

Monthly Board Report

Hillsborough County Housing Finance Authority
For the period ended July 31, 2023

Prepared by

Michael E. Steuer, CPA, P.A.

Prepared on

August 12, 2023

Table of Contents

Accountant's Report.....3

Statement of Financial Position4

Budget v Actual - Current Month (Summary).....6

Budget v Actual - Year to Date (Summary).....7

Trial Balance8

Budget v Actual - Current Month (Detailed)13

Budget v Actual - Year to Date (Detailed).....16

Accountant's Report

Hillsborough County Housing Finance Authority

To the Board of Directors:

We have compiled the accompanying financial statements of Hillsborough County Housing Finance Authority as of July 31, 2023, which comprise the statement of financial position and related statements of income for the current month and year to date for the July 31, 2023 then ended. We have not audited or reviewed the accompanying financial statements and, accordingly, do not express an opinion or provide any assurance about whether the financial statements are in accordance with accounting principles generally accepted in the United States of America.

Management (owners) are responsible for the preparation and fair presentation of the financial statements of Hillsborough County Housing Finance Authority in accordance with accounting principles generally accepted in the United States of America and for designing, implementing, and maintaining internal control relevant to the preparation and fair presentation of the financial statements.

Management has elected to omit substantially all of the disclosures required by generally accepted accounting principles. If the omitted disclosures were included in the financial statements, they might influence the user's conclusions about the corporation's financial position, results of operations, and cash flows. Accordingly, these financial statements are not designed for those who are not informed about such matters.

We are not independent with respect to Hillsborough County Housing Finance Authority.

Sincerely,

Michael E. Steuer, CPA, P.A.
Largo, FL

Statement of Financial Position

As of July 31, 2023

	Total
ASSETS	
Current Assets	
Bank Accounts	
Checking Accounts	
Truist Checking Acct 14	98,888.27
Total Checking Accounts	98,888.27
Investment Accounts	
BNY Mellon - Custodial (5607) 3	6,682,611.64
BNY Mellon - GNMA MBS (5607) 2	292,056.55
BNY Mellon - GNMA MBS (8474) 4	409,567.00
US Bank - 1000 (1)	3,667,315.23
Total Investment Accounts	11,051,550.42
Money Market & CD Accounts	
Central Bank 10	241,971.68
EverBank- CD 9	245,959.26
Hancock (Whitney) CD 11	243,946.68
Total Money Market & CD Accounts	731,877.62
Total Bank Accounts	11,882,316.31
Total Current Assets	11,882,316.31
Other Assets	
Kaylee Bay Village Loan 12	999,990.00
Kesley Cove Loan	115,000.00
Preserve at Sabal Park Loan 13	407,223.42
Second Mtg 2006 SF-CitiMortga 5	11,376.68
Second Mtg 2010 SF - BoNY 7	300,154.48
Second Mtg 2012 SF - US Bank 8	13,866,599.19
Total Other Assets	15,700,343.77
TOTAL ASSETS	\$27,582,660.08
LIABILITIES AND EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
Accounts Payable	5,000.00
Total Accounts Payable	5,000.00
Other Current Liabilities	
Good-faith Deposit	
Belmont Heights GFD	40,000.00
Casa di Francesco	40,000.00
Total Good-faith Deposit	80,000.00

Hillsborough County Housing Finance Authority

	Total
Prepaid Compliance Fees	0.00
Haley Park Prepaid Compliance	72,940.00
Mobley Park Prepaid Compliance	14,180.00
Total Prepaid Compliance Fees	87,120.00
Total Other Current Liabilities	167,120.00
Total Current Liabilities	172,120.00
Total Liabilities	172,120.00
Equity	
Fund Balance - Restricted	3,067,724.00
Restricted - SHP DPA Funds (15)	216,500.00
Total Fund Balance - Restricted	3,284,224.00
Fund Balance - Unrestricted	7,565,748.32
Retained Earnings	14,701,077.15
Net Income	1,859,490.61
Total Equity	27,410,540.08
TOTAL LIABILITIES AND EQUITY	\$27,582,660.08

Budget v Actual - Current Month (Summary)

July 2023

				Total
	Actual	Budget	over Budget	% of Budget
INCOME				
Interest Income	44,404.67	26,864.30	17,540.37	165.29 %
Multi Family Programs	5,500.00	0.00	5,500.00	
On going Issuer's Fees	87,570.70	262,859.00	-175,288.30	33.31 %
Single Family Programs	70,919.87	502,650.00	-431,730.13	14.11 %
Total Income	208,395.24	792,373.30	-583,978.06	26.30 %
GROSS PROFIT	208,395.24	792,373.30	-583,978.06	26.30 %
EXPENSES				
Administrative & Office	1,727.35	2,750.00	-1,022.65	62.81 %
Professional Fees	44,174.34	55,900.00	-11,725.66	79.02 %
Travel & Education	5,250.67	5,000.00	250.67	105.01 %
Total Expenses	51,152.36	63,650.00	-12,497.64	80.37 %
NET OPERATING INCOME	157,242.88	728,723.30	-571,480.42	21.58 %
OTHER EXPENSES				
Other Expenses	62,587.53	69,364.00	-6,776.47	90.23 %
Total Other Expenses	62,587.53	69,364.00	-6,776.47	90.23 %
NET OTHER INCOME	-62,587.53	-69,364.00	6,776.47	90.23 %
NET INCOME	\$94,655.35	\$659,359.30	\$ -564,703.95	14.36 %

