancy	16.00 16																																
Total Points	10.54 25	Total Points	25.00 25																																
Capital Fund Occupancy																																			
5.00																																			

Excess Cash				
(38,227)				
Average Dwelling Rent				
Actual/UML	264,799	1,278	207.20	
Budget/UMA	267,585	1,299	205.99	
Increase (Decrease)	(2,786)	(21)	1.20	

Excess Cash				
(48,573)				
Average Dwelling Rent				
Actual/UML	266,868	1,290	206.87	
Budget/UMA	263,333	1,299	202.72	
Increase (Decrease)	3,535	(9)	4.15	

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 191.90	44.07 %
Supplies and Materials	8.54	1.96
Fleet Costs	1.44	0.33
Outside Services	83.91	19.27
Utilities	79.07	18.16
Protective Services	0.00	0.00
Insurance	24.81	18.16
Other Expenses	27.60	6.34
Total Average Expense	\$ 417.26	108.28 %

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 202.24	49.04 %
Supplies and Materials	13.07	3.17
Fleet Costs	2.38	0.58
Outside Services	50.64	12.28
Utilities	74.72	18.12
Protective Services	0.89	0.21
Insurance	16.77	18.12
Other Expenses	27.81	6.74
Total Average Expense	\$ 388.51	108.25 %

		This Year																												
FASS	Quick Ratio (QR)																													
	Current Assets, Unrestricted	135,189	=	2.63																										
	Curr Liab Exc Curr Prtn LTD	(51,417)			IR >= 2.0																									
FASS	Months Expendable Net Assets Ratio (MENAR)																													
	Expendable Fund Balance	83,773	=	1.56																										
	Average Monthly Operating and Other Expenses	53,592			IR >= 4.0																									
FASS	Debt Service Coverage Ratio (DSCR)																													
		0.00			IR >= 1.25																									
MASS	Tenant Receivable (TR)																													
	Tenant Receivable	774	=	0.00																										
	Total Tenant Revenue	272,158			IR < 1.50																									
Days Receivable Outstanding: 0.88																														
MASS	Accounts Payable (AP)																													
	Accounts Payable	(24,713)	=	0.46																										
	Total Operating Expenses	53,592			IR < 0.75																									
MASS	Occupancy																													
		<u>Loss</u>		<u>Occ %</u>																										
	Current Month	4.39%		95.61%																										
Year-to-Date	2.81%		97.19%	IR >= 0.98																										
<table border="1"> <thead> <tr> <th></th> <th>FASS KFI</th> <th>MP</th> <th>MASS KFI</th> <th>MP</th> </tr> </thead> <tbody> <tr> <td>QR</td> <td>12.00</td> <td>12</td> <td>Accts Recvble</td> <td>5.00 5</td> </tr> <tr> <td>MENAR</td> <td>6.83</td> <td>11</td> <td>Accts Payable</td> <td>4.00 4</td> </tr> <tr> <td>DSCR</td> <td>2.00</td> <td>2</td> <td>Occupancy</td> <td>12.00 16</td> </tr> <tr> <td>Total Points</td> <td>20.83</td> <td>25</td> <td>Total Points</td> <td>21.00 25</td> </tr> </tbody> </table>							FASS KFI	MP	MASS KFI	MP	QR	12.00	12	Accts Recvble	5.00 5	MENAR	6.83	11	Accts Payable	4.00 4	DSCR	2.00	2	Occupancy	12.00 16	Total Points	20.83	25	Total Points	21.00 25
	FASS KFI	MP	MASS KFI	MP																										
QR	12.00	12	Accts Recvble	5.00 5																										
MENAR	6.83	11	Accts Payable	4.00 4																										
DSCR	2.00	2	Occupancy	12.00 16																										
Total Points	20.83	25	Total Points	21.00 25																										
Capital Fund Occupancy																														
5.00																														

		Last Year																												
FASS	Quick Ratio (QR)																													
	Current Assets, Unrestricted	87,231	=	1.68																										
	Curr Liab Exc Curr Prtn LTD	(51,992)			IR >= 2.0																									
FASS	Months Expendable Net Assets Ratio (MENAR)																													
	Expendable Fund Balance	35,238	=	0.60																										
	Average Monthly Operating and Other Expenses	58,315			IR >= 4.0																									
FASS	Debt Service Coverage Ratio (DSCR)																													
		0.00			IR >= 1.25																									
MASS	Tenant Receivable (TR)																													
	Tenant Receivable	4,654	=	0.02																										
	Total Tenant Revenue	242,896			IR < 1.50																									
Days Receivable Outstanding: 5.84																														
MASS	Accounts Payable (AP)																													
	Accounts Payable	(21,625)	=	0.37																										
	Total Operating Expenses	58,315			IR < 0.75																									
MASS	Occupancy																													
		<u>Loss</u>		<u>Occ %</u>																										
	Current Month	1.75 %		98.25%																										
Year-to-Date	2.02 %		97.98%	IR >= 0.98																										
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	FASS KFI	MP	MASS KFI	MP																										
QR	10.45	12	Accts Recvble	5.00 5																										
MENAR	0.00	11	Accts Payable	4.00 4																										
DSCR	2.00	2	Occupancy	12.00 16																										
Total Points	12.45	25	Total Points	21.00 25																										
Capital Fund Occupancy																														
5.00																														

Excess Cash	
30,180	

Excess Cash	
(23,308)	

Average Dwelling Rent			
Actual/UML	252,137	1,108	227.56
Budget/UMA	240,000	1,140	210.53
Increase (Decrease)	12,137	(32)	17.03

Average Dwelling Rent			
Actual/UML	234,417	1,117	209.86
Budget/UMA	234,917	1,140	206.07
Increase (Decrease)	(500)	(23)	3.80

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 131.11	27.09 %
Supplies and Materials	9.27	1.92
Fleet Costs	0.54	0.11
Outside Services	114.92	23.75
Utilities	93.44	19.31
Protective Services	1.21	0.25
Insurance	29.37	20.53
Other Expenses	22.11	4.57
Total Average Expense	\$ 401.96	97.52 %

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 160.52	35.44 %
Supplies and Materials	29.24	6.45
Fleet Costs	0.42	0.09
Outside Services	87.05	19.22
Utilities	102.53	23.94
Protective Services	0.96	0.21
Insurance	19.51	23.94
Other Expenses	21.73	4.80
Total Average Expense	\$ 421.97	114.10 %

KFI - FY Comparison for Lewis Chatham - 119 Units

Period Ending April 30, 2019

		This Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	138,768	=	2.16																															
	Curr Liab Exc Curr Prtn LTD	(64,130)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	74,638	=	1.38																															
	Average Monthly Operating and Other Expenses	54,008			IR >= 4.0																														
FASS	Debt Service Coverage Ratio (DSCR)																																		
		0.00			IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	4,607	=	0.02																															
	Total Tenant Revenue	290,638			IR < 1.50																														
Days Receivable Outstanding: 4.87																																			
MASS	Accounts Payable (AP)																																		
	Accounts Payable	(37,192)	=	0.69																															
	Total Operating Expenses	54,008			IR < 0.75																														
MASS	Occupancy																																		
		<u>Loss</u>		<u>Occ %</u>																															
	Current Month	4.20%		95.80%																															
Year-to-Date	2.44%		97.56%	IR >= 0.98																															
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	FASS KFI	MP	MASS KFI	MP																															
QR	12.00	12	Accts Recvble	5.00	5																														
MENAR	6.56	11	Accts Payable	4.00	4																														
DSCR	2.00	2	Occupancy	12.00	16																														
Total Points	20.56	25	Total Points	21.00	25																														
Capital Fund Occupancy																																			
5.00																																			

		Last Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	164,288	=	2.79																															
	Curr Liab Exc Curr Prtn LTD	(58,926)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	105,362	=	1.95																															
	Average Monthly Operating and Other Expenses	53,902			IR >= 4.0																														
FASS	Debt Service Coverage Ratio (DSCR)																																		
		0.00			IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	2,645	=	0.01																															
	Total Tenant Revenue	279,556			IR < 1.50																														
Days Receivable Outstanding: 2.88																																			
MASS	Accounts Payable (AP)																																		
	Accounts Payable	(10,021)	=	0.19																															
	Total Operating Expenses	53,902			IR < 0.75																														
MASS	Occupancy																																		
		<u>Loss</u>		<u>Occ %</u>																															
	Current Month	3.36 %		96.64%																															
Year-to-Date	2.18 %		97.82%	IR >= 0.98																															
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	FASS KFI	MP	MASS KFI	MP																															
QR	12.00	12	Accts Recvble	5.00	5																														
MENAR	7.40	11	Accts Payable	4.00	4																														
DSCR	2.00	2	Occupancy	12.00	16																														
Total Points	21.40	25	Total Points	21.00	25																														
Capital Fund Occupancy																																			
5.00																																			

Excess Cash			
20,630			

Excess Cash			
51,320			

Average Dwelling Rent			
Actual/UML	282,974	1,161	243.73
Budget/UMA	275,000	1,190	231.09
Increase (Decrease)	7,974	(29)	12.64

Average Dwelling Rent			
Actual/UML	278,319	1,164	239.11
Budget/UMA	286,667	1,190	240.90
Increase (Decrease)	(8,348)	(26)	(1.79)

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 136.50	29.18 %
Supplies and Materials	28.85	6.17
Fleet Costs	0.69	0.15
Outside Services	50.20	10.73
Utilities	128.12	27.38
Protective Services	7.32	1.56
Insurance	8.34	27.38
Other Expenses	25.15	5.38
Total Average Expense	\$ 385.18	107.92 %

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 149.76	34.83 %
Supplies and Materials	25.23	5.87
Fleet Costs	0.51	0.12
Outside Services	40.97	9.53
Utilities	118.59	27.58
Protective Services	10.95	2.55
Insurance	9.66	27.58
Other Expenses	27.65	6.43
Total Average Expense	\$ 383.31	114.47 %

		This Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	48,574	=	1.03																															
	Curr Liab Exc Curr Prtn LTD	(46,952)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	1,622	=	0.04																															
	Average Monthly Operating and Other Expenses	39,479			IR >= 4.0																														
FASS	Debt Service Coverage Ratio (DSCR)																																		
		0.00			IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	2,418	=	0.01																															
	Total Tenant Revenue	170,124			IR < 1.50																														
Days Receivable Outstanding: 4.37																																			
MASS	Accounts Payable (AP)																																		
	Accounts Payable	(29,007)	=	0.73																															
	Total Operating Expenses	39,479			IR < 0.75																														
MASS	Occupancy																																		
		<u>Loss</u>		<u>Occ %</u>																															
	Current Month	2.00%		98.00%																															
Year-to-Date	2.80%		97.20%	IR >= 0.98																															
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	FASS KFI	MP	MASS KFI	MP																															
QR	7.37	12	Accts Recvble	5.00	5																														
MENAR	0.00	11	Accts Payable	4.00	4																														
DSCR	2.00	2	Occupancy	12.00	16																														
Total Points	9.37	25	Total Points	21.00	25																														
Capital Fund Occupancy																																			
5.00																																			

		Last Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	56,566	=	1.52																															
	Curr Liab Exc Curr Prtn LTD	(37,174)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	19,392	=	0.54																															
	Average Monthly Operating and Other Expenses	36,104			IR >= 4.0																														
FASS	Debt Service Coverage Ratio (DSCR)																																		
		0.00			IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	(39)	=	0.00																															
	Total Tenant Revenue	173,521			IR < 1.50																														
Days Receivable Outstanding: -0.07																																			
MASS	Accounts Payable (AP)																																		
	Accounts Payable	(19,013)	=	0.53																															
	Total Operating Expenses	36,104			IR < 0.75																														
MASS	Occupancy																																		
		<u>Loss</u>		<u>Occ %</u>																															
	Current Month	3.00 %		97.00%																															
Year-to-Date	2.10 %		97.90%	IR >= 0.98																															
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	FASS KFI	MP	MASS KFI	MP																															
QR	9.70	12	Accts Recvble	5.00	5																														
MENAR	0.00	11	Accts Payable	4.00	4																														
DSCR	2.00	2	Occupancy	12.00	16																														
Total Points	11.70	25	Total Points	21.00	25																														
Capital Fund Occupancy																																			
5.00																																			

Excess Cash	
(37,857)	

Excess Cash	
(16,865)	

Average Dwelling Rent			
Actual/UML	163,430	972	168.14
Budget/UMA	167,667	1,000	167.67
Increase (Decrease)	(4,237)	(28)	0.47

Average Dwelling Rent			
Actual/UML	169,939	979	173.58
Budget/UMA	201,711	1,000	201.71
Increase (Decrease)	(31,772)	(21)	(28.13)

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 86.12	24.38 %
Supplies and Materials	27.43	7.77
Fleet Costs	0.90	0.26
Outside Services	100.68	28.51
Utilities	46.88	13.28
Protective Services	3.34	0.95
Insurance	31.86	13.32
Other Expenses	31.26	8.85
Total Average Expense	\$ 328.48	97.31 %

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 97.44	27.68 %
Supplies and Materials	23.18	6.58
Fleet Costs	1.36	0.39
Outside Services	76.41	21.70
Utilities	49.20	13.98
Protective Services	1.96	0.56
Insurance	12.61	13.98
Other Expenses	31.09	8.83
Total Average Expense	\$ 293.25	93.70 %

		This Year			
FASS	Quick Ratio (QR)				
	Current Assets, Unrestricted	(662,129)	=	-3.20	
	Curr Liab Exc Curr Prtn LTD	(206,811)			IR >= 2.0
FASS	Months Expendable Net Assets Ratio (MENAR)				
	Expendable Fund Balance	(868,939)	=	-4.66	
	Average Monthly Operating and Other Expenses	186,516			IR >= 4.0
FASS	Debt Service Coverage Ratio (DSCR)				
		-7.96			
					IR >= 1.25
MASS	Tenant Receivable (TR)				
	Tenant Receivable	17,436	=	0.04	
	Total Tenant Revenue	492,429			IR < 1.50
MASS	Days Receivable Outstanding: 11.16				
MASS	Accounts Payable (AP)				
	Accounts Payable	(115,565)	=	0.62	
	Total Operating Expenses	186,516			IR < 0.75
MASS	Occupancy				
		<u>Loss</u>	<u>Occ %</u>		
	Current Month	9.47%	92.73%		
MASS	Occupancy				
		<u>Loss</u>	<u>Occ %</u>		
	Year-to-Date	10.03%	92.15%		IR >= 0.98
MASS	FASS KFI	MP	MASS KFI	MP	
	QR	0.00 12	Accts Recvble	5.00 5	
MASS	QR	0.00 12	Accts Payable	4.00 4	
	MENAR	0.00 11	Accts Payable	4.00 4	
MASS	MENAR	0.00 11	Occupancy	4.00 16	
	DSCR	0.00 2	Occupancy	4.00 16	
MASS	DSCR	0.00 2	Occupancy	4.00 16	
	Total Points	0.00 25	Total Points	13.00 25	
MASS	Total Points	0.00 25	Total Points	13.00 25	
	Total Points	0.00 25	Total Points	13.00 25	
MASS	Capital Fund Occupancy				
		5.00			

		Last Year			
FASS	Quick Ratio (QR)				
	Current Assets, Unrestricted	375,790	=	0.85	
	Curr Liab Exc Curr Prtn LTD	(442,926)			IR >= 2.0
FASS	Months Expendable Net Assets Ratio (MENAR)				
	Expendable Fund Balance	(67,136)	=	-0.41	
	Average Monthly Operating and Other Expenses	165,697			IR >= 4.0
FASS	Debt Service Coverage Ratio (DSCR)				
		-3.65			
					IR >= 1.25
MASS	Tenant Receivable (TR)				
	Tenant Receivable	4,467	=	0.01	
	Total Tenant Revenue	427,704			IR < 1.50
MASS	Days Receivable Outstanding: 3.22				
MASS	Accounts Payable (AP)				
	Accounts Payable	(359,944)	=	2.17	
	Total Operating Expenses	165,697			IR < 0.75
MASS	Occupancy				
		<u>Loss</u>	<u>Occ %</u>		
	Current Month	11.83 %	90.30%		
MASS	Occupancy				
		<u>Loss</u>	<u>Occ %</u>		
	Year-to-Date	11.95 %	90.18%		IR >= 0.98
MASS	FASS KFI	MP	MASS KFI	MP	
	QR	0.00 12	Accts Recvble	5.00 5	
MASS	QR	0.00 12	Accts Payable	0.00 4	
	MENAR	0.00 11	Accts Payable	0.00 4	
MASS	MENAR	0.00 11	Occupancy	1.00 16	
	DSCR	0.00 2	Occupancy	1.00 16	
MASS	DSCR	0.00 2	Occupancy	1.00 16	
	Total Points	0.00 25	Total Points	6.00 25	
MASS	Total Points	0.00 25	Total Points	6.00 25	
	Total Points	0.00 25	Total Points	6.00 25	
MASS	Capital Fund Occupancy				
		5.00			

Excess Cash				
(1,055,375)				
Average Dwelling Rent				
Actual/UML	451,354	3,041	148.42	
Budget/UMA	441,667	3,300	133.84	
Increase (Decrease)	9,687	(259)	14.58	
PUM / Percentage of Revenue				
Expense	Amount	Percent		
Salaries and Benefits	\$ 186.47	32.84 %		
Supplies and Materials	52.32	9.21		
Fleet Costs	1.15	0.20		
Outside Services	137.04	24.13		
Utilities	57.18	10.07		
Protective Services	9.17	1.61		
Insurance	22.68	10.09		
Other Expenses	27.16	4.78		
Total Average Expense	\$ 493.17	92.94 %		

Excess Cash				
(233,582)				
Average Dwelling Rent				
Actual/UML	418,801	2,976	140.73	
Budget/UMA	408,968	3,300	123.93	
Increase (Decrease)	9,833	(324)	16.80	
PUM / Percentage of Revenue				
Expense	Amount	Percent		
Salaries and Benefits	\$ 208.03	39.04 %		
Supplies and Materials	33.77	6.34		
Fleet Costs	3.43	0.64		
Outside Services	83.60	15.69		
Utilities	60.08	11.27		
Protective Services	9.75	1.83		
Insurance	16.26	11.27		
Other Expenses	36.44	6.84		
Total Average Expense	\$ 451.37	92.93 %		

		This Year			
FASS	Quick Ratio (QR)				
	Current Assets, Unrestricted	95,617	=	3.76	
	Curr Liab Exc Curr Prtn LTD	(25,422)			IR >= 2.0
FASS	Months Expendable Net Assets Ratio (MENAR)				
	Expendable Fund Balance	70,194	=	1.62	
	Average Monthly Operating and Other Expenses	43,227			IR >= 4.0
FASS	Debt Service Coverage Ratio (DSCR)				
		0.00			IR >= 1.25
MASS	Tenant Receivable (TR)				
	Tenant Receivable	(566)	=	0.00	
	Total Tenant Revenue	216,733			IR < 1.50
Days Receivable Outstanding: -0.79					
MASS	Accounts Payable (AP)				
	Accounts Payable	(8,631)	=	0.20	
	Total Operating Expenses	43,227			IR < 0.75
Occupancy Loss Occ %					
	Current Month	1.32%	98.68%		
	Year-to-Date	0.53%	99.47%		IR >= 0.98
FASS KFI MP MASS KFI MP					
	QR	12.00	12	Accts Recvble	5.00 5
	MENAR	6.92	11	Accts Payable	4.00 4
	DSCR	2.00	2	Occupancy	16.00 16
	Total Points	20.92	25	Total Points	25.00 25
Capital Fund Occupancy					
5.00					

		Last Year			
FASS	Quick Ratio (QR)				
	Current Assets, Unrestricted	29,240	=	1.25	
	Curr Liab Exc Curr Prtn LTD	(23,300)			IR >= 2.0
FASS	Months Expendable Net Assets Ratio (MENAR)				
	Expendable Fund Balance	5,941	=	0.14	
	Average Monthly Operating and Other Expenses	43,574			IR >= 4.0
FASS	Debt Service Coverage Ratio (DSCR)				
		0.00			IR >= 1.25
MASS	Tenant Receivable (TR)				
	Tenant Receivable	1,420	=	0.01	
	Total Tenant Revenue	210,551			IR < 1.50
Days Receivable Outstanding: 2.05					
MASS	Accounts Payable (AP)				
	Accounts Payable	(6,586)	=	0.15	
	Total Operating Expenses	43,574			IR < 0.75
Occupancy Loss Occ %					
	Current Month	0.00 %	100.00%		
	Year-to-Date	1.32 %	98.68%		IR >= 0.98
FASS KFI MP MASS KFI MP					
	QR	8.42	12	Accts Recvble	5.00 5
	MENAR	0.00	11	Accts Payable	4.00 4
	DSCR	2.00	2	Occupancy	16.00 16
	Total Points	10.42	25	Total Points	25.00 25
Capital Fund Occupancy					
5.00					

Excess Cash				
26,968				
Average Dwelling Rent				
Actual/UML	211,212	756	279.38	
Budget/UMA	212,500	760	279.61	
Increase (Decrease)	(1,288)	(4)	(0.22)	

Excess Cash				
(37,795)				
Average Dwelling Rent				
Actual/UML	207,921	750	277.23	
Budget/UMA	242,525	760	319.11	
Increase (Decrease)	(34,604)	(10)	(41.88)	

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 227.56	42.89 %
Supplies and Materials	27.16	5.12
Fleet Costs	1.04	0.20
Outside Services	102.38	19.30
Utilities	82.36	15.52
Protective Services	0.00	0.00
Insurance	19.44	16.39
Other Expenses	24.38	4.59
Total Average Expense	\$ 484.32	104.01 %

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 219.81	43.75%
Supplies and Materials	27.93	5.56
Fleet Costs	1.55	0.31
Outside Services	106.11	21.12
Utilities	98.54	20.57
Protective Services	0.00	0.00
Insurance	13.03	20.57
Other Expenses	26.64	5.30
Total Average Expense	\$ 493.61	117.19%

		This Year			
FASS	Quick Ratio (QR)				
	Current Assets, Unrestricted	54,510	=	0.30	
	Curr Liab Exc Curr Prtn LTD	(180,663)			IR >= 2.0
FASS	Months Expendable Net Assets Ratio (MENAR)				
	Expendable Fund Balance	(126,154)	=	-0.87	
	Average Monthly Operating and Other Expenses	145,084			IR >= 4.0
FASS	Debt Service Coverage Ratio (DSCR)				
		0.00			IR >= 1.25
MASS	Tenant Receivable (TR)				
	Tenant Receivable	3,394	=	0.01	
	Total Tenant Revenue	385,572			IR < 1.50
MASS	Days Receivable Outstanding: 2.68				
MASS	Accounts Payable (AP)				
	Accounts Payable	(127,314)	=	0.88	
	Total Operating Expenses	145,084			IR < 0.75
MASS	Occupancy				
		<u>Loss</u>		<u>Occ %</u>	
	Current Month	0.40%		99.60%	
MASS	Occupancy				
		<u>Loss</u>		<u>Occ %</u>	
	Year-to-Date	2.30%		97.70%	IR >= 0.98
MASS					
	FASS KFI	MP	MASS KFI	MP	
	QR	0.00 12	Accts Recvble	5.00 5	
MASS					
	FASS KFI	MP	MASS KFI	MP	
	MENAR	0.00 11	Accts Payable	2.00 4	
MASS					
	FASS KFI	MP	MASS KFI	MP	
	DSCR	2.00 2	Occupancy	12.00 16	
MASS					
	FASS KFI	MP	MASS KFI	MP	
	Total Points	2.00 25	Total Points	19.00 25	
MASS	Capital Fund Occupancy				
		5.00			

		Last Year			
FASS	Quick Ratio (QR)				
	Current Assets, Unrestricted	110,167	=	0.99	
	Curr Liab Exc Curr Prtn LTD	(111,144)			IR >= 2.0
FASS	Months Expendable Net Assets Ratio (MENAR)				
	Expendable Fund Balance	(977)	=	-0.01	
	Average Monthly Operating and Other Expenses	124,086			IR >= 4.0
FASS	Debt Service Coverage Ratio (DSCR)				
		0.00			IR >= 1.25
MASS	Tenant Receivable (TR)				
	Tenant Receivable	6,632	=	0.02	
	Total Tenant Revenue	362,821			IR < 1.50
MASS	Days Receivable Outstanding: 5.56				
MASS	Accounts Payable (AP)				
	Accounts Payable	(59,512)	=	0.48	
	Total Operating Expenses	124,086			IR < 0.75
MASS	Occupancy				
		<u>Loss</u>		<u>Occ %</u>	
	Current Month	4.44 %		95.56%	
MASS	Occupancy				
		<u>Loss</u>		<u>Occ %</u>	
	Year-to-Date	1.77 %		98.23%	IR >= 0.98
MASS					
	FASS KFI	MP	MASS KFI	MP	
	QR	0.00 12	Accts Recvble	5.00 5	
MASS					
	FASS KFI	MP	MASS KFI	MP	
	MENAR	0.00 11	Accts Payable	4.00 4	
MASS					
	FASS KFI	MP	MASS KFI	MP	
	DSCR	2.00 2	Occupancy	16.00 16	
MASS					
	FASS KFI	MP	MASS KFI	MP	
	Total Points	2.00 25	Total Points	25.00 25	
MASS	Capital Fund Occupancy				
		5.00			

Excess Cash	
	(271,238)

Excess Cash	
	(125,652)

Average Dwelling Rent			
Actual/UML	314,114	2,423	129.64
Budget/UMA	289,994	2,480	116.93
Increase (Decrease)	24,120	(57)	12.71

Average Dwelling Rent			
Actual/UML	287,885	2,436	118.18
Budget/UMA	283,316	2,480	114.24
Increase (Decrease)	4,570	(44)	3.94

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 148.06	32.10 %
Supplies and Materials	44.95	9.74
Fleet Costs	7.07	1.53
Outside Services	198.72	43.08
Utilities	46.62	10.11
Protective Services	4.62	1.00
Insurance	32.02	10.17
Other Expenses	24.02	5.21
Total Average Expense	\$ 506.10	112.94 %

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 143.70	32.76 %
Supplies and Materials	29.83	6.80
Fleet Costs	4.29	0.98
Outside Services	143.22	32.66
Utilities	44.95	10.33
Protective Services	7.33	1.67
Insurance	21.65	10.33
Other Expenses	23.63	5.39
Total Average Expense	\$ 418.60	100.91 %

KFI - FY Comparison for Mission Park - 100 Units

Period Ending April 30, 2019

		This Year			
FASS	Quick Ratio (QR)				
	Current Assets, Unrestricted	(58,691)	=	-1.22	
	Curr Liab Exc Curr Prtn LTD	(48,268)			IR >= 2.0
FASS	Months Expendable Net Assets Ratio (MENAR)				
	Expendable Fund Balance	(106,959)	=	-1.60	
	Average Monthly Operating and Other Expenses	67,043			IR >= 4.0
FASS	Debt Service Coverage Ratio (DSCR)				
		0.00			IR >= 1.25
MASS	Tenant Receivable (TR)				
	Tenant Receivable	15,332	=	0.13	
	Total Tenant Revenue	120,328			IR < 1.50
MASS	Days Receivable Outstanding: 39.48				
MASS	Accounts Payable (AP)				
	Accounts Payable	(28,653)	=	0.43	
	Total Operating Expenses	67,043			IR < 0.75
MASS	Occupancy				
		<u>Loss</u>	<u>Occ %</u>		
	Current Month	5.00%	95.00%		
MASS	Occupancy				
		<u>Loss</u>	<u>Occ %</u>		
	Year-to-Date	3.80%	96.20%		IR >= 0.98
MASS					
	FASS KFI	MP	MASS KFI	MP	
	QR	0.00 12	Accts Recvble	5.00 5	
MASS					
	MENAR	0.00 11	Accts Payable	4.00 4	
	DSCR	2.00 2	Occupancy	12.00 16	
MASS					
	Total Points	2.00 25	Total Points	21.00 25	
Capital Fund Occupancy					
5.00					

		Last Year			
FASS	Quick Ratio (QR)				
	Current Assets, Unrestricted	(28,774)	=	-0.43	
	Curr Liab Exc Curr Prtn LTD	(66,215)			IR >= 2.0
FASS	Months Expendable Net Assets Ratio (MENAR)				
	Expendable Fund Balance	(94,989)	=	-1.47	
	Average Monthly Operating and Other Expenses	64,438			IR >= 4.0
FASS	Debt Service Coverage Ratio (DSCR)				
		0.00			IR >= 1.25
MASS	Tenant Receivable (TR)				
	Tenant Receivable	7,338	=	0.06	
	Total Tenant Revenue	113,867			IR < 1.50
MASS	Days Receivable Outstanding: 19.77				
MASS	Accounts Payable (AP)				
	Accounts Payable	(44,677)	=	0.69	
	Total Operating Expenses	64,438			IR < 0.75
MASS	Occupancy				
		<u>Loss</u>	<u>Occ %</u>		
	Current Month	0.00 %	100.00%		
MASS	Occupancy				
		<u>Loss</u>	<u>Occ %</u>		
	Year-to-Date	3.40 %	96.60%		IR >= 0.98
MASS					
	FASS KFI	MP	MASS KFI	MP	
	QR	0.00 12	Accts Recvble	5.00 5	
MASS					
	MENAR	0.00 11	Accts Payable	4.00 4	
	DSCR	2.00 2	Occupancy	12.00 16	
MASS					
	Total Points	2.00 25	Total Points	21.00 25	
Capital Fund Occupancy					
5.00					

Excess Cash				
(174,757)				
Average Dwelling Rent				
Actual/UML	100,175	962	104.13	
Budget/UMA	116,667	1,000	116.67	
Increase (Decrease)	(16,492)	(38)	(12.53)	

Excess Cash				
(159,690)				
Average Dwelling Rent				
Actual/UML	113,528	966	117.52	
Budget/UMA	140,008	1,000	140.01	
Increase (Decrease)	(26,480)	(34)	(22.48)	

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 175.66	34.78 %
Supplies and Materials	65.52	12.97
Fleet Costs	0.91	0.18
Outside Services	182.36	36.11
Utilities	78.17	15.48
Protective Services	4.84	0.96
Insurance	41.19	15.97
Other Expenses	27.43	5.43
Total Average Expense	\$ 576.07	121.87 %

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 150.78	31.56 %
Supplies and Materials	57.61	12.06
Fleet Costs	4.89	1.02
Outside Services	156.75	32.81
Utilities	132.70	27.78
Protective Services	1.48	0.31
Insurance	32.22	27.78
Other Expenses	26.71	5.59
Total Average Expense	\$ 563.14	138.91 %

KFI - FY Comparison for Parkview/College Park - 231 Units

Period Ending April 30, 2019

		This Year			
FASS	Quick Ratio (QR)				
	Current Assets, Unrestricted	95,220	=	0.96	
	Curr Liab Exc Curr Prtn LTD	(99,136)			IR >= 2.0
FASS	Months Expendable Net Assets Ratio (MENAR)				
	Expendable Fund Balance	(3,916)	=	-0.04	
	Average Monthly Operating and Other Expenses	107,831			IR >= 4.0
FASS	Debt Service Coverage Ratio (DSCR)				
		0.00			IR >= 1.25
MASS	Tenant Receivable (TR)				
	Tenant Receivable	8,245	=	0.02	
	Total Tenant Revenue	453,429			IR < 1.50
MASS	Days Receivable Outstanding: 5.77				
MASS	Accounts Payable (AP)				
	Accounts Payable	(46,763)	=	0.43	
	Total Operating Expenses	107,831			IR < 0.75
MASS	Occupancy				
		<u>Loss</u>	<u>Occ %</u>		
	Current Month	2.16%	97.84%		
MASS	Occupancy				
		<u>Loss</u>	<u>Occ %</u>		
	Year-to-Date	3.25%	96.75%		IR >= 0.98
MASS	FASS KFI	MP	MASS KFI	MP	
	QR	0.00 12	Accts Recvble	5.00 5	
	MENAR	0.00 11	Accts Payable	4.00 4	
	DSCR	2.00 2	Occupancy	12.00 16	
	Total Points	2.00 25	Total Points	21.00 25	
MASS	Capital Fund Occupancy				
		5.00			

		Last Year			
FASS	Quick Ratio (QR)				
	Current Assets, Unrestricted	87,799	=	0.96	
	Curr Liab Exc Curr Prtn LTD	(91,906)			IR >= 2.0
FASS	Months Expendable Net Assets Ratio (MENAR)				
	Expendable Fund Balance	(4,107)	=	-0.04	
	Average Monthly Operating and Other Expenses	106,006			IR >= 4.0
FASS	Debt Service Coverage Ratio (DSCR)				
		0.00			IR >= 1.25
MASS	Tenant Receivable (TR)				
	Tenant Receivable	11,299	=	0.02	
	Total Tenant Revenue	452,534			IR < 1.50
MASS	Days Receivable Outstanding: 7.88				
MASS	Accounts Payable (AP)				
	Accounts Payable	(30,922)	=	0.29	
	Total Operating Expenses	106,006			IR < 0.75
MASS	Occupancy				
		<u>Loss</u>	<u>Occ %</u>		
	Current Month	3.90 %	96.10%		
MASS	Occupancy				
		<u>Loss</u>	<u>Occ %</u>		
	Year-to-Date	2.34 %	97.66%		IR >= 0.98
MASS	FASS KFI	MP	MASS KFI	MP	
	QR	0.00 12	Accts Recvble	5.00 5	
	MENAR	0.00 11	Accts Payable	4.00 4	
	DSCR	2.00 2	Occupancy	12.00 16	
	Total Points	2.00 25	Total Points	21.00 25	
MASS	Capital Fund Occupancy				
		5.00			

Excess Cash				
(111,864)				
Average Dwelling Rent				
Actual/UML	424,577	2,235	189.97	
Budget/UMA	433,333	2,310	187.59	
Increase (Decrease)	(8,756)	(75)	2.38	

Excess Cash				
(110,477)				
Average Dwelling Rent				
Actual/UML	432,543	2,256	191.73	
Budget/UMA	479,167	2,310	207.43	
Increase (Decrease)	(46,624)	(54)	(15.70)	

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 191.58	46.15 %
Supplies and Materials	43.35	10.44
Fleet Costs	0.62	0.15
Outside Services	80.74	19.45
Utilities	46.32	11.16
Protective Services	6.54	1.58
Insurance	16.52	11.16
Other Expenses	25.11	6.05
Total Average Expense	\$ 410.79	106.13 %

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 177.92	43.92 %
Supplies and Materials	37.53	9.26
Fleet Costs	0.45	0.11
Outside Services	61.32	15.14
Utilities	48.26	11.91
Protective Services	10.86	2.68
Insurance	11.88	11.91
Other Expenses	25.35	6.26
Total Average Expense	\$ 373.57	101.21 %

KFI - FY Comparison for Pin Oak I - 50 Units
Period Ending April 30, 2019

		This Year						
FASS	Quick Ratio (QR)							
	Current Assets, Unrestricted	(6,622)	=	-0.33				
	Curr Liab Exc Curr Prtn LTD	(20,000)			IR >= 2.0			
FASS	Months Expendable Net Assets Ratio (MENAR)							
	Expendable Fund Balance	(26,622)	=	-1.04				
	Average Monthly Operating and Other Expenses	25,605			IR >= 4.0			
FASS	Debt Service Coverage Ratio (DSCR)							
		0.00			IR >= 1.25			
MASS	Tenant Receivable (TR)							
	Tenant Receivable	(11,377)	=	-0.10				
	Total Tenant Revenue	112,193			IR < 1.50			
MASS	Days Receivable Outstanding: -30.87							
MASS	Accounts Payable (AP)							
	Accounts Payable	(10,568)	=	0.41				
	Total Operating Expenses	25,605			IR < 0.75			
MASS	Occupancy							
		<u>Loss</u>		<u>Occ %</u>				
	Current Month	2.00%		98.00%				
MASS	Occupancy							
		<u>Loss</u>		<u>Occ %</u>				
	Year-to-Date	2.60%		97.40%	IR >= 0.98			
MASS	FASS KFI		MP		MASS KFI		MP	
	QR	0.00	12	Accts Recvble	5.00	5		
MASS	FASS KFI		MP		MASS KFI		MP	
	MENAR	0.00	11	Accts Payable	4.00	4		
MASS	FASS KFI		MP		MASS KFI		MP	
	DSCR	2.00	2	Occupancy	12.00	16		
MASS	FASS KFI		MP		MASS KFI		MP	
	Total Points	2.00	25	Total Points	21.00	25		
Capital Fund Occupancy								
5.00								

		Last Year						
FASS	Quick Ratio (QR)							
	Current Assets, Unrestricted	(42,053)	=	-2.23				
	Curr Liab Exc Curr Prtn LTD	(18,861)			IR >= 2.0			
FASS	Months Expendable Net Assets Ratio (MENAR)							
	Expendable Fund Balance	(60,915)	=	-2.77				
	Average Monthly Operating and Other Expenses	21,970			IR >= 4.0			
FASS	Debt Service Coverage Ratio (DSCR)							
		0.00			IR >= 1.25			
MASS	Tenant Receivable (TR)							
	Tenant Receivable	(1,262)	=	-0.01				
	Total Tenant Revenue	121,152			IR < 1.50			
MASS	Days Receivable Outstanding: -3.17							
MASS	Accounts Payable (AP)							
	Accounts Payable	(10,258)	=	0.47				
	Total Operating Expenses	21,970			IR < 0.75			
MASS	Occupancy							
		<u>Loss</u>		<u>Occ %</u>				
	Current Month	2.00 %		98.00%				
MASS	Occupancy							
		<u>Loss</u>		<u>Occ %</u>				
	Year-to-Date	2.20 %		97.80%	IR >= 0.98			
MASS	FASS KFI		MP		MASS KFI		MP	
	QR	0.00	12	Accts Recvble	5.00	5		
MASS	FASS KFI		MP		MASS KFI		MP	
	MENAR	0.00	11	Accts Payable	4.00	4		
MASS	FASS KFI		MP		MASS KFI		MP	
	DSCR	2.00	2	Occupancy	12.00	16		
MASS	FASS KFI		MP		MASS KFI		MP	
	Total Points	2.00	25	Total Points	21.00	25		
Capital Fund Occupancy								
5.00								

