

Income Statement

Period = Jul 2020-Sep 2020

Book = Accrual ; Tree = ysi_is

	Period to Date	%	Year to Date	%	
4500-00	Gross Potential Rent	56,335.87	0.00	167,905.22	0.00
4612-00	Rental Income Subsidy - HUD	0.00	0.00	-394.00	0.00
4618-00	Total Rental Income	56,335.87	0.00	167,511.22	0.00
4629-00	Vacancies and Allowance for Bad Debts				
4630-00	Vacancy	-963.87	0.00	-4,064.29	0.00
4645-00	Total Vacancies and Allowance for Bad Debts	-963.87	0.00	-4,064.29	0.00
4649-00	Financial Revenue				
4650-00	Interest Income from Bank Accounts - Unrestricted	1.53	0.00	4.54	0.00
4651-00	Interest Income from Bank Accounts - Restricted	95.51	0.00	412.96	0.00
4690-00	Total Financial Revenue	97.04	0.00	417.50	0.00
4699-00	Other Revenue				
4760-00	Laundry Income	2,553.60	0.00	3,926.85	0.00
4773-00	Bank Fee Charges	1.05	0.00	0.00	0.00
4790-00	Miscellaneous Income	3,480.15	0.00	3,480.38	0.00
4990-00	Total Other Revenue	6,034.80	0.00	7,407.23	0.00
4999-00	Total Revenue	61,503.84	0.00	171,271.66	0.00
6990-00	Expenses				
6991-00	Operating Expenses				
6992-00	Administrative Expenses				
7001-00	Property Management Fees	5,100.00	0.00	15,304.00	0.00
7030-00	Bank Charges	31.05	0.00	120.95	0.00
7032-00	Office Telephone & Internet	956.91	0.00	2,863.76	0.00
7035-00	Technology Contract/Supplies	910.36	0.00	1,004.34	0.00
7040-00	Audit	0.00	0.00	8,100.00	0.00
7065-00	Administration	0.00	0.00	115.00	0.00
7066-00	Manager Payroll	3,840.00	0.00	11,524.00	0.00
7099-00	Total Administrative Expenses	10,838.32	0.00	39,032.05	0.00
7100-00	Utilities				
7130-00	Heat	894.82	0.00	5,173.47	0.00
7140-00	Electricity	4,311.32	0.00	13,162.85	0.00
7150-00	Water/Sewer	5,540.00	0.00	16,620.00	0.00
7155-00	Fire Alarm Telephone	332.73	0.00	1,323.39	0.00
7165-00	Total Utilities	11,078.87	0.00	36,279.71	0.00
7170-00	Janitorial	800.00	0.00	2,446.63	0.00
7181-00	Fire Alarm - Monitor/Inspection/Repairs	0.00	0.00	1,537.32	0.00
7183-00	Fire Extinguisher Inspection	339.40	0.00	339.40	0.00
7187-00	Stormwater/Road Maintenance	0.00	0.00	238.40	0.00
7188-00	Stormwater Inspection	733.35	0.00	733.35	0.00
7191-00	Extermination	0.00	0.00	39.09	0.00
7200-00	Rubbish Removal	1,330.21	0.00	3,616.60	0.00
7210-00	Snow Removal	0.00	0.00	5,432.90	0.00
7220-00	Grounds	2,433.32	0.00	4,556.64	0.00
7243-00	Unit Turnover	906.59	0.00	3,419.91	0.00
7251-00	Contract Maintenance	5,114.02	0.00	10,310.96	0.00
7252-00	Maintenance Tools & Equipment	0.00	0.00	102.00	0.00
7255-00	Repairs - Materials	603.46	0.00	2,018.99	0.00
7256-00	Elevator Contract/Repairs	794.31	0.00	2,565.01	0.00
7257-00	HVAC Repairs	186.53	0.00	186.53	0.00
7266-00	Maintenance Payroll	4,225.00	0.00	16,217.50	0.00
7299-00	Total Maintenance and Payroll	17,466.19	0.00	53,761.23	0.00
7300-00	Taxes and Insurance				
7310-00	Property Tax	4,630.66	0.00	13,531.84	0.00
7320-00	Insurance	3,390.13	0.00	10,170.39	0.00

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7335-00	Income Tax	0.00	250.00	0.00
7399-00	Total Taxes and Insurance	8,020.79	23,952.23	0.00
7400-00	Financial and Capital Expenses			
7420-00	Investor Service Fee	0.00	2,130.00	0.00
7421-00	Tax Credit Fees	0.00	2,160.00	0.00
7499-00	Total Financial and Capital Expenses	0.00	4,290.00	0.00
7699-00	Total Operating Expenses	47,404.17	157,315.22	0.00
7900-00	Reserve Contributions			
7910-00	Replacement Reserve Contributions	3,801.00	11,407.00	0.00
7999-00	Total Debt Service and Reserve Contributions	3,801.00	11,407.00	0.00
8000-00	Depreciation & Amortization Expense			
8010-00	Depreciation	38,096.00	114,288.00	0.00
9000-00	Contras			
9030-00	Replacement Reserve Contributions Contra	-2,534.00	-10,140.00	0.00
9699-00	Total Expenses	86,767.17	272,870.22	0.00
9900-00	Excess or (Deficiency) of Revenue Over Expenses	-25,263.33	-101,598.56	0.00