Budget v Actual - Year to Date (Summary)

October 2022 - July 2023

				Total
	Actual	Budget	over Budget	% of Budget
INCOME				
Interest Income	368,734.68	271,273.72	97,460.96	135.93 %
Multi Family Programs	302,350.00	593,750.00	-291,400.00	50.92 %
On going Issuer's Fees	501,727.09	722,788.00	-221,060.91	69.42 %
Single Family Programs	1,396,164.62	1,589,910.00	-193,745.38	87.81 %
Total Income	2,568,976.39	3,177,721.72	-608,745.33	80.84 %
GROSS PROFIT	2,568,976.39	3,177,721.72	-608,745.33	80.84 %
EXPENSES				
Administrative & Office	27,930.85	39,175.00	-11,244.15	71.30 %
Professional Fees	221,461.85	250,960.00	-29,498.15	88.25 %
Travel & Education	13,283.67	22,550.00	-9,266.33	58.91 %
Total Expenses	262,676.37	312,685.00	-50,008.63	84.01 %
NET OPERATING INCOME	2,306,300.02	2,865,036.72	-558,736.70	80.50 %
OTHER EXPENSES				
Other Expenses	376,809.41	1,598,640.00	-1,221,830.59	23.57 %
Write off of delinquent Loans	70,000.00		70,000.00	
Total Other Expenses	446,809.41	1,598,640.00	-1,151,830.59	27.95 %
NET OTHER INCOME	-446,809.41	-1,598,640.00	1,151,830.59	27.95 %
NET INCOME	\$1,859,490.61	\$1,266,396.72	\$593,093.89	146.83 %

Trial Balance

As of July 31, 2023

	Debit	Credit
Checking Accounts:Truist Checking Acct 14	98,888.27	
Investment Accounts:BNY Mellon - Custodial (5607) 3	6,682,611.64	
Investment Accounts:BNY Mellon - GNMA MBS (5607) 2	292,056.55	
Investment Accounts:BNY Mellon - GNMA MBS (8474) 4	409,567.00	
Investment Accounts:US Bank - 1000 (1)	3,667,315.23	
Money Market & CD Accounts:Central Bank 10	241,971.68	
Money Market & CD Accounts:EverBank- CD 9	245,959.26	
Money Market & CD Accounts:Hancock (Whitney) CD 11	243,946.68	
Kaylee Bay Village Loan 12	999,990.00	
Kesley Cove Loan	115,000.00	
Preserve at Sabal Park Loan 13	407,223.42	
Second Mtg 2006 SF-CitiMortga 5	11,376.68	
Second Mtg 2010 SF - BoNY 7	300,154.48	
Second Mtg 2012 SF - US Bank 8	13,866,599.19	
Accounts Payable		5,000.00
Good-faith Deposit:Belmont Heights GFD		40,000.00
Good-faith Deposit:Casa di Francesco		40,000.00
Prepaid Compliance Fees:Haley Park Prepaid Compliance		72,940.00
Prepaid Compliance Fees:Mobley Park Prepaid Compliance		14,180.00
Fund Balance - Restricted		3,067,724.00
Fund Balance - Restricted:Restriced - SHP DPA Funds (15)		216,500.00
Fund Balance - Unrestricted		7,565,748.32
Retained Earnings		14,701,077.15
Interest Income:BONY Custody		233,132.66
Interest Income:Certificates of Deposit		14,429.92

Hillsborough County Housing Finance Authority

	Debit	Credit
Interest Income:Fidelity fund		121,172.10
Multi Family Programs:47th Street Apartments:Bond Application Fee		500.00
Multi Family Programs:Area of Opportunity Funding Fee:Bond Application Fee		20,000.00
Multi Family Programs:Belmont Heights:Bond Application Fees		31,700.00
Multi Family Programs:Belmont Heights:Feasibility Review Fees		5,500.00
Multi Family Programs:Casa Bel Mar:Application Fee		1,800.00
Multi Family Programs:Casa Bel Mar:Issuer Fees		44,500.00
Multi Family Programs:Casa Bel Mar:Reimbursement to HFA for FA		35,600.00
Multi Family Programs:Casa Bel Mar:Reimbursement to HFA for FA Ex		5,000.00
Multi Family Programs:Casa di Francesco:Bond Application Fee		20,000.00
Multi Family Programs:Fulham Terrace:Bond Application Fees		18,500.00
Multi Family Programs:Fulham Terrace:Feasibility Review Fees		5,500.00
Multi Family Programs:Fulham Terrace:Issuer Fees		46,250.00
Multi Family Programs:Fulham Terrace:Reimburse FA Fees		37,000.00
Multi Family Programs:Fulham Terrace:Reimbursement for FA Expenses		5,000.00
Multi Family Programs:Zion Village:Bond Application Fee		20,000.00
Multi Family Programs:Zion Village:Bond Fees Review		5,500.00
On going Issuer's Fees:Boulevard Tower 4		15,918.00
On going Issuer's Fees:Brandywine		12,160.00
On going Issuer's Fees:Claymore Crossings		19,570.00
On going Issuer's Fees:Cristina Woods		10,560.00
On going Issuer's Fees:Encore 2		13,000.00
On going Issuer's Fees:Gardens of South Bay		14,470.00
On going Issuer's Fees:Grande Oaks		5,300.00
On going Issuer's Fees:Hunt Club		4,470.00
On going Issuer's Fees:Hunter's Run		11,540.00
On going Issuer's Fees:Kaylee Bay		7,479.47