Excess Cash				
(52,227)				
Average Dwelling Rent				
Actual/UML	111,412	487	228.77	
Budget/UMA	121,667	500	243.33	
Increase (Decrease)	(10,255)	(13)	(14.56)	
PUM / Percentage of Revenue				
Expense	Amount	Percent		
Salaries and Benefits	\$ 111.41	27.41 %		
Supplies and Materials	36.13	8.89		
Fleet Costs	0.00	0.00		
Outside Services	88.24	21.71		
Utilities	139.76	34.38		
Protective Services	0.00	0.00		
Insurance	33.35	34.38		
Other Expenses	35.93	8.84		
Total Average Expense	\$ 444.83	135.60 %		

Excess Cash				
(82,944)				
Average Dwelling Rent				
Actual/UML	119,826	489	245.04	
Budget/UMA	116,667	500	233.33	
Increase (Decrease)	3,159	(11)	11.71	
PUM / Percentage of Revenue				
Expense	Amount	Percent		
Salaries and Benefits	\$ 168.80	39.50%		
Supplies and Materials	36.09	8.45		
Fleet Costs	0.00	0.00		
Outside Services	17.61	4.12		
Utilities	111.13	26.00		
Protective Services	0.39	0.09		
Insurance	13.20	26.00		
Other Expenses	31.15	7.29		
Total Average Expense	\$ 378.38	111.45%		

		This Year																												
FASS	Quick Ratio (QR)																													
	Current Assets, Unrestricted	24,919	=	0.36																										
	Curr Liab Exc Curr Prtn LTD	(68,924)			IR >= 2.0																									
FASS	Months Expendable Net Assets Ratio (MENAR)																													
	Expendable Fund Balance	(44,004)	=	-0.66																										
	Average Monthly Operating and Other Expenses	66,937			IR >= 4.0																									
FASS	Debt Service Coverage Ratio (DSCR)																													
		0.00			IR >= 1.25																									
MASS	Tenant Receivable (TR)																													
	Tenant Receivable	34,012	=	0.19																										
	Total Tenant Revenue	175,989			IR < 1.50																									
Days Receivable Outstanding: 59.61																														
MASS	Accounts Payable (AP)																													
	Accounts Payable	(48,392)	=	0.72																										
	Total Operating Expenses	66,937			IR < 0.75																									
MASS	Occupancy																													
		<u>Loss</u>		<u>Occ %</u>																										
	Current Month	6.73%		93.27%																										
Year-to-Date	4.42%		95.58%	IR >= 0.98																										
<table border="1"> <thead> <tr> <th></th> <th>FASS KFI</th> <th>MP</th> <th>MASS KFI</th> <th>MP</th> </tr> </thead> <tbody> <tr> <td>QR</td> <td>0.00</td> <td>12</td> <td>Accts Recvble</td> <td>2.00 5</td> </tr> <tr> <td>MENAR</td> <td>0.00</td> <td>11</td> <td>Accts Payable</td> <td>4.00 4</td> </tr> <tr> <td>DSCR</td> <td>2.00</td> <td>2</td> <td>Occupancy</td> <td>8.00 16</td> </tr> <tr> <td>Total Points</td> <td>2.00</td> <td>25</td> <td>Total Points</td> <td>14.00 25</td> </tr> </tbody> </table>							FASS KFI	MP	MASS KFI	MP	QR	0.00	12	Accts Recvble	2.00 5	MENAR	0.00	11	Accts Payable	4.00 4	DSCR	2.00	2	Occupancy	8.00 16	Total Points	2.00	25	Total Points	14.00 25
	FASS KFI	MP	MASS KFI	MP																										
QR	0.00	12	Accts Recvble	2.00 5																										
MENAR	0.00	11	Accts Payable	4.00 4																										
DSCR	2.00	2	Occupancy	8.00 16																										
Total Points	2.00	25	Total Points	14.00 25																										
Capital Fund Occupancy																														
5.00																														

		Last Year																												
FASS	Quick Ratio (QR)																													
	Current Assets, Unrestricted	(19,807)	=	-0.34																										
	Curr Liab Exc Curr Prtn LTD	(58,841)			IR >= 2.0																									
FASS	Months Expendable Net Assets Ratio (MENAR)																													
	Expendable Fund Balance	(78,647)	=	-1.24																										
	Average Monthly Operating and Other Expenses	63,454			IR >= 4.0																									
FASS	Debt Service Coverage Ratio (DSCR)																													
		0.00			IR >= 1.25																									
MASS	Tenant Receivable (TR)																													
	Tenant Receivable	2,750	=	0.02																										
	Total Tenant Revenue	131,162			IR < 1.50																									
Days Receivable Outstanding: 6.41																														
MASS	Accounts Payable (AP)																													
	Accounts Payable	(36,733)	=	0.58																										
	Total Operating Expenses	63,454			IR < 0.75																									
MASS	Occupancy																													
		<u>Loss</u>		<u>Occ %</u>																										
	Current Month	0.96 %		99.04%																										
Year-to-Date	2.12 %		97.88%	IR >= 0.98																										
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	FASS KFI	MP	MASS KFI	MP																										
QR	0.00	12	Accts Recvble	0.00 5																										
MENAR	0.00	11	Accts Payable	4.00 4																										
DSCR	2.00	2	Occupancy	12.00 16																										
Total Points	2.00	25	Total Points	16.00 25																										
Capital Fund Occupancy																														
5.00																														

Excess Cash				
(110,941)				
Average Dwelling Rent				
Actual/UML	148,707	994	149.60	
Budget/UMA	137,477	1,040	132.19	
Increase (Decrease)	11,230	(46)	17.42	

Excess Cash				
(142,287)				
Average Dwelling Rent				
Actual/UML	132,273	1,018	129.93	
Budget/UMA	200,521	1,040	192.81	
Increase (Decrease)	(68,248)	(22)	(62.87)	

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 178.99	32.58 %
Supplies and Materials	47.82	8.70
Fleet Costs	1.12	0.20
Outside Services	191.49	34.85
Utilities	86.95	15.82
Protective Services	3.92	0.71
Insurance	31.95	16.33
Other Expenses	26.52	4.83
Total Average Expense	\$ 568.75	114.03 %

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 171.52	37.05 %
Supplies and Materials	47.53	10.27
Fleet Costs	3.30	0.71
Outside Services	143.20	30.93
Utilities	111.11	24.00
Protective Services	6.02	1.30
Insurance	20.96	24.00
Other Expenses	21.86	4.72
Total Average Expense	\$ 525.51	132.98 %

KFI - FY Comparison for Scattered Sites - 163 Units

Period Ending April 30, 2019

		This Year			
FASS	Quick Ratio (QR)				
	Current Assets, Unrestricted	155,546	=	2.31	
	Curr Liab Exc Curr Prtn LTD	(67,342)			IR >= 2.0
FASS	Months Expendable Net Assets Ratio (MENAR)				
	Expendable Fund Balance	88,204	=	1.23	
	Average Monthly Operating and Other Expenses	71,552			IR >= 4.0
FASS	Debt Service Coverage Ratio (DSCR)				
		0.00			IR >= 1.25
MASS	Tenant Receivable (TR)				
	Tenant Receivable	33,515	=	0.13	
	Total Tenant Revenue	257,547			IR < 1.50
MASS	Days Receivable Outstanding: 41.55				
MASS	Accounts Payable (AP)				
	Accounts Payable	(32,477)	=	0.45	
	Total Operating Expenses	71,552			IR < 0.75
MASS	Occupancy				
MASS	Loss				
MASS	Occ %				
MASS	IR >= 0.98				
MASS	Capital Fund Occupancy				
		5.00			

		Last Year			
FASS	Quick Ratio (QR)				
	Current Assets, Unrestricted	225,058	=	2.84	
	Curr Liab Exc Curr Prtn LTD	(79,119)			IR >= 2.0
FASS	Months Expendable Net Assets Ratio (MENAR)				
	Expendable Fund Balance	145,939	=	2.26	
	Average Monthly Operating and Other Expenses	64,466			IR >= 4.0
FASS	Debt Service Coverage Ratio (DSCR)				
		0.00			IR >= 1.25
MASS	Tenant Receivable (TR)				
	Tenant Receivable	26,678	=	0.12	
	Total Tenant Revenue	214,860			IR < 1.50
MASS	Days Receivable Outstanding: 37.77				
MASS	Accounts Payable (AP)				
	Accounts Payable	(39,662)	=	0.62	
	Total Operating Expenses	64,466			IR < 0.75
MASS	Occupancy				
MASS	Loss				
MASS	Occ %				
MASS	IR >= 0.98				
MASS	Capital Fund Occupancy				
		5.00			

	FASS KFI	MP	MASS KFI	MP
QR	12.00	12	Accts Recvble	5.00 5
MENAR	6.34	11	Accts Payable	4.00 4
DSCR	2.00	2	Occupancy	12.00 16
Total Points	20.34	25	Total Points	21.00 25

	FASS KFI	MP	MASS KFI	MP
QR	12.00	12	Accts Recvble	5.00 5
MENAR	7.85	11	Accts Payable	4.00 4
DSCR	2.00	2	Occupancy	8.00 16
Total Points	21.85	25	Total Points	17.00 25

Excess Cash	
	16,652

Excess Cash	
	81,010

Average Dwelling Rent				
Actual/UML	229,769	1,528	150.37	
Budget/UMA	225,000	1,560	144.23	
Increase (Decrease)	4,769	(32)	6.14	

Average Dwelling Rent				
Actual/UML	223,613	1,564	142.98	
Budget/UMA	250,000	1,630	153.37	
Increase (Decrease)	(26,387)	(66)	(10.40)	

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 75.72	15.80 %
Supplies and Materials	14.92	3.11
Fleet Costs	1.55	0.32
Outside Services	175.37	36.60
Utilities	4.40	0.92
Protective Services	1.29	0.27
Insurance	34.92	0.92
Other Expenses	90.49	18.88
Total Average Expense	\$ 398.66	76.82 %

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 81.76	18.81 %
Supplies and Materials	13.84	3.18
Fleet Costs	3.37	0.78
Outside Services	170.80	39.29
Utilities	3.06	0.71
Protective Services	0.00	0.00
Insurance	22.70	0.71
Other Expenses	16.92	3.89
Total Average Expense	\$ 312.44	67.37 %

		This Year			
FASS	Quick Ratio (QR)				
	Current Assets, Unrestricted	(96,808)	=	-6.68	
	Curr Liab Exc Curr Prtn LTD	(14,497)			IR >= 2.0
FASS	Months Expendable Net Assets Ratio (MENAR)				
	Expendable Fund Balance	(111,305)	=	-9.33	
	Average Monthly Operating and Other Expenses	11,930			IR >= 4.0
FASS	Debt Service Coverage Ratio (DSCR)				
		0.00			
					IR >= 1.25
MASS	Tenant Receivable (TR)				
	Tenant Receivable	0	=	0.00	
	Total Tenant Revenue	35,197			IR < 1.50
MASS	Days Receivable Outstanding: 0.00				
MASS	Accounts Payable (AP)				
	Accounts Payable	(6,141)	=	0.51	
	Total Operating Expenses	11,930			IR < 0.75
MASS	Occupancy				
		<u>Loss</u>		<u>Occ %</u>	
	Current Month	0.00%		0.00%	
MASS	Occupancy				
		<u>Loss</u>		<u>Occ %</u>	
	Year-to-Date	0.00%		0.00%	IR >= 0.98
MASS					
	FASS KFI	MP	MASS KFI	MP	
	QR	0.00 12	Accts Recvble	5.00 5	
MASS					
	FASS KFI	MP	MASS KFI	MP	
	MENAR	0.00 11	Accts Payable	4.00 4	
MASS					
	FASS KFI	MP	MASS KFI	MP	
	DSCR	2.00 2	Occupancy	0.00 16	
MASS					
	FASS KFI	MP	MASS KFI	MP	
	Total Points	2.00 25	Total Points	9.00 25	
MASS	Capital Fund Occupancy				
		5.00			

		Last Year			
FASS	Quick Ratio (QR)				
	Current Assets, Unrestricted	2,464	=	0.15	
	Curr Liab Exc Curr Prtn LTD	(16,183)			IR >= 2.0
FASS	Months Expendable Net Assets Ratio (MENAR)				
	Expendable Fund Balance	(13,719)	=	-1.33	
	Average Monthly Operating and Other Expenses	10,289			IR >= 4.0
FASS	Debt Service Coverage Ratio (DSCR)				
		0.00			
					IR >= 1.25
MASS	Tenant Receivable (TR)				
	Tenant Receivable	0	=	0.00	
	Total Tenant Revenue	44,222			IR < 1.50
MASS	Days Receivable Outstanding: 0.00				
MASS	Accounts Payable (AP)				
	Accounts Payable	(6,158)	=	0.60	
	Total Operating Expenses	10,289			IR < 0.75
MASS	Occupancy				
		<u>Loss</u>		<u>Occ %</u>	
	Current Month	0.00 %		0.00%	
MASS	Occupancy				
		<u>Loss</u>		<u>Occ %</u>	
	Year-to-Date	0.00 %		0.00%	IR >= 0.98
MASS					
	FASS KFI	MP	MASS KFI	MP	
	QR	0.00 12	Accts Recvble	5.00 5	
MASS					
	FASS KFI	MP	MASS KFI	MP	
	MENAR	0.00 11	Accts Payable	4.00 4	
MASS					
	FASS KFI	MP	MASS KFI	MP	
	DSCR	2.00 2	Occupancy	0.00 16	
MASS					
	FASS KFI	MP	MASS KFI	MP	
	Total Points	2.00 25	Total Points	9.00 25	
MASS	Capital Fund Occupancy				
		5.00			

Excess Cash	
	(123,235)

Excess Cash	
	(24,028)

Average Dwelling Rent			
Actual/UML	0	0	0.00
Budget/UMA	0	0	0.00
Increase (Decrease)	0	0	0.00

Average Dwelling Rent			
Actual/UML	0	0	0.00
Budget/UMA	0	0	0.00
Increase (Decrease)	0	0	0.00

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 0.00	76.74 %
Supplies and Materials	0.00	22.32
Fleet Costs	0.00	0.00
Outside Services	0.00	94.61
Utilities	0.00	131.92
Protective Services	0.00	0.00
Insurance	0.00	131.92
Other Expenses	0.00	10.19
Total Average Expense	\$ 0.00	467.69 %

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 0.00	71.21 %
Supplies and Materials	0.00	1.04
Fleet Costs	0.00	0.00
Outside Services	0.00	42.86
Utilities	0.00	108.39
Protective Services	0.00	0.00
Insurance	0.00	108.39
Other Expenses	0.00	8.31
Total Average Expense	\$ 0.00	340.21 %

KFI - FY Comparison for Springview - 182 Units

Period Ending April 30, 2019

		This Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	(170,188)	=	-1.93																															
	Curr Liab Exc Curr Prtn LTD	(88,401)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	(258,589)	=	-2.34																															
	Average Monthly Operating and Other Expenses	110,394			IR >= 4.0																														
FASS	Debt Service Coverage Ratio (DSCR)																																		
		0.00			IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	2,983	=	0.01																															
	Total Tenant Revenue	348,764			IR < 1.50																														
Days Receivable Outstanding: 2.61																																			
MASS	Accounts Payable (AP)																																		
	Accounts Payable	(46,747)	=	0.42																															
	Total Operating Expenses	110,394			IR < 0.75																														
<table border="1"> <thead> <tr> <th>Occupancy</th> <th>Loss</th> <th>Occ %</th> <th colspan="3"></th> </tr> </thead> <tbody> <tr> <td>Current Month</td> <td>9.34%</td> <td>90.66%</td> <td colspan="3"></td> </tr> <tr> <td>Year-to-Date</td> <td>7.25%</td> <td>92.75%</td> <td colspan="3">IR >= 0.98</td> </tr> </tbody> </table>						Occupancy	Loss	Occ %				Current Month	9.34%	90.66%				Year-to-Date	7.25%	92.75%	IR >= 0.98														
Occupancy	Loss	Occ %																																	
Current Month	9.34%	90.66%																																	
Year-to-Date	7.25%	92.75%	IR >= 0.98																																
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Total Points	2.00 25	Total Points	13.00 25																																
Capital Fund Occupancy																																			
5.00																																			

		Last Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	68,182	=	0.74																															
	Curr Liab Exc Curr Prtn LTD	(92,267)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	(24,085)	=	-0.24																															
	Average Monthly Operating and Other Expenses	99,383			IR >= 4.0																														
FASS	Debt Service Coverage Ratio (DSCR)																																		
		0.00			IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	9,992	=	0.03																															
	Total Tenant Revenue	370,374			IR < 1.50																														
Days Receivable Outstanding: 8.37																																			
MASS	Accounts Payable (AP)																																		
	Accounts Payable	(51,698)	=	0.52																															
	Total Operating Expenses	99,383			IR < 0.75																														
<table border="1"> <thead> <tr> <th>Occupancy</th> <th>Loss</th> <th>Occ %</th> <th colspan="3"></th> </tr> </thead> <tbody> <tr> <td>Current Month</td> <td>7.14 %</td> <td>92.86%</td> <td colspan="3"></td> </tr> <tr> <td>Year-to-Date</td> <td>6.76 %</td> <td>93.24 %</td> <td colspan="3">IR >= 0.98</td> </tr> </tbody> </table>						Occupancy	Loss	Occ %				Current Month	7.14 %	92.86%				Year-to-Date	6.76 %	93.24 %	IR >= 0.98														
Occupancy	Loss	Occ %																																	
Current Month	7.14 %	92.86%																																	
Year-to-Date	6.76 %	93.24 %	IR >= 0.98																																
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FASS KFI	MP	MASS KFI	MP																																
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DSCR	2.00 2	Occupancy	4.00 16																																
Total Points	2.00 25	Total Points	13.00 25																																
Capital Fund Occupancy																																			
5.00																																			

Excess Cash	
(368,983)	

Excess Cash	
(124,061)	

Average Dwelling Rent			
Actual/UML	308,706	1,688	182.88
Budget/UMA	320,833	1,820	176.28
Increase (Decrease)	(12,127)	(132)	6.60

Average Dwelling Rent			
Actual/UML	307,010	1,697	180.91
Budget/UMA	395,885	1,820	217.52
Increase (Decrease)	(88,875)	(123)	(36.61)

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 188.66	38.86 %
Supplies and Materials	37.80	7.79
Fleet Costs	3.48	0.72
Outside Services	155.25	31.98
Utilities	104.72	21.57
Protective Services	4.26	0.88
Insurance	38.20	21.57
Other Expenses	32.85	6.77
Total Average Expense	\$ 565.21	130.13 %

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 176.14	35.70%
Supplies and Materials	30.09	6.10
Fleet Costs	6.36	1.29
Outside Services	125.33	25.40
Utilities	89.49	18.14
Protective Services	5.93	1.20
Insurance	26.21	18.14
Other Expenses	30.46	6.17
Total Average Expense	\$ 490.00	112.15%

KFI - FY Comparison for Sun Park/Hornsby - 124 Units

Period Ending April 30, 2019

		This Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	69,521	=	1.30																															
	Curr Liab Exc Curr Prtn LTD	(53,637)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	15,884	=	0.28																															
	Average Monthly Operating and Other Expenses	56,923			IR >= 4.0																														
Debt Service Coverage Ratio (DSCR)																																			
0.00					IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	6,527	=	0.02																															
	Total Tenant Revenue	266,752			IR < 1.50																														
Days Receivable Outstanding: 7.52																																			
MASS	Accounts Payable (AP)																																		
	Accounts Payable	(23,733)	=	0.42																															
	Total Operating Expenses	56,923			IR < 0.75																														
Occupancy																																			
	<u>Loss</u>	<u>Occ %</u>																																	
Current Month	0.81%	99.19%																																	
Year-to-Date	4.44%	95.56%	IR >= 0.98																																
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	FASS KFI	MP	MASS KFI	MP																															
QR	8.62	12	Accts Recvble	5.00	5																														
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Total Points	10.62	25	Total Points	17.00	25																														
Capital Fund Occupancy																																			
5.00																																			

		Last Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	9,578	=	0.18																															
	Curr Liab Exc Curr Prtn LTD	(52,942)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	(43,364)	=	-0.73																															
	Average Monthly Operating and Other Expenses	59,131			IR >= 4.0																														
Debt Service Coverage Ratio (DSCR)																																			
0.00					IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	1,368	=	0.01																															
	Total Tenant Revenue	246,147			IR < 1.50																														
Days Receivable Outstanding: 1.69																																			
MASS	Accounts Payable (AP)																																		
	Accounts Payable	(22,886)	=	0.39																															
	Total Operating Expenses	59,131			IR < 0.75																														
Occupancy																																			
	<u>Loss</u>	<u>Occ %</u>																																	
Current Month	4.84 %	95.16%																																	
Year-to-Date	2.50 %	97.50%	IR >= 0.98																																
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	FASS KFI	MP	MASS KFI	MP																															
QR	0.00	12	Accts Recvble	5.00	5																														
MENAR	0.00	11	Accts Payable	4.00	4																														
DSCR	2.00	2	Occupancy	12.00	16																														
Total Points	2.00	25	Total Points	21.00	25																														
Capital Fund Occupancy																																			
5.00																																			

Excess Cash				
(41,039)				
Average Dwelling Rent				
Actual/UML	253,478	1,185	213.91	
Budget/UMA	245,833	1,240	198.25	
Increase (Decrease)	7,644	(55)	15.65	

Excess Cash				
(102,762)				
Average Dwelling Rent				
Actual/UML	246,709	1,209	204.06	
Budget/UMA	266,667	1,240	215.05	
Increase (Decrease)	(19,958)	(31)	(10.99)	

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 181.58	42.88 %
Supplies and Materials	23.82	5.62
Fleet Costs	0.32	0.08
Outside Services	74.00	17.48
Utilities	69.12	16.32
Protective Services	2.36	0.56
Insurance	26.02	16.70
Other Expenses	27.52	6.50
Total Average Expense	\$ 404.75	106.14 %

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 195.44	50.79%
Supplies and Materials	23.40	6.08
Fleet Costs	2.43	0.63
Outside Services	49.20	12.79
Utilities	77.77	20.66
Protective Services	7.01	1.82
Insurance	18.23	20.66
Other Expenses	29.74	7.73
Total Average Expense	\$ 403.22	121.16%

KFI - FY Comparison for Sutton/Le Chalet - 34 Units

Period Ending April 30, 2019

		This Year			
FASS	Quick Ratio (QR)				
	Current Assets, Unrestricted	109,892	=	7.05	
	Curr Liab Exc Curr Prtn LTD	(15,586)			IR >= 2.0
FASS	Months Expendable Net Assets Ratio (MENAR)				
	Expendable Fund Balance	94,305	=	5.31	
	Average Monthly Operating and Other Expenses	17,749			IR >= 4.0
Debt Service Coverage Ratio (DSCR)					
0.00					IR >= 1.25
MASS	Tenant Receivable (TR)				
	Tenant Receivable	622	=	0.01	
	Total Tenant Revenue	89,652			IR < 1.50
Days Receivable Outstanding: 2.17					
MASS	Accounts Payable (AP)				
	Accounts Payable	(8,247)	=	0.46	
	Total Operating Expenses	17,749			IR < 0.75
		Occupancy	Loss	Occ %	
		Current Month	0.00%	100.00%	
		Year-to-Date	2.94%	97.06%	IR >= 0.98
		FASS KFI	MP	MASS KFI	MP
		QR	12.00 12	Accts Recvble	5.00 5
		MENAR	11.00 11	Accts Payable	4.00 4
		DSCR	2.00 2	Occupancy	12.00 16
		Total Points	25.00 25	Total Points	21.00 25
Capital Fund Occupancy					
5.00					

		Last Year			
FASS	Quick Ratio (QR)				
	Current Assets, Unrestricted	225,383	=	21.31	
	Curr Liab Exc Curr Prtn LTD	(10,575)			IR >= 2.0
FASS	Months Expendable Net Assets Ratio (MENAR)				
	Expendable Fund Balance	214,807	=	11.49	
	Average Monthly Operating and Other Expenses	18,703			IR >= 4.0
Debt Service Coverage Ratio (DSCR)					
0.00					IR >= 1.25
MASS	Tenant Receivable (TR)				
	Tenant Receivable	(1,188)	=	-0.01	
	Total Tenant Revenue	81,779			IR < 1.50
Days Receivable Outstanding: -4.42					
MASS	Accounts Payable (AP)				
	Accounts Payable	(3,727)	=	0.20	
	Total Operating Expenses	18,703			IR < 0.75
		Occupancy	Loss	Occ %	
		Current Month	0.00 %	100.00%	
		Year-to-Date	2.35 %	97.65%	IR >= 0.98
		FASS KFI	MP	MASS KFI	MP
		QR	12.00 12	Accts Recvble	5.00 5
		MENAR	11.00 11	Accts Payable	4.00 4
		DSCR	2.00 2	Occupancy	12.00 16
		Total Points	25.00 25	Total Points	21.00 25
Capital Fund Occupancy					
5.00					

Excess Cash				
76,557				
Average Dwelling Rent				
Actual/UML	81,628	330	247.36	
Budget/UMA	82,191	340	241.74	
Increase (Decrease)	(562)	(10)	5.62	

Excess Cash				
196,058				
Average Dwelling Rent				
Actual/UML	78,837	332	237.46	
Budget/UMA	77,792	340	228.80	
Increase (Decrease)	1,045	(8)	8.66	

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 186.92	35.35 %
Supplies and Materials	21.65	4.09
Fleet Costs	0.00	0.00
Outside Services	134.04	25.35
Utilities	110.93	20.98
Protective Services	0.00	0.00
Insurance	5.48	20.98
Other Expenses	12.95	2.45
Total Average Expense	\$ 471.98	109.19 %

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 192.27	39.92 %
Supplies and Materials	26.17	5.43
Fleet Costs	0.00	0.00
Outside Services	115.58	24.00
Utilities	132.21	27.45
Protective Services	2.21	0.46
Insurance	12.13	27.45
Other Expenses	9.68	2.01
Total Average Expense	\$ 490.25	126.72 %

		This Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	(866,743)	=	-12.18																															
	Curr Liab Exc Curr Prtn LTD	(71,171)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	(937,914)	=	-12.94																															
	Average Monthly Operating and Other Expenses	72,479			IR >= 4.0																														
FASS	Debt Service Coverage Ratio (DSCR)																																		
		0.00			IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	1,742	=	0.00																															
	Total Tenant Revenue	365,941			IR < 1.50																														
Days Receivable Outstanding: 1.45																																			
MASS	Accounts Payable (AP)																																		
	Accounts Payable	(41,520)	=	0.57																															
	Total Operating Expenses	72,479			IR < 0.75																														
MASS	Occupancy																																		
		<u>Loss</u>		<u>Occ %</u>																															
	Current Month	1.50%		98.50%																															
Year-to-Date	0.90%		99.10%	IR >= 0.98																															
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	FASS KFI	MP	MASS KFI	MP																															
QR	0.00	12	Accts Recvble	5.00	5																														
MENAR	0.00	11	Accts Payable	4.00	4																														
DSCR	2.00	2	Occupancy	16.00	16																														
Total Points	2.00	25	Total Points	25.00	25																														
Capital Fund Occupancy																																			
5.00																																			

		Last Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	(99,936)	=	-2.01																															
	Curr Liab Exc Curr Prtn LTD	(49,728)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	(149,664)	=	-2.26																															
	Average Monthly Operating and Other Expenses	66,204			IR >= 4.0																														
FASS	Debt Service Coverage Ratio (DSCR)																																		
		0.00			IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	(1,354)	=	0.00																															
	Total Tenant Revenue	351,347			IR < 1.50																														
Days Receivable Outstanding: -1.17																																			
MASS	Accounts Payable (AP)																																		
	Accounts Payable	(22,582)	=	0.34																															
	Total Operating Expenses	66,204			IR < 0.75																														
MASS	Occupancy																																		
		<u>Loss</u>		<u>Occ %</u>																															
	Current Month	1.50 %		98.50%																															
Year-to-Date	1.73 %		98.27%	IR >= 0.98																															
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	FASS KFI	MP	MASS KFI	MP																															
QR	0.00	12	Accts Recvble	5.00	5																														
MENAR	0.00	11	Accts Payable	4.00	4																														
DSCR	2.00	2	Occupancy	16.00	16																														
Total Points	2.00	25	Total Points	25.00	25																														
Capital Fund Occupancy																																			
5.00																																			

Excess Cash	
(1,010,393)	

Excess Cash	
(216,246)	

Average Dwelling Rent				
Actual/UML	363,675	1,318	275.93	
Budget/UMA	356,667	1,330	268.17	
Increase (Decrease)	7,008	(12)	7.76	

Average Dwelling Rent				
Actual/UML	350,156	1,307	267.91	
Budget/UMA	401,493	1,330	301.87	
Increase (Decrease)	(51,337)	(23)	(33.97)	

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 178.98	37.32 %
Supplies and Materials	26.36	5.50
Fleet Costs	6.90	1.44
Outside Services	116.25	24.24
Utilities	100.92	21.04
Protective Services	0.00	0.00
Insurance	22.10	21.04
Other Expenses	22.88	4.77
Total Average Expense	\$ 474.39	115.34 %

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 175.98	38.86 %
Supplies and Materials	15.01	3.31
Fleet Costs	1.67	0.37
Outside Services	89.89	19.85
Utilities	106.85	23.59
Protective Services	0.00	0.00
Insurance	15.40	23.59
Other Expenses	21.33	4.71
Total Average Expense	\$ 426.13	114.29 %

KFI - FY Comparison for Victoria Plaza/Schnabel - 255 Units

Period Ending April 30, 2019

		This Year																												
FASS	Quick Ratio (QR)																													
	Current Assets, Unrestricted	408,946	=	6.51																										
	Curr Liab Exc Curr Prtn LTD	(62,865)			IR >= 2.0																									
FASS	Months Expendable Net Assets Ratio (MENAR)																													
	Expendable Fund Balance	346,081	=	5.35																										
	Average Monthly Operating and Other Expenses	64,640			IR >= 4.0																									
FASS	Debt Service Coverage Ratio (DSCR)																													
		42.61			IR >= 1.25																									
MASS	Tenant Receivable (TR)																													
	Tenant Receivable	1,931	=	0.01																										
	Total Tenant Revenue	134,245			IR < 1.50																									
Days Receivable Outstanding: 4.79																														
MASS	Accounts Payable (AP)																													
	Accounts Payable	(29,966)	=	0.46																										
	Total Operating Expenses	64,640			IR < 0.75																									
MASS	Occupancy																													
		<u>Loss</u>		<u>Occ %</u>																										
	Current Month	73.33%		97.14%																										
Year-to-Date																														
73.14% 97.86% IR >= 0.98																														
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	FASS KFI	MP	MASS KFI	MP																										
QR	12.00	12	Accts Recvble	5.00 5																										
MENAR	11.00	11	Accts Payable	4.00 4																										
DSCR	2.00	2	Occupancy	12.00 16																										
Total Points	25.00	25	Total Points	21.00 25																										
Capital Fund Occupancy																														
5.00																														

		Last Year																												
FASS	Quick Ratio (QR)																													
	Current Assets, Unrestricted	345,310	=	3.67																										
	Curr Liab Exc Curr Prtn LTD	(94,202)			IR >= 2.0																									
FASS	Months Expendable Net Assets Ratio (MENAR)																													
	Expendable Fund Balance	251,108	=	3.23																										
	Average Monthly Operating and Other Expenses	77,695			IR >= 4.0																									
FASS	Debt Service Coverage Ratio (DSCR)																													
		38.25			IR >= 1.25																									
MASS	Tenant Receivable (TR)																													
	Tenant Receivable	3,355	=	0.02																										
	Total Tenant Revenue	189,975			IR < 1.50																									
Days Receivable Outstanding: 5.41																														
MASS	Accounts Payable (AP)																													
	Accounts Payable	(28,448)	=	0.37																										
	Total Operating Expenses	77,695			IR < 0.75																									
MASS	Occupancy																													
		<u>Loss</u>		<u>Occ %</u>																										
	Current Month	72.94 %		98.57%																										
Year-to-Date																														
66.90 % 87.92% IR >= 0.98																														
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	FASS KFI	MP	MASS KFI	MP																										
QR	12.00	12	Accts Recvble	5.00 5																										
MENAR	9.27	11	Accts Payable	4.00 4																										
DSCR	2.00	2	Occupancy	0.00 16																										
Total Points	23.27	25	Total Points	9.00 25																										
Capital Fund Occupancy																														
5.00																														

Excess Cash				
283,291				

Excess Cash				
174,619				

Average Dwelling Rent				
Actual/UML	120,797	685	176.35	
Budget/UMA	116,667	700	166.67	
Increase (Decrease)	4,130	(15)	9.68	

Average Dwelling Rent				
Actual/UML	173,547	844	205.62	
Budget/UMA	253,309	960	263.86	
Increase (Decrease)	(79,762)	(116)	(58.24)	

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 224.37	20.54 %
Supplies and Materials	30.41	2.78
Fleet Costs	0.64	0.06
Outside Services	130.75	11.97
Utilities	97.03	8.88
Protective Services	3.79	0.35
Insurance	47.03	8.88
Other Expenses	101.03	9.25
Total Average Expense	\$ 635.06	62.71 %

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 206.70	21.62 %
Supplies and Materials	26.33	2.75
Fleet Costs	0.76	0.08
Outside Services	131.54	13.76
Utilities	144.09	15.07
Protective Services	4.39	0.46
Insurance	30.60	15.07
Other Expenses	149.02	15.59
Total Average Expense	\$ 693.44	84.40 %

		This Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	131,273	=	2.08																															
	Curr Liab Exc Curr Prtn LTD	(63,005)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	68,268	=	1.09																															
	Average Monthly Operating and Other Expenses	62,421			IR >= 4.0																														
FASS	Debt Service Coverage Ratio (DSCR)																																		
		0.00			IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	465	=	0.00																															
	Total Tenant Revenue	318,538			IR < 1.50																														
Days Receivable Outstanding: 0.45																																			
MASS	Accounts Payable (AP)																																		
	Accounts Payable	(36,191)	=	0.58																															
	Total Operating Expenses	62,421			IR < 0.75																														
MASS	Occupancy																																		
		<u>Loss</u>		<u>Occ %</u>																															
	Current Month	3.10%		96.90%																															
Year-to-Date	3.57%		96.43%	IR >= 0.98																															
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	FASS KFI	MP	MASS KFI	MP																															
QR	12.00	12	Accts Recvble	5.00	5																														
MENAR	6.14	11	Accts Payable	4.00	4																														
DSCR	2.00	2	Occupancy	12.00	16																														
Total Points	20.14	25	Total Points	21.00	25																														
Capital Fund Occupancy																																			
5.00																																			

		Last Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	123,814	=	2.49																															
	Curr Liab Exc Curr Prtn LTD	(49,757)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	74,057	=	1.27																															
	Average Monthly Operating and Other Expenses	58,147			IR >= 4.0																														
FASS	Debt Service Coverage Ratio (DSCR)																																		
		0.00			IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	(417)	=	0.00																															
	Total Tenant Revenue	305,564			IR < 1.50																														
Days Receivable Outstanding: -0.42																																			
MASS	Accounts Payable (AP)																																		
	Accounts Payable	(23,623)	=	0.41																															
	Total Operating Expenses	58,147			IR < 0.75																														
MASS	Occupancy																																		
		<u>Loss</u>		<u>Occ %</u>																															
	Current Month	4.65 %		95.35%																															
Year-to-Date	2.71 %		97.29%	IR >= 0.98																															
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	FASS KFI	MP	MASS KFI	MP																															
QR	12.00	12	Accts Recvble	5.00	5																														
MENAR	6.40	11	Accts Payable	4.00	4																														
DSCR	2.00	2	Occupancy	12.00	16																														
Total Points	20.40	25	Total Points	21.00	25																														
Capital Fund Occupancy																																			
5.00																																			

Excess Cash	
5,847	

Excess Cash	
15,702	

Average Dwelling Rent				
Actual/UML	312,853	1,244	251.49	
Budget/UMA	312,079	1,290	241.92	
Increase (Decrease)	774	(46)	9.57	

Average Dwelling Rent				
Actual/UML	303,154	1,255	241.56	
Budget/UMA	388,263	1,290	300.98	
Increase (Decrease)	(85,109)	(35)	(59.42)	

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 139.54	28.64 %
Supplies and Materials	19.49	4.00
Fleet Costs	0.29	0.06
Outside Services	97.08	19.92
Utilities	114.46	23.49
Protective Services	1.32	0.27
Insurance	18.83	23.49
Other Expenses	43.20	8.87
Total Average Expense	\$ 434.22	108.74 %

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 135.15	29.79%
Supplies and Materials	9.55	2.10
Fleet Costs	0.14	0.03
Outside Services	76.92	16.95
Utilities	116.47	25.67
Protective Services	1.80	0.40
Insurance	13.10	25.67
Other Expenses	33.75	7.44
Total Average Expense	\$ 386.89	108.06%

		This Year			
FASS	Quick Ratio (QR)				
	Current Assets, Unrestricted	237,651	=	3.02	
	Curr Liab Exc Curr Prtn LTD	(78,782)			IR >= 2.0
FASS	Months Expendable Net Assets Ratio (MENAR)				
	Expendable Fund Balance	158,868	=	1.58	
	Average Monthly Operating and Other Expenses	100,433			IR >= 4.0
FASS	Debt Service Coverage Ratio (DSCR)				
		1.01			IR >= 1.25
MASS	Tenant Receivable (TR)				
	Tenant Receivable	(709)	=	0.00	
	Total Tenant Revenue	525,664			IR < 1.50
Days Receivable Outstanding: -0.42					
MASS	Accounts Payable (AP)				
	Accounts Payable	(37,136)	=	0.37	
	Total Operating Expenses	100,433			IR < 0.75
Occupancy Loss Occ %					
	Current Month	2.99%	97.01%		
	Year-to-Date	2.59%	97.41%		IR >= 0.98
FASS KFI MP MASS KFI MP					
	QR	12.00	12	Accts Recvble	5.00 5
	MENAR	6.85	11	Accts Payable	4.00 4
	DSCR	1.00	2	Occupancy	12.00 16
	Total Points	19.85	25	Total Points	21.00 25
Capital Fund Occupancy					
5.00					

		Last Year			
FASS	Quick Ratio (QR)				
	Current Assets, Unrestricted	257,614	=	3.56	
	Curr Liab Exc Curr Prtn LTD	(72,418)			IR >= 2.0
FASS	Months Expendable Net Assets Ratio (MENAR)				
	Expendable Fund Balance	185,196	=	2.00	
	Average Monthly Operating and Other Expenses	92,509			IR >= 4.0
FASS	Debt Service Coverage Ratio (DSCR)				
		6.89			IR >= 1.25
MASS	Tenant Receivable (TR)				
	Tenant Receivable	1,581	=	0.00	
	Total Tenant Revenue	500,527			IR < 1.50
Days Receivable Outstanding: 0.99					
MASS	Accounts Payable (AP)				
	Accounts Payable	(33,467)	=	0.36	
	Total Operating Expenses	92,509			IR < 0.75
Occupancy Loss Occ %					
	Current Month	3.98 %	96.02%		
	Year-to-Date	2.04 %	97.96%		IR >= 0.98
FASS KFI MP MASS KFI MP					
	QR	12.00	12	Accts Recvble	5.00 5
	MENAR	7.47	11	Accts Payable	4.00 4
	DSCR	2.00	2	Occupancy	12.00 16
	Total Points	21.47	25	Total Points	21.00 25
Capital Fund Occupancy					
5.00					

Excess Cash				
58,435				
Average Dwelling Rent				
Actual/UML	506,910	1,958	258.89	
Budget/UMA	486,833	2,010	242.21	
Increase (Decrease)	20,077	(52)	16.69	

Excess Cash				
92,221				
Average Dwelling Rent				
Actual/UML	483,853	1,969	245.74	
Budget/UMA	483,544	2,010	240.57	
Increase (Decrease)	309	(41)	5.17	

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 182.48	36.09 %
Supplies and Materials	24.84	4.91
Fleet Costs	1.69	0.34
Outside Services	76.87	15.20
Utilities	94.26	18.64
Protective Services	2.68	0.53
Insurance	20.46	18.64
Other Expenses	24.59	4.86
Total Average Expense	\$ 427.89	99.22 %

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 160.95	33.57 %
Supplies and Materials	16.50	3.44
Fleet Costs	1.70	0.35
Outside Services	61.12	12.75
Utilities	102.31	21.34
Protective Services	4.57	0.95
Insurance	13.68	21.34
Other Expenses	22.87	4.77
Total Average Expense	\$ 383.70	98.51 %

		This Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	(1,961)	=	-0.02																															
	Curr Liab Exc Curr Prtn LTD	(124,645)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	(126,606)	=	-1.06																															
	Average Monthly Operating and Other Expenses	119,067			IR >= 4.0																														
FASS	Debt Service Coverage Ratio (DSCR)																																		
		0.00			IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	11,931	=	0.05																															
	Total Tenant Revenue	229,789			IR < 1.50																														
Days Receivable Outstanding: 15.96																																			
MASS	Accounts Payable (AP)																																		
	Accounts Payable	(88,025)	=	0.74																															
	Total Operating Expenses	119,067			IR < 0.75																														
<table border="1"> <thead> <tr> <th>Occupancy</th> <th>Loss</th> <th>Occ %</th> <th colspan="3"></th> </tr> </thead> <tbody> <tr> <td>Current Month</td> <td>1.81%</td> <td>98.19%</td> <td colspan="3"></td> </tr> <tr> <td>Year-to-Date</td> <td>3.25%</td> <td>96.75%</td> <td colspan="3">IR >= 0.98</td> </tr> </tbody> </table>						Occupancy	Loss	Occ %				Current Month	1.81%	98.19%				Year-to-Date	3.25%	96.75%	IR >= 0.98														
Occupancy	Loss	Occ %																																	
Current Month	1.81%	98.19%																																	
Year-to-Date	3.25%	96.75%	IR >= 0.98																																
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Capital Fund Occupancy																																			
5.00																																			

		Last Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	131,465	=	1.75																															
	Curr Liab Exc Curr Prtn LTD	(74,947)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	56,518	=	0.61																															
	Average Monthly Operating and Other Expenses	92,495			IR >= 4.0																														
FASS	Debt Service Coverage Ratio (DSCR)																																		
		0.00			IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	3,666	=	0.02																															
	Total Tenant Revenue	195,002			IR < 1.50																														
Days Receivable Outstanding: 5.76																																			
MASS	Accounts Payable (AP)																																		
	Accounts Payable	(37,700)	=	0.41																															
	Total Operating Expenses	92,495			IR < 0.75																														
<table border="1"> <thead> <tr> <th>Occupancy</th> <th>Loss</th> <th>Occ %</th> <th colspan="3"></th> </tr> </thead> <tbody> <tr> <td>Current Month</td> <td>2.41 %</td> <td>97.59%</td> <td colspan="3"></td> </tr> <tr> <td>Year-to-Date</td> <td>1.81 %</td> <td>98.19%</td> <td colspan="3">IR >= 0.98</td> </tr> </tbody> </table>						Occupancy	Loss	Occ %				Current Month	2.41 %	97.59%				Year-to-Date	1.81 %	98.19%	IR >= 0.98														
Occupancy	Loss	Occ %																																	
Current Month	2.41 %	97.59%																																	
Year-to-Date	1.81 %	98.19%	IR >= 0.98																																
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FASS KFI	MP	MASS KFI	MP																																
QR	10.82 12	Accts Recvble	5.00 5																																
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Total Points	12.82 25	Total Points	25.00 25																																
Capital Fund Occupancy																																			
5.00																																			

Excess Cash				
(245,673)				
Average Dwelling Rent				
Actual/UML	223,397	1,606	139.10	
Budget/UMA	229,167	1,660	138.05	
Increase (Decrease)	(5,770)	(54)	1.05	

Excess Cash				
(36,343)				
Average Dwelling Rent				
Actual/UML	199,117	1,630	122.16	
Budget/UMA	217,500	1,660	131.02	
Increase (Decrease)	(18,383)	(30)	(8.87)	

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 166.92	30.04 %
Supplies and Materials	67.79	12.20
Fleet Costs	5.95	1.07
Outside Services	225.16	40.52
Utilities	98.49	17.72
Protective Services	5.14	0.92
Insurance	23.66	17.77
Other Expenses	23.11	4.16
Total Average Expense	\$ 616.22	124.40 %

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 158.27	30.81 %
Supplies and Materials	33.60	6.54
Fleet Costs	5.33	1.04
Outside Services	134.43	26.17
Utilities	92.20	17.95
Protective Services	4.09	0.80
Insurance	16.00	17.95
Other Expenses	20.58	4.01
Total Average Expense	\$ 464.50	105.25 %

		This Year																												
FASS	Quick Ratio (QR)																													
	Current Assets, Unrestricted	161,218	=	5.24																										
	Curr Liab Exc Curr Prtn LTD	(30,782)			IR >= 2.0																									
FASS	Months Expendable Net Assets Ratio (MENAR)																													
	Expendable Fund Balance	130,437	=	4.19																										
	Average Monthly Operating and Other Expenses	31,124			IR >= 4.0																									
FASS	Debt Service Coverage Ratio (DSCR)																													
		0.00			IR >= 1.25																									
MASS	Tenant Receivable (TR)																													
	Tenant Receivable	2,228	=	0.02																										
	Total Tenant Revenue	144,064			IR < 1.50																									
Days Receivable Outstanding: 4.74																														
MASS	Accounts Payable (AP)																													
	Accounts Payable	(13,085)	=	0.42																										
	Total Operating Expenses	31,124			IR < 0.75																									
MASS	Occupancy																													
		<u>Loss</u>		<u>Occ %</u>																										
	Current Month	1.33%		98.67%																										
Year-to-Date	1.60%		98.40%	IR >= 0.98																										
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Total Points	25.00	25	Total Points	25.00 25																										
Capital Fund Occupancy																														
5.00																														

		Last Year																												
FASS	Quick Ratio (QR)																													
	Current Assets, Unrestricted	141,893	=	4.84																										
	Curr Liab Exc Curr Prtn LTD	(29,319)			IR >= 2.0																									
FASS	Months Expendable Net Assets Ratio (MENAR)																													
	Expendable Fund Balance	112,573	=	3.72																										
	Average Monthly Operating and Other Expenses	30,245			IR >= 4.0																									
FASS	Debt Service Coverage Ratio (DSCR)																													
		0.00			IR >= 1.25																									
MASS	Tenant Receivable (TR)																													
	Tenant Receivable	(1,167)	=	-0.01																										
	Total Tenant Revenue	142,752			IR < 1.50																									
Days Receivable Outstanding: -2.51																														
MASS	Accounts Payable (AP)																													
	Accounts Payable	(12,883)	=	0.43																										
	Total Operating Expenses	30,245			IR < 0.75																									
MASS	Occupancy																													
		<u>Loss</u>		<u>Occ %</u>																										
	Current Month	2.67 %		97.33%																										
Year-to-Date	1.87 %		98.13%	IR >= 0.98																										
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	FASS KFI	MP	MASS KFI	MP																										
QR	12.00	12	Accts Recvble	5.00 5																										
MENAR	9.99	11	Accts Payable	4.00 4																										
DSCR	2.00	2	Occupancy	16.00 16																										
Total Points	23.99	25	Total Points	25.00 25																										
Capital Fund Occupancy																														
5.00																														

Excess Cash			
99,312			

Excess Cash			
82,202			

Average Dwelling Rent			
Actual/UML	137,665	738	186.54
Budget/UMA	141,667	750	188.89
Increase (Decrease)	(4,002)	(12)	(2.35)

Average Dwelling Rent			
Actual/UML	138,491	736	188.17
Budget/UMA	150,000	750	200.00
Increase (Decrease)	(11,509)	(14)	(11.83)

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 144.03	36.27 %
Supplies and Materials	25.90	6.52
Fleet Costs	0.78	0.20
Outside Services	58.45	14.72
Utilities	61.18	15.40
Protective Services	4.62	1.16
Insurance	17.00	15.40
Other Expenses	38.38	9.66
Total Average Expense	\$ 350.34	99.33 %

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 147.03	37.51 %
Supplies and Materials	27.76	7.08
Fleet Costs	0.89	0.23
Outside Services	48.89	12.47
Utilities	59.20	15.10
Protective Services	3.14	0.80
Insurance	11.87	15.10
Other Expenses	37.50	9.57
Total Average Expense	\$ 336.28	97.88 %

		This Year			
FASS	Quick Ratio (QR)				
	Current Assets, Unrestricted	83,774	=	0.91	
	Curr Liab Exc Curr Prtn LTD	(91,575)			IR >= 2.0
FASS	Months Expendable Net Assets Ratio (MENAR)				
	Expendable Fund Balance	(7,801)	=	-0.07	
	Average Monthly Operating and Other Expenses	111,607			IR >= 4.0
FASS	Debt Service Coverage Ratio (DSCR)				
		0.00			IR >= 1.25
MASS	Tenant Receivable (TR)				
	Tenant Receivable	4,798	=	0.02	
	Total Tenant Revenue	276,563			IR < 1.50
MASS	Days Receivable Outstanding: 5.38				
MASS	Accounts Payable (AP)				
	Accounts Payable	(53,445)	=	0.48	
	Total Operating Expenses	111,607			IR < 0.75
MASS	Occupancy				
		<u>Loss</u>		<u>Occ %</u>	
	Current Month	5.91%		94.09%	
MASS	Occupancy				
		<u>Loss</u>		<u>Occ %</u>	
	Year-to-Date	5.03%		95.35%	IR >= 0.98
MASS					
	FASS KFI	MP	MASS KFI	MP	
	QR	0.00 12	Accts Recvble	5.00 5	
MASS					
	MENAR	0.00 11	Accts Payable	4.00 4	
	DSCR	2.00 2	Occupancy	8.00 16	
MASS					
	Total Points	2.00 25	Total Points	17.00 25	
Capital Fund Occupancy					
5.00					

		Last Year			
FASS	Quick Ratio (QR)				
	Current Assets, Unrestricted	83,783	=	1.17	
	Curr Liab Exc Curr Prtn LTD	(71,397)			IR >= 2.0
FASS	Months Expendable Net Assets Ratio (MENAR)				
	Expendable Fund Balance	12,385	=	0.13	
	Average Monthly Operating and Other Expenses	96,553			IR >= 4.0
FASS	Debt Service Coverage Ratio (DSCR)				
		0.00			IR >= 1.25
MASS	Tenant Receivable (TR)				
	Tenant Receivable	11,339	=	0.06	
	Total Tenant Revenue	179,880			IR < 1.50
MASS	Days Receivable Outstanding: 20.72				
MASS	Accounts Payable (AP)				
	Accounts Payable	(33,213)	=	0.34	
	Total Operating Expenses	96,553			IR < 0.75
MASS	Occupancy				
		<u>Loss</u>		<u>Occ %</u>	
	Current Month	8.37 %		93.00%	
MASS	Occupancy				
		<u>Loss</u>		<u>Occ %</u>	
	Year-to-Date	8.47 %		93.89%	IR >= 0.98
MASS					
	FASS KFI	MP	MASS KFI	MP	
	QR	8.03 12	Accts Recvble	5.00 5	
MASS					
	MENAR	0.00 11	Accts Payable	4.00 4	
	DSCR	2.00 2	Occupancy	4.00 16	
MASS					
	Total Points	10.03 25	Total Points	13.00 25	
Capital Fund Occupancy					
5.00					

Excess Cash				
(119,400)				
Average Dwelling Rent				
Actual/UML	260,090	1,927	134.97	
Budget/UMA	204,167	2,021	101.02	
Increase (Decrease)	55,923	(94)	33.95	

Excess Cash				
(84,605)				
Average Dwelling Rent				
Actual/UML	176,650	1,858	95.08	
Budget/UMA	258,333	1,979	130.54	
Increase (Decrease)	(81,683)	(121)	(35.46)	

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 162.15	32.28 %
Supplies and Materials	43.69	8.70
Fleet Costs	1.75	0.35
Outside Services	154.15	30.69
Utilities	86.12	17.15
Protective Services	2.21	0.44
Insurance	26.42	17.15
Other Expenses	28.08	5.59
Total Average Expense	\$ 504.57	112.35 %

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 140.13	32.02 %
Supplies and Materials	40.14	9.17
Fleet Costs	6.34	1.45
Outside Services	100.07	22.86
Utilities	72.89	16.65
Protective Services	0.37	0.09
Insurance	17.48	16.65
Other Expenses	31.14	7.12
Total Average Expense	\$ 408.57	106.01 %

Period Ending April 30, 2019

		This Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	169,272	=	0.36																															
	Curr Liab Exc Curr Prtn LTD	(475,364)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	(306,092)	=	-8.64																															
	Average Monthly Operating and Other Expenses	35,429			IR >= 4.0																														
FASS	Debt Service Coverage Ratio (DSCR)																																		
		0.00			IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	(5,092)	=	-0.07																															
	Total Tenant Revenue	71,926			IR < 1.50																														
Days Receivable Outstanding: -22.37																																			
MASS	Accounts Payable (AP)																																		
	Accounts Payable	(13,310)	=	0.38																															
	Total Operating Expenses	35,429			IR < 0.75																														
MASS	Occupancy																																		
		<u>Loss</u>		<u>Occ %</u>																															
	Current Month	8.00%		92.00%																															
Year-to-Date	5.00%		95.00%	IR >= 0.98																															
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	FASS KFI	MP	MASS KFI	MP																															
QR	0.00	12	Accts Recvble	5.00	5																														
MENAR	0.00	11	Accts Payable	4.00	4																														
DSCR	2.00	2	Occupancy	8.00	16																														
Total Points	2.00	25	Total Points	17.00	25																														
Capital Fund Occupancy																																			
5.00																																			

		Last Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	526,765	=	1.65																															
	Curr Liab Exc Curr Prtn LTD	(319,843)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	206,921	=	5.81																															
	Average Monthly Operating and Other Expenses	35,606			IR >= 4.0																														
FASS	Debt Service Coverage Ratio (DSCR)																																		
		0.00			IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	(6,083)	=	-0.08																															
	Total Tenant Revenue	74,021			IR < 1.50																														
Days Receivable Outstanding: -25.12																																			
MASS	Accounts Payable (AP)																																		
	Accounts Payable	(16,386)	=	0.46																															
	Total Operating Expenses	35,606			IR < 0.75																														
MASS	Occupancy																																		
		<u>Loss</u>		<u>Occ %</u>																															
	Current Month	0.00 %		100.00%																															
Year-to-Date	4.20 %		95.80%	IR >= 0.98																															
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	FASS KFI	MP	MASS KFI	MP																															
QR	10.31	12	Accts Recvble	5.00	5																														
MENAR	11.00	11	Accts Payable	4.00	4																														
DSCR	2.00	2	Occupancy	8.00	16																														
Total Points	23.31	25	Total Points	17.00	25																														
Capital Fund Occupancy																																			
5.00																																			

Excess Cash	
(341,622)	

Excess Cash	
171,137	

Average Dwelling Rent			
Actual/UML	65,586	475	138.08
Budget/UMA	75,833	500	151.67
Increase (Decrease)	(10,248)	(25)	(13.59)

Average Dwelling Rent			
Actual/UML	71,250	479	148.75
Budget/UMA	75,833	500	151.67
Increase (Decrease)	(4,583)	(21)	(2.92)

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 201.07	24.93 %
Supplies and Materials	44.85	5.56
Fleet Costs	0.02	0.00
Outside Services	206.13	25.55
Utilities	129.10	16.00
Protective Services	6.17	0.76
Insurance	36.30	16.00
Other Expenses	11.05	1.37
Total Average Expense	\$ 634.68	90.18 %

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 238.88	25.27 %
Supplies and Materials	33.05	3.50
Fleet Costs	0.00	0.00
Outside Services	119.89	12.68
Utilities	149.34	15.80
Protective Services	7.60	0.80
Insurance	24.95	15.80
Other Expenses	18.10	1.91
Total Average Expense	\$ 591.81	75.77 %

		This Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	21,920,011	=	4.20																															
	Curr Liab Exc Curr Prtn LTD	(5,221,292)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	15,208,010	=	9.17																															
	Average Monthly Operating and Other Expenses	1,657,662			IR >= 4.0																														
FASS	Debt Service Coverage Ratio (DSCR)																																		
		7.14			IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	661,787	=	0.04																															
	Total Tenant Revenue	17,009,817			IR < 1.50																														
Days Receivable Outstanding: 11.84																																			
MASS	Accounts Payable (AP)																																		
	Accounts Payable	(723,911)	=	0.44																															
	Total Operating Expenses	1,657,662			IR < 0.75																														
<table border="1"> <thead> <tr> <th>Occupancy</th> <th>Loss</th> <th>Occ %</th> <th colspan="3"></th> </tr> </thead> <tbody> <tr> <td>Current Month</td> <td>7.07%</td> <td>92.93%</td> <td colspan="3"></td> </tr> <tr> <td>Year-to-Date</td> <td>7.37%</td> <td>92.63%</td> <td colspan="3">IR >= 0.98</td> </tr> </tbody> </table>						Occupancy	Loss	Occ %				Current Month	7.07%	92.93%				Year-to-Date	7.37%	92.63%	IR >= 0.98														
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Capital Fund Occupancy																																			
5.00																																			

		Last Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	22,005,320	=	3.94																															
	Curr Liab Exc Curr Prtn LTD	(5,588,588)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	15,169,757	=	10.07																															
	Average Monthly Operating and Other Expenses	1,505,893			IR >= 4.0																														
FASS	Debt Service Coverage Ratio (DSCR)																																		
		8.26			IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	14,187	=	0.00																															
	Total Tenant Revenue	16,435,842			IR < 1.50																														
Days Receivable Outstanding: 0.26																																			
MASS	Accounts Payable (AP)																																		
	Accounts Payable	(712,406)	=	0.47																															
	Total Operating Expenses	1,505,893			IR < 0.75																														
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DSCR	2.00	2	Occupancy	4.00	16																														
Total Points	25.00	25	Total Points	13.00	25																														
Capital Fund Occupancy																																			
5.00																																			

Excess Cash				
13,244,765				
Average Dwelling Rent				
Actual/UML	16,639,897	26,979	616.77	
Budget/UMA	17,352,960	29,125	595.81	
Increase (Decrease)	(713,063)	(2,146)	20.96	

Excess Cash				
13,224,077				
Average Dwelling Rent				
Actual/UML	16,002,996	26,948	593.85	
Budget/UMA	16,552,782	29,013	570.53	
Increase (Decrease)	(549,785)	(2,065)	23.32	

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 151.75	21.25 %
Supplies and Materials	29.70	4.16
Fleet Costs	0.54	0.08
Outside Services	96.11	13.46
Utilities	51.20	7.17
Protective Services	5.73	0.80
Insurance	37.40	8.51
Other Expenses	43.49	6.09
Total Average Expense	\$ 415.92	61.51 %

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 148.66	21.46 %
Supplies and Materials	23.85	3.44
Fleet Costs	0.87	0.13
Outside Services	84.77	12.24
Utilities	51.73	8.67
Protective Services	5.94	0.86
Insurance	26.80	8.67
Other Expenses	40.74	5.88
Total Average Expense	\$ 383.37	61.35 %

Notes:

1. For presentation purposes, the Income and Expense Accounts' signage have been reversed.
2. IR - Ideal Ratio
3. MP - Maximum Points
4. Quick Ratio (QR)- measures the Property's ability to cover its current obligations. It is measured by dividing unrestricted current assets by current liabilities. The maximum score for QR is 12.0 points.
5. Months Expendable Net Asset Ratio (MENAR) - measures the Property's ability to operate using its available unrestricted resources without relying on additional funding. The result of this calculation shows how many months of operating expenses can be covered with currently available, unrestricted resources. The maximum score for MENAR is 11.0 points.
6. Debt Service Coverage Ratio (DSCR) - measures the Property's ability to pay its debt. It is measured by dividing the adjusted operating income by debt service excluding CFFP. The maximum score for DSCR is 2.0 points.
7. Days Receivable Outstanding - measures rent collectibility. The purpose of this indicator is to calculate the average number of days it takes a Property to collect its tenant accounts receivable. This indicator divides the gross tenant accounts receivable by the average daily rental income. The average daily rental income is the revenue shown on the rent roll plus revenue for excess utilities and other tenant charges divided by the number of days in the period. The allowance for doubtful accounts is excluded in the calculation.
8. Accounts Payable - measures the funds that a Project owes to vendors at the end of the fiscal year. It is calculated by dividing the current Accounts Payable by the total Operating Expenses. The maximum score for Accounts Payable is 4.0 points.
9. Occupancy Loss - measures the maximization of rental revenue. It measures the extent to which the Property is not realizing potential rental income due to unoccupied units or units taken off-line. This component compares all units to the unit months leased.
10. Occupancy % (Occ %) - emphasizes and measures Project's success in keeping available units occupied. This component is calculated as Units Months Leased divided by Units Months Available. A Project will receive a "0" if its occupancy is less than 90%. The maximum score for Occupancy is 16 points.
11. Excess Cash - represents the sum of certain current asset accounts less the sum of all current liability accounts, less one month worth of operating expenses for the Project. -- Supplement to HUD Handbook, 7475.1 Rev., CHG-1. The Excess Cash calculation does not include Prepaid Expenses and Investments Restricted for Payments for Current Liability.
12. Average Dwelling Rent - The purpose of this calculation is to compare the actual average rent to the budget. It is calculated as total rent revenue divided by the actual unit months leased.
13. PUM / Percentage of Revenue - measures the Property's ability to manage key areas of its annual expenditures at a level relative to its peers, size and geographic location. This component compares summary expenditures to unit months leased and to Net Revenue.
14. Capital Fund Occupancy Sub-Indicator - Per Federal Register, Vol 79, No. 127 dated July 2, 2014 Notices, III. Action:
"... For the foregoing reasons this notice makes final the proposed notice issued on December 16, 2013. Accordingly, this notice advises that HUD is awarding an automatic 5 points for the Capital Fund Occupancy sub-indicator for fiscal year ending March 31, 2014, June 30, 2014, December 31, 2014, March 31, 2015, June 30, 2015 and December 31, 2015..."

KFI - FY Comparison for Beacon, SAHA Owned and Managed - 871 Units
 Period Ending February 29, 2019

GJdeKeyFinancialIndicatorsByGroup
 rp_GJdeKeyFinancialIndicatorsByGroup
 5/16/2019 11:24:30AM

		This Year			
FASS	Quick Ratio (QR)				
	Current Assets, Unrestricted	5,739,935	=	5.63	
	Curr Liab Exc Curr Prtn LTD	(1,019,464)			IR >= 2.0
FASS	Months Expendable Net Assets Ratio (MENAR)				
	Expendable Fund Balance	4,449,861	=	9.01	
	Average Monthly Operating and Other Expenses	493,925			IR >= 4.0
FASS	Debt Service Coverage Ratio (DSCR)				
		-0.52			
					IR >= 1.25
MASS	Tenant Receivable (TR)				
	Tenant Receivable	315,079	=	0.09	
	Total Tenant Revenue	3,640,639			IR < 1.50
MASS	Days Receivable Outstanding: 20.70				
	Accounts Payable (AP)				
	Accounts Payable	(231,464)	=	0.47	
MASS	Accounts Payable (AP)				
	Accounts Payable	(231,464)	=	0.47	
	Total Operating Expenses	493,925			IR < 0.75
MASS	Occupancy				
	Current Month	5.86%		94.14%	
	Year-to-Date	2.36%		97.64%	IR >= 0.98
MASS	Occupancy				
	Current Month	5.86%		94.14%	
	Year-to-Date	2.36%		97.64%	IR >= 0.98
MASS	Capital Fund Occupancy				
		5.00			

		Last Year			
FASS	Quick Ratio (QR)				
	Current Assets, Unrestricted	5,451,395	=	7.60	
	Curr Liab Exc Curr Prtn LTD	(717,267)			IR >= 2.0
FASS	Months Expendable Net Assets Ratio (MENAR)				
	Expendable Fund Balance	4,542,965	=	8.84	
	Average Monthly Operating and Other Expenses	513,650			IR >= 4.0
FASS	Debt Service Coverage Ratio (DSCR)				
		-0.76			
					IR >= 1.25
MASS	Tenant Receivable (TR)				
	Tenant Receivable	79,507	=	0.02	
	Total Tenant Revenue	4,031,347			IR < 1.50
MASS	Days Receivable Outstanding: 4.81				
	Accounts Payable (AP)				
	Accounts Payable	(257,826)	=	0.50	
MASS	Accounts Payable (AP)				
	Accounts Payable	(257,826)	=	0.50	
	Total Operating Expenses	513,650			IR < 0.75
MASS	Occupancy				
	Current Month	3.01 %		96.99%	
	Year-to-Date	3.94 %		96.06%	IR >= 0.98
MASS	Occupancy				
	Current Month	3.01 %		96.99%	
	Year-to-Date	3.94 %		96.06%	IR >= 0.98
MASS	Capital Fund Occupancy				
		5.00			

	FASS KFI	MP	MASS KFI	MP
QR	12.00	12	Accts Recvble	5.00 5
MENAR	11.00	11	Accts Payable	4.00 4
DSCR	0.00	2	Occupancy	12.00 16
Total Points	23.00	25	Total Points	21.00 25

	FASS KFI	MP	MASS KFI	MP
QR	12.00	12	Accts Recvble	5.00 5
MENAR	11.00	11	Accts Payable	4.00 4
DSCR	0.00	2	Occupancy	12.00 16
Total Points	23.00	25	Total Points	21.00 25

Excess Cash				
3,762,942				
Average Dwelling Rent				
Actual/UML	3,474,771	2,397	1,449.63	
Budget/UMA	4,117,884	2,455	1,677.35	
Increase (Decrease)	(643,113)	(58)	(227.71)	

Excess Cash				
3,849,575				
Average Dwelling Rent				
Actual/UML	3,881,823	7,408	524.00	
Budget/UMA	3,958,491	7,712	513.29	
Increase (Decrease)	(76,668)	(304)	10.71	

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 458.59	25.14 %
Supplies and Materials	90.48	4.96
Fleet Costs	4.85	0.27
Outside Services	252.30	13.83
Utilities	175.06	9.60
Protective Services	8.94	0.49
Insurance	91.41	12.60
Other Expenses	84.04	4.61
Total Average Expense	\$ 1,165.67	71.48 %

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 158.05	24.39%
Supplies and Materials	32.82	5.06
Fleet Costs	2.12	0.33
Outside Services	69.45	10.72
Utilities	52.58	10.88
Protective Services	3.27	0.51
Insurance	25.62	10.88
Other Expenses	30.90	4.77
Total Average Expense	\$ 374.81	67.53%

		This Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	168,048	=	1.08																															
	Curr Liab Exc Curr Prtn LTD	(155,089)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	(16,158)	=	-0.46																															
	Average Monthly Operating and Other Expenses	35,254			IR >= 4.0																														
FASS	Debt Service Coverage Ratio (DSCR)																																		
		0.71			IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	22,984	=	0.06																															
	Total Tenant Revenue	358,163			IR < 1.50																														
Days Receivable Outstanding: 19.54																																			
MASS	Accounts Payable (AP)																																		
	Accounts Payable	(54,818)	=	1.55																															
	Total Operating Expenses	35,254			IR < 0.75																														
MASS	Occupancy																																		
		<u>Loss</u>		<u>Occ %</u>																															
	Current Month	0.00%		100.00%																															
Year-to-Date	4.48%		95.52%	IR >= 0.98																															
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Capital Fund Occupancy																																			
5.00																																			

		Last Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	164,496	=	2.30																															
	Curr Liab Exc Curr Prtn LTD	(71,615)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	65,444	=	2.10																															
	Average Monthly Operating and Other Expenses	31,120			IR >= 4.0																														
FASS	Debt Service Coverage Ratio (DSCR)																																		
		2.04			IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	17,555	=	0.04																															
	Total Tenant Revenue	392,492			IR < 1.50																														
Days Receivable Outstanding: 13.62																																			
MASS	Accounts Payable (AP)																																		
	Accounts Payable	(10,301)	=	0.33																															
	Total Operating Expenses	31,120			IR < 0.75																														
MASS	Occupancy																																		
		<u>Loss</u>		<u>Occ %</u>																															
	Current Month	4.48 %		95.52%																															
Year-to-Date	3.73 %		96.27%	IR >= 0.98																															
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	FASS KFI	MP	MASS KFI	MP																															
QR	12.00	12	Accts Recvble	5.00	5																														
MENAR	7.62	11	Accts Payable	4.00	4																														
DSCR	2.00	2	Occupancy	12.00	16																														
Total Points	21.62	25	Total Points	21.00	25																														
Capital Fund Occupancy																																			
5.00																																			

Excess Cash			
(110,216)			

Excess Cash			
2,122			

Average Dwelling Rent			
Actual/UML	348,288	640	544.20
Budget/UMA	376,781	670	562.36
Increase (Decrease)	(28,493)	(30)	(18.16)

Average Dwelling Rent			
Actual/UML	388,624	645	602.52
Budget/UMA	365,760	670	545.91
Increase (Decrease)	22,864	(25)	56.61

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 123.50	22.07 %
Supplies and Materials	52.68	9.41
Fleet Costs	0.00	0.00
Outside Services	116.68	20.85
Utilities	62.72	11.21
Protective Services	0.00	0.00
Insurance	18.49	11.21
Other Expenses	40.31	7.20
Total Average Expense	\$ 414.37	81.95 %

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 167.10	27.46 %
Supplies and Materials	14.18	2.33
Fleet Costs	1.71	0.28
Outside Services	46.38	7.62
Utilities	53.85	8.85
Protective Services	0.00	0.00
Insurance	30.24	8.85
Other Expenses	38.56	6.34
Total Average Expense	\$ 352.03	61.73 %

KFI - FY Comparison for SAHFC Burning Tree - 108 Units

Period Ending April 30, 2019

		This Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	2,248,422	=	34.79																															
	Curr Liab Exc Curr Prtn LTD	(64,630)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	2,183,792	=	37.03																															
	Average Monthly Operating and Other Expenses	58,980			IR >= 4.0																														
FASS	Debt Service Coverage Ratio (DSCR)																																		
		-0.07																																	
					IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	32,178	=	0.05																															
	Total Tenant Revenue	673,276			IR < 1.50																														
MASS	Days Receivable Outstanding: 14.55																																		
	Accounts Payable (AP)																																		
	Accounts Payable	(14,630)	=	0.25																															
	Total Operating Expenses	58,980			IR < 0.75																														
MASS	Occupancy																																		
		<u>Loss</u>		<u>Occ %</u>																															
	Current Month	20.37%		79.63%																															
	Year-to-Date	7.50%		92.50%	IR >= 0.98																														
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Total Points	23.00	25	Total Points	13.00	25																														
Capital Fund Occupancy																																			
5.00																																			

		Last Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	2,070,681	=	30.67																															
	Curr Liab Exc Curr Prtn LTD	(67,508)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	2,003,173	=	54.48																															
	Average Monthly Operating and Other Expenses	36,771			IR >= 4.0																														
FASS	Debt Service Coverage Ratio (DSCR)																																		
		0.00																																	
					IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	(16,087)	=	-0.02																															
	Total Tenant Revenue	653,478			IR < 1.50																														
MASS	Days Receivable Outstanding: -7.50																																		
	Accounts Payable (AP)																																		
	Accounts Payable	(34,198)	=	0.93																															
	Total Operating Expenses	36,771			IR < 0.75																														
MASS	Occupancy																																		
		<u>Loss</u>		<u>Occ %</u>																															
	Current Month	2.78 %		97.22%																															
	Year-to-Date	5.93 %		94.07%	IR >= 0.98																														
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MENAR	11.00	11	Accts Payable	2.00	4																														
DSCR	2.00	2	Occupancy	8.00	16																														
Total Points	25.00	25	Total Points	15.00	25																														
Capital Fund Occupancy																																			
5.00																																			

Excess Cash				
2,124,812				
Average Dwelling Rent				
Actual/UML	663,688	999	664.35	
Budget/UMA	709,748	1,080	657.17	
Increase (Decrease)	(46,060)	(81)	7.18	

Excess Cash				
1,959,078				
Average Dwelling Rent				
Actual/UML	657,238	1,016	646.89	
Budget/UMA	688,125	1,080	637.15	
Increase (Decrease)	(30,887)	(64)	9.74	

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 148.61	22.05 %
Supplies and Materials	34.45	5.11
Fleet Costs	0.31	0.05
Outside Services	59.71	8.86
Utilities	21.87	3.24
Protective Services	0.00	0.00
Insurance	34.20	3.24
Other Expenses	41.37	6.14
Total Average Expense	\$ 340.53	48.70 %

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 107.61	16.73 %
Supplies and Materials	9.56	1.49
Fleet Costs	0.00	0.00
Outside Services	64.12	9.97
Utilities	48.94	7.61
Protective Services	0.00	0.00
Insurance	22.97	7.61
Other Expenses	18.03	2.80
Total Average Expense	\$ 271.23	46.22 %

KFI - FY Comparison for SAHFC Castlepoint - 220 Units

Period Ending April 30, 2019

		This Year			
FASS	Quick Ratio (QR)				
	Current Assets, Unrestricted	529,031	=	4.51	
	Curr Liab Exc Curr Prtn LTD	(117,206)			IR >= 2.0
FASS	Months Expendable Net Assets Ratio (MENAR)				
	Expendable Fund Balance	300,333	=	2.30	
	Average Monthly Operating and Other Expenses	130,665			IR >= 4.0
FASS	Debt Service Coverage Ratio (DSCR)				
		0.89			IR >= 1.25
MASS	Tenant Receivable (TR)				
	Tenant Receivable	62,977	=	0.05	
	Total Tenant Revenue	1,320,344			IR < 1.50
MASS	Days Receivable Outstanding: 14.52				
MASS	Accounts Payable (AP)				
	Accounts Payable	(28,102)	=	0.22	
	Total Operating Expenses	130,665			IR < 0.75
MASS	Occupancy				
MASS	Loss				
MASS	Occ %				
MASS	IR >= 0.98				
MASS	FASS KFI				
MASS	MP				
MASS	MASS KFI				
MASS	MP				
MASS	Capital Fund Occupancy				
		5.00			

		Last Year			
FASS	Quick Ratio (QR)				
	Current Assets, Unrestricted	781,894	=	9.63	
	Curr Liab Exc Curr Prtn LTD	(81,205)			IR >= 2.0
FASS	Months Expendable Net Assets Ratio (MENAR)				
	Expendable Fund Balance	592,697	=	4.80	
	Average Monthly Operating and Other Expenses	123,352			IR >= 4.0
FASS	Debt Service Coverage Ratio (DSCR)				
		0.73			IR >= 1.25
MASS	Tenant Receivable (TR)				
	Tenant Receivable	(17,271)	=	-0.01	
	Total Tenant Revenue	1,223,049			IR < 1.50
MASS	Days Receivable Outstanding: -4.30				
MASS	Accounts Payable (AP)				
	Accounts Payable	(31,936)	=	0.26	
	Total Operating Expenses	123,352			IR < 0.75
MASS	Occupancy				
MASS	Loss				
MASS	Occ %				
MASS	IR >= 0.98				
MASS	FASS KFI				
MASS	MP				
MASS	MASS KFI				
MASS	MP				
MASS	Capital Fund Occupancy				
		5.00			

Excess Cash				
169,668				
Average Dwelling Rent				
Actual/UML	1,284,730	2,152	596.99	
Budget/UMA	1,211,888	2,200	550.86	
Increase (Decrease)	72,842	(48)	46.14	

Excess Cash				
453,741				
Average Dwelling Rent				
Actual/UML	1,201,747	2,135	562.88	
Budget/UMA	1,167,689	2,200	530.77	
Increase (Decrease)	34,058	(65)	32.11	

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 203.98	33.25 %
Supplies and Materials	36.42	5.94
Fleet Costs	2.96	0.48
Outside Services	85.92	14.00
Utilities	65.42	10.66
Protective Services	0.00	0.00
Insurance	34.98	10.85
Other Expenses	26.87	4.38
Total Average Expense	\$ 456.55	79.57 %

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 186.88	32.62 %
Supplies and Materials	52.72	9.20
Fleet Costs	3.96	0.69
Outside Services	64.81	11.31
Utilities	65.66	11.47
Protective Services	0.10	0.02
Insurance	24.69	11.47
Other Expenses	28.37	4.95
Total Average Expense	\$ 427.19	81.74 %

		This Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	633,160	=	19.06																															
	Curr Liab Exc Curr Prtn LTD	(33,225)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	561,751	=	24.18																															
	Average Monthly Operating and Other Expenses	23,231			IR >= 4.0																														
FASS	Debt Service Coverage Ratio (DSCR)																																		
		2.06			IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	33,737	=	0.10																															
	Total Tenant Revenue	343,165			IR < 1.50																														
Days Receivable Outstanding: 29.96																																			
MASS	Accounts Payable (AP)																																		
	Accounts Payable	(4,129)	=	0.18																															
	Total Operating Expenses	23,231			IR < 0.75																														
<table border="1"> <thead> <tr> <th>Occupancy</th> <th>Loss</th> <th>Occ %</th> <th colspan="3"></th> </tr> </thead> <tbody> <tr> <td>Current Month</td> <td>2.50%</td> <td>97.50%</td> <td colspan="3"></td> </tr> <tr> <td>Year-to-Date</td> <td>2.75%</td> <td>97.25%</td> <td colspan="3">IR >= 0.98</td> </tr> </tbody> </table>						Occupancy	Loss	Occ %				Current Month	2.50%	97.50%				Year-to-Date	2.75%	97.25%	IR >= 0.98														
Occupancy	Loss	Occ %																																	
Current Month	2.50%	97.50%																																	
Year-to-Date	2.75%	97.25%	IR >= 0.98																																
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Total Points	25.00	25	Total Points	21.00	25																														
Capital Fund Occupancy																																			
5.00																																			

		Last Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	548,884	=	23.19																															
	Curr Liab Exc Curr Prtn LTD	(23,665)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	489,239	=	19.42																															
	Average Monthly Operating and Other Expenses	25,197			IR >= 4.0																														
FASS	Debt Service Coverage Ratio (DSCR)																																		
		1.94			IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	930	=	0.00																															
	Total Tenant Revenue	309,907			IR < 1.50																														
Days Receivable Outstanding: 0.91																																			
MASS	Accounts Payable (AP)																																		
	Accounts Payable	(9,959)	=	0.40																															
	Total Operating Expenses	25,197			IR < 0.75																														
<table border="1"> <thead> <tr> <th>Occupancy</th> <th>Loss</th> <th>Occ %</th> <th colspan="3"></th> </tr> </thead> <tbody> <tr> <td>Current Month</td> <td>10.00 %</td> <td>90.00%</td> <td colspan="3"></td> </tr> <tr> <td>Year-to-Date</td> <td>4.00 %</td> <td>96.00%</td> <td colspan="3">IR >= 0.98</td> </tr> </tbody> </table>						Occupancy	Loss	Occ %				Current Month	10.00 %	90.00%				Year-to-Date	4.00 %	96.00%	IR >= 0.98														
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MENAR	11.00	11	Accts Payable	4.00	4																														
DSCR	2.00	2	Occupancy	12.00	16																														
Total Points	25.00	25	Total Points	21.00	25																														
Capital Fund Occupancy																																			
5.00																																			

Excess Cash	
495,583	

Excess Cash	
427,448	

Average Dwelling Rent			
Actual/UML	330,245	389	848.96
Budget/UMA	318,820	400	797.05
Increase (Decrease)	11,425	(11)	51.91

Average Dwelling Rent			
Actual/UML	313,259	384	815.78
Budget/UMA	316,065	400	790.16
Increase (Decrease)	(2,807)	(16)	25.61

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 131.45	14.90 %
Supplies and Materials	30.74	3.48
Fleet Costs	0.00	0.00
Outside Services	93.55	10.60
Utilities	5.50	0.62
Protective Services	0.00	0.00
Insurance	82.71	0.62
Other Expenses	18.14	2.06
Total Average Expense	\$ 362.09	32.29 %

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 115.39	14.30%
Supplies and Materials	42.20	5.23
Fleet Costs	5.96	0.74
Outside Services	97.06	12.03
Utilities	4.38	0.54
Protective Services	0.00	0.00
Insurance	41.56	0.54
Other Expenses	38.57	4.78
Total Average Expense	\$ 345.12	38.16%

Period Ending April 30, 2019

		This Year			
FASS	Quick Ratio (QR)				
	Current Assets, Unrestricted	32,792	= 7.62		
	Curr Liab Exc Curr Prtn LTD	(4,305)	IR >= 2.0		
FASS	Months Expendable Net Assets Ratio (MENAR)				
	Expendable Fund Balance	22,114	= 18.10		
	Average Monthly Operating and Other Expenses	1,222	IR >= 4.0		
FASS	Debt Service Coverage Ratio (DSCR)				
		-0.32	IR >= 1.25		
MASS	Tenant Receivable (TR)				
	Tenant Receivable	885	= 0.03		
	Total Tenant Revenue	28,681	IR < 1.50		
MASS	Days Receivable Outstanding: 0.03				
MASS	Accounts Payable (AP)				
	Accounts Payable	(1,916)	= 1.57		
	Total Operating Expenses	1,222	IR < 0.75		
MASS	Occupancy	Loss	Occ %		
	Current Month	0.00%	100.00%		
	Year-to-Date	0.00%	100.00%		
IR >= 0.98					
FASS KFI		MP	MASS KFI		MP
QR	12.00	12	Accts Recvble	5.00	5
MENAR	11.00	11	Accts Payable	0.00	4
DSCR	0.00	2	Occupancy	16.00	16
Total Points	23.00	25	Total Points	21.00	25
Capital Fund Occupancy					
5.00					

		Last Year			
FASS	Quick Ratio (QR)				
	Current Assets, Unrestricted	0	= 0.00		
	Curr Liab Exc Curr Prtn LTD	0	IR >= 2.0		
FASS	Months Expendable Net Assets Ratio (MENAR)				
	Expendable Fund Balance	0	= 0.00		
	Average Monthly Operating and Other Expenses	0	IR >= 4.0		
FASS	Debt Service Coverage Ratio (DSCR)				
		0.00	IR >= 1.25		
MASS	Tenant Receivable (TR)				
	Tenant Receivable	0	= 0.00		
	Total Tenant Revenue	0	IR < 1.50		
MASS	Days Receivable Outstanding: 0.00				
MASS	Accounts Payable (AP)				
	Accounts Payable	0	= 0.00		
	Total Operating Expenses	0	IR < 0.75		
MASS	Occupancy	Loss	Occ %		
	Current Month	0.00 %	0.00%		
	Year-to-Date	0.00 %	0.00%		
IR >= 0.98					
FASS KFI		MP	MASS KFI		MP
QR	0.00	12	Accts Recvble	5.00	5
MENAR	0.00	11	Accts Payable	4.00	4
DSCR	2.00	2	Occupancy	0.00	16
Total Points	2.00	25	Total Points	9.00	25
Capital Fund Occupancy					
5.00					

Excess Cash			
20,892			
Average Dwelling Rent			
Actual/UML	28,632	40	715.80
Budget/UMA	0	40	0.00
Increase (Decrease)	28,632	0	715.80

Excess Cash			
0			
Average Dwelling Rent			
Actual/UML	0	0	0.00
Budget/UMA	0	0	0.00
Increase (Decrease)	0	0	0.00

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 40.31	5.62 %
Supplies and Materials	16.39	2.29
Fleet Costs	0.00	0.00
Outside Services	83.17	11.60
Utilities	39.95	5.57
Protective Services	0.00	0.00
Insurance	26.73	5.57
Other Expenses	14.37	2.00
Total Average Expense	\$ 220.90	32.65 %

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 0.00	0.00%
Supplies and Materials	0.00	0.00
Fleet Costs	0.00	0.00
Outside Services	0.00	0.00
Utilities	0.00	0.00
Protective Services	0.00	0.00
Insurance	0.00	0.00
Other Expenses	0.00	0.00
Total Average Expense	\$ 0.00	0.00%

		This Year			
FASS	Quick Ratio (QR)				
	Current Assets, Unrestricted	1,125,698	=	12.47	
	Curr Liab Exc Curr Prtn LTD	(90,273)			IR >= 2.0
FASS	Months Expendable Net Assets Ratio (MENAR)				
	Expendable Fund Balance	921,126	=	13.99	
	Average Monthly Operating and Other Expenses	65,851			IR >= 4.0
FASS	Debt Service Coverage Ratio (DSCR)				
		1.58			IR >= 1.25
MASS	Tenant Receivable (TR)				
	Tenant Receivable	41,942	=	0.05	
	Total Tenant Revenue	849,396			IR < 1.50
MASS	Days Receivable Outstanding: 15.13				
MASS	Accounts Payable (AP)				
	Accounts Payable	(18,977)	=	0.29	
	Total Operating Expenses	65,851			IR < 0.75
MASS	Occupancy				
		<u>Loss</u>		<u>Occ %</u>	
	Current Month	4.03%		95.97%	
MASS	Occupancy				
		<u>Loss</u>		<u>Occ %</u>	
	Year-to-Date	4.60%		95.40%	IR >= 0.98
MASS					
	FASS KFI	MP	MASS KFI	MP	
	QR	12.00 12	Accts Recvble	5.00 5	
MASS					
	FASS KFI	MP	MASS KFI	MP	
	MENAR	11.00 11	Accts Payable	4.00 4	
MASS					
	FASS KFI	MP	MASS KFI	MP	
	DSCR	2.00 2	Occupancy	8.00 16	
MASS					
	FASS KFI	MP	MASS KFI	MP	
	Total Points	25.00 25	Total Points	17.00 25	
MASS					
	Capital Fund Occupancy				
		5.00			

		Last Year			
FASS	Quick Ratio (QR)				
	Current Assets, Unrestricted	1,103,964	=	15.37	
	Curr Liab Exc Curr Prtn LTD	(71,821)			IR >= 2.0
FASS	Months Expendable Net Assets Ratio (MENAR)				
	Expendable Fund Balance	921,470	=	11.73	
	Average Monthly Operating and Other Expenses	78,564			IR >= 4.0
FASS	Debt Service Coverage Ratio (DSCR)				
		1.19			IR >= 1.25
MASS	Tenant Receivable (TR)				
	Tenant Receivable	0	=	0.00	
	Total Tenant Revenue	811,227			IR < 1.50
MASS	Days Receivable Outstanding: 0.00				
MASS	Accounts Payable (AP)				
	Accounts Payable	(21,861)	=	0.28	
	Total Operating Expenses	78,564			IR < 0.75
MASS	Occupancy				
		<u>Loss</u>		<u>Occ %</u>	
	Current Month	6.45 %		93.55%	
MASS	Occupancy				
		<u>Loss</u>		<u>Occ %</u>	
	Year-to-Date	5.65 %		94.35%	IR >= 0.98
MASS					
	FASS KFI	MP	MASS KFI	MP	
	QR	12.00 12	Accts Recvble	5.00 5	
MASS					
	FASS KFI	MP	MASS KFI	MP	
	MENAR	11.00 11	Accts Payable	4.00 4	
MASS					
	FASS KFI	MP	MASS KFI	MP	
	DSCR	1.00 2	Occupancy	8.00 16	
MASS					
	FASS KFI	MP	MASS KFI	MP	
	Total Points	24.00 25	Total Points	17.00 25	
MASS					
	Capital Fund Occupancy				
		5.00			

Excess Cash				
784,360				
Average Dwelling Rent				
Actual/UML	830,976	1,183	702.43	
Budget/UMA	1,005,494	1,240	810.88	
Increase (Decrease)	(174,518)	(57)	(108.45)	

Excess Cash				
772,836				
Average Dwelling Rent				
Actual/UML	807,623	1,170	690.28	
Budget/UMA	931,153	1,240	750.93	
Increase (Decrease)	(123,530)	(70)	(60.65)	

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 120.70	15.94 %
Supplies and Materials	27.73	3.66
Fleet Costs	0.09	0.01
Outside Services	63.38	8.37
Utilities	13.13	1.74
Protective Services	2.54	0.33
Insurance	63.08	1.74
Other Expenses	53.49	7.07
Total Average Expense	\$ 344.14	38.86 %

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 159.23	21.55%
Supplies and Materials	25.78	3.49
Fleet Costs	0.00	0.00
Outside Services	118.81	16.08
Utilities	18.94	2.56
Protective Services	4.09	0.55
Insurance	58.66	2.56
Other Expenses	47.70	6.46
Total Average Expense	\$ 433.22	53.26%

KFI - FY Comparison for Converse Ranch II - 104 Units

Period Ending April 30, 2019

		This Year			
FASS	Quick Ratio (QR)				
	Current Assets, Unrestricted	201,494	=	0.38	
	Curr Liab Exc Curr Prtn LTD	(524,314)			IR >= 2.0
FASS	Months Expendable Net Assets Ratio (MENAR)				
	Expendable Fund Balance	(484,105)	=	-10.47	
	Average Monthly Operating and Other Expenses	46,252			IR >= 4.0
FASS	Debt Service Coverage Ratio (DSCR)				
		1.56			IR >= 1.25
MASS	Tenant Receivable (TR)				
	Tenant Receivable	18,215	=	0.03	
	Total Tenant Revenue	709,205			IR < 1.50
MASS	Days Receivable Outstanding: 7.87				
MASS	Accounts Payable (AP)				
	Accounts Payable	(20,479)	=	0.44	
	Total Operating Expenses	46,252			IR < 0.75
MASS	Occupancy				
		<u>Loss</u>		<u>Occ %</u>	
	Current Month	4.81%		95.19%	
MASS	Occupancy				
		<u>Loss</u>		<u>Occ %</u>	
	Year-to-Date	3.37%		96.63%	IR >= 0.98
MASS	Capital Fund Occupancy				
		5.00			
MASS	Excess Cash				
		(530,357)			
MASS	Average Dwelling Rent				
	Actual/UML	697,844	1,005	694.37	
	Budget/UMA	841,187	1,040	808.83	
MASS	PUM / Percentage of Revenue				
	Expense	Amount		Percent	
	Salaries and Benefits	\$ 107.61		14.83 %	
MASS	Capital Fund Occupancy				
		5.00			

		Last Year			
FASS	Quick Ratio (QR)				
	Current Assets, Unrestricted	121,909	=	0.23	
	Curr Liab Exc Curr Prtn LTD	(539,855)			IR >= 2.0
FASS	Months Expendable Net Assets Ratio (MENAR)				
	Expendable Fund Balance	(573,616)	=	-11.01	
	Average Monthly Operating and Other Expenses	52,115			IR >= 4.0
FASS	Debt Service Coverage Ratio (DSCR)				
		1.43			IR >= 1.25
MASS	Tenant Receivable (TR)				
	Tenant Receivable	0	=	0.00	
	Total Tenant Revenue	677,946			IR < 1.50
MASS	Days Receivable Outstanding: 0.00				
MASS	Accounts Payable (AP)				
	Accounts Payable	(5,130)	=	0.10	
	Total Operating Expenses	52,115			IR < 0.75
MASS	Occupancy				
		<u>Loss</u>		<u>Occ %</u>	
	Current Month	3.85 %		96.15%	
MASS	Occupancy				
		<u>Loss</u>		<u>Occ %</u>	
	Year-to-Date	6.15 %		93.85%	IR >= 0.98
MASS	Capital Fund Occupancy				
		5.00			

	FASS KFI	MP	MASS KFI	MP
QR	0.00	12	Accts Recvble	5.00 5
MENAR	0.00	11	Accts Payable	4.00 4
DSCR	2.00	2	Occupancy	12.00 16
Total Points	2.00	25	Total Points	21.00 25

	FASS KFI	MP	MASS KFI	MP
QR	0.00	12	Accts Recvble	5.00 5
MENAR	0.00	11	Accts Payable	4.00 4
DSCR	2.00	2	Occupancy	4.00 16
Total Points	2.00	25	Total Points	13.00 25

	Actual/UML	Budget/UMA	Increase (Decrease)
Average Dwelling Rent	697,844	841,187	(143,343)
	1,005	1,040	(35)
	694.37	808.83	(114.46)

	Actual/UML	Budget/UMA	Increase (Decrease)
Average Dwelling Rent	668,053	789,641	(121,588)
	976	1,040	(64)
	684.48	759.27	(74.79)

Expense	Amount	Percent
Salaries and Benefits	\$ 107.61	14.83 %
Supplies and Materials	5.02	0.69
Fleet Costs	0.00	0.00
Outside Services	59.58	8.21
Utilities	12.55	1.73
Protective Services	1.87	0.26
Insurance	37.81	1.73
Other Expenses	62.38	8.60
Total Average Expense	\$ 286.81	36.04 %

Expense	Amount	Percent
Salaries and Benefits	\$ 67.91	9.26 %
Supplies and Materials	19.37	2.64
Fleet Costs	0.00	0.00
Outside Services	105.73	14.42
Utilities	14.70	2.01
Protective Services	4.18	0.57
Insurance	33.78	2.01
Other Expenses	64.16	8.75
Total Average Expense	\$ 309.84	39.67 %

		This Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	2,322,023	=	12.25																															
	Curr Liab Exc Curr Prtn LTD	(189,558)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	1,858,142	=	15.75																															
	Average Monthly Operating and Other Expenses	117,974			IR >= 4.0																														
FASS	Debt Service Coverage Ratio (DSCR)																																		
		1.52			IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	117,788	=	0.07																															
	Total Tenant Revenue	1,691,865			IR < 1.50																														
Days Receivable Outstanding: 21.40																																			
MASS	Accounts Payable (AP)																																		
	Accounts Payable	(46,595)	=	0.39																															
	Total Operating Expenses	117,974			IR < 0.75																														
<table border="1"> <thead> <tr> <th>Occupancy</th> <th>Loss</th> <th>Occ %</th> <th colspan="3"></th> </tr> </thead> <tbody> <tr> <td>Current Month</td> <td>7.81%</td> <td>92.19%</td> <td colspan="3"></td> </tr> <tr> <td>Year-to-Date</td> <td>8.18%</td> <td>91.82%</td> <td colspan="3">IR >= 0.98</td> </tr> </tbody> </table>						Occupancy	Loss	Occ %				Current Month	7.81%	92.19%				Year-to-Date	8.18%	91.82%	IR >= 0.98														
Occupancy	Loss	Occ %																																	
Current Month	7.81%	92.19%																																	
Year-to-Date	8.18%	91.82%	IR >= 0.98																																
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FASS KFI	MP	MASS KFI	MP																																
QR	12.00	12	Accts Recvble	5.00	5																														
MENAR	11.00	11	Accts Payable	4.00	4																														
DSCR	2.00	2	Occupancy	1.00	16																														
Total Points	25.00	25	Total Points	10.00	25																														
Capital Fund Occupancy																																			
5.00																																			

		Last Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	2,090,303	=	26.01																															
	Curr Liab Exc Curr Prtn LTD	(80,367)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	1,747,307	=	16.54																															
	Average Monthly Operating and Other Expenses	105,664			IR >= 4.0																														
FASS	Debt Service Coverage Ratio (DSCR)																																		
		2.20			IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	0	=	0.00																															
	Total Tenant Revenue	1,891,515			IR < 1.50																														
Days Receivable Outstanding: 0.00																																			
MASS	Accounts Payable (AP)																																		
	Accounts Payable	(3,041)	=	0.03																															
	Total Operating Expenses	105,664			IR < 0.75																														
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Occupancy	Loss	Occ %																																	
Current Month	2.08 %	97.92%																																	
Year-to-Date	1.88 %	98.13%	IR >= 0.98																																
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FASS KFI	MP	MASS KFI	MP																																
QR	12.00	12	Accts Recvble	5.00	5																														
MENAR	11.00	11	Accts Payable	4.00	4																														
DSCR	2.00	2	Occupancy	16.00	16																														
Total Points	25.00	25	Total Points	25.00	25																														
Capital Fund Occupancy																																			
5.00																																			

Excess Cash			
1,740,168			

Excess Cash			
1,605,174			

Average Dwelling Rent			
Actual/UML	1,573,889	1,763	892.73
Budget/UMA	1,747,585	1,920	910.20
Increase (Decrease)	(173,696)	(157)	(17.47)

Average Dwelling Rent			
Actual/UML	1,736,541	1,884	921.73
Budget/UMA	1,689,720	1,920	880.06
Increase (Decrease)	46,821	(36)	41.67

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 97.13	10.12 %
Supplies and Materials	57.33	5.97
Fleet Costs	0.13	0.01
Outside Services	98.53	10.27
Utilities	43.45	4.53
Protective Services	0.00	0.00
Insurance	31.76	5.36
Other Expenses	36.12	3.76
Total Average Expense	\$ 364.45	40.03 %

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 117.95	11.75%
Supplies and Materials	12.71	1.27
Fleet Costs	0.44	0.04
Outside Services	62.37	6.21
Utilities	23.58	5.58
Protective Services	1.17	0.12
Insurance	19.82	5.58
Other Expenses	31.68	3.16
Total Average Expense	\$ 269.72	33.70%

		This Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	167,790	=	8.89																															
	Curr Liab Exc Curr Prtn LTD	(18,884)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	148,906	=	6.87																															
	Average Monthly Operating and Other Expenses	21,685			IR >= 4.0																														
FASS	Debt Service Coverage Ratio (DSCR)																																		
		0.00			IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	64,047	=	0.37																															
	Total Tenant Revenue	174,753			IR < 1.50																														
MASS	Days Receivable Outstanding: 111.73																																		
MASS	Accounts Payable (AP)																																		
	Accounts Payable	(9,702)	=	0.45																															
	Total Operating Expenses	21,685			IR < 0.75																														
MASS	Occupancy																																		
	Current Month	16.67%	Loss	83.33%	Occ %																														
	Year-to-Date	20.67%		79.33%	IR >= 0.98																														
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Total Points	25.00	25	Total Points	4.00	25																														
Capital Fund Occupancy																																			
5.00																																			

		Last Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	209,269	=	14.18																															
	Curr Liab Exc Curr Prtn LTD	(14,756)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	194,512	=	13.24																															
	Average Monthly Operating and Other Expenses	14,690			IR >= 4.0																														
FASS	Debt Service Coverage Ratio (DSCR)																																		
		0.00			IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	20,179	=	0.11																															
	Total Tenant Revenue	184,701			IR < 1.50																														
MASS	Days Receivable Outstanding: 33.24																																		
MASS	Accounts Payable (AP)																																		
	Accounts Payable	(5,543)	=	0.38																															
	Total Operating Expenses	14,690			IR < 0.75																														
MASS	Occupancy																																		
	Current Month	10.00 %	Loss	90.00%	Occ %																														
	Year-to-Date	4.67 %		95.33%	IR >= 0.98																														
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	FASS KFI	MP	MASS KFI	MP																															
QR	12.00	12	Accts Recvble	0.00	5																														
MENAR	11.00	11	Accts Payable	4.00	4																														
DSCR	2.00	2	Occupancy	8.00	16																														
Total Points	25.00	25	Total Points	12.00	25																														
Capital Fund Occupancy																																			
5.00																																			

Excess Cash	
127,222	

Excess Cash	
176,257	

Average Dwelling Rent			
Actual/UML	157,067	238	659.95
Budget/UMA	171,117	300	570.39
Increase (Decrease)	(14,049)	(62)	89.56

Average Dwelling Rent			
Actual/UML	173,729	286	607.44
Budget/UMA	175,500	300	585.00
Increase (Decrease)	(1,772)	(14)	22.44

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 200.22	27.27 %
Supplies and Materials	44.37	6.04
Fleet Costs	0.00	0.00
Outside Services	171.29	23.33
Utilities	62.71	8.54
Protective Services	26.31	3.58
Insurance	142.33	11.94
Other Expenses	64.05	8.72
Total Average Expense	\$ 711.27	89.43 %

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 173.89	26.93 %
Supplies and Materials	20.96	3.25
Fleet Costs	0.88	0.14
Outside Services	54.51	8.44
Utilities	21.10	8.03
Protective Services	11.26	1.74
Insurance	48.15	8.03
Other Expenses	67.85	10.51
Total Average Expense	\$ 398.60	67.05 %

KFI - FY Comparison for SAHFC Encanta Villa - 56 Units

Period Ending April 30, 2019

		This Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	897,569	=	27.58																															
	Curr Liab Exc Curr Prtn LTD	(32,546)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	865,023	=	22.15																															
	Average Monthly Operating and Other Expenses	39,047			IR >= 4.0																														
FASS	Debt Service Coverage Ratio (DSCR)																																		
		-0.04																																	
					IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	57,719	=	0.16																															
	Total Tenant Revenue	364,134			IR < 1.50																														
MASS	Days Receivable Outstanding: 48.27																																		
	Accounts Payable (AP)																																		
	Accounts Payable	(12,340)	=	0.32																															
	Total Operating Expenses	39,047			IR < 0.75																														
MASS	Occupancy Loss Occ %																																		
	Current Month	10.71%		89.29%																															
	Year-to-Date	15.18%		84.82%	IR >= 0.98																														
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	FASS KFI	MP	MASS KFI	MP																															
QR	12.00	12	Accts Recvble	2.00	5																														
MENAR	11.00	11	Accts Payable	4.00	4																														
DSCR	0.00	2	Occupancy	0.00	16																														
Total Points	23.00	25	Total Points	6.00	25																														
Capital Fund Occupancy																																			
5.00																																			

		Last Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	856,401	=	30.63																															
	Curr Liab Exc Curr Prtn LTD	(27,956)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	828,446	=	31.61																															
	Average Monthly Operating and Other Expenses	26,208			IR >= 4.0																														
FASS	Debt Service Coverage Ratio (DSCR)																																		
		472.89																																	
					IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	3,015	=	0.01																															
	Total Tenant Revenue	399,503			IR < 1.50																														
MASS	Days Receivable Outstanding: 2.30																																		
	Accounts Payable (AP)																																		
	Accounts Payable	(8,968)	=	0.34																															
	Total Operating Expenses	26,208			IR < 0.75																														
MASS	Occupancy Loss Occ %																																		
	Current Month	0.00 %		100.00%																															
	Year-to-Date	1.61 %		98.39%	IR >= 0.98																														
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	FASS KFI	MP	MASS KFI	MP																															
QR	12.00	12	Accts Recvble	0.00	5																														
MENAR	11.00	11	Accts Payable	4.00	4																														
DSCR	2.00	2	Occupancy	16.00	16																														
Total Points	25.00	25	Total Points	20.00	25																														
Capital Fund Occupancy																																			
5.00																																			

Excess Cash				
825,976				
Average Dwelling Rent				
Actual/UML	361,191	475	760.40	
Budget/UMA	385,393	560	688.20	
Increase (Decrease)	(24,203)	(85)	72.20	

Excess Cash				
797,298				
Average Dwelling Rent				
Actual/UML	399,248	551	724.59	
Budget/UMA	393,820	560	703.25	
Increase (Decrease)	5,428	(9)	21.34	

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 151.84	19.81 %
Supplies and Materials	56.57	7.38
Fleet Costs	0.00	0.00
Outside Services	109.42	14.27
Utilities	86.09	11.23
Protective Services	0.00	0.00
Insurance	47.55	11.23
Other Expenses	66.37	8.66
Total Average Expense	\$ 517.84	72.58 %

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 148.32	20.46 %
Supplies and Materials	18.34	2.53
Fleet Costs	0.00	0.00
Outside Services	54.89	7.57
Utilities	73.44	10.13
Protective Services	0.00	0.00
Insurance	29.45	10.13
Other Expenses	47.88	6.60
Total Average Expense	\$ 372.33	57.43 %

KFI - FY Comparison for Homestead - 157 Units

Period Ending April 30, 2019

		This Year			
FASS	Quick Ratio (QR)				
	Current Assets, Unrestricted	513,255	=	3.44	
	Curr Liab Exc Curr Prtn LTD	(149,083)			IR >= 2.0
FASS	Months Expendable Net Assets Ratio (MENAR)				
	Expendable Fund Balance	343,817	=	3.38	
	Average Monthly Operating and Other Expenses	101,831			IR >= 4.0
FASS	Debt Service Coverage Ratio (DSCR)				
		2.85			IR >= 1.25
MASS	Tenant Receivable (TR)				
	Tenant Receivable	51,861	=	0.05	
	Total Tenant Revenue	1,030,001			IR < 1.50
MASS	Days Receivable Outstanding: 15.35				
MASS	Accounts Payable (AP)				
	Accounts Payable	(52,081)	=	0.51	
	Total Operating Expenses	101,831			IR < 0.75
MASS	Occupancy Loss Occ %				
	Current Month	3.82%		96.18%	
	Year-to-Date	4.14%		95.86%	IR >= 0.98
MASS	FASS KFI	MP	MASS KFI	MP	
	QR	12.00 12	Accts Recvble	5.00 5	
	MENAR	9.49 11	Accts Payable	4.00 4	
	DSCR	2.00 2	Occupancy	8.00 16	
	Total Points	23.49 25	Total Points	17.00 25	
Capital Fund Occupancy					
5.00					

		Last Year			
FASS	Quick Ratio (QR)				
	Current Assets, Unrestricted	365,772	=	2.19	
	Curr Liab Exc Curr Prtn LTD	(166,868)			IR >= 2.0
FASS	Months Expendable Net Assets Ratio (MENAR)				
	Expendable Fund Balance	179,149	=	1.86	
	Average Monthly Operating and Other Expenses	96,100			IR >= 4.0
FASS	Debt Service Coverage Ratio (DSCR)				
		6.32			IR >= 1.25
MASS	Tenant Receivable (TR)				
	Tenant Receivable	(11,665)	=	-0.01	
	Total Tenant Revenue	954,266			IR < 1.50
MASS	Days Receivable Outstanding: -3.72				
MASS	Accounts Payable (AP)				
	Accounts Payable	(64,647)	=	0.67	
	Total Operating Expenses	96,100			IR < 0.75
MASS	Occupancy Loss Occ %				
	Current Month	3.82 %		96.18%	
	Year-to-Date	5.16 %		94.84%	IR >= 0.98
MASS	FASS KFI	MP	MASS KFI	MP	
	QR	12.00 12	Accts Recvble	5.00 5	
	MENAR	7.27 11	Accts Payable	4.00 4	
	DSCR	2.00 2	Occupancy	8.00 16	
	Total Points	21.27 25	Total Points	17.00 25	
Capital Fund Occupancy					
5.00					

Excess Cash				
201,730				
Average Dwelling Rent				
Actual/UML	874,166	1,505	580.84	
Budget/UMA	847,128	1,570	539.57	
Increase (Decrease)	27,039	(65)	41.27	

Excess Cash				
43,317				
Average Dwelling Rent				
Actual/UML	828,663	1,489	556.52	
Budget/UMA	824,250	1,570	525.00	
Increase (Decrease)	4,413	(81)	31.52	

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 143.32	20.94 %
Supplies and Materials	25.78	3.77
Fleet Costs	1.86	0.27
Outside Services	61.82	9.03
Utilities	69.64	10.18
Protective Services	7.65	1.12
Insurance	31.93	23.00
Other Expenses	33.68	4.92
Total Average Expense	\$ 375.68	73.22 %

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 125.75	19.62 %
Supplies and Materials	29.87	4.66
Fleet Costs	0.71	0.11
Outside Services	58.77	9.17
Utilities	55.86	23.07
Protective Services	9.38	1.46
Insurance	24.66	23.07
Other Expenses	29.65	4.63
Total Average Expense	\$ 334.67	85.79 %

		This Year				
FASS	Quick Ratio (QR)					
	Current Assets, Unrestricted	309,228	=	6.35		
	Curr Liab Exc Curr Prtn LTD	(48,698)			IR >= 2.0	
FASS	Months Expendable Net Assets Ratio (MENAR)					
	Expendable Fund Balance	204,192	=	4.26		
	Average Monthly Operating and Other Expenses	47,889			IR >= 4.0	
FASS	Debt Service Coverage Ratio (DSCR)					
		0.76			IR >= 1.25	
MASS	Tenant Receivable (TR)					
	Tenant Receivable	22,591	=	0.05		
	Total Tenant Revenue	477,466			IR < 1.50	
MASS	Days Receivable Outstanding: 14.42					
MASS	Accounts Payable (AP)					
	Accounts Payable	(20,101)	=	0.42		
	Total Operating Expenses	47,889			IR < 0.75	
MASS	Occupancy					
MASS	Loss					
MASS	Occ %					
MASS	IR >= 0.98					
MASS	FASS KFI MP MASS KFI MP					
	QR	12.00	12	Accts Recvble	5.00	5
	MENAR	11.00	11	Accts Payable	4.00	4
MASS	DSCR					
		0.00	2	Occupancy	12.00	16
	Total Points	23.00	25	Total Points	21.00	25
MASS	Capital Fund Occupancy					
		5.00				

		Last Year				
FASS	Quick Ratio (QR)					
	Current Assets, Unrestricted	496,459	=	14.22		
	Curr Liab Exc Curr Prtn LTD	(34,918)			IR >= 2.0	
FASS	Months Expendable Net Assets Ratio (MENAR)					
	Expendable Fund Balance	461,541	=	9.10		
	Average Monthly Operating and Other Expenses	50,706			IR >= 4.0	
FASS	Debt Service Coverage Ratio (DSCR)					
		0.00			IR >= 1.25	
MASS	Tenant Receivable (TR)					
	Tenant Receivable	5,874	=	0.01		
	Total Tenant Revenue	436,953			IR < 1.50	
MASS	Days Receivable Outstanding: 4.11					
MASS	Accounts Payable (AP)					
	Accounts Payable	(15,347)	=	0.30		
	Total Operating Expenses	50,706			IR < 0.75	
MASS	Occupancy					
MASS	Loss					
MASS	Occ %					
MASS	IR >= 0.98					
MASS	FASS KFI MP MASS KFI MP					
	QR	12.00	12	Accts Recvble	5.00	5
	MENAR	11.00	11	Accts Payable	4.00	4
MASS	DSCR					
		0.00	2	Occupancy	12.00	16
	Total Points	23.00	25	Total Points	21.00	25
MASS	Capital Fund Occupancy					
		5.00				

Excess Cash	
	156,303

Excess Cash	
	405,108

Average Dwelling Rent			
Actual/UML	465,064	866	537.03
Budget/UMA	454,027	900	504.47
Increase (Decrease)	11,037	(34)	32.55

Average Dwelling Rent			
Actual/UML	441,613	864	511.13
Budget/UMA	435,846	900	484.27
Increase (Decrease)	5,767	(36)	26.85

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 145.71	26.43 %
Supplies and Materials	24.58	4.46
Fleet Costs	0.00	0.00
Outside Services	83.08	15.07
Utilities	59.76	10.84
Protective Services	7.38	1.34
Insurance	30.56	10.85
Other Expenses	26.70	4.84
Total Average Expense	\$ 377.78	73.82 %

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 170.79	33.94 %
Supplies and Materials	22.62	4.50
Fleet Costs	1.04	0.21
Outside Services	79.15	15.73
Utilities	54.30	10.89
Protective Services	11.14	2.21
Insurance	23.05	10.89
Other Expenses	30.03	5.97
Total Average Expense	\$ 392.12	84.33 %

		This Year			
FASS	Quick Ratio (QR)				
	Current Assets, Unrestricted	934,756	=	18.16	
	Curr Liab Exc Curr Prtn LTD	(51,486)			IR >= 2.0
FASS	Months Expendable Net Assets Ratio (MENAR)				
	Expendable Fund Balance	883,270	=	17.32	
	Average Monthly Operating and Other Expenses	51,010			IR >= 4.0
FASS	Debt Service Coverage Ratio (DSCR)				
		0.00			IR >= 1.25
MASS	Tenant Receivable (TR)				
	Tenant Receivable	12,868	=	0.05	
	Total Tenant Revenue	271,755			IR < 1.50
MASS	Days Receivable Outstanding: 14.40				
MASS	Accounts Payable (AP)				
	Accounts Payable	(15,741)	=	0.31	
	Total Operating Expenses	51,010			IR < 0.75
MASS	Occupancy				
MASS	Loss				
MASS	Occ %				
MASS	IR >= 0.98				
MASS	FASS KFI				
MASS	MP				
MASS	MASS KFI				
MASS	MP				
MASS	Total Points				
MASS	Capital Fund Occupancy				
		5.00			

		Last Year			
FASS	Quick Ratio (QR)				
	Current Assets, Unrestricted	738,884	=	11.53	
	Curr Liab Exc Curr Prtn LTD	(64,096)			IR >= 2.0
FASS	Months Expendable Net Assets Ratio (MENAR)				
	Expendable Fund Balance	674,788	=	14.06	
	Average Monthly Operating and Other Expenses	47,987			IR >= 4.0
FASS	Debt Service Coverage Ratio (DSCR)				
		0.00			IR >= 1.25
MASS	Tenant Receivable (TR)				
	Tenant Receivable	1,589	=	0.01	
	Total Tenant Revenue	260,979			IR < 1.50
MASS	Days Receivable Outstanding: 1.85				
MASS	Accounts Payable (AP)				
	Accounts Payable	(32,818)	=	0.68	
	Total Operating Expenses	47,987			IR < 0.75
MASS	Occupancy				
MASS	Loss				
MASS	Occ %				
MASS	IR >= 0.98				
MASS	FASS KFI				
MASS	MP				
MASS	MASS KFI				
MASS	MP				
MASS	Total Points				
MASS	Capital Fund Occupancy				
		5.00			

Excess Cash				
832,259				
Average Dwelling Rent				
Actual/UML	250,567	934	268.27	
Budget/UMA	251,733	1,000	251.73	
Increase (Decrease)	(1,167)	(66)	16.54	

Excess Cash				
626,608				
Average Dwelling Rent				
Actual/UML	242,987	977	248.71	
Budget/UMA	246,138	1,000	246.14	
Increase (Decrease)	(3,151)	(23)	2.57	

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 188.88	24.10 %
Supplies and Materials	31.10	3.97
Fleet Costs	0.00	0.00
Outside Services	81.87	10.45
Utilities	46.43	5.92
Protective Services	0.00	0.00
Insurance	33.19	8.58
Other Expenses	42.67	5.44
Total Average Expense	\$ 424.14	58.46 %

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 165.06	20.55 %
Supplies and Materials	33.15	4.13
Fleet Costs	0.39	0.05
Outside Services	73.43	9.14
Utilities	57.22	9.25
Protective Services	0.00	0.00
Insurance	24.59	9.25
Other Expenses	34.70	4.32
Total Average Expense	\$ 388.54	56.68 %

		This Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	1,157,585	=	20.27																															
	Curr Liab Exc Curr Prtn LTD	(57,103)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	1,100,482	=	24.03																															
	Average Monthly Operating and Other Expenses	45,797			IR >= 4.0																														
FASS	Debt Service Coverage Ratio (DSCR)																																		
		0.00			IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	15,323	=	0.06																															
	Total Tenant Revenue	237,815			IR < 1.50																														
Days Receivable Outstanding: 19.59																																			
MASS	Accounts Payable (AP)																																		
	Accounts Payable	(15,259)	=	0.33																															
	Total Operating Expenses	45,797			IR < 0.75																														
<table border="1"> <thead> <tr> <th>Occupancy</th> <th>Loss</th> <th>Occ %</th> <th colspan="3"></th> </tr> </thead> <tbody> <tr> <td>Current Month</td> <td>1.00%</td> <td>99.00%</td> <td colspan="3"></td> </tr> <tr> <td>Year-to-Date</td> <td>2.80%</td> <td>97.20%</td> <td colspan="3">IR >= 0.98</td> </tr> </tbody> </table>						Occupancy	Loss	Occ %				Current Month	1.00%	99.00%				Year-to-Date	2.80%	97.20%	IR >= 0.98														
Occupancy	Loss	Occ %																																	
Current Month	1.00%	99.00%																																	
Year-to-Date	2.80%	97.20%	IR >= 0.98																																
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DSCR	2.00	2	Occupancy	12.00	16																														
Total Points	25.00	25	Total Points	21.00	25																														
Capital Fund Occupancy																																			
5.00																																			

		Last Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	1,072,427	=	17.43																															
	Curr Liab Exc Curr Prtn LTD	(61,528)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	1,010,898	=	17.96																															
	Average Monthly Operating and Other Expenses	56,295			IR >= 4.0																														
FASS	Debt Service Coverage Ratio (DSCR)																																		
		0.00			IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	4,401	=	0.02																															
	Total Tenant Revenue	218,711			IR < 1.50																														
Days Receivable Outstanding: 6.12																																			
MASS	Accounts Payable (AP)																																		
	Accounts Payable	(25,734)	=	0.46																															
	Total Operating Expenses	56,295			IR < 0.75																														
<table border="1"> <thead> <tr> <th>Occupancy</th> <th>Loss</th> <th>Occ %</th> <th colspan="3"></th> </tr> </thead> <tbody> <tr> <td>Current Month</td> <td>0.00 %</td> <td>100.00%</td> <td colspan="3"></td> </tr> <tr> <td>Year-to-Date</td> <td>3.50 %</td> <td>96.50%</td> <td colspan="3">IR >= 0.98</td> </tr> </tbody> </table>						Occupancy	Loss	Occ %				Current Month	0.00 %	100.00%				Year-to-Date	3.50 %	96.50%	IR >= 0.98														
Occupancy	Loss	Occ %																																	
Current Month	0.00 %	100.00%																																	
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FASS KFI	MP	MASS KFI	MP																																
QR	12.00	12	Accts Recvble	5.00	5																														
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Total Points	25.00	25	Total Points	21.00	25																														
Capital Fund Occupancy																																			
5.00																																			

Excess Cash				
1,054,685				
Average Dwelling Rent				
Actual/UML	232,974	972	239.69	
Budget/UMA	234,456	1,000	234.46	
Increase (Decrease)	(1,482)	(28)	5.23	

Excess Cash				
954,174				
Average Dwelling Rent				
Actual/UML	216,550	965	224.40	
Budget/UMA	233,407	1,000	233.41	
Increase (Decrease)	(16,857)	(35)	(9.00)	

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 182.16	28.75 %
Supplies and Materials	23.92	3.77
Fleet Costs	2.50	0.39
Outside Services	90.56	14.29
Utilities	47.04	7.42
Protective Services	0.00	0.00
Insurance	35.41	7.43
Other Expenses	35.59	5.62
Total Average Expense	\$ 417.19	67.68 %

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 230.33	36.90%
Supplies and Materials	54.05	8.66
Fleet Costs	6.16	0.99
Outside Services	99.71	15.97
Utilities	49.78	7.97
Protective Services	0.00	0.00
Insurance	28.08	7.97
Other Expenses	37.16	5.95
Total Average Expense	\$ 505.27	84.41%

KFI - FY Comparison for SAHFC Vera Cruz - 29 Units

Period Ending April 30, 2019

		This Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	210,255	=	6.37																															
	Curr Liab Exc Curr Prtn LTD	(32,989)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	173,391	=	10.13																															
	Average Monthly Operating and Other Expenses	17,112			IR >= 4.0																														
FASS	Debt Service Coverage Ratio (DSCR)																																		
		-1.41																																	
					IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	4,071	=	0.02																															
	Total Tenant Revenue	188,772			IR < 1.50																														
MASS	Days Receivable Outstanding: 8.28																																		
MASS	Accounts Payable (AP)																																		
	Accounts Payable	(11,993)	=	0.70																															
	Total Operating Expenses	17,112			IR < 0.75																														
MASS	Occupancy																																		
	Current Month	3.45%		96.55%																															
	Year-to-Date	4.48%		95.52%	IR >= 0.98																														
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Total Points	23.00	25	Total Points	17.00	25																														
Capital Fund Occupancy																																			
5.00																																			

		Last Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	177,255	=	10.47																															
	Curr Liab Exc Curr Prtn LTD	(16,929)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	156,640	=	11.22																															
	Average Monthly Operating and Other Expenses	13,961			IR >= 4.0																														
FASS	Debt Service Coverage Ratio (DSCR)																																		
		3.30																																	
					IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	0	=	0.00																															
	Total Tenant Revenue	142,852			IR < 1.50																														
MASS	Days Receivable Outstanding: 0.00																																		
MASS	Accounts Payable (AP)																																		
	Accounts Payable	(2,537)	=	0.18																															
	Total Operating Expenses	13,961			IR < 0.75																														
MASS	Occupancy																																		
	Current Month	3.45 %		96.55%																															
	Year-to-Date	2.41 %		97.59%	IR >= 0.98																														
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DSCR	2.00	2	Occupancy	12.00	16																														
Total Points	25.00	25	Total Points	21.00	25																														
Capital Fund Occupancy																																			
5.00																																			

Excess Cash				
156,279				
Average Dwelling Rent				
Actual/UML	146,245	277	527.96	
Budget/UMA	151,831	290	523.55	
Increase (Decrease)	(5,586)	(13)	4.41	

Excess Cash				
140,078				
Average Dwelling Rent				
Actual/UML	141,276	283	499.21	
Budget/UMA	138,005	290	475.88	
Increase (Decrease)	3,271	(7)	23.33	

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 196.01	36.28 %
Supplies and Materials	19.01	3.52
Fleet Costs	0.00	0.00
Outside Services	81.05	15.00
Utilities	45.11	8.35
Protective Services	9.21	1.70
Insurance	64.79	8.35
Other Expenses	90.45	16.74
Total Average Expense	\$ 505.62	89.95 %

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 58.22	11.53%
Supplies and Materials	53.42	10.58
Fleet Costs	0.00	0.00
Outside Services	88.00	17.43
Utilities	51.14	10.13
Protective Services	7.51	1.49
Insurance	39.07	10.13
Other Expenses	80.55	15.96
Total Average Expense	\$ 377.92	77.26%

		This Year			
FASS	Quick Ratio (QR)				
	Current Assets, Unrestricted	141,890	=	0.14	
	Curr Liab Exc Curr Prtn LTD	(991,025)			IR >= 2.0
FASS	Months Expendable Net Assets Ratio (MENAR)				
	Expendable Fund Balance	(849,135)	=	-12.17	
	Average Monthly Operating and Other Expenses	69,759			IR >= 4.0
FASS	Debt Service Coverage Ratio (DSCR)				
		0.00			IR >= 1.25
MASS	Tenant Receivable (TR)				
	Tenant Receivable	101,058	=	0.27	
	Total Tenant Revenue	381,109			IR < 1.50
MASS	Days Receivable Outstanding: 80.71				
MASS	Accounts Payable (AP)				
	Accounts Payable	(62,917)	=	0.90	
	Total Operating Expenses	69,759			IR < 0.75
MASS	Occupancy				
		<u>Loss</u>		<u>Occ %</u>	
	Current Month	10.58%		89.42%	
MASS	Occupancy				
		<u>Loss</u>		<u>Occ %</u>	
	Year-to-Date	9.95%		90.05%	IR >= 0.98
MASS	FASS KFI	MP	MASS KFI	MP	
	QR	0.00 12	Accts Recvble	0.00 5	
MASS	MENAR	0.00 11	Accts Payable	2.00 4	
	DSCR	2.00 2	Occupancy	1.00 16	
MASS	Total Points	2.00 25	Total Points	3.00 25	
Capital Fund Occupancy					
5.00					

		Last Year			
FASS	Quick Ratio (QR)				
	Current Assets, Unrestricted	121,306	=	0.15	
	Curr Liab Exc Curr Prtn LTD	(814,995)			IR >= 2.0
FASS	Months Expendable Net Assets Ratio (MENAR)				
	Expendable Fund Balance	(693,689)	=	-15.12	
	Average Monthly Operating and Other Expenses	45,893			IR >= 4.0
FASS	Debt Service Coverage Ratio (DSCR)				
		0.00			IR >= 1.25
MASS	Tenant Receivable (TR)				
	Tenant Receivable	5,665	=	0.02	
	Total Tenant Revenue	341,795			IR < 1.50
MASS	Days Receivable Outstanding: 5.06				
MASS	Accounts Payable (AP)				
	Accounts Payable	(28,352)	=	0.62	
	Total Operating Expenses	45,893			IR < 0.75
MASS	Occupancy				
		<u>Loss</u>		<u>Occ %</u>	
	Current Month	8.57 %		91.43%	
MASS	Occupancy				
		<u>Loss</u>		<u>Occ %</u>	
	Year-to-Date	8.15 %		91.85%	IR >= 0.98
MASS	FASS KFI	MP	MASS KFI	MP	
	QR	0.00 12	Accts Recvble	0.00 5	
MASS	MENAR	0.00 11	Accts Payable	4.00 4	
	DSCR	2.00 2	Occupancy	1.00 16	
MASS	Total Points	2.00 25	Total Points	5.00 25	
Capital Fund Occupancy					
5.00					

Excess Cash			
(918,894)			
Average Dwelling Rent			
Actual/UML	369,707	941	392.89
Budget/UMA	395,196	1,045	378.18
Increase (Decrease)	(25,489)	(104)	14.71

Excess Cash			
(739,685)			
Average Dwelling Rent			
Actual/UML	347,132	958	362.35
Budget/UMA	400,631	1,043	384.11
Increase (Decrease)	(53,500)	(85)	(21.76)

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 232.92	34.22 %
Supplies and Materials	60.93	8.95
Fleet Costs	1.66	0.24
Outside Services	137.99	20.28
Utilities	129.75	19.07
Protective Services	0.80	0.12
Insurance	22.80	19.05
Other Expenses	42.00	6.17
Total Average Expense	\$ 628.85	108.10 %

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 104.87	16.69 %
Supplies and Materials	21.27	3.39
Fleet Costs	0.00	0.00
Outside Services	97.18	15.47
Utilities	104.23	16.59
Protective Services	7.05	1.12
Insurance	22.49	16.59
Other Expenses	33.07	5.26
Total Average Expense	\$ 390.15	75.11 %

KFI - FY Comparison for Claremont/Warren House - 7 Units

Period Ending April 30, 2019

		This Year																											
FASS	Quick Ratio (QR)																												
	Current Assets, Unrestricted	5,821	=	1.29																									
	Curr Liab Exc Curr Prtn LTD	(4,528)			IR >= 2.0																								
FASS	Months Expendable Net Assets Ratio (MENAR)																												
	Expendable Fund Balance	(7,457)	=	-4.09																									
	Average Monthly Operating and Other Expenses	1,825			IR >= 4.0																								
Debt Service Coverage Ratio (DSCR)																													
0.14					IR >= 1.25																								
MASS	Tenant Receivable (TR)																												
	Tenant Receivable	1,542	=	0.06																									
	Total Tenant Revenue	27,162			IR < 1.50																								
Days Receivable Outstanding: 17.32																													
Accounts Payable (AP)																													
Accounts Payable	(1,932)	=	1.06																										
Total Operating Expenses	1,825			IR < 0.75																									
Occupancy																													
	<u>Loss</u>	<u>Occ %</u>																											
Current Month	0.00%	100.00%																											
Year-to-Date	11.43%	88.57%	IR >= 0.98																										
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	FASS KFI	MP	MASS KFI	MP																									
QR	8.57	12	Accts Recvble	5.00 5																									
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Total Points	8.57	25	Total Points	7.00 25																									
Capital Fund Occupancy																													
5.00																													

		Last Year																											
FASS	Quick Ratio (QR)																												
	Current Assets, Unrestricted	0	=	0.00																									
	Curr Liab Exc Curr Prtn LTD	0			IR >= 2.0																								
FASS	Months Expendable Net Assets Ratio (MENAR)																												
	Expendable Fund Balance	0	=	0.00																									
	Average Monthly Operating and Other Expenses	0			IR >= 4.0																								
Debt Service Coverage Ratio (DSCR)																													
0.00					IR >= 1.25																								
MASS	Tenant Receivable (TR)																												
	Tenant Receivable	0	=	0.00																									
	Total Tenant Revenue	0			IR < 1.50																								
Days Receivable Outstanding: 0.00																													
Accounts Payable (AP)																													
Accounts Payable	0	=	0.00																										
Total Operating Expenses	0			IR < 0.75																									
Occupancy																													
	<u>Loss</u>	<u>Occ %</u>																											
Current Month	0.00 %	0.00%																											
Year-to-Date	0.00 %	0.00%	IR >= 0.98																										
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DSCR	2.00	2	Occupancy	0.00 16																									
Total Points	2.00	25	Total Points	9.00 25																									
Capital Fund Occupancy																													
5.00																													

Excess Cash	
(9,282)	

Excess Cash	
0	

Average Dwelling Rent			
Actual/UML	26,807	62	432.37
Budget/UMA	58,229	70	831.84
Increase (Decrease)	(31,422)	(8)	(399.47)

Average Dwelling Rent			
Actual/UML	0	0	0.00
Budget/UMA	0	0	0.00
Increase (Decrease)	0	0	0.00

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 24.02	5.48 %
Supplies and Materials	3.13	0.71
Fleet Costs	0.00	0.00
Outside Services	61.66	14.07
Utilities	77.13	17.61
Protective Services	0.00	0.00
Insurance	35.37	17.61
Other Expenses	16.57	3.78
Total Average Expense	\$ 217.89	59.27 %

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 0.00	0.00%
Supplies and Materials	0.00	0.00
Fleet Costs	0.00	0.00
Outside Services	0.00	0.00
Utilities	0.00	0.00
Protective Services	0.00	0.00
Insurance	0.00	0.00
Other Expenses	0.00	0.00
Total Average Expense	\$ 0.00	0.00%

KFI - FY Comparison for Beacon, SAHA Owned - Third Party Managed - 1,252 Units
 Period Ending April 30, 2019

This Year	
FASS	Quick Ratio (QR)
	Current Assets, Unrestricted 5,648,309 = 7.68 Curr Liab Exc Curr Prtn LTD (735,183) <i>IR >= 2.0</i>
	Months Expendable Net Assets Ratio (MENAR)
Expendable Fund Balance 4,246,812 = 6.43 Average Monthly Operating and Other Expenses 660,810 <i>IR >= 4.0</i>	
Debt Service Coverage Ratio (DSCR)	
0.00 <i>IR >= 1.25</i>	

Last Year	
	Quick Ratio (QR)
	Current Assets, Unrestricted 6,175,895 = 3.79 Curr Liab Exc Curr Prtn LTD (1,627,408) <i>IR >= 2.0</i>
	Months Expendable Net Assets Ratio (MENAR)
Expendable Fund Balance 4,025,332 = 6.83 Average Monthly Operating and Other Expenses 589,643 <i>IR >= 4.0</i>	
Debt Service Coverage Ratio (DSCR)	
0.00 <i>IR >= 1.25</i>	

MASS	Tenant Receivable (TR)
	Tenant Receivable 0 = 0.00 Total Tenant Revenue 6,968,602 <i>IR < 1.50</i>
	Days Receivable Outstanding: 0.00
Accounts Payable (AP)	
Accounts Payable (195,949) = 0.30 Total Operating Expenses 660,810 <i>IR < 0.75</i>	
Occupancy Loss Occ %	
Current Month 8.07% 91.93%	
Year-to-Date 9.43% 90.57% <i>IR >= 0.98</i>	

	Tenant Receivable (TR)
	Tenant Receivable 0 = 0.00 Total Tenant Revenue 6,548,875 <i>IR < 1.50</i>
	Days Receivable Outstanding: 0.00
	Accounts Payable (AP)
	Accounts Payable (287,513) = 0.49 Total Operating Expenses 589,643 <i>IR < 0.75</i>
	Occupancy Loss Occ %
	Current Month 9.03 % 90.97%
	Year-to-Date 10.88 % 89.12% <i>IR >= 0.98</i>

	FASS KFI	MP	MASS KFI	MP
QR	12.00	12	Accts Recvble	5.00 5
MENAR	11.00	11	Accts Payable	4.00 4
DSCR	2.00	2	Occupancy	1.00 16
Total Points	25.00	25	Total Points	10.00 25

	FASS KFI	MP	MASS KFI	MP
QR	12.00	12	Accts Recvble	5.00 5
MENAR	11.00	11	Accts Payable	4.00 4
DSCR	2.00	2	Occupancy	0.00 16
Total Points	25.00	25	Total Points	9.00 25

Capital Fund Occupancy
5.00

Capital Fund Occupancy
5.00

Excess Cash
3,493,330

Excess Cash
3,253,916

Average Dwelling Rent			
Actual/UML	7,026,626	11,339	619.69
Budget/UMA	7,183,961	12,520	573.80
Increase (Decrease)	(157,335)	(1,181)	45.89

Average Dwelling Rent			
Actual/UML	6,500,907	11,158	582.62
Budget/UMA	6,820,947	12,520	544.80
Increase (Decrease)	(320,041)	(1,362)	37.82

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 129.67	18.41 %
Supplies and Materials	23.05	3.27
Fleet Costs	0.00	0.00
Outside Services	105.92	15.04
Utilities	53.07	7.54
Protective Services	10.78	1.53
Insurance	30.40	8.40
Other Expenses	42.24	6.00
Total Average Expense	\$ 395.12	60.19 %

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 126.04	18.67 %
Supplies and Materials	18.01	2.67
Fleet Costs	0.02	0.00
Outside Services	96.66	14.32
Utilities	58.21	8.62
Protective Services	10.13	1.50
Insurance	23.78	8.62
Other Expenses	42.64	6.32
Total Average Expense	\$ 375.48	60.74 %

KFI - FY Comparison for Cottage Creek I - 253 Units

Period Ending April 30, 2019

		This Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	(346,800)	=	-1.67																															
	Curr Liab Exc Curr Prtn LTD	(207,869)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	(625,679)	=	-5.31																															
	Average Monthly Operating and Other Expenses	117,820			IR >= 4.0																														
FASS	Debt Service Coverage Ratio (DSCR)																																		
		0.00			IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	0	=	0.00																															
	Total Tenant Revenue	925,467			IR < 1.50																														
Days Receivable Outstanding: 0.00																																			
MASS	Accounts Payable (AP)																																		
	Accounts Payable	(33,041)	=	0.28																															
	Total Operating Expenses	117,820			IR < 0.75																														
MASS	Occupancy																																		
		<u>Loss</u>		<u>Occ %</u>																															
	Current Month	6.32%		93.68%																															
Year-to-Date	10.79%		89.21%	IR >= 0.98																															
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QR	0.00	12	Accts Recvble	5.00	5																														
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Total Points	2.00	25	Total Points	9.00	25																														
Capital Fund Occupancy																																			
5.00																																			

		Last Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	(193,342)	=	-0.21																															
	Curr Liab Exc Curr Prtn LTD	(934,268)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	(1,196,391)	=	-11.92																															
	Average Monthly Operating and Other Expenses	100,356			IR >= 4.0																														
FASS	Debt Service Coverage Ratio (DSCR)																																		
		0.00			IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	0	=	0.00																															
	Total Tenant Revenue	784,755			IR < 1.50																														
Days Receivable Outstanding: 0.00																																			
MASS	Accounts Payable (AP)																																		
	Accounts Payable	(22,587)	=	0.23																															
	Total Operating Expenses	100,356			IR < 0.75																														
MASS	Occupancy																																		
		<u>Loss</u>		<u>Occ %</u>																															
	Current Month	12.25 %		87.75%																															
Year-to-Date	15.10 %		84.90%	IR >= 0.98																															
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DSCR	2.00	2	Occupancy	0.00	16																														
Total Points	2.00	25	Total Points	9.00	25																														
Capital Fund Occupancy																																			
5.00																																			

Excess Cash	
(750,859)	

Excess Cash	
(1,313,549)	

Average Dwelling Rent			
Actual/UML	955,610	2,257	423.40
Budget/UMA	900,964	2,530	356.11
Increase (Decrease)	54,646	(273)	67.29

Average Dwelling Rent			
Actual/UML	791,966	2,148	368.70
Budget/UMA	832,208	2,530	328.94
Increase (Decrease)	(40,242)	(382)	39.76

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 159.15	25.32 %
Supplies and Materials	22.50	3.58
Fleet Costs	0.00	0.00
Outside Services	88.81	14.13
Utilities	47.14	7.50
Protective Services	17.86	2.84
Insurance	23.07	7.50
Other Expenses	36.78	5.85
Total Average Expense	\$ 395.31	66.71 %

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 149.96	25.14 %
Supplies and Materials	19.27	3.23
Fleet Costs	0.08	0.01
Outside Services	72.86	12.22
Utilities	49.38	8.28
Protective Services	21.69	3.64
Insurance	20.19	8.28
Other Expenses	37.50	6.29
Total Average Expense	\$ 370.93	67.08 %

KFI - FY Comparison for Cottage Creek II - 196 Units

Period Ending April 30, 2019

		This Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	481,344	=	4.63																															
	Curr Liab Exc Curr Prtn LTD	(104,026)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	328,886	=	4.07																															
	Average Monthly Operating and Other Expenses	80,899			IR >= 4.0																														
FASS	Debt Service Coverage Ratio (DSCR)																																		
		0.00			IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	0	=	0.00																															
	Total Tenant Revenue	584,699			IR < 1.50																														
Days Receivable Outstanding: 0.00																																			
MASS	Accounts Payable (AP)																																		
	Accounts Payable	(24,101)	=	0.30																															
	Total Operating Expenses	80,899			IR < 0.75																														
<table border="1"> <thead> <tr> <th>Occupancy</th> <th>Loss</th> <th>Occ %</th> <th colspan="3"></th> </tr> </thead> <tbody> <tr> <td>Current Month</td> <td>8.16%</td> <td>91.84%</td> <td colspan="3"></td> </tr> <tr> <td>Year-to-Date</td> <td>10.26%</td> <td>89.74%</td> <td colspan="3">IR >= 0.98</td> </tr> </tbody> </table>						Occupancy	Loss	Occ %				Current Month	8.16%	91.84%				Year-to-Date	10.26%	89.74%	IR >= 0.98														
Occupancy	Loss	Occ %																																	
Current Month	8.16%	91.84%																																	
Year-to-Date	10.26%	89.74%	IR >= 0.98																																
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Total Points	25.00 25	Total Points	9.00 25																																
Capital Fund Occupancy																																			
5.00																																			

		Last Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	457,913	=	8.10																															
	Curr Liab Exc Curr Prtn LTD	(56,532)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	354,470	=	4.87																															
	Average Monthly Operating and Other Expenses	72,733			IR >= 4.0																														
FASS	Debt Service Coverage Ratio (DSCR)																																		
		0.00			IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	0	=	0.00																															
	Total Tenant Revenue	560,850			IR < 1.50																														
Days Receivable Outstanding: 0.00																																			
MASS	Accounts Payable (AP)																																		
	Accounts Payable	(2,423)	=	0.03																															
	Total Operating Expenses	72,733			IR < 0.75																														
<table border="1"> <thead> <tr> <th>Occupancy</th> <th>Loss</th> <th>Occ %</th> <th colspan="3"></th> </tr> </thead> <tbody> <tr> <td>Current Month</td> <td>9.18 %</td> <td>90.82%</td> <td colspan="3"></td> </tr> <tr> <td>Year-to-Date</td> <td>9.95 %</td> <td>90.05%</td> <td colspan="3">IR >= 0.98</td> </tr> </tbody> </table>						Occupancy	Loss	Occ %				Current Month	9.18 %	90.82%				Year-to-Date	9.95 %	90.05%	IR >= 0.98														
Occupancy	Loss	Occ %																																	
Current Month	9.18 %	90.82%																																	
Year-to-Date	9.95 %	90.05%	IR >= 0.98																																
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FASS KFI	MP	MASS KFI	MP																																
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MENAR	11.00 11	Accts Payable	4.00 4																																
DSCR	2.00 2	Occupancy	1.00 16																																
Total Points	25.00 25	Total Points	10.00 25																																
Capital Fund Occupancy																																			
5.00																																			

Excess Cash	
243,717	

Excess Cash	
268,784	

Average Dwelling Rent			
Actual/UML	620,380	1,759	352.69
Budget/UMA	605,917	1,960	309.14
Increase (Decrease)	14,463	(201)	43.55

Average Dwelling Rent			
Actual/UML	569,695	1,765	322.77
Budget/UMA	591,410	1,960	301.74
Increase (Decrease)	(21,715)	(195)	21.03

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 117.72	20.06 %
Supplies and Materials	22.37	3.81
Fleet Costs	0.00	0.00
Outside Services	78.65	13.40
Utilities	41.79	7.12
Protective Services	18.01	3.07
Insurance	24.41	7.12
Other Expenses	38.98	6.64
Total Average Expense	\$ 341.93	61.23 %

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 131.39	23.13 %
Supplies and Materials	18.49	3.26
Fleet Costs	0.00	0.00
Outside Services	61.66	10.86
Utilities	39.13	6.89
Protective Services	20.74	3.65
Insurance	17.63	6.89
Other Expenses	32.85	5.78
Total Average Expense	\$ 321.90	60.46 %

		This Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	607,584	=	27.40																															
	Curr Liab Exc Curr Prtn LTD	(22,175)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	537,613	=	15.50																															
	Average Monthly Operating and Other Expenses	34,686			IR >= 4.0																														
FASS	Debt Service Coverage Ratio (DSCR)																																		
		0.00			IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	0	=	0.00																															
	Total Tenant Revenue	441,520			IR < 1.50																														
Days Receivable Outstanding: 0.00																																			
MASS	Accounts Payable (AP)																																		
	Accounts Payable	(3,256)	=	0.09																															
	Total Operating Expenses	34,686			IR < 0.75																														
<table border="1"> <thead> <tr> <th>Occupancy</th> <th>Loss</th> <th>Occ %</th> <th colspan="3"></th> </tr> </thead> <tbody> <tr> <td>Current Month</td> <td>5.36%</td> <td>94.64%</td> <td colspan="3"></td> </tr> <tr> <td>Year-to-Date</td> <td>7.14%</td> <td>92.86%</td> <td colspan="3">IR >= 0.98</td> </tr> </tbody> </table>						Occupancy	Loss	Occ %				Current Month	5.36%	94.64%				Year-to-Date	7.14%	92.86%	IR >= 0.98														
Occupancy	Loss	Occ %																																	
Current Month	5.36%	94.64%																																	
Year-to-Date	7.14%	92.86%	IR >= 0.98																																
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DSCR	2.00	2	Occupancy	4.00	16																														
Total Points	25.00	25	Total Points	13.00	25																														
Capital Fund Occupancy																																			
5.00																																			

		Last Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	575,983	=	8.15																															
	Curr Liab Exc Curr Prtn LTD	(70,665)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	459,022	=	16.80																															
	Average Monthly Operating and Other Expenses	27,319			IR >= 4.0																														
FASS	Debt Service Coverage Ratio (DSCR)																																		
		0.00			IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	0	=	0.00																															
	Total Tenant Revenue	424,741			IR < 1.50																														
Days Receivable Outstanding: 0.00																																			
MASS	Accounts Payable (AP)																																		
	Accounts Payable	(96)	=	0.00																															
	Total Operating Expenses	27,319			IR < 0.75																														
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Occupancy	Loss	Occ %																																	
Current Month	10.71 %	89.29%																																	
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DSCR	2.00	2	Occupancy	4.00	16																														
Total Points	25.00	25	Total Points	13.00	25																														
Capital Fund Occupancy																																			
5.00																																			

Excess Cash				
501,821				
Average Dwelling Rent				
Actual/UML	436,661	520	839.73	
Budget/UMA	446,011	560	796.45	
Increase (Decrease)	(9,350)	(40)	43.28	

Excess Cash				
425,607				
Average Dwelling Rent				
Actual/UML	419,122	525	798.33	
Budget/UMA	419,196	560	748.56	
Increase (Decrease)	(74)	(35)	49.76	

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 156.77	18.46 %
Supplies and Materials	20.41	2.40
Fleet Costs	0.00	0.00
Outside Services	102.18	12.03
Utilities	43.03	5.07
Protective Services	0.00	0.00
Insurance	61.31	6.40
Other Expenses	60.75	7.16
Total Average Expense	\$ 444.46	51.52 %

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 144.73	17.89%
Supplies and Materials	17.67	2.18
Fleet Costs	0.00	0.00
Outside Services	79.58	9.84
Utilities	47.70	5.90
Protective Services	0.00	0.00
Insurance	32.13	5.90
Other Expenses	54.73	6.77
Total Average Expense	\$ 376.55	48.47%

KFI - FY Comparison for SAHFC Monterrey Park - 200 Units

Period Ending April 30, 2019

		This Year			
FASS	Quick Ratio (QR)				
	Current Assets, Unrestricted	467,494	=	5.82	
	Curr Liab Exc Curr Prtn LTD	(80,352)			IR >= 2.0
FASS	Months Expendable Net Assets Ratio (MENAR)				
	Expendable Fund Balance	264,210	=	2.24	
	Average Monthly Operating and Other Expenses	117,727			IR >= 4.0
FASS	Debt Service Coverage Ratio (DSCR)				
		1.98			
					IR >= 1.25
MASS	Tenant Receivable (TR)				
	Tenant Receivable	0	=	0.00	
	Total Tenant Revenue	1,395,368			IR < 1.50
MASS	Days Receivable Outstanding: 0.00				
MASS	Accounts Payable (AP)				
	Accounts Payable	(19,968)	=	0.17	
	Total Operating Expenses	117,727			IR < 0.75
MASS	Occupancy				
		<u>Loss</u>		<u>Occ %</u>	
	Current Month	3.00%		97.00%	
MASS	Occupancy				
		<u>Loss</u>		<u>Occ %</u>	
	Year-to-Date	4.40%		95.60%	IR >= 0.98
MASS	FASS KFI	MP	MASS KFI	MP	
	QR	12.00 12	Accts Recvble	5.00 5	
MASS	MASS KFI	MP	MASS KFI	MP	
	MENAR	7.82 11	Accts Payable	4.00 4	
MASS	MASS KFI	MP	MASS KFI	MP	
	DSCR	2.00 2	Occupancy	8.00 16	
MASS	MASS KFI	MP	MASS KFI	MP	
	Total Points	21.82 25	Total Points	17.00 25	
Capital Fund Occupancy					
5.00					

		Last Year			
FASS	Quick Ratio (QR)				
	Current Assets, Unrestricted	372,785	=	6.06	
	Curr Liab Exc Curr Prtn LTD	(61,559)			IR >= 2.0
FASS	Months Expendable Net Assets Ratio (MENAR)				
	Expendable Fund Balance	311,226	=	2.73	
	Average Monthly Operating and Other Expenses	114,011			IR >= 4.0
FASS	Debt Service Coverage Ratio (DSCR)				
		-0.14			
					IR >= 1.25
MASS	Tenant Receivable (TR)				
	Tenant Receivable	0	=	0.00	
	Total Tenant Revenue	1,292,716			IR < 1.50
MASS	Days Receivable Outstanding: 0.00				
MASS	Accounts Payable (AP)				
	Accounts Payable	(5,797)	=	0.05	
	Total Operating Expenses	114,011			IR < 0.75
MASS	Occupancy				
		<u>Loss</u>		<u>Occ %</u>	
	Current Month	4.50 %		95.50%	
MASS	Occupancy				
		<u>Loss</u>		<u>Occ %</u>	
	Year-to-Date	5.50 %		94.50%	IR >= 0.98
MASS	FASS KFI	MP	MASS KFI	MP	
	QR	12.00 12	Accts Recvble	5.00 5	
MASS	MASS KFI	MP	MASS KFI	MP	
	MENAR	8.54 11	Accts Payable	4.00 4	
MASS	MASS KFI	MP	MASS KFI	MP	
	DSCR	0.00 2	Occupancy	8.00 16	
MASS	MASS KFI	MP	MASS KFI	MP	
	Total Points	20.54 25	Total Points	17.00 25	
Capital Fund Occupancy					
5.00					

Excess Cash				
142,533				
Average Dwelling Rent				
Actual/UML	1,291,478	1,912	675.46	
Budget/UMA	1,280,732	2,000	640.37	
Increase (Decrease)	10,746	(88)	35.09	

Excess Cash				
188,677				
Average Dwelling Rent				
Actual/UML	1,225,425	1,890	648.37	
Budget/UMA	1,238,598	2,000	619.30	
Increase (Decrease)	(13,173)	(110)	29.07	

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 143.78	19.70 %
Supplies and Materials	29.75	4.08
Fleet Costs	0.00	0.00
Outside Services	128.56	17.62
Utilities	25.70	3.52
Protective Services	6.28	0.86
Insurance	10.99	7.04
Other Expenses	44.93	6.16
Total Average Expense	\$ 389.99	58.97 %

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 141.35	20.67 %
Supplies and Materials	21.19	3.10
Fleet Costs	0.00	0.00
Outside Services	105.57	15.44
Utilities	51.10	7.47
Protective Services	6.98	1.02
Insurance	25.05	7.47
Other Expenses	50.54	7.39
Total Average Expense	\$ 401.79	62.55 %

KFI - FY Comparison for Reagan West Apartments - 15 Units

Period Ending April 30, 2019

		This Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	15,315	=	2.05																															
	Curr Liab Exc Curr Prtn LTD	(7,462)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	7,853	=	1.21																															
	Average Monthly Operating and Other Expenses	6,490			IR >= 4.0																														
FASS	Debt Service Coverage Ratio (DSCR)																																		
		0.00			IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	0	=	0.00																															
	Total Tenant Revenue	27,112			IR < 1.50																														
Days Receivable Outstanding: 0.00																																			
MASS	Accounts Payable (AP)																																		
	Accounts Payable	(2,296)	=	0.35																															
	Total Operating Expenses	6,490			IR < 0.75																														
MASS	Occupancy																																		
		<u>Loss</u>		<u>Occ %</u>																															
	Current Month	6.67%		93.33%																															
Year-to-Date	4.00%		96.00%	IR >= 0.98																															
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	FASS KFI	MP	MASS KFI	MP																															
QR	12.00	12	Accts Recvble	5.00	5																														
MENAR	6.31	11	Accts Payable	4.00	4																														
DSCR	2.00	2	Occupancy	12.00	16																														
Total Points	20.31	25	Total Points	21.00	25																														
Capital Fund Occupancy																																			
5.00																																			

		Last Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	52,352	=	5.45																															
	Curr Liab Exc Curr Prtn LTD	(9,614)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	42,738	=	10.22																															
	Average Monthly Operating and Other Expenses	4,180			IR >= 4.0																														
FASS	Debt Service Coverage Ratio (DSCR)																																		
		0.00			IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	0	=	0.00																															
	Total Tenant Revenue	26,696			IR < 1.50																														
Days Receivable Outstanding: 0.00																																			
MASS	Accounts Payable (AP)																																		
	Accounts Payable	(527)	=	0.13																															
	Total Operating Expenses	4,180			IR < 0.75																														
MASS	Occupancy																																		
		<u>Loss</u>		<u>Occ %</u>																															
	Current Month	0.00 %		100.00%																															
Year-to-Date	0.00 %		100.00%	IR >= 0.98																															
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	FASS KFI	MP	MASS KFI	MP																															
QR	12.00	12	Accts Recvble	5.00	5																														
MENAR	11.00	11	Accts Payable	4.00	4																														
DSCR	2.00	2	Occupancy	16.00	16																														
Total Points	25.00	25	Total Points	25.00	25																														
Capital Fund Occupancy																																			
5.00																																			

Excess Cash			
709			

Excess Cash			
37,917			

Average Dwelling Rent			
Actual/UML	25,231	144	175.22
Budget/UMA	27,628	150	184.18
Increase (Decrease)	(2,397)	(6)	(8.97)

Average Dwelling Rent			
Actual/UML	24,099	150	160.66
Budget/UMA	31,575	150	210.50
Increase (Decrease)	(7,476)	0	(49.84)

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 19.85	4.36 %
Supplies and Materials	52.37	11.50
Fleet Costs	0.00	0.00
Outside Services	122.01	26.79
Utilities	67.60	14.84
Protective Services	0.00	0.00
Insurance	11.28	14.84
Other Expenses	40.91	8.98
Total Average Expense	\$ 314.02	81.31 %

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 33.53	7.14 %
Supplies and Materials	22.86	4.87
Fleet Costs	0.00	0.00
Outside Services	54.37	11.57
Utilities	60.80	12.94
Protective Services	0.00	0.00
Insurance	7.58	12.94
Other Expenses	29.99	6.38
Total Average Expense	\$ 209.13	55.84 %

		This Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	1,050,517	=	20.86																															
	Curr Liab Exc Curr Prtn LTD	(50,353)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	905,941	=	11.62																															
	Average Monthly Operating and Other Expenses	77,974			IR >= 4.0																														
FASS	Debt Service Coverage Ratio (DSCR)																																		
		2.05			IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	0	=	0.00																															
	Total Tenant Revenue	1,002,409			IR < 1.50																														
Days Receivable Outstanding: 0.00																																			
MASS	Accounts Payable (AP)																																		
	Accounts Payable	(15,992)	=	0.21																															
	Total Operating Expenses	77,974			IR < 0.75																														
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Capital Fund Occupancy																																			
5.00																																			

		Last Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	1,044,878	=	30.07																															
	Curr Liab Exc Curr Prtn LTD	(34,743)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	921,351	=	15.23																															
	Average Monthly Operating and Other Expenses	60,505			IR >= 4.0																														
FASS	Debt Service Coverage Ratio (DSCR)																																		
		3.11			IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	0	=	0.00																															
	Total Tenant Revenue	949,512			IR < 1.50																														
Days Receivable Outstanding: 0.00																																			
MASS	Accounts Payable (AP)																																		
	Accounts Payable	(3,860)	=	0.06																															
	Total Operating Expenses	60,505			IR < 0.75																														
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Occupancy	Loss	Occ %																																	
Current Month	7.03 %	92.97%																																	
Year-to-Date	5.70 %	94.30%	IR >= 0.98																																
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Total Points	25.00 25	Total Points	17.00 25																																
Capital Fund Occupancy																																			
5.00																																			

Excess Cash				
761,343				
Average Dwelling Rent				
Actual/UML	971,194	1,199	810.00	
Budget/UMA	1,008,388	1,280	787.80	
Increase (Decrease)	(37,194)	(81)	22.20	

Excess Cash				
774,151				
Average Dwelling Rent				
Actual/UML	937,807	1,207	776.97	
Budget/UMA	936,084	1,280	731.32	
Increase (Decrease)	1,723	(73)	45.66	

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 134.30	16.06 %
Supplies and Materials	24.45	2.92
Fleet Costs	0.00	0.00
Outside Services	91.16	10.90
Utilities	20.08	2.40
Protective Services	0.00	0.00
Insurance	82.36	4.06
Other Expenses	45.94	5.49
Total Average Expense	\$ 398.28	41.85 %

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 113.32	14.40%
Supplies and Materials	17.03	2.17
Fleet Costs	0.00	0.00
Outside Services	69.37	8.82
Utilities	31.00	3.94
Protective Services	0.00	0.00
Insurance	26.19	3.94
Other Expenses	34.80	4.42
Total Average Expense	\$ 291.71	37.69%

		This Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	3,372,409	=	12.85																															
	Curr Liab Exc Curr Prtn LTD	(262,496)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	2,827,991	=	9.42																															
	Average Monthly Operating and Other Expenses	300,363			IR >= 4.0																														
FASS	Debt Service Coverage Ratio (DSCR)																																		
		1.72			IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	0	=	0.00																															
	Total Tenant Revenue	3,704,201			IR < 1.50																														
Days Receivable Outstanding: 0.00																																			
MASS	Accounts Payable (AP)																																		
	Accounts Payable	(96,845)	=	0.32																															
	Total Operating Expenses	300,363			IR < 0.75																														
<table border="1"> <thead> <tr> <th>Occupancy</th> <th>Loss</th> <th>Occ %</th> <th colspan="3"></th> </tr> </thead> <tbody> <tr> <td>Current Month</td> <td>11.09%</td> <td>88.91%</td> <td colspan="3"></td> </tr> <tr> <td>Year-to-Date</td> <td>10.77%</td> <td>89.23%</td> <td colspan="3">IR >= 0.98</td> </tr> </tbody> </table>						Occupancy	Loss	Occ %				Current Month	11.09%	88.91%				Year-to-Date	10.77%	89.23%	IR >= 0.98														
Occupancy	Loss	Occ %																																	
Current Month	11.09%	88.91%																																	
Year-to-Date	10.77%	89.23%	IR >= 0.98																																
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FASS KFI	MP	MASS KFI	MP																																
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Total Points	25.00	25	Total Points	9.00	25																														
Capital Fund Occupancy																																			
5.00																																			

		Last Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	3,863,089	=	8.40																															
	Curr Liab Exc Curr Prtn LTD	(460,027)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	3,130,679	=	11.67																															
	Average Monthly Operating and Other Expenses	268,218			IR >= 4.0																														
FASS	Debt Service Coverage Ratio (DSCR)																																		
		1.77			IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	0	=	0.00																															
	Total Tenant Revenue	3,459,118			IR < 1.50																														
Days Receivable Outstanding: 0.00																																			
MASS	Accounts Payable (AP)																																		
	Accounts Payable	(252,223)	=	0.94																															
	Total Operating Expenses	268,218			IR < 0.75																														
<table border="1"> <thead> <tr> <th>Occupancy</th> <th>Loss</th> <th>Occ %</th> <th colspan="3"></th> </tr> </thead> <tbody> <tr> <td>Current Month</td> <td>9.21 %</td> <td>90.79%</td> <td colspan="3"></td> </tr> <tr> <td>Year-to-Date</td> <td>12.03 %</td> <td>87.97%</td> <td colspan="3">IR >= 0.98</td> </tr> </tbody> </table>						Occupancy	Loss	Occ %				Current Month	9.21 %	90.79%				Year-to-Date	12.03 %	87.97%	IR >= 0.98														
Occupancy	Loss	Occ %																																	
Current Month	9.21 %	90.79%																																	
Year-to-Date	12.03 %	87.97%	IR >= 0.98																																
<table border="1"> <thead> <tr> <th>FASS KFI</th> <th>MP</th> <th>MASS KFI</th> <th>MP</th> <th colspan="2"></th> </tr> </thead> <tbody> <tr> <td>QR</td> <td>12.00</td> <td>12</td> <td>Accts Recvble</td> <td>5.00</td> <td>5</td> </tr> <tr> <td>MENAR</td> <td>11.00</td> <td>11</td> <td>Accts Payable</td> <td>2.00</td> <td>4</td> </tr> <tr> <td>DSCR</td> <td>2.00</td> <td>2</td> <td>Occupancy</td> <td>0.00</td> <td>16</td> </tr> <tr> <td>Total Points</td> <td>25.00</td> <td>25</td> <td>Total Points</td> <td>7.00</td> <td>25</td> </tr> </tbody> </table>						FASS KFI	MP	MASS KFI	MP			QR	12.00	12	Accts Recvble	5.00	5	MENAR	11.00	11	Accts Payable	2.00	4	DSCR	2.00	2	Occupancy	0.00	16	Total Points	25.00	25	Total Points	7.00	25
FASS KFI	MP	MASS KFI	MP																																
QR	12.00	12	Accts Recvble	5.00	5																														
MENAR	11.00	11	Accts Payable	2.00	4																														
DSCR	2.00	2	Occupancy	0.00	16																														
Total Points	25.00	25	Total Points	7.00	25																														
Capital Fund Occupancy																																			
5.00																																			

Excess Cash	
2,518,920	

Excess Cash	
2,812,412	

Average Dwelling Rent			
Actual/UML	3,697,265	4,747	778.86
Budget/UMA	3,922,709	5,320	737.35
Increase (Decrease)	(225,444)	(573)	41.51

Average Dwelling Rent			
Actual/UML	3,470,600	4,680	741.58
Budget/UMA	3,707,960	5,320	696.98
Increase (Decrease)	(237,360)	(640)	44.60

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 114.76	15.00 %
Supplies and Materials	20.26	2.65
Fleet Costs	0.00	0.00
Outside Services	114.95	15.03
Utilities	71.75	9.38
Protective Services	8.06	1.05
Insurance	41.11	9.76
Other Expenses	42.97	5.62
Total Average Expense	\$ 413.86	58.48 %

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 107.73	14.57 %
Supplies and Materials	15.86	2.15
Fleet Costs	0.00	0.00
Outside Services	120.46	16.30
Utilities	73.41	9.93
Protective Services	3.55	0.48
Insurance	26.81	9.93
Other Expenses	44.55	6.03
Total Average Expense	\$ 392.37	59.39 %

San Antonio Housing Authority
Public Housing
Revenue and Vacancy Loss Analysis
As of 4/30/2019

Business Unit	Business Unit Name	Budgeted							Actual							Rent Variance				
		A	B	C	D	E	F	G	H	I	J	K	L	M	N	O	P			
		No of Units	Occ Units	Unit Mos	GPR Per Unit	Rent Per Mo	Occ %	YTD Rent	Current Month Occ %	Current Month Avble Occ %	YTD Rent	Rent Per Unit	Vacancy Loss	Unit Mos	YTD Occ %	Due To Occ	Due To Rate	Total		
532	Refugio	50	48	480				96.00%			14,293-	30-		478	95.60%		14,293-	14,293-		
533	Scattered Sites	163	157	1,570	138	21,672		96.32%	216,723		229,769	150	14,080	1,528	93.74%	5,798	18,843	24,641		
537	San Juan Square	46	44	440				95.65%			6,192-	14-		447	97.17%		6,192-	6,192-		
538	The Alhambra	14	14	140				100.00						131	93.57%					
541	HemisView Village	49	48	480				97.96%			10,205-	21-		477	97.35%		10,205-	10,205-		
549	Converse Ranch I	25	23	230				92.00%			24,028-	100-		241	96.40%		24,028-	24,028-		
550	Midcrown Seniors Pavillion	39	38	380				97.44%						385	98.72%					
551	Converse Ranch II	21	21	210				100.00			7,752-	37-		208	99.05%		7,752-	7,752-		
552	San Juan Square II	48	47	470				97.92%			4,952-	11-		457	95.21%		4,952-	4,952-		
553	Sutton Oaks Phase I	49	46	460				93.88%			34,230-	74-		465	94.90%		34,230-	34,230-		
554	Pin Oak I	50	49	490	243	11,923		98.00%	119,232		111,412	229	3,163	487	97.40%	730	7,090-	6,360-		
555	Gardens at San Juan Square	63	60	600				95.24%			2,967-	5-		608	96.51%		2,967-	2,967-		
556	The Park at Sutton Oaks	49	48	480				97.96%			10,592-	23-		458	93.47%		10,592-	10,592-		
558	East Meadows	18	17	170				94.44%			377.78	95.77%		695	386.11					
559	Wheatley Senior Living							0.00			0.00	97.50%		390	0.00					
6010	Alazan-Apache Courts	685	649	6,490	114	73,820		94.74%	738,203		975,897	154	56,079	6,357	92.80%	15,095	252,788	267,883		
6050	Lincoln Heights	338	315	3,150	131	41,164		93.20%	411,637		451,354	148	44,297	3,041	89.97%	14,269	53,987	68,256		
6060	Cassiano Homes	499	471	4,710	97	45,542		94.39%	455,420		447,091	96	31,328	4,666	93.51%	4,264	4,065-	199		
6108	Dr. Charles Andrews Apts.	52	51	510	136	6,947		98.08%	69,472		63,823	127	2,180	504	96.92%	817	4,832-	4,015-		
6120	Villa Veramendi Apts.	166	164	1,640	138	22,642		98.80%	226,416		223,397	139	7,455	1,606	96.75%	4,708	1,689	6,396		
6124	Frank Hornsby	59	58	580	148	8,602		98.31%	86,020		100.00	100.00	95,307	167	3,115	569	96.44%	1,631	10,919	12,550
6126	Glen Park Apts.	26	26	260	109	2,833		100.00	28,332		96.15%	96.15%	30,733	121	545	255	98.08%	545	2,946	3,490
6127	Guadalupe Homes	56	54	540	132	7,147		96.43%	71,469		92.86%	92.86%	96,531	179	2,779	539	96.25%	132	25,195	25,327
6129	Raymundo Rangel Apts	26	26	260	160	4,161		100.00	41,605		100.00	100.00	40,168	157	640	256	98.46%	640	797-	157-

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J: Actual YTD Rent - Actual Dwelling Rental

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L: Actual Vacancy Loss - ((A multiplied by number of months in the report) minus M) multiplied by D

M: Actual Unit Mos - Calculated from MLS/Elite

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O: Rent Variance Due to Occ: (C minus M) multiplied by D

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San Antonio Housing Authority
Public Housing
Revenue and Vacancy Loss Analysis
As of 4/30/2019

Business Unit	Business Unit Name	Budgeted							Actual							Rent Variance		
		A	B	C	D	E	F	G	H	I	J	K	L	M	N	O	P	Total
		No of Units	Occ Units	Unit Mos	GPR Per Unit	Rent Per Mo	Occ %	YTD Rent	Current Month Occ %	Current Month Avble Occ %	YTD Rent	Rent Per Unit	Vacancy Loss	Unit Mos	YTD Occ %	Due To Occ	Due To Rate	
6130	South San Apts	30	30	300	162	4,850	100.00	48,501	93.33%	93.33%	52,143	180	1,778	289	96.33%	1,778	5,420	
6131	Blueridge 83 SF Homes							0.00	0.00	0.00	214-				0.00			
6134	Villas de Fortuna 46 SF Homes							0.00	0.00	0.00	1,176-				0.00			
6135	Mirasol Homes Target Site	174	173	1,730	104	18,069	99.43%	180,692	99.43%	99.43%	203,465	120	4,909	1,693	97.30%	3,875	26,649	30,523
6136	Springview	182	169	1,690	176	29,793	92.86%	297,931	90.66%	90.66%	308,706	183	23,269	1,688	92.75%	370	11,145	11,516
6143	Christ The King	48	48	480	139	6,667	100.00	66,667	100.00	100.00	70,481	149	833	474	98.75%	833	4,647	5,480
6180	Victoria Plaza Apts.	185	158	1,580			85.41%		0.00	0.00	615-				0.00			
6190	Villa Tranchese Apts.	201	197	1,970	242	47,715	98.01%	477,154	97.01%	97.01%	506,910	259	12,595	1,958	97.41%	2,907	32,663	35,569
6220	Villa Hermosa Apts.	66	64	640	240	15,354	96.97%	153,536	93.94%	93.94%	152,790	240	5,758	636	96.36%	960	214	1,173
6230	Sun Park Lane Apts.	65	65	650	244	15,833	100.00	158,334	98.46%	98.46%	158,171	257	8,282	616	94.77%	8,282	8,119	16,401
6240	Mission Park Apts.	100	97	970	117	11,317	97.00%	113,170	95.00%	95.00%	100,175	104	4,433	962	96.20%	933	12,061-	11,128-
6260	Tarry Towne Apts.	98	96	960	281	26,939	97.96%	269,386	98.98%	98.98%	284,042	293	2,806	970	98.98%	2,806-	11,850	9,044
6270	Parkview Apts.	153	148	1,480	196	29,020	96.73%	290,198	97.39%	97.39%	290,561	197	11,177	1,473	96.27%	1,373	1,735	3,108
6280	Fair Avenue Apts.	216	210	2,100	252	52,985	97.22%	529,851	97.69%	97.69%	538,922	255	11,354	2,115	97.92%	3,785-	5,286	1,502
6290	Blanco Apts.	100	98	980	248	24,288	98.00%	242,883	97.00%	97.00%	238,442	248	9,170	963	96.30%	4,213	228-	3,985
6300	Lewis Chatham Apts.	119	115	1,150	231	26,575	96.64%	265,754	95.80%	95.80%	282,974	244	6,702	1,161	97.56%	2,542-	14,678	12,136
6310	Riverside Apts.	74	71	710	98	6,956	95.95%	69,559	91.89%	91.89%	83,490	119	3,821	701	94.73%	882	14,813	15,694
6320	Madonna Apts.	60	60	600	257	15,416	100.00	154,164	98.33%	98.33%	158,106	265	1,028	596	99.33%	1,028	4,970	5,998
6322	Sahara-Ramsey Apts.	16	16	160	365	5,833	100.00	58,333	100.00	100.00	53,106	332		160	100.00		5,227-	5,227-
6330	Linda Lou A & B Apts.	10	10	100	191	1,914	100.00	19,143	90.00%	90.00%	19,913	214	1,340	93	93.00%	1,340	2,110	3,450
6331	Escondida Apts.	20	20	200	250	5,000	100.00	50,000	100.00	100.00	49,657	248		200	100.00		343-	343-
6333	Williamsburg Apts.	15	15	150	211	3,167	100.00	31,667	93.33%	93.33%	29,976	203	422	148	98.67%	422	1,268-	846-
6340	Cheryl West Apts.	82	76	760	173	13,130	92.68%	131,298	97.56%	97.56%	170,233	217	6,047	785	95.73%	4,319-	34,617	30,298
6350	Village East Apts.	24	23	230	139	3,194	95.83%	31,945	87.50%	87.50%	36,763	163	2,083	225	93.75%	694	5,513	6,207

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San Antonio Housing Authority
Public Housing
Revenue and Vacancy Loss Analysis
As of 4/30/2019

Business Unit	Business Unit Name	Budgeted							Actual							Rent Variance		
		A	B	C	D	E	F	G	H	I	J	K	L	M	N	O	P	
		No of Units	Occ Units	Unit Mos	GPR Per Unit	Rent Per Mo	Occ %	YTD Rent	Current Month Occ %	Current Month Avble Occ %	YTD Rent	Rent Per Unit	Vacancy Loss	Unit Mos	YTD Occ %	Due To Occ	Due To Rate	Total
6352	Olive Park Apts.	26	25	250	163	4,087	96.15%	40,865	96.15%	96.15%	34,410	138	1,635	250	96.15%		6,455-	6,455-
6360	College Park Additions	78	78	780	171	13,333	100.00	133,333	98.72%	98.72%	134,016	176	3,077	762	97.69%	3,077	3,760	6,837
6380	Jewett Circle Apts.	75	73	730	240	17,488	97.33%	174,879	98.67%	98.67%	176,697	239	2,875	738	98.40%	1,916-	98-	2,015-
6390	Kenwood North Apts.	53	52	520	289	15,044	98.11%	150,441	115.09	98.39%	159,204	261	22,855-	609	114.91	25,749-	16,986-	42,734-
6400	Midway Apts.	20	20	200	229	4,583	100.00	45,834	100.00	100.00	45,304	227		200	100.00		530-	530-
6410	San Pedro Arms Apts.	16	16	160	269	4,302	100.00	43,022	100.00	100.00	36,215	235	1,613	154	96.25%	1,613	5,194-	3,581-
6420	W. C. White Apts.	75	74	740	189	13,978	98.67%	139,779	98.67%	98.67%	137,665	187	2,267	738	98.40%	378	1,736-	1,358-
6430	Highview Apts.	68	63	630	230	14,515	92.65%	145,146	97.06%	97.06%	137,048	209	5,299	657	96.62%	6,221-	14,318-	20,539-
6440	Cross Creek Apts.	66	57	570	126	7,197	86.36%	71,968	92.42%	92.42%	65,159	104	4,167	627	95.00%	7,197-	14,006-	21,203-
6450	Park Square Apts.	26	24	240	199	4,769	92.31%	47,693	88.46%	88.46%	53,774	220	3,180	244	93.85%	795-	5,286	4,491
6460	Kenwood Manor Apts.	9	9	90	74	667	100.00	6,666	0.00	0.00	8,426		6,666		0.00	6,666		6,666
6470	Westway Apts.	152	142	1,420	80	11,289	93.42%	112,890	94.74%	94.74%	163,189	113	5,645	1,449	95.33%	2,306-	47,993	45,688
6480	Marie McGuire Apts.	63	62	620	244	15,130	98.41%	151,305	100.00	100.00	160,063	263	5,369	608	96.51%	2,928	11,686	14,615
6490	M. C. Beldon Apts.	35	33	330	179	5,893	94.29%	58,928	100.00	100.00	73,701	219	2,321	337	96.29%	1,250-	13,523	12,273
6500	F. J. Furey Apts.	66	61	610	120	7,317	92.42%	73,170	95.45%	95.45%	77,191	122	2,999	635	96.21%	2,999-	1,023	1,976-
6510	H. B. Gonzalez Apts.	51	46	460	163	7,516	90.20%	75,164	92.16%	92.16%	96,901	203	5,229	478	93.73%	2,941-	18,796	15,855
6520	W. R. Sinkin Apts.	50	47	470	185	8,695	94.00%	86,950	98.00%	98.00%	94,728	197	3,330	482	96.40%	2,220-	5,558	3,338
6530	Pin Oak II Apts.	22	21	210	170	3,579	95.45%	35,795	86.36%	86.36%	37,541	175	852	215	97.73%	852-	894	42
6540	George Cisneros Apts.	55	55	550	160	8,792	100.00	87,918	100.00	100.00	88,102	163	1,599	540	98.18%	1,599	1,783	3,382
6550	Matt Garcia Apts.	55	53	530	182	9,636	96.36%	96,365	98.18%	98.18%	102,218	193	3,636	530	96.36%		5,853	5,853
6560	L. C. Rutledge Apts.	66	60	600	152	9,091	90.91%	90,912	98.48%	98.48%	102,614	159	2,424	644	97.58%	6,667-	5,035	1,632-
6570	T. L. Shaley Apts.	66	60	600	120	7,197	90.91%	71,970	92.42%	96.83%	77,099	131	8,636	588	89.09%	1,439	6,568	8,008
6580	Lila Cockrell Apts.	70	70	700	170	11,917	100.00	119,168	100.00	100.00	111,287	163	2,894	683	97.57%	2,894	4,987-	2,093-
6590	O. P. Schnabel Apts.	70	69	690	167	11,500	98.57%	115,002	97.14%	97.14%	121,412	177	2,500	685	97.86%	833	7,243	8,076

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O: Rent Variance Due to Occ: (C minus M) multiplied by D

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San Antonio Housing Authority
Public Housing
Revenue and Vacancy Loss Analysis
As of 4/30/2019

	Budgeted							Actual							Rent Variance		
	A	B	C	D	E	F	G	H	I	J	K	L	M	N	O	P	
								Current Month									
Total	5,962	5,703	57,030	145	827,985	95.66%	8,279,853	93.31%	98.52%	8,731,253	158	338,823	56,007	93.94%	25,384	470,362	495,746

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San Antonio Housing Authority
Beacon
Revenue and Vacancy Loss Analysis
As of 4/30/2019

Business Unit	Business Unit Name	Budgeted							Actual							Rent Variance			
		A	B	C	D	E	F	G	H	I	J	K	L	M	N	O	P		
		No of Units	Occ Units	Unit Mos	GPR Per Unit	Rent Per Mo	Occ %	YTD Rent	Current Month Occ %	Current Month Avble Occ %	YTD Rent	Rent Per Unit	Vacancy Loss	Unit Mos	YTD Occ %	Due To Occ	Due To Rate	Total	
111	SAHFC Monterrey Park	200	195	1,950				97.50%		97.00%	97.00%	1,356,127	709		1,912	95.60%		1,356,127	1,356,127
112	SAHFC Burning Tree	108	104	1,040	678	70,529	96.30%	705,286	79.63%	79.63%	663,688	664	54,931	999	92.50%	27,805	13,794	14,011	
113	SAHFC Castlepoint	220	210	2,100	568	119,312	95.45%	1,193,121	97.73%	97.73%	1,284,730	597	27,273	2,152	97.82%	29,602	62,006	32,404	
114	SAHFC Encanta Villas	56	55	550	722	39,695	98.21%	396,952	89.29%	89.29%	361,191	760	61,347	475	84.82%	54,130	18,369	72,499	
121	Converse Ranch II, LLC							0.00		0.00	95.19%	697,844	134		5,210	0.00		697,844	697,844
140	SAHFC Vera Cruz	29	27	270				93.10%		96.55%	96.55%	146,245	528		277	95.52%		146,245	146,245
141	Homestead	157	148	1,480	568	83,999	94.27%	839,989	96.18%	96.18%	874,166	581	36,891	1,505	95.86%	14,189	19,989	5,800	
151	Claremont							0.00		0.00	100.00	28,632	716		40	0.00		28,632	28,632
214	Converse Ranch I LLC							0.00		0.00	95.97%	830,976	135		6,153	0.00		830,976	830,976
315440	Villa De Valencia	104	98	980	661	64,741	94.23%	647,408	89.42%	89.42%	649,743	690	65,401	941	90.48%	25,764	28,099	53,864	
465450	Reagan West Apts.	15	15	150				100.00		93.33%	93.33%	70,854	492		144	96.00%		70,854	70,854
1065120	Sunshine Plaza	100	96	960	637	61,171	96.00%	611,712	99.00%	99.00%	619,772	638	17,842	972	97.20%	7,646	413	7,233	
1075130	Pecan Hill	100	100	1,000	746	74,590	100.00	745,900	91.00%	91.00%	726,758	778	49,229	934	93.40%	49,229	30,087	79,316	
1205340	SAHDC Dietrich Road	30	29	290	601	17,440	96.67%	174,403	83.33%	83.33%	157,067	660	37,286	238	79.33%	31,272	13,937	45,209	
1215151	DNU - Converse Ranch II - PH	21	21	210	276	5,805	100.00	58,055	0.00	0.00			286,402	826	-393.33	286,402	228,348	514,750	
1215152	DNU - Converse Ranch II - Mkt	83	78	780	359	27,978	93.98%	279,778	0.00	0.00			1,509,726	3,379	-407.11	1,491,792	1,212,014	2,703,805	
1335211	SAHFC La Providencia	90	85	850	531	45,118	94.44%	451,180	95.56%	95.56%	465,064	537	18,047	866	96.22%	8,493	5,391	3,102	
1355290	SAHFC Towering Oaks Apts.	128	122	1,220				95.31%		92.97%	92.97%	1,054,143	879		1,199	93.67%		1,054,143	1,054,143
1375280	SAHFC Churchill Estate Apts	40	39	390	839	32,721	97.50%	327,210	97.50%	97.50%	330,245	849	9,229	389	97.25%	839	3,874	4,713	
1425475	SAHDC Bella Claire Apts.	67	65	650	589	38,304	97.01%	383,039	100.00	100.00	348,288	544	17,679	640	95.52%	5,893	28,858	22,965	
1505462	Warren House	7	7	70	1	8	100.00	83	100.00	100.00	26,807	432	10	62	88.57%	10	26,881	26,871	
2095265	Sendero I PFC (Crown Meadows)	192	189	1,890				98.44%		92.19%	92.19%	1,573,889	893		1,763	91.82%		1,573,889	1,573,889
2145149	DNU - Converse Ranch I - PH	25	23	230				92.00%		0.00	0.00				959	-383.60			
2145150	DNU - Converse Ranch I - Mkt	99	95	950				95.96%		0.00	0.00				4,011	-405.15			

GPR: Gross Potential Rent

A: No of Units - Number of Units

B: Budgeted Occ Units - Calculated from approved budget

C: Budgeted Unit Mos - B multiplied by the number of months covered in the report.

D: Budgeted GPR Per Unit - Calculated from approved budget

E: Budgeted Rent Per Mo - B multiplied by D

F: Budgeted Occ % - B divided by A

G: Budgeted YTD Rent - C multiplied by D

H: Current Month Occ % - Current month's occupancy divided by A

I: Current Mo Avble Occ % - Current month's occupancy divided by the number of available units from MLS/Elite

J: Actual YTD Rent - Actual Dwelling Rental

K: Actual Rent Per Unit - J divided by M

L: Actual Vacancy Loss - ((A multiplied by number of months in the report) minus M) multiplied by D

M: Actual Unit Mos - Calculated from MLS/Elite

N: Actual YTD Occ % - M divided by (A multiplied by the number of months in the report)

O: Rent Variance Due to Occ: (C minus M) multiplied by D

P: Rent Variance Due to Rate - (K minus D) multiplied by M

San Antonio Housing Authority
Beacon
Revenue and Vacancy Loss Analysis
As of 4/30/2019

Business Unit	Business Unit Name	Budgeted							Actual							Rent Variance		
		A	B	C	D	E	F	G	H	I	J	K	L	M	N	O	P	
		No of Units	Occ Units	Unit Mos	GPR Per Unit	Rent Per Mo	Occ %	YTD Rent	Current Month Occ %	Avble Occ %	YTD Rent	Rent Per Unit	Vacancy Loss	Unit Mos	YTD Occ %	Due To Occ	Due To Rate	Total
2375630	SH/CH PFC Cottage Creek	253	228	2,280			90.12%		93.68%	93.68%	1,582,605	701		2,257	89.21%		1,582,605	1,582,605
2385640	SH/CH PFC Cottage Creek II	196	176	1,760			89.80%		91.84%	91.84%	1,189,700	676		1,759	89.74%		1,189,700	1,189,700
2395485	SH/CH PFC Courtland Heights	56	54	540			96.43%		94.64%	94.64%	473,819	911		520	92.86%		473,819	473,819
2495650	Woodhill Apts. PFC	532	459	4,590			86.28%		88.91%	88.91%	4,177,796	880		4,747	89.23%		4,177,796	4,177,796
	Total	2,908	2,718	27,180	251	681,395	93.47%	6,813,948	93.05%	100.14	19,690,146	886	2,191,274	26,979	92.78%	1,913,186	14,789,383	16,702,569

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D: Budgeted GPR Per Unit - Calculated from approved budget

E: Budgeted Rent Per Mo - B multiplied by D

F: Budgeted Occ % - B divided by A

G: Budgeted YTD Rent - C multiplied by D

H: Current Month Occ % - Current month's occupancy divided by A

I: Current Mo Avble Occ % - Current month's occupancy divided by the number of available units from MLS/Elite

J: Actual YTD Rent - Actual Dwelling Rental

K: Actual Rent Per Unit - J divided by M

L: Actual Vacancy Loss - ((A multiplied by number of months in the report) minus M) multiplied by D

M: Actual Unit Mos - Calculated from MLS/Elite

N: Actual YTD Occ % - M divided by (A multiplied by the number of months in the report)

O: Rent Variance Due to Occ: (C minus M) multiplied by D

P: Rent Variance Due to Rate - (K minus D) multiplied by M

San Antonio Housing Authority
Beacon
SAHA Managed
Revenue and Vacancy Loss Analysis
As of 4/30/2019

Business Unit	Business Unit Name	Budgeted							Actual							Rent Variance		
		A	B	C	D	E	F	G	H	I	J	K	L	M	N	O	P	
		No of Units	Occ Units	Unit Mos	GPR Per Unit	Rent Per Mo	Occ %	YTD Rent	Current Month Occ %	Current Month Avble Occ %	YTD Rent	Rent Per Unit	Vacancy Loss	Unit Mos	YTD Occ %	Due To Occ	Due To Rate	Total
112	SAHFC Burning Tree	108	104	1,040	678	70,529	96.30%	705,286	79.63%	79.63%	663,688	664	54,931	999	92.50%	27,805	13,794-	14,011
113	SAHFC Castlepoint	220	210	2,100	568	119,312	95.45%	1,193,121	97.73%	97.73%	1,284,730	597	27,273	2,152	97.82%	29,602-	62,006	32,404
114	SAHFC Encanta Villas	56	55	550	722	39,695	98.21%	396,952	89.29%	89.29%	361,191	760	61,347	475	84.82%	54,130	18,369	72,499
121	Converse Ranch II, LLC							0.00	0.00	95.19%	697,844	134		5,210	0.00		697,844	697,844
140	SAHFC Vera Cruz	29	27	270				93.10%	96.55%	96.55%	146,245	528		277	95.52%		146,245	146,245
141	Homestead	157	148	1,480	568	83,999	94.27%	839,989	96.18%	96.18%	874,166	581	36,891	1,505	95.86%	14,189-	19,989	5,800
151	Claremont							0.00	0.00	100.00	28,632	716		40	0.00		28,632	28,632
214	Converse Ranch I LLC							0.00	0.00	95.97%	830,976	135		6,153	0.00		830,976	830,976
315440	Villa De Valencia	104	98	980	661	64,741	94.23%	647,408	89.42%	89.42%	649,743	690	65,401	941	90.48%	25,764	28,099	53,864
1065120	Sunshine Plaza	100	96	960	637	61,171	96.00%	611,712	99.00%	99.00%	619,772	638	17,842	972	97.20%	7,646-	413	7,233-
1075130	Pecan Hill	100	100	1,000	746	74,590	100.00	745,900	91.00%	91.00%	726,758	778	49,229	934	93.40%	49,229	30,087	79,316
1205340	SAHDC Dietrich Road	30	29	290	601	17,440	96.67%	174,403	83.33%	83.33%	157,067	660	37,286	238	79.33%	31,272	13,937	45,209
1215151	DNU - Converse Ranch II - PH	21	21	210	276	5,805	100.00	58,055	0.00	0.00			286,402	826-	-393.33	286,402	228,348	514,750
1215152	DNU - Converse Ranch II - Mkt	83	78	780	359	27,978	93.98%	279,778	0.00	0.00			1,509,726	3,379-	-407.11	1,491,792	1,212,014	2,703,805
1335211	SAHFC La Providencia	90	85	850	531	45,118	94.44%	451,180	95.56%	95.56%	465,064	537	18,047	866	96.22%	8,493-	5,391	3,102-
1375280	SAHFC Churchhill Estate Apts	40	39	390	839	32,721	97.50%	327,210	97.50%	97.50%	330,245	849	9,229	389	97.25%	839	3,874	4,713
1425475	SAHDC Bella Claire Apts.	67	65	650	589	38,304	97.01%	383,039	100.00	100.00	348,288	544	17,679	640	95.52%	5,893	28,858-	22,965-
1505462	Warren House	7	7	70	1-	8-	100.00	83-	100.00	100.00	26,807	432	10-	62	88.57%	10-	26,881	26,871
2095265	Sendero I PFC (Crown Meadows)	192	189	1,890				98.44%	92.19%	92.19%	1,573,889	893		1,763	91.82%		1,573,889	1,573,889
2145149	DNU - Converse Ranch I - PH	25	23	230				92.00%	0.00	0.00				959-	-383.60			
2145150	DNU - Converse Ranch I - Mkt	99	95	950				95.96%	0.00	0.00				4,011-	-405.15			
	Total	1,528	1,469	14,690	464	681,395	96.14%	6,813,948	93.98%	100.26	9,785,102	530	2,191,274	14,441	94.51%	1,913,186	4,884,340	6,797,526

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I: Current Mo Avble Occ % - Current month's occupancy divided by the number of available units from MLS/Elite

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K: Actual Rent Per Unit - J divided by M

L: Actual Vacancy Loss - ((A multiplied by number of months in the report) minus M) multiplied by D

M: Actual Unit Mos - Calculated from MLS/Elite

N: Actual YTD Occ % - M divided by (A multiplied by the number of months in the report)

O: Rent Variance Due to Occ: (C minus M) multiplied by D

P: Rent Variance Due to Rate - (K minus D) multiplied by M

San Antonio Housing Authority
Beacon
Outside Managed Properties
Revenue and Vacancy Loss Analysis
As of 4/30/2019

Business Unit	Business Unit Name	Budgeted							Actual							Rent Variance		
		A	B	C	D	E	F	G	H	I	J	K	L	M	N	O	P	
		No of Units	Occ Units	Unit Mos	GPR Per Unit	Rent Per Mo	Occ %	YTD Rent	Current Month			Rent Per Unit	Vacancy Loss	Unit Mos	YTD Occ %	Due To Occ	Due To Rate	Total
111	SAHFC Monterrey Park	200	195	1,950			97.50%		97.00%	97.00%	1,356,127	709		1,912	95.60%		1,356,127	1,356,127
465450	Reagan West Apts.	15	15	150			100.00		93.33%	93.33%	70,854	492		144	96.00%		70,854	70,854
1355290	SAHFC Towering Oaks Apts.	128	122	1,220			95.31%		92.97%	92.97%	1,054,143	879		1,199	93.67%		1,054,143	1,054,143
2375630	SH/CH PFC Cottage Creek	253	228	2,280			90.12%		93.68%	93.68%	1,582,605	701		2,257	89.21%		1,582,605	1,582,605
2385640	SH/CH PFC Cottage Creek II	196	176	1,760			89.80%		91.84%	91.84%	1,189,700	676		1,759	89.74%		1,189,700	1,189,700
2395485	SH/CH PFC Courtland Heights	56	54	540			96.43%		94.64%	94.64%	473,819	911		520	92.86%		473,819	473,819
2495650	Woodhill Apts. PFC	532	459	4,590			86.28%		88.91%	88.91%	4,177,796	880		4,747	89.23%		4,177,796	4,177,796
	Total	1,380	1,249	12,490			90.51%		92.03%	100.00	9,905,044	1,271		12,538	90.86%		9,905,044	9,905,044

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K: Actual Rent Per Unit - J divided by M

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M: Actual Unit Mos - Calculated from MLS/Elite

N: Actual YTD Occ % - M divided by (A multiplied by the number of months in the report)

O: Rent Variance Due to Occ: (C minus M) multiplied by D

P: Rent Variance Due to Rate - (K minus D) multiplied by M

ANALYSIS OF TENANT ACCOUNTS RECEIVABLE



Select Line of Business
Select Group
Select Fiscal Year

C1 - Public Housing	▼
(All)	▼
18	▼

TENANT ACCOUNTS RECEIVABLE, NET CHANGE BY QUARTER					
A/R by Business Unit	Net Change				
	Curr Balance	4th Qtr	3rd Qtr	2nd Qtr	1st Qtr
A/R Tenant Dwelling Rents	288,537	(8,177)	(90,543)	(104,760)	264,956
Alazan-Apache Courts	68,734	3,803	(6,086)	2,787	41,813
Blanco Apts.	3,795	190	2,919	(5,497)	5,968
Cassiano Homes	14,377	(13,963)	1,656	(16,304)	16,326
Cheryl West Apts.	10,358	(1,668)	2,171	(1,184)	6,796
Christ The King	(816)	(569)	(409)	(2,241)	2,403
College Park Additions	448	(789)	1,138	(4,058)	4,156
Converse Ranch I	75	75	499	0	(499)
Converse Ranch II	197	197	(129)	0	70
Cross Creek Apts.	7,300	(343)	(306)	1,192	1,016
Dr. Charles Andrews Apts.	9,103	599	3	3,178	3,645
Escondida Apts.	146	121	63	(1,163)	1,126
F. J. Furey Apts.	7,164	1,090	(38)	(1,178)	4,895
Fair Avenue Apts.	2,525	2,116	(8,804)	(18,992)	22,219
Frank Hornsby	4,008	434	(1,010)	1,161	716
George Cisneros Apts.	451	(104)	(319)	(379)	266
Glen Park Apts.	321	(879)	(931)	1,009	(1,226)
Guadalupe Homes	1,411	(1,086)	(2,598)	(1,367)	1,079
H. B. Gonzalez Apts.	(1,280)	(1,209)	1,622	(560)	(1,133)
Highview Apts.	15,651	(7,761)	6,490	(3,642)	10,600
Jewett Circle Apts.	(672)	538	(674)	(12,313)	11,427
Kenwood Manor Apts.	104	(141)	(1,176)	290	1,130
Kenwood North Apts.	964	(171)	1,040	(953)	(35)
L. C. Rutledge Apts.	4,973	2,800	(4,581)	(878)	3,255
Le Chalet Apts.	649	(395)	97	(58)	1,005
Lewis Chatham Apts.	4,607	(1,054)	1,049	(1,824)	6,435
Lila Cockrell Apts.	(196)	(1,542)	(1,860)	(4,754)	8,218
Lincoln Heights	17,436	5,719	(6,293)	(20,596)	25,911
Linda Lou A & B Apts.	8,299	401	3,638	1,775	1,592

ABOVE AVERAGE TENANT ACCOUNTS RECEIVABLE			
A/R by Business Unit	Fiscal Year		
	18	17	16
A/R Tenant Dwelling Rents	288,537	238,946	422,857
Alazan-Apache Courts	68,734	26,417	80,881
Blanco Apts.	3,795	215	3,315
Cassiano Homes	14,377	26,663	25,920
Cheryl West Apts.	10,358	4,243	1,369
Christ The King	(816)	0	307
College Park Additions	448	0	766
Converse Ranch I	75	0	0
Converse Ranch II	197	59	59
Cross Creek Apts.	7,300	5,741	8,972
Dr. Charles Andrews Apts.	9,103	1,678	2,234
Escondida Apts.	146	0	74
F. J. Furey Apts.	7,164	2,395	5,845
Fair Avenue Apts.	2,525	5,987	14,684
Frank Hornsby	4,008	2,707	2,374
George Cisneros Apts.	451	988	975
Glen Park Apts.	321	2,348	2,136
Guadalupe Homes	1,411	5,382	7,137
H. B. Gonzalez Apts.	(1,280)	0	1
HemisView Village	0	719	669
Highview Apts.	15,651	9,964	36,070
Jewett Circle Apts.	(672)	350	1,579
Kenwood Manor Apts.	104	0	0
Kenwood North Apts.	964	1,083	2,442
L. C. Rutledge Apts.	4,973	4,377	2,095
Le Chalet Apts.	649	0	110
Lewis Chatham Apts.	4,607	(0)	5,626
Lila Cockrell Apts.	(196)	(258)	1,315
Lincoln Heights	17,436	12,695	17,910

Legend:

- When Value is >= 80%
- When Value is < 80% but >= 60%
- When Value is < 60% but >= 40%
- When Value is < 40% but >= 20%
- When Value is < 20%

Conditional Formatting:

- Red - Group A
- Yellow - Group B
- Green - Group C

M. C. Beldon Apts.	○	144	(534)	(2,417)	268	1,745
Madonna Apts.	○	(565)	1,159	(2,107)	(7,114)	7,497
Marie McGuire Apts.	○	816	1,553	(1,117)	(136)	299
Matt Garcia Apts.	◐	(891)	254	(5,122)	(17)	3,144
Midway Apts.	◑	(37)	1	(361)	(407)	729
Mirasol Homes Target Site	◒	3,790	1,151	(5,911)	(9,174)	9,034
Mission Park Apts.	◓	15,332	2,889	2,765	1,255	2,795
O. P. Schnabel Apts.	○	2,062	1,594	88	(3,127)	(1,531)
Olive Park Apts.	○	234	419	(2,888)	1,463	1,240
Park Square Apts.	◐	(615)	(1,005)	(8,541)	4,777	924
Parkview Apts.	◑	7,797	(88)	(4,107)	(6,664)	8,326
Pin Oak I	○	(11,377)	(6)	(12,127)	(2,256)	3,011
Pin Oak II Apts.	◐	(68)	(116)	(266)	(506)	820
Raymundo Rangel Apts	◑	420	(205)	466	(892)	1,051
Riverside Apts.	◒	25,750	8,858	675	7,313	1,214
S. J. Sutton Homes	○	(27)	(2)	0	0	(25)
Sahara-Ramsey Apts.	○	(1)	(263)	(897)	(1,521)	955
San Juan Homes	○	(388)	(1)	(1)	(151)	(235)
San Pedro Arms Apts.	○	(116)	(181)	(468)	43	263
Scattered Sites	◑	33,515	(2,569)	(10,952)	8,125	5,524
South San Apts	◐	2,614	361	646	(1,435)	3,042
Springview	○	2,983	(12,239)	3,482	4,051	2,984
Sun Park Lane Apts.	○	2,519	778	(3,789)	4,050	(950)
T. L. Shaley Apts.	◑	4,133	1,327	(1,845)	(6,669)	7,559
Tarry Towne Apts.	○	1,568	257	1,463	(7,553)	7,401
Victoria Plaza Apts.	○	(131)	0	(18)	(55)	(1,751)
Villa Hermosa Apts.	○	(350)	(211)	(360)	1,986	(1,897)
Villa Tranchese Apts.	○	(709)	(1,274)	(2,683)	(11,473)	14,511
Villa Veramendi Apts.	◑	11,931	4,271	(15,414)	4,274	9,013
Village East Apts.	○	1,714	(623)	(841)	3,000	67
Villas de Fortuna 46 SF Homes	◐	(591)	0	0	0	(591)
W. C. White Apts.	○	2,228	1,246	(2,206)	(2,075)	5,263
W. R. Sinkin Apts.	◑	5,655	1,545	(1,016)	1,101	2,538
Westway Apts.	◑	6,078	(3,049)	(1,590)	2,055	(1,924)
Wheatley Courts	○	(7,040)	0	22	0	(7,062)
Williamsburg Apts.	○	28	116	(280)	(750)	799
A/R-Tenant Sec Deposits		6,219	2,434	400	1,866	(2,577)
Alazan-Apache Courts	◒	1,087	698	(91)	67	(524)
Cassiano Homes	◒	1,677	470	550	956	(350)
Cheryl West Apts.	◐	123	0	0	0	0
College Park Additions		251	0	(58)	58	0

Linda Lou A & B Apts.		8,299	893	869		
M. C. Beldon Apts.		144	1,082	2,497		
Madonna Apts.		(565)	0	4,203		
Marie McGuire Apts.		816	217	2,637		
Matt Garcia Apts.		(891)	850	1,855		
Midway Apts.		(37)	0	219		
Mirasol Homes Target Site		3,790	8,689	11,185		
Mission Park Apts.		15,332	5,627	6,528		
O. P. Schnabel Apts.		2,062	5,037	1,455		
Olive Park Apts.		234	0	2,870		
Park Square Apts.		(615)	3,230	4,257		
Parkview Apts.		7,797	10,330	13,598		
Pin Oak I		(11,377)	0	87		
Pin Oak II Apts.		(68)	0	489		
Raymundo Rangel Apts		420	0	350		
Refugio		0	6,312	6,620		
Riverside Apts.		25,750	7,690	7,237		
S. J. Sutton Homes		(27)	0	0		
Sahara-Ramsey Apts.		(1)	1,725	1,011		
San Juan Homes		(388)	0	234		
San Juan Square		0	930	967		
San Juan Square II		0	0	584		
San Pedro Arms Apts.		(116)	227	499		
Scattered Sites		33,515	33,387	29,871		
South San Apts		2,614	0	2,076		
Springview		2,983	4,704	9,093		
Sun Park Lane Apts.		2,519	2,430	2,947		
Sutton Oaks Phase I		0	1,463	1,340		
T. L. Shaley Apts.		4,133	3,762	6,162		
Tarry Towne Apts.		1,568	0	2,204		
Victoria Plaza Apts.		(131)	1,693	7,528		
Villa Hermosa Apts.		(350)	132	1,081		
Villa Tranchese Apts.		(709)	211	3,076		
Villa Veramendi Apts.		11,931	9,787	15,443		
Village East Apts.		1,714	111	3,158		
Villas de Fortuna 46 SF Homes		(591)	0	0		
W. C. White Apts.		2,228	0	0		
W. R. Sinkin Apts.		5,655	1,488	1,919		
Westway Apts.		6,078	10,586	40,289		
Wheatley Courts		(7,040)	0	0		
Williamsburg Apts.		28	143	0		

Dr. Charles Andrews Apts.	🌑	301	301	350	(106)	(244)
Escondida Apts.	🌑	150	150	0	0	0
F. J. Furey Apts.	🌑	300	150	150	(150)	147
Fair Avenue Apts.	🌑	50	150	(150)	0	0
Frank Hornsby	🌑	150	0	0	0	0
George Cisneros Apts.		(0)	0	0	0	(0)
Glen Park Apts.		200	0	(50)	50	(41)
H. B. Gonzalez Apts.	🌑	50	0	(100)	150	(50)
Highview Apts.	🌑	150	(50)	50	0	0
Jewett Circle Apts.	🌑	(70)	146	4	(150)	(70)
Kenwood Manor Apts.		400	0	0	0	0
L. C. Rutledge Apts.		(150)	0	0	(100)	(50)
Le Chalet Apts.	🌑	147	0	(2)	0	(100)
Lincoln Heights	🌑	468	(62)	(50)	650	(350)
M. C. Beldon Apts.		197	0	(48)	110	130
Marie McGuire Apts.	🌑	51	51	0	0	0
Mirasol Homes Target Site	🌑	200	200	0	0	0
Pin Oak II Apts.	🌑	83	0	(15)	98	0
Riverside Apts.	🌑	300	0	0	300	(150)
Scattered Sites	🌑	(124)	(8)	(50)	(135)	50
Springview	🌑	(125)	88	0	(123)	(300)
Tarry Towne Apts.		(150)	0	0	0	(150)
Victoria Plaza Apts.	🌑	(84)	0	96	0	(180)
Villa Hermosa Apts.		(50)	0	0	0	(50)
Villa Tranchese Apts.		150	150	0	0	(200)
Villas de Fortuna 46 SF Homes	🌑	400	0	0	0	0
W. C. White Apts.	🌑	(150)	0	(150)	49	(49)
Westway Apts.	🌑	114	0	(36)	0	0
Wheatley Courts		123	0	0	143	(46)
Grand Total		294,756	(5,743)	(90,143)	(102,893)	262,379

The Park at Sutton Oaks	0	125	421
Gardens at San Juan Square	0	1,730	1,134
East Meadows	0	607	0
A/R-Tenant Sec Deposits	6,219	4,721	5,044
Alazan-Apache Courts	1,087	937	1,679
Cassiano Homes	1,677	51	264
Cheryl West Apts.	123	123	123
College Park Additions	251	251	301
Dr. Charles Andrews Apts.	301	0	0
Escondida Apts.	150	0	0
F. J. Furey Apts.	300	3	0
Fair Avenue Apts.	50	50	200
Frank Hornsby	150	150	175
George Cisneros Apts.	(0)	0	0
Glen Park Apts.	200	241	0
Guadalupe Homes	0	200	0
H. B. Gonzalez Apts.	50	50	0
Highview Apts.	150	150	0
Jewett Circle Apts.	(70)	0	0
Kenwood Manor Apts.	400	400	75
L. C. Rutledge Apts.	(150)	0	50
Le Chalet Apts.	147	249	168
Lila Cockrell Apts.	0	150	0
Lincoln Heights	468	280	500
M. C. Beldon Apts.	197	5	0
Marie McGuire Apts.	51	0	0
Midcrown Seniors Pavillion	0	25	25
Mirasol Homes Target Site	200	0	0
Pin Oak I	0	0	163
Pin Oak II Apts.	83	0	0
Riverside Apts.	300	150	150
Scattered Sites	(124)	19	19
Springview	(125)	210	0
Sun Park Lane Apts.	0	0	25
T. L. Shaley Apts.	0	150	87
Tarry Towne Apts.	(150)	0	0
Victoria Plaza Apts.	(84)	0	0
Villa Hermosa Apts.	(50)	0	0
Villa Tranchese Apts.	150	200	150
Village East Apts.	0	100	167
Villas de Fortuna 46 SF Homes	400	400	400

W. C. White Apts.	(150)	0	0
Westway Apts.	114	150	150
Wheatley Courts	123	27	173
Grand Total	294,756	243,666	427,900

ANALYSIS OF TENANT ACCOUNTS RECEIVABLE



Select Line of Business: C3 - Non-Profit
 Select Group: (All)
 Select Fiscal Year: 18

TENANT ACCOUNTS RECEIVABLE, NET CHANGE BY QUARTER					
A/R by Business Unit	Net Change				
	Curr Balance	4th Qtr	3rd Qtr	2nd Qtr	1st Qtr
A/R - Tenant Bad Debt	3	0	0	0	0
Woodhill Apts. PFC	3	0	0	0	0
A/R Tenant Dwelling Rents	715,719	101,112	(210,369)	535,289	177,731
Converse Ranch II, LLC	18,215	1,076	(47,146)	58,115	6,170
Homestead	51,861	1,008	(33,654)	72,179	12,329
Pecan Hill	12,801	98	10,949	2,253	(3,159)
SAHDC Bella Claire Apts.	22,984	1,945	(14,030)	28,577	(8,054)
SAHDC Dietrich Road	64,047	12,179	7,699	15,549	6,821
SAHFC Burning Tree	32,178	(3,561)	(6,364)	27,069	1,003
SAHFC Castlepoint	62,977	15,078	(45,683)	110,955	(27,647)
SAHFC Churchill Estate Apts	33,721	0	0	27,571	(2,993)
SAHFC Churchill Estates, LLC	16	2,734	(1,807)	(910)	0
SAHFC Encanta Villas	57,719	3,069	7,197	25,430	14,514
SAHFC La Providencia	22,591	7,704	(40,159)	57,247	(2,201)
SAHFC Vera Cruz	4,071	(4,722)	(18,272)	17,631	9,435
Sunshine Plaza	15,390	(1,326)	10,236	(4,418)	2,503
Villa De Valencia	154,990	54,669	28,040	54,289	(4,857)
Converse Ranch I LLC	41,942	6,337	(53,859)	81,932	7,532
Sendero I PFC (Crown Meadows)	117,788	4,821	(12,317)	(40,186)	165,470
Warren House	1,542	(25)	(521)	473	864
Claremont	885	30	(678)	1,533	0
A/R-Tenant Sec Deposits	267,732	6,696	14,920	(79,001)	(75,217)
Converse Ranch II, LLC	(3,918)	0	1,757	(9,071)	(24,173)
Homestead	623	200	825	0	(402)
Pecan Hill	2,243	226	640	0	23
Reagan West Apts.	3,345	249	(1,050)	0	150
SAHDC Bella Claire Apts.	(925)	(75)	(550)	(50)	(250)

ABOVE AVERAGE TENANT ACCOUNTS RECEIVABLE			
A/R by Business Unit	Fiscal Year		
	18	17	16
A/R - Tenant Bad Debt	3	3	3
Woodhill Apts. PFC	3	3	3
A/R Tenant Dwelling Rents	715,719	111,955	49,907
Converse Ranch II, LLC	18,215		
Homestead	51,861	0	6,687
Pecan Hill	12,801	2,660	802
SAHDC Bella Claire Apts.	22,984	14,546	2,252
SAHDC Dietrich Road	64,047	21,799	7,652
SAHFC Burning Tree	32,178	14,031	
SAHFC Castlepoint	62,977	10,273	2,178
SAHFC Churchill Estate Apts	33,721	9,143	8,108
SAHFC Churchill Estates, LLC	16	0	0
SAHFC Encanta Villas	57,719	7,509	9,593
SAHFC La Providencia	22,591	0	10,359
SAHFC Vera Cruz	4,071	0	0
Sunshine Plaza	15,390	8,395	2,276
Villa De Valencia	154,990	22,848	0
Converse Ranch I LLC	41,942		
Sendero I PFC (Crown Meadows)	117,788		
Warren House	1,542	750	
Claremont	885		
A/R-Tenant Sec Deposits	267,732	400,333	456,511
Converse Ranch II, LLC	(3,918)	27,569	28,900
Homestead	623	0	98
Pecan Hill	2,243	1,354	43
Reagan West Apts.	3,345	3,996	3,625
SAHDC Bella Claire Apts.	(925)	0	0

Legend:

- When Value is >= 80%
- When Value is < 80% but >= 60%
- When Value is < 60% but >= 40%
- When Value is < 40% but >= 20%
- When Value is < 20%

Conditional Formatting:

- Red - Group A
- Yellow - Group B
- Green - Group C

SAHFC Burning Tree	393	(7)	100	100	200
SAHFC Castlepoint	(800)	(150)	1,430	(1,555)	(700)
SAHFC Churchill Estate Apts	400	0	0	0	200
SAHFC Churchill Estates, LLC	(900)	0	100	(1,000)	0
SAHFC Encanta Villas	(351)	(551)	400	(400)	(195)
SAHFC La Providencia	975	(150)	(200)	350	50
SAHFC Monterrey Park	51,238	303	870	(802)	1,299
SAHFC Towering Oaks, LLC	24,779	(300)	(600)	(700)	49
SAHFC Vera Cruz	(250)	0	0	(100)	(4,871)
SH/CH PFC Courtland Heights	10,863	300	550	(1,175)	0
Sunshine Plaza	(744)	419	(288)	91	(966)
Villa De Valencia	372	(200)	(61)	(23)	256
Woodhill Apts. PFC	98,567	3,565	2,819	(3,167)	(6,277)
Converse Ranch I LLC	(5,794)	(249)	2,100	(2,450)	(40,056)
Sendero I PFC (Crown Meadows)	(2,591)	160	1,247	(58,117)	0
SH/CH PFC Cottage Creek	51,329	1,379	2,207	517	285
SH/CH PFC Cottage Creek II	39,177	1,578	2,624	(1,449)	460
Warren House	(300)	0	0	0	(300)
Grand Total	983,453	107,808	(195,448)	456,289	102,514

SAHDC Dietrich Road	0	0	300
SAHFC Burning Tree	393	0	
SAHFC Castlepoint	(800)	175	0
SAHFC Churchill Estate Apts	400	200	150
SAHFC Churchill Estates, LLC	(900)		
SAHFC Encanta Villas	(351)	395	0
SAHFC La Providencia	975	925	825
SAHFC Monterrey Park	51,238	49,568	48,248
SAHFC Towering Oaks, LLC	24,779	26,330	27,817
SAHFC Vera Cruz	(250)	4,721	4,271
SH/CH PFC Courtland Heights	10,863	11,188	13,795
Sunshine Plaza	(744)	0	0
Villa De Valencia	372	400	25,396
Woodhill Apts. PFC	98,567	101,628	130,217
Converse Ranch I LLC	(5,794)	34,861	31,040
Sendero I PFC (Crown Meadows)	(2,591)	54,120	57,290
SH/CH PFC Cottage Creek	51,329	46,941	49,085
SH/CH PFC Cottage Creek II	39,177	35,964	35,412
Warren House	(300)		
Grand Total	983,453	512,291	506,421

ANALYSIS OF TENANT ACCOUNTS RECEIVABLE



Select Line of Business: C3 - Non-Profit
 Select Group: NP - SAHA Managed
 Select Fiscal Year: 18

TENANT ACCOUNTS RECEIVABLE, NET CHANGE BY QUARTER						
A/R by Business Unit	Net Change					
	Curr Balance	4th Qtr	3rd Qtr	2nd Qtr	1st Qtr	
A/R Tenant Dwelling Rents	715,719	101,112	(210,369)	535,289	177,731	
Converse Ranch II, LLC	18,215	1,076	(47,146)	58,115	6,170	
Homestead	51,861	1,008	(33,654)	72,179	12,329	
Pecan Hill	12,801	98	10,949	2,253	(3,159)	
SAHDC Bella Claire Apts.	22,984	1,945	(14,030)	28,577	(8,054)	
SAHDC Dietrich Road	64,047	12,179	7,699	15,549	6,821	
SAHFC Burning Tree	32,178	(3,561)	(6,364)	27,069	1,003	
SAHFC Castlepoint	62,977	15,078	(45,683)	110,955	(27,647)	
SAHFC Churchill Estate Apts	33,721	0	0	27,571	(2,993)	
SAHFC Churchill Estates, LLC	16	2,734	(1,807)	(910)	0	
SAHFC Encanta Villas	57,719	3,069	7,197	25,430	14,514	
SAHFC La Providencia	22,591	7,704	(40,159)	57,247	(2,201)	
SAHFC Vera Cruz	4,071	(4,722)	(18,272)	17,631	9,435	
Sunshine Plaza	15,390	(1,326)	10,236	(4,418)	2,503	
Villa De Valencia	154,990	54,669	28,040	54,289	(4,857)	
Converse Ranch I LLC	41,942	6,337	(53,859)	81,932	7,532	
Sendero I PFC (Crown Meadows)	117,788	4,821	(12,317)	(40,186)	165,470	
Warren House	1,542	(25)	(521)	473	864	
Claremont	885	30	(678)	1,533	0	
A/R-Tenant Sec Deposits	(11,566)	(377)	7,500	(72,225)	(71,183)	
Converse Ranch II, LLC	(3,918)	0	1,757	(9,071)	(24,173)	
Homestead	623	200	825	0	(402)	
Pecan Hill	2,243	226	640	0	23	
SAHDC Bella Claire Apts.	(925)	(75)	(550)	(50)	(250)	
SAHFC Burning Tree	393	(7)	100	100	200	
SAHFC Castlepoint	(800)	(150)	1,430	(1,555)	(700)	
SAHFC Churchill Estate Apts	400	0	0	0	200	
SAHFC Churchill Estates, LLC	(900)	0	100	(1,000)	0	
SAHFC Encanta Villas	(351)	(551)	400	(400)	(195)	

ABOVE AVERAGE TENANT ACCOUNTS RECEIVABLE			
A/R by Business Unit	Fiscal Year		
	18	17	16
A/R Tenant Dwelling Rents	715,719	111,955	49,907
Converse Ranch II, LLC	18,215		
Homestead	51,861	0	6,687
Pecan Hill	12,801	2,660	802
SAHDC Bella Claire Apts.	22,984	14,546	2,252
SAHDC Dietrich Road	64,047	21,799	7,652
SAHFC Burning Tree	32,178	14,031	
SAHFC Castlepoint	62,977	10,273	2,178
SAHFC Churchill Estate Apts	33,721	9,143	8,108
SAHFC Churchill Estates, LLC	16	0	0
SAHFC Encanta Villas	57,719	7,509	9,593
SAHFC La Providencia	22,591	0	10,359
SAHFC Vera Cruz	4,071	0	0
Sunshine Plaza	15,390	8,395	2,276
Villa De Valencia	154,990	22,848	0
Converse Ranch I LLC	41,942		
Sendero I PFC (Crown Meadows)	117,788		
Warren House	1,542	750	
Claremont	885		
A/R-Tenant Sec Deposits	(11,566)	124,719	148,312
Converse Ranch II, LLC	(3,918)	27,569	28,900
Homestead	623	0	98
Pecan Hill	2,243	1,354	43
SAHDC Bella Claire Apts.	(925)	0	0
SAHDC Dietrich Road	0	0	300
SAHFC Burning Tree	393	0	
SAHFC Castlepoint	(800)	175	0
SAHFC Churchill Estate Apts	400	200	150
SAHFC Churchill Estates, LLC	(900)		

Legend:

- When Value is >= 80%
- When Value is < 80% but >= 60%
- When Value is < 60% but >= 40%
- When Value is < 40% but >= 20%
- When Value is < 20%

Conditional Formatting:

- Red - Group A
- Yellow - Group B
- Green - Group C

SAHFC La Providencia		975	(150)	(200)	350	50
SAHFC Vera Cruz	●	(250)	0	0	(100)	(4,871)
Sunshine Plaza		(744)	419	(288)	91	(966)
Villa De Valencia	●	372	(200)	(61)	(23)	256
Converse Ranch I LLC	○	(5,794)	(249)	2,100	(2,450)	(40,056)
Sendero I PFC (Crown Meadows)	◐	(2,591)	160	1,247	(58,117)	0
Warren House		(300)	0	0	0	(300)
Grand Total		704,152	100,735	(202,869)	463,065	106,548

SAHFC Encanta Villas		(351)	395	0		
SAHFC La Providencia		975	925	825		
SAHFC Vera Cruz		(250)	4,721	4,271		
Sunshine Plaza		(744)	0	0		
Villa De Valencia		372	400	25,396		
Converse Ranch I LLC		(5,794)	34,861	31,040		
Sendero I PFC (Crown Meadows)		(2,591)	54,120	57,290		
Warren House		(300)				
Grand Total		704,152	236,674	198,220		

ANALYSIS OF TENANT ACCOUNTS RECEIVABLE

Select Line of Business

C3 - Non-Profit

Select Group

NP - 3rd Party

Select Fiscal Year

18



TENANT ACCOUNTS RECEIVABLE, NET CHANGE BY QUARTER					
A/R by Business Unit	Net Change				
	Curr Balance	4th Qtr	3rd Qtr	2nd Qtr	1st Qtr
A/R - Tenant Bad Debt	3	0	0	0	0
Woodhill Apts. PFC	3	0	0	0	0
A/R-Tenant Sec Deposits	279,298	7,073	7,420	(6,776)	(4,034)
Reagan West Apts.	3,345	249	(1,050)	0	150
SAHFC Monterrey Park	51,238	303	870	(802)	1,299
SAHFC Towering Oaks, LLC	24,779	(300)	(600)	(700)	49
SH/CH PFC Courtland Heights	10,863	300	550	(1,175)	0
Woodhill Apts. PFC	98,567	3,565	2,819	(3,167)	(6,277)
SH/CH PFC Cottage Creek	51,329	1,379	2,207	517	285
SH/CH PFC Cottage Creek II	39,177	1,578	2,624	(1,449)	460
Grand Total	279,301	7,073	7,420	(6,776)	(4,034)

ABOVE AVERAGE TENANT ACCOUNTS RECEIVABLE			
A/R by Business Unit	Fiscal Year		
	18	17	16
A/R - Tenant Bad Debt	3	3	3
Woodhill Apts. PFC	3	3	3
A/R-Tenant Sec Deposits	279,298	275,614	308,199
Reagan West Apts.	3,345	3,996	3,625
SAHFC Monterrey Park	51,238	49,568	48,248
SAHFC Towering Oaks, LLC	24,779	26,330	27,817
SH/CH PFC Courtland Heights	10,863	11,188	13,795
Woodhill Apts. PFC	98,567	101,628	130,217
SH/CH PFC Cottage Creek	51,329	46,941	49,085
SH/CH PFC Cottage Creek II	39,177	35,964	35,412
Grand Total	279,301	275,617	308,202

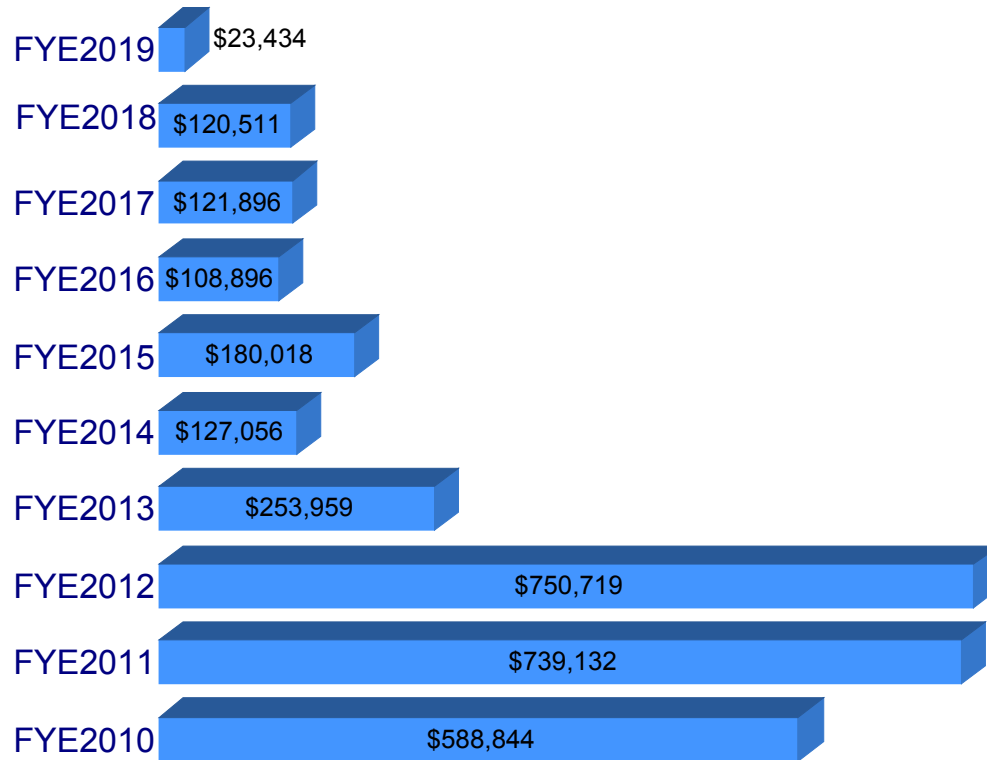
Legend:

- When Value is >= 80%
- When Value is < 80% but >= 60%
- When Value is < 60% but >= 40%
- When Value is < 40% but >= 20%
- When Value is < 20%

Conditional Formatting:

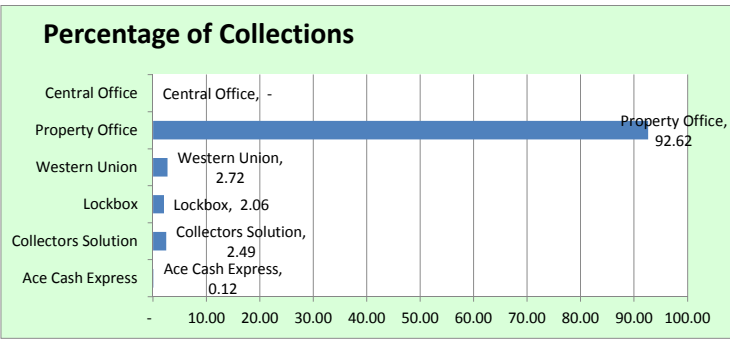
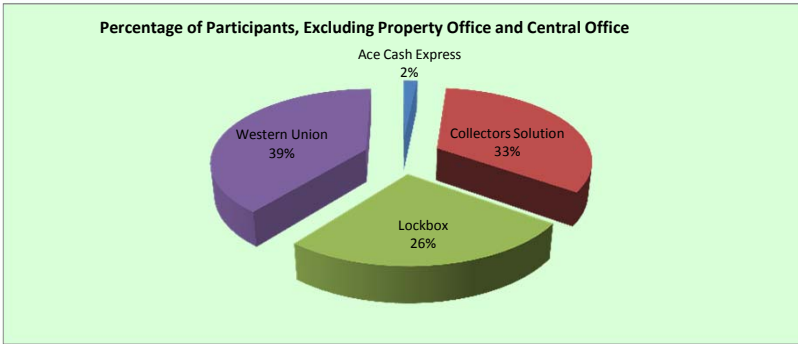
- Red - Group A
- Yellow - Group B
- Green - Group C

**Tenant Write-Offs by Fiscal Year
(Beacon and New Construction)**



	Number of Tenants	Total Amount
Total	2,360	\$3,014,465
FYE2010	522	\$588,844
FYE2011	539	\$739,132
FYE2012	533	\$750,719
FYE2013	231	\$253,959
FYE2014	125	\$127,056
FYE2015	141	\$180,018
FYE2016	94	\$108,896
FYE2017	93	\$121,896
FYE2018	97	\$120,511
FYE2019	13	\$23,434

TENANT COLLECTIONS (exclusive of 3rd Party-Managed Properties)



ACE Cash Express			Collector Solutions			Lockbox			Western Union			Property Office		Central Office	
Month	Collections	Participants	Month	Collections	Participants	Month	Collections	Participants	Month	Collections	Participants	Month	Collections	Month	Collections
2017	4,526.99	24	2017	262,532.57	1108	2017	269,601.96	934	2017	649,856.48	3025	2017	12,050,573.67	2017	22,901.37
2018			2018			2018			2018			2018	11,594,278.75	2018	18,132.57
1	93.00	1	1	26,255.10	119	1	20,478.88	92	1	65,327.84	305	1	1,175,527.37	1	2,767.07
3	2,287.67	7	2	28,741.10	104	2	16,517.96	72	2	59,782.41	270	2	855,984.19	2	2,259.27
4	2,513.36	8	3	22,375.14	96	3	21,187.19	91	3	12,214.64	58	3	1,107,828.07	3	1,133.00
5	1,899.00	8	4	22,895.09	101	4	19,599.86	90	4	2,764.00	15	4	269,765.28	4	1,628.08
6	1,737.64	10	5	23,660.91	101	5	21,223.76	106	5	1,460.00	9	5	1,144,409.12	5	928.71
7	1,658.69	7	6	30,177.68	129	6	21,438.31	94	6	795.00	6	6	1,204,269.98	6	672.00
8	1,009.00	4	7	25,007.50	107	7	21,135.81	92	7	795.00	6	7	1,199,261.47	7	925.87
9	3,043.00	9	8	22,538.07	98	8	22,720.36	106	8	988.00	7	8	1,291,332.18	8	719.00
10	1,696.00	9	9	27,794.60	126	9	22,798.19	101	9	353.00	3	9	1,053,081.21	9	2,479.00
11	1,759.00	14	10	29,713.48	133	10	23,444.20	108	Grand Total	794,336.37	3704	10	850,188.44	10	1,465.50
12	2,713.00	14	11	24,805.87	122	11	22,123.17	100				11	873,615.58	11	2,755.07
2019			12	27,042.63	118	12	16,629.54	75				12	569,015.86	12	400.00
1	3,390.00	13	2019			2019						2019	3,394,436.72	2019	5,118.57
2	1,521.00	4	1	35,705.12	158	1	20,325.31	92				1	855,036.48	1	
3	1,607.91	10	2	25,623.87	126	2	8,616.00	41				2	786,450.63	2	287.00
4	1,864.39	9	3	33,233.02	132	3	16,093.64	72				3	899,235.29	3	2,575.11
5	761.55	5	4	34,594.41	150	4	18,810.00	88				4	853,714.32	4	2,256.46
Grand Total	34,081.20	156	5	22,769.40	97	5	17,326.71	78				Grand Total	27,039,289.14	Grand Total	46,152.51
			Grand Total	725,465.56	3125	Grand Total	600,070.85	2432							

**San Antonio Housing Authority
Property Management Monthly Report
Partnership
For the Period Ending 4/30/2019**

Monthly

Year-to-Date

Account Balances			Rental Income History										
Operating Account	Replacement Reserves	Tenant Receivable	Current Year			Last Year			Two Years Ago				
			March	February	January	March	February	February	January	April	February	February	January
1,181,619	2,381,961	8,803	628,237	626,650	626,740	625,615	615,923	612,346	606,826	627,978	627,805	627,524	634,201

Occupancy Information

Account Description	Total Units	Current Month							Last Month			Year-to-Date		
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Pct Occ	Available Units	Occupied Units	Pct Occ	Available Units	Occupied Units	Pct Occ
1 Bedroom	554	554	528	26				95.31%	554	526	94.95%	2,216	2,115	95.44%
2 Bedrooms	327	327	307	20				93.88%	327	310	94.80%	1,308	1,231	94.11%
3 Bedrooms	40	40	36	4				90.00%	40	36	90.00%	160	148	92.50%
Total Units	921	921	871	50				94.57%	921	872	94.68%	3,684	3,494	94.84%

**San Antonio Housing Authority
Property Management Monthly Report
HemisView Market Units
For the Period Ending 4/30/2019**

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
308,841	366,950				186,745	183,229	187,566	15	0	21	0	0.00

Occupancy Information

Account Description	Total Units	Current Month									Year-to-Date			
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
1 Bedroom	91	91	78	13			395	85.71%				364	313	85.99%
2 Bedrooms	93	93	83	10			304	89.25%				372	326	87.63%
Total	184	184	161	23			700	87.50%				736	639	86.82%

Maintenance Summary

San Antonio Housing Authority
Property Management Monthly Report
HemisView Village
For the Period Ending 4/30/2019

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
89,475	120,120				13,493	13,114	13,361	0	0	0	0	0.00

Occupancy Information

Account Description	Total Units	Current Month										Year-to-Date		
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
1 Bedroom	20	20	20						100.00%			80	77	96.25%
2 Bedrooms	32	32	31	1				30	96.88%			128	124	96.88%
3 Bedrooms	9	9	8	1				30	88.89%			36	34	94.44%
Total	61	61	59	2				61	96.72%			244	235	96.31%

Maintenance Summary

**San Antonio Housing Authority
Property Management Monthly Report
Midcrowne Seniors Pavillion LP
For the Period Ending 4/30/2019**

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
79,420	246,238	8,803			112,502	112,925	112,216	0	0	0	0	0.00

Occupancy Information

Account Description	Total Units	Current Month										Year-to-Date		
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
1 Bedroom	100	100	96	4			122	96.00%				400	389	97.25%
2 Bedrooms	96	96	91	5			152	94.79%				384	366	95.31%
Total	<u>196</u>	<u>196</u>	<u>187</u>	<u>9</u>			<u>274</u>	<u>95.41%</u>				<u>784</u>	<u>755</u>	<u>96.30%</u>

Maintenance Summary

San Antonio Housing Authority
Property Management Monthly Report
O'Connor Road, LP
For the Period Ending 4/30/2019

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
108,202	323,067				92,989	92,188	92,762	0	0	5	0	0.00

Occupancy Information

Account Description	Total Units	Current Month										Year-to-Date		
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
1 Bedroom	140	140	138	2			61	98.57%			560	546	97.50%	
2 Bedrooms	10	10	10					100.00%			40	39	97.50%	
Total	150	150	148	2			61	98.67%			600	585	97.50%	

Maintenance Summary

San Antonio Housing Authority
Property Management Monthly Report
Refugio Street, LP
For the Period Ending 4/30/2019

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
595,664	447,447				145,641	149,878	146,017	1	0	2	0	0.00

Occupancy Information

Account Description	Total Units	Current Month										Year-to-Date		
		Available Units	Occupied Units	Vacant Units	Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
1 Bedroom	93	93	87	6			183	93.55%				372	355	95.43%
2 Bedrooms	86	86	82	4			122	95.35%				344	336	97.67%
3 Bedrooms	31	31	28	3			91	90.32%				124	114	91.94%
Total	210	210	197	13			395	93.81%				840	805	95.83%

Maintenance Summary

San Antonio Housing Authority
Property Management Monthly Report
Science Park II, LP
For the Period Ending 4/30/2019

Monthly

Year-to-Date

Account Balances			Year-to-Date Actual Revenue (Lost)		Rental Income History			Leasing Summary				
Co Oper Account	Replacement Reserves	Tenant Receivable	Due to Rate	Due to Occupancy	3/31/2019	2/28/2019	1/31/2019	Preleased Unit	Notices to Vacate	Move Outs	Traffic	Lease Up Days
18	353,706				76,868	75,317	74,818	0	0	1	0	0.00

Occupancy Information

Account Description	Total Units	Available Units	Occupied Units	Vacant Units	Current Month						Year-to-Date			
					Mod Units	Offline/Fire Units	Agency Unit	Vacant Days	Pct Occ	Avg Rate	Market Rate	Available Units	Occupied Units	Pct Occ
1 Bedroom	110	110	109	1				30	99.09%			440	435	98.86%
2 Bedrooms	10	10	10						100.00%			40	40	100.00
Total	120	120	119	1				30	99.17%			480	475	98.96%

Maintenance Summary

		This Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	1,764,493	=	0.13																															
	Curr Liab Exc Curr Prtn LTD	(13,071,420)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	(11,750,316)	=	-17.05																															
	Average Monthly Operating and Other Expenses	689,152			IR >= 4.0																														
FASS	Debt Service Coverage Ratio (DSCR)																																		
		0.95			IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	8,803	=	0.00																															
	Total Tenant Revenue	2,627,140			IR < 1.50																														
Days Receivable Outstanding: 0.40																																			
MASS	Accounts Payable (AP)																																		
	Accounts Payable	(32,731)	=	0.05																															
	Total Operating Expenses	689,152			IR < 0.75																														
<table border="1"> <thead> <tr> <th>Occupancy</th> <th>Loss</th> <th>Occ %</th> <th colspan="3"></th> </tr> </thead> <tbody> <tr> <td>Current Month</td> <td>5.43%</td> <td>94.57%</td> <td></td> <td></td> <td></td> </tr> <tr> <td>Year-to-Date</td> <td>5.16%</td> <td>94.84%</td> <td></td> <td></td> <td>IR >= 0.98</td> </tr> </tbody> </table>						Occupancy	Loss	Occ %				Current Month	5.43%	94.57%				Year-to-Date	5.16%	94.84%			IR >= 0.98												
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Current Month	5.43%	94.57%																																	
Year-to-Date	5.16%	94.84%			IR >= 0.98																														
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Capital Fund Occupancy																																			
5.00																																			

		Last Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	2,061,463	=	0.16																															
	Curr Liab Exc Curr Prtn LTD	(12,559,403)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	(10,912,832)	=	-17.35																															
	Average Monthly Operating and Other Expenses	628,824			IR >= 4.0																														
FASS	Debt Service Coverage Ratio (DSCR)																																		
		0.97			IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	9,233	=	0.00																															
	Total Tenant Revenue	2,584,295			IR < 1.50																														
Days Receivable Outstanding: 0.43																																			
MASS	Accounts Payable (AP)																																		
	Accounts Payable	(38,204)	=	0.06																															
	Total Operating Expenses	628,824			IR < 0.75																														
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Year-to-Date	5.21 %	94.79%			IR >= 0.98																														
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Total Points	0.00 25	Total Points	17.00 25																																
Capital Fund Occupancy																																			
5.00																																			

Excess Cash				
(12,615,274)				
Average Dwelling Rent				
Actual/UML	2,513,120	3,494	719.27	
Budget/UMA	2,576,475	3,684	699.37	
Increase (Decrease)	(63,355)	(190)	19.90	

Excess Cash				
(11,762,736)				
Average Dwelling Rent				
Actual/UML	2,460,709	3,492	704.67	
Budget/UMA	2,546,248	3,684	691.16	
Increase (Decrease)	(85,539)	(192)	13.51	

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 126.18	16.07 %
Supplies and Materials	14.04	1.79
Fleet Costs	0.11	0.01
Outside Services	120.11	15.29
Utilities	47.05	5.99
Protective Services	11.37	1.45
Insurance	39.86	7.19
Other Expenses	41.70	5.31
Total Average Expense	\$ 400.42	53.10 %

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 139.55	18.15 %
Supplies and Materials	12.56	1.63
Fleet Costs	0.00	0.00
Outside Services	60.69	7.89
Utilities	45.46	7.18
Protective Services	13.59	1.77
Insurance	27.20	7.18
Other Expenses	37.52	4.88
Total Average Expense	\$ 336.57	48.69 %

Notes:

1. For presentation purposes, the Income and Expense Accounts' signage have been reversed.
2. IR - Ideal Ratio
3. MP - Maximum Points
4. Quick Ratio (QR)- measures the Property's ability to cover its current obligations. It is measured by dividing unrestricted current assets by current liabilities. The maximum score for QR is 12.0 points.
5. Months Expendable Net Asset Ratio (MENAR) - measures the Property's ability to operate using its available unrestricted resources without relying on additional funding. The result of this calculation shows how many months of operating expenses can be covered with currently available, unrestricted resources. The maximum score for MENAR is 11.0 points.
6. Debt Service Coverage Ratio (DSCR) - measures the Property's ability to pay its debt. It is measured by dividing the adjusted operating income by debt service excluding CFFP. The maximum score for DSCR is 2.0 points.
7. Days Receivable Outstanding - measures rent collectibility. The purpose of this indicator is to calculate the average number of days it takes a Property to collect its tenant accounts receivable. This indicator divides the gross tenant accounts receivable by the average daily rental income. The average daily rental income is the revenue shown on the rent roll plus revenue for excess utilities and other tenant charges divided by the number of days in the period. The allowance for doubtful accounts is excluded in the calculation.
8. Accounts Payable - measures the funds that a Project owes to vendors at the end of the fiscal year. It is calculated by dividing the current Accounts Payable by the total Operating Expenses. The maximum score for Accounts Payable is 4.0 points.
9. Occupancy Loss - measures the maximization of rental revenue. It measures the extent to which the Property is not realizing potential rental income due to unoccupied units or units taken off-line. This component compares all units to the unit months leased.
10. Occupancy % (Occ %) - emphasizes and measures Project's success in keeping available units occupied. This component is calculated as Units Months Leased divided by Units Months Available. A Project will receive a "0" if its occupancy is less than 90%. The maximum score for Occupancy is 16 points.
11. Excess Cash - represents the sum of certain current asset accounts less the sum of all current liability accounts, less one month worth of operating expenses for the Project. -- Supplement to HUD Handbook, 7475.1 Rev., CHG-1. The Excess Cash calculation does not include Prepaid Expenses and Investments Restricted for Payments for Current Liability.
12. Average Dwelling Rent - The purpose of this calculation is to compare the actual average rent to the budget. It is calculated as total rent revenue divided by the actual unit months leased.
13. PUM / Percentage of Revenue - measures the Property's ability to manage key areas of its annual expenditures at a level relative to its peers, size and geographic location. This component compares summary expenditures to unit months leased and to Net Revenue.
14. Capital Fund Occupancy Sub-Indicator - Per Federal Register, Vol 79, No. 127 dated July 2, 2014 Notices, III. Action:
"... For the foregoing reasons this notice makes final the proposed notice issued on December 16, 2013. Accordingly, this notice advises that HUD is awarding an automatic 5 points for the Capital Fund Occupancy sub-indicator for fiscal year ending March 31, 2014, June 30, 2014, December 31, 2014, March 31, 2015, June 30, 2015 and December 31, 2015..."

		This Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	878,240	=	0.36																															
	Curr Liab Exc Curr Prtn LTD	(2,423,778)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	(1,545,538)	=	-8.59																															
	Average Monthly Operating and Other Expenses	180,009			IR >= 4.0																														
FASS	Debt Service Coverage Ratio (DSCR)																																		
		1.04			IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	0	=	0.00																															
	Total Tenant Revenue	796,788			IR < 1.50																														
Days Receivable Outstanding: 0.00																																			
MASS	Accounts Payable (AP)																																		
	Accounts Payable	(8,606)	=	0.05																															
	Total Operating Expenses	180,009			IR < 0.75																														
<table border="1"> <thead> <tr> <th>Occupancy</th> <th>Loss</th> <th>Occ %</th> <th colspan="3"></th> </tr> </thead> <tbody> <tr> <td>Current Month</td> <td>12.50%</td> <td>87.50%</td> <td colspan="3"></td> </tr> <tr> <td>Year-to-Date</td> <td>13.18%</td> <td>86.82%</td> <td colspan="3">IR >= 0.98</td> </tr> </tbody> </table>						Occupancy	Loss	Occ %				Current Month	12.50%	87.50%				Year-to-Date	13.18%	86.82%	IR >= 0.98														
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Current Month	12.50%	87.50%																																	
Year-to-Date	13.18%	86.82%	IR >= 0.98																																
<table border="1"> <thead> <tr> <th>FASS KFI</th> <th>MP</th> <th>MASS KFI</th> <th>MP</th> <th colspan="2"></th> </tr> </thead> <tbody> <tr> <td>QR</td> <td>0.00 12</td> <td>Accts Recvble</td> <td>5.00 5</td> <td colspan="2"></td> </tr> <tr> <td>MENAR</td> <td>0.00 11</td> <td>Accts Payable</td> <td>4.00 4</td> <td colspan="2"></td> </tr> <tr> <td>DSCR</td> <td>1.00 2</td> <td>Occupancy</td> <td>0.00 16</td> <td colspan="2"></td> </tr> <tr> <td>Total Points</td> <td>1.00 25</td> <td>Total Points</td> <td>9.00 25</td> <td colspan="2"></td> </tr> </tbody> </table>						FASS KFI	MP	MASS KFI	MP			QR	0.00 12	Accts Recvble	5.00 5			MENAR	0.00 11	Accts Payable	4.00 4			DSCR	1.00 2	Occupancy	0.00 16			Total Points	1.00 25	Total Points	9.00 25		
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Capital Fund Occupancy																																			
5.00																																			

		Last Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	1,106,453	=	0.39																															
	Curr Liab Exc Curr Prtn LTD	(2,827,513)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	(1,721,060)	=	-10.09																															
	Average Monthly Operating and Other Expenses	170,572			IR >= 4.0																														
FASS	Debt Service Coverage Ratio (DSCR)																																		
		1.24			IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	0	=	0.00																															
	Total Tenant Revenue	850,179			IR < 1.50																														
Days Receivable Outstanding: 0.00																																			
MASS	Accounts Payable (AP)																																		
	Accounts Payable	(8,666)	=	0.05																															
	Total Operating Expenses	170,572			IR < 0.75																														
<table border="1"> <thead> <tr> <th>Occupancy</th> <th>Loss</th> <th>Occ %</th> <th colspan="3"></th> </tr> </thead> <tbody> <tr> <td>Current Month</td> <td>8.15 %</td> <td>91.85%</td> <td colspan="3"></td> </tr> <tr> <td>Year-to-Date</td> <td>7.88 %</td> <td>92.12%</td> <td colspan="3">IR >= 0.98</td> </tr> </tbody> </table>						Occupancy	Loss	Occ %				Current Month	8.15 %	91.85%				Year-to-Date	7.88 %	92.12%	IR >= 0.98														
Occupancy	Loss	Occ %																																	
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Year-to-Date	7.88 %	92.12%	IR >= 0.98																																
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Total Points	1.00 25	Total Points	13.00 25																																
Capital Fund Occupancy																																			
5.00																																			

Excess Cash	
(1,725,547)	

Excess Cash	
(1,907,602)	

Average Dwelling Rent			
Actual/UML	750,019	639	1,173.74
Budget/UMA	829,660	736	1,127.26
Increase (Decrease)	(79,641)	(97)	46.48

Average Dwelling Rent			
Actual/UML	794,055	678	1,171.17
Budget/UMA	834,650	736	1,134.04
Increase (Decrease)	(40,595)	(58)	37.14

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 125.43	10.06 %
Supplies and Materials	11.53	0.92
Fleet Costs	0.00	0.00
Outside Services	137.84	11.05
Utilities	50.45	4.05
Protective Services	15.67	1.26
Insurance	48.97	6.51
Other Expenses	51.33	4.12
Total Average Expense	\$ 441.22	37.96 %

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 146.42	11.68 %
Supplies and Materials	20.20	1.61
Fleet Costs	0.00	0.00
Outside Services	73.56	5.87
Utilities	33.48	5.20
Protective Services	8.08	0.64
Insurance	23.56	5.20
Other Expenses	56.11	4.47
Total Average Expense	\$ 361.41	34.67 %

KFI - FY Comparison for HemisView Village - 61 Units

Period Ending April 30, 2019

		This Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	(355,555)	=	-0.10																															
	Curr Liab Exc Curr Prtn LTD	(3,693,469)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	(4,049,024)	=	-83.36																															
	Average Monthly Operating and Other Expenses	48,573			IR >= 4.0																														
FASS	Debt Service Coverage Ratio (DSCR)																																		
		0.32			IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	0	=	0.00																															
	Total Tenant Revenue	60,455			IR < 1.50																														
Days Receivable Outstanding: 0.00																																			
MASS	Accounts Payable (AP)																																		
	Accounts Payable	(191)	=	0.00																															
	Total Operating Expenses	48,573			IR < 0.75																														
<table border="1"> <thead> <tr> <th>Occupancy</th> <th>Loss</th> <th>Occ %</th> <th colspan="3"></th> </tr> </thead> <tbody> <tr> <td>Current Month</td> <td>3.28%</td> <td>96.72%</td> <td colspan="3"></td> </tr> <tr> <td>Year-to-Date</td> <td>3.69%</td> <td>96.31%</td> <td colspan="3">IR >= 0.98</td> </tr> </tbody> </table>						Occupancy	Loss	Occ %				Current Month	3.28%	96.72%				Year-to-Date	3.69%	96.31%	IR >= 0.98														
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Current Month	3.28%	96.72%																																	
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Total Points	0.00 25	Total Points	21.00 25																																
Capital Fund Occupancy																																			
5.00																																			

		Last Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	(245,357)	=	-0.08																															
	Curr Liab Exc Curr Prtn LTD	(3,161,851)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	(3,407,207)	=	-73.19																															
	Average Monthly Operating and Other Expenses	46,553			IR >= 4.0																														
FASS	Debt Service Coverage Ratio (DSCR)																																		
		0.25			IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	0	=	0.00																															
	Total Tenant Revenue	57,305			IR < 1.50																														
Days Receivable Outstanding: 0.00																																			
MASS	Accounts Payable (AP)																																		
	Accounts Payable	(191)	=	0.00																															
	Total Operating Expenses	46,553			IR < 0.75																														
<table border="1"> <thead> <tr> <th>Occupancy</th> <th>Loss</th> <th>Occ %</th> <th colspan="3"></th> </tr> </thead> <tbody> <tr> <td>Current Month</td> <td>1.64 %</td> <td>98.36%</td> <td colspan="3"></td> </tr> <tr> <td>Year-to-Date</td> <td>0.82 %</td> <td>99.18%</td> <td colspan="3">IR >= 0.98</td> </tr> </tbody> </table>						Occupancy	Loss	Occ %				Current Month	1.64 %	98.36%				Year-to-Date	0.82 %	99.18%	IR >= 0.98														
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Current Month	1.64 %	98.36%																																	
Year-to-Date	0.82 %	99.18%	IR >= 0.98																																
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DSCR	0.00 2	Occupancy	16.00 16																																
Total Points	0.00 25	Total Points	25.00 25																																
Capital Fund Occupancy																																			
5.00																																			

Excess Cash	
(4,097,597)	

Excess Cash	
(3,459,083)	

Average Dwelling Rent			
Actual/UML	53,185	235	226.32
Budget/UMA	50,568	244	207.24
Increase (Decrease)	2,618	(9)	19.08

Average Dwelling Rent			
Actual/UML	51,813	242	214.10
Budget/UMA	52,866	244	216.67
Increase (Decrease)	(1,053)	(2)	(2.56)

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 108.35	22.96 %
Supplies and Materials	8.35	1.77
Fleet Costs	0.00	0.00
Outside Services	54.99	11.65
Utilities	63.02	13.35
Protective Services	12.83	2.72
Insurance	44.39	13.35
Other Expenses	29.30	6.21
Total Average Expense	\$ 321.23	72.02 %

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 116.15	28.18 %
Supplies and Materials	20.69	5.02
Fleet Costs	0.00	0.00
Outside Services	52.09	12.64
Utilities	52.82	12.81
Protective Services	7.47	1.81
Insurance	22.00	12.81
Other Expenses	31.24	7.58
Total Average Expense	\$ 302.46	80.85 %

		This Year			
FASS	Quick Ratio (QR)				
	Current Assets, Unrestricted	242,318	=	1.43	
	Curr Liab Exc Curr Prtn LTD	(169,030)			IR >= 2.0
FASS	Months Expendable Net Assets Ratio (MENAR)				
	Expendable Fund Balance	(33,394)	=	-0.23	
	Average Monthly Operating and Other Expenses	142,471			IR >= 4.0
FASS	Debt Service Coverage Ratio (DSCR)				
		0.41			IR >= 1.25
MASS	Tenant Receivable (TR)				
	Tenant Receivable	8,803	=	0.02	
	Total Tenant Revenue	455,573			IR < 1.50
MASS	Days Receivable Outstanding: 2.32				
MASS	Accounts Payable (AP)				
	Accounts Payable	(7,813)	=	0.05	
	Total Operating Expenses	142,471			IR < 0.75
MASS	Occupancy				
		<u>Loss</u>		<u>Occ %</u>	
	Current Month	4.59%		95.41%	
MASS	Occupancy				
		<u>Loss</u>		<u>Occ %</u>	
	Year-to-Date	3.70%		96.30%	IR >= 0.98
MASS					
	FASS KFI	MP	MASS KFI	MP	
	QR	9.28 12	Accts Recvble	5.00 5	
MASS					
	MENAR	0.00 11	Accts Payable	4.00 4	
	DSCR	0.00 2	Occupancy	12.00 16	
MASS					
	Total Points	9.28 25	Total Points	21.00 25	
Capital Fund Occupancy					
5.00					

		Last Year			
FASS	Quick Ratio (QR)				
	Current Assets, Unrestricted	176,492	=	1.01	
	Curr Liab Exc Curr Prtn LTD	(174,182)			IR >= 2.0
FASS	Months Expendable Net Assets Ratio (MENAR)				
	Expendable Fund Balance	(99,433)	=	-1.03	
	Average Monthly Operating and Other Expenses	96,867			IR >= 4.0
FASS	Debt Service Coverage Ratio (DSCR)				
		1.29			IR >= 1.25
MASS	Tenant Receivable (TR)				
	Tenant Receivable	9,233	=	0.02	
	Total Tenant Revenue	443,130			IR < 1.50
MASS	Days Receivable Outstanding: 2.53				
MASS	Accounts Payable (AP)				
	Accounts Payable	(24,487)	=	0.25	
	Total Operating Expenses	96,867			IR < 0.75
MASS	Occupancy				
		<u>Loss</u>		<u>Occ %</u>	
	Current Month	3.06 %		96.94%	
MASS	Occupancy				
		<u>Loss</u>		<u>Occ %</u>	
	Year-to-Date	4.97 %		95.03%	IR >= 0.98
MASS					
	FASS KFI	MP	MASS KFI	MP	
	QR	7.26 12	Accts Recvble	5.00 5	
MASS					
	MENAR	0.00 11	Accts Payable	4.00 4	
	DSCR	2.00 2	Occupancy	8.00 16	
MASS					
	Total Points	9.26 25	Total Points	17.00 25	
Capital Fund Occupancy					
5.00					

Excess Cash				
(281,749)				
Average Dwelling Rent				
Actual/UML	449,219	755	594.99	
Budget/UMA	446,721	784	569.80	
Increase (Decrease)	2,498	(29)	25.19	
PUM / Percentage of Revenue				
Expense	Amount	Percent		
Salaries and Benefits	\$ 86.17	13.78 %		
Supplies and Materials	21.69	3.47		
Fleet Costs	0.00	0.00		
Outside Services	221.61	35.44		
Utilities	42.42	6.78		
Protective Services	14.19	2.27		
Insurance	42.31	6.78		
Other Expenses	63.50	10.15		
Total Average Expense	\$ 491.90	78.67 %		

Excess Cash				
(313,182)				
Average Dwelling Rent				
Actual/UML	430,218	745	577.47	
Budget/UMA	440,338	784	561.66	
Increase (Decrease)	(10,120)	(39)	15.82	
PUM / Percentage of Revenue				
Expense	Amount	Percent		
Salaries and Benefits	\$ 92.34	15.11 %		
Supplies and Materials	6.84	1.12		
Fleet Costs	0.00	0.00		
Outside Services	54.13	8.86		
Utilities	62.85	10.28		
Protective Services	22.06	3.61		
Insurance	30.92	10.28		
Other Expenses	33.57	5.49		
Total Average Expense	\$ 302.72	54.75 %		

		This Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	211,730	=	0.15																															
	Curr Liab Exc Curr Prtn LTD	(1,371,700)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	(1,273,288)	=	-14.57																															
	Average Monthly Operating and Other Expenses	87,367			IR >= 4.0																														
Debt Service Coverage Ratio (DSCR)																																			
1.35					IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	0	=	0.00																															
	Total Tenant Revenue	373,854			IR < 1.50																														
Days Receivable Outstanding: 0.00																																			
MASS	Accounts Payable (AP)																																		
	Accounts Payable	(1,110)	=	0.01																															
	Total Operating Expenses	87,367			IR < 0.75																														
Occupancy																																			
	<u>Loss</u>	<u>Occ %</u>																																	
Current Month	1.33%	98.67%																																	
Year-to-Date	2.50%	97.50%	IR >= 0.98																																
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Total Points	2.00	25	Total Points	21.00	25																														
Capital Fund Occupancy																																			
5.00																																			

		Last Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	256,066	=	0.20																															
	Curr Liab Exc Curr Prtn LTD	(1,283,192)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	(1,132,150)	=	-13.02																															
	Average Monthly Operating and Other Expenses	86,946			IR >= 4.0																														
Debt Service Coverage Ratio (DSCR)																																			
1.00					IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	0	=	0.00																															
	Total Tenant Revenue	359,520			IR < 1.50																														
Days Receivable Outstanding: 0.00																																			
MASS	Accounts Payable (AP)																																		
	Accounts Payable	(1,110)	=	0.01																															
	Total Operating Expenses	86,946			IR < 0.75																														
Occupancy																																			
	<u>Loss</u>	<u>Occ %</u>																																	
Current Month	1.33 %	98.67%																																	
Year-to-Date	1.33 %	98.67%	IR >= 0.98																																
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MENAR	0.00	11	Accts Payable	4.00	4																														
DSCR	1.00	2	Occupancy	16.00	16																														
Total Points	1.00	25	Total Points	25.00	25																														
Capital Fund Occupancy																																			
5.00																																			

Excess Cash				
(1,399,136)				
Average Dwelling Rent				
Actual/UML	370,961	585	634.12	
Budget/UMA	371,527	600	619.21	
Increase (Decrease)	(566)	(15)	14.91	

Excess Cash				
(1,256,762)				
Average Dwelling Rent				
Actual/UML	358,134	592	604.96	
Budget/UMA	351,968	600	586.61	
Increase (Decrease)	6,166	(8)	18.34	

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 131.66	20.60 %
Supplies and Materials	20.41	3.19
Fleet Costs	0.00	0.00
Outside Services	72.42	11.33
Utilities	43.20	6.76
Protective Services	0.00	0.00
Insurance	34.49	6.76
Other Expenses	27.71	4.34
Total Average Expense	\$ 329.90	52.98 %

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 144.71	23.83 %
Supplies and Materials	13.09	2.15
Fleet Costs	0.00	0.00
Outside Services	41.62	6.85
Utilities	35.79	5.89
Protective Services	0.00	0.00
Insurance	33.62	5.89
Other Expenses	22.79	3.75
Total Average Expense	\$ 291.62	48.38 %

KFI - FY Comparison for Refugio Street, LP - 210 Units

Period Ending April 30, 2019

		This Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	734,075	=	0.17																															
	Curr Liab Exc Curr Prtn LTD	(4,277,483)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	(3,673,263)	=	-24.25																															
	Average Monthly Operating and Other Expenses	151,500			IR >= 4.0																														
FASS	Debt Service Coverage Ratio (DSCR)																																		
		1.28			IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	0	=	0.00																															
	Total Tenant Revenue	635,358			IR < 1.50																														
Days Receivable Outstanding: 0.00																																			
MASS	Accounts Payable (AP)																																		
	Accounts Payable	(1,740)	=	0.01																															
	Total Operating Expenses	151,500			IR < 0.75																														
<table border="1"> <thead> <tr> <th>Occupancy</th> <th>Loss</th> <th>Occ %</th> <th colspan="3"></th> </tr> </thead> <tbody> <tr> <td>Current Month</td> <td>6.19%</td> <td>93.81%</td> <td colspan="3"></td> </tr> <tr> <td>Year-to-Date</td> <td>4.17%</td> <td>95.83%</td> <td colspan="3">IR >= 0.98</td> </tr> </tbody> </table>						Occupancy	Loss	Occ %				Current Month	6.19%	93.81%				Year-to-Date	4.17%	95.83%	IR >= 0.98														
Occupancy	Loss	Occ %																																	
Current Month	6.19%	93.81%																																	
Year-to-Date	4.17%	95.83%	IR >= 0.98																																
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FASS KFI	MP	MASS KFI	MP																																
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Capital Fund Occupancy																																			
5.00																																			

		Last Year																																	
FASS	Quick Ratio (QR)																																		
	Current Assets, Unrestricted	672,770	=	0.16																															
	Curr Liab Exc Curr Prtn LTD	(4,114,619)			IR >= 2.0																														
FASS	Months Expendable Net Assets Ratio (MENAR)																																		
	Expendable Fund Balance	(3,563,287)	=	-23.73																															
	Average Monthly Operating and Other Expenses	150,169			IR >= 4.0																														
FASS	Debt Service Coverage Ratio (DSCR)																																		
		0.78			IR >= 1.25																														
MASS	Tenant Receivable (TR)																																		
	Tenant Receivable	0	=	0.00																															
	Total Tenant Revenue	582,071			IR < 1.50																														
Days Receivable Outstanding: 0.00																																			
MASS	Accounts Payable (AP)																																		
	Accounts Payable	(1,732)	=	0.01																															
	Total Operating Expenses	150,169			IR < 0.75																														
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FASS KFI	MP	MASS KFI	MP																																
QR	0.00 12	Accts Recvble	5.00 5																																
MENAR	0.00 11	Accts Payable	4.00 4																																
DSCR	0.00 2	Occupancy	1.00 16																																
Total Points	0.00 25	Total Points	10.00 25																																
Capital Fund Occupancy																																			
5.00																																			

Excess Cash				
(3,824,763)				
Average Dwelling Rent				
Actual/UML	586,128	805	728.11	
Budget/UMA	574,946	840	684.46	
Increase (Decrease)	11,182	(35)	43.65	

Excess Cash				
(3,727,882)				
Average Dwelling Rent				
Actual/UML	535,807	766	699.49	
Budget/UMA	575,567	840	685.20	
Increase (Decrease)	(39,760)	(74)	14.29	

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 147.26	17.30 %
Supplies and Materials	9.26	1.09
Fleet Costs	0.00	0.00
Outside Services	74.75	8.78
Utilities	50.69	5.95
Protective Services	19.85	2.33
Insurance	35.87	7.89
Other Expenses	32.86	3.86
Total Average Expense	\$ 370.54	47.20 %

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 168.44	20.54 %
Supplies and Materials	9.35	1.14
Fleet Costs	0.00	0.00
Outside Services	79.85	9.74
Utilities	47.97	7.86
Protective Services	31.00	3.78
Insurance	18.83	7.86
Other Expenses	44.69	5.45
Total Average Expense	\$ 400.14	56.35 %

		This Year			
FASS	Quick Ratio (QR)				
	Current Assets, Unrestricted	53,684	=	0.05	
	Curr Liab Exc Curr Prtn LTD	(1,135,960)			IR >= 2.0
FASS	Months Expendable Net Assets Ratio (MENAR)				
	Expendable Fund Balance	(1,175,809)	=	-14.84	
	Average Monthly Operating and Other Expenses	79,232			IR >= 4.0
FASS	Debt Service Coverage Ratio (DSCR)				
		0.84			IR >= 1.25
MASS	Tenant Receivable (TR)				
	Tenant Receivable	0	=	0.00	
	Total Tenant Revenue	305,112			IR < 1.50
MASS	Days Receivable Outstanding: 0.00				
MASS	Accounts Payable (AP)				
	Accounts Payable	(13,270)	=	0.17	
	Total Operating Expenses	79,232			IR < 0.75
MASS	Occupancy				
		<u>Loss</u>		<u>Occ %</u>	
	Current Month	0.83%		99.17%	
MASS	Occupancy				
		<u>Loss</u>		<u>Occ %</u>	
	Year-to-Date	1.04%		98.96%	IR >= 0.98
MASS	Capital Fund Occupancy				
		5.00			

		Last Year			
FASS	Quick Ratio (QR)				
	Current Assets, Unrestricted	95,038	=	0.10	
	Curr Liab Exc Curr Prtn LTD	(998,047)			IR >= 2.0
FASS	Months Expendable Net Assets Ratio (MENAR)				
	Expendable Fund Balance	(989,695)	=	-12.73	
	Average Monthly Operating and Other Expenses	77,718			IR >= 4.0
FASS	Debt Service Coverage Ratio (DSCR)				
		0.78			IR >= 1.25
MASS	Tenant Receivable (TR)				
	Tenant Receivable	0	=	0.00	
	Total Tenant Revenue	292,090			IR < 1.50
MASS	Days Receivable Outstanding: 0.00				
MASS	Accounts Payable (AP)				
	Accounts Payable	(2,018)	=	0.03	
	Total Operating Expenses	77,718			IR < 0.75
MASS	Occupancy				
		<u>Loss</u>		<u>Occ %</u>	
	Current Month	1.67 %		98.33%	
MASS	Occupancy				
		<u>Loss</u>		<u>Occ %</u>	
	Year-to-Date	2.29 %		97.71 %	IR >= 0.98
MASS	Capital Fund Occupancy				
		5.00			

	FASS KFI	MP	MASS KFI	MP
QR	0.00	12	Accts Recvble	5.00 5
MENAR	0.00	11	Accts Payable	4.00 4
DSCR	0.00	2	Occupancy	16.00 16
Total Points	0.00	25	Total Points	25.00 25

	FASS KFI	MP	MASS KFI	MP
QR	0.00	12	Accts Recvble	5.00 5
MENAR	0.00	11	Accts Payable	4.00 4
DSCR	0.00	2	Occupancy	12.00 16
Total Points	0.00	25	Total Points	21.00 25

Excess Cash				
(1,286,482)				

Excess Cash				
(1,098,224)				

Average Dwelling Rent				
Actual/UML	303,608	475	639.18	
Budget/UMA	303,053	480	631.36	
Increase (Decrease)	555	(5)	7.81	

Average Dwelling Rent				
Actual/UML	290,682	469	619.79	
Budget/UMA	290,858	480	605.95	
Increase (Decrease)	(176)	(11)	13.84	

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 157.17	24.47 %
Supplies and Materials	8.32	1.29
Fleet Costs	0.79	0.12
Outside Services	102.73	15.99
Utilities	40.50	6.30
Protective Services	0.00	0.00
Insurance	34.86	6.31
Other Expenses	32.46	5.05
Total Average Expense	\$ 376.82	59.54 %

PUM / Percentage of Revenue		
Expense	Amount	Percent
Salaries and Benefits	\$ 162.95	26.16 %
Supplies and Materials	10.96	1.76
Fleet Costs	0.00	0.00
Outside Services	49.73	7.98
Utilities	39.48	6.36
Protective Services	0.00	0.00
Insurance	34.77	6.36
Other Expenses	27.07	4.35
Total Average Expense	\$ 324.95	52.98 %