Hillsborough County Housing Finance Authority

	Debit	Credit
On going Issuer's Fees:Kensington Gardens II		8,660.00
On going Issuer's Fees:La Estancia		5,000.00
On going Issuer's Fees:Lake Kathy		35,820.00
On going Issuer's Fees:Mango Terrace		7,643.59
On going Issuer's Fees:Mango Terrace:Mango Terrace - Pay down of Bon		25,000.00
On going Issuer's Fees:Mango Terrace:Mango Terrace, Conversion Fee I		26,202.69
On going Issuer's Fees:Millennia Portfolio		38,520.00
On going Issuer's Fees:Morgan Creek		19,300.00
On going Issuer's Fees:Oaks at Riverview		20,774.98
On going Issuer's Fees:Preserve at Sabal Park		4,168.36
On going Issuer's Fees:Renaissance at West River		44,800.00
On going Issuer's Fees:Royal Palm Key		13,630.00
On going Issuer's Fees:Sabal Ridge II		11,010.00
On going Issuer's Fees:Sweetwater Villas		12,000.00
On going Issuer's Fees:Tempo Additional Bonds		13,000.00
On going Issuer's Fees:The Ella		24,540.00
On going Issuer's Fees:The Tempo		39,700.00
On going Issuer's Fees:The Trio		28,240.00
On going Issuer's Fees:Uptown Sky		9,250.00
Single Family Programs		5,665.00
Single Family Programs:2012 Hills C Reimb of DPA Loans		1,110,000.00
Single Family Programs:2012 SF - Lender Late Fees		30,250.00
Single Family Programs:2012 SF-Net Profit MBS Sales		250,249.62
Administrative & Office:Advertising	5,000.00	
Administrative & Office:Bank Service Charges	8,883.00	
Administrative & Office:Bond Alloc Fee/SF	100.00	
Administrative & Office:Dues and Subscriptions	8,620.00	

Hillsborough County Housing Finance Authority

	Debit	Credit
Administrative & Office:Miscellaneous	90.00	
Administrative & Office:Office Supplies & Copying	1,255.05	
Administrative & Office:Postage and Delivery	336.30	
Administrative & Office:Special Dist Fee DCA	175.00	
Administrative & Office:Website	3,471.50	
Professional Fees:Accounting	9,000.00	
Professional Fees:Audit Fees	25,000.00	
Professional Fees:Financial Advisor/ED Agreement	167,500.00	
Professional Fees:Financial Advisor/EDTravel Reim	1,961.85	
Professional Fees:Legal Fees	18,000.00	
Travel & Education:Board Travel (Conf & FHFC)	2,677.37	
Travel & Education:Conference Registration	10,606.30	
Other Expenses:Camelot Apt Application Fees	75.00	
Other Expenses:Camelot ILS Transition Speciali	39,062.50	
Other Expenses:Camelot Program Administration	1,086.45	
Other Expenses:Camelot Rent Subsidy	17,273.00	
Other Expenses:Camelot Security Deposits	4,381.00	
Other Expenses:CC Homeless Program-Admin	403.10	
Other Expenses:CC Homeless Program-Case Mgmt	21,264.10	
Other Expenses:CC Homeless Program-Rental Subs	8,062.00	
Other Expenses:Loss on Second Mortgages	3,908.56	
Other Expenses:Met Ministries - Administration	6,346.80	
Other Expenses:Met Ministries - CaseManagement	42,666.70	
Other Expenses:Met Ministries - Rental Assist	126,936.00	
Other Expenses:New Life Village Program Admi	2,139.00	
Other Expenses:New Life Village Security Dep	42,780.00	
Other Expenses:Sadowski Education Effort	20,000.00	

Hillsborough County Housing Finance Authority

	Debit	Credit
Other Expenses:Salvation Army Case Managemen	10,675.00	
Other Expenses:Salvation Army Program Admini	226.20	
Other Expenses:Salvation Army Rental Assista	4,524.00	
Other Expenses:USF Training Program (CRED)	25,000.00	
Write off of delinquent Loans	70,000.00	
TOTAL	\$28,292,145.86	\$28,292,145.86

Budget v Actual - Current Month (Detailed)

July 2023

				Total
	Actual	Budget	over Budget	% of Budget
INCOME				
Interest Income				
BONY Custody	26,608.72	17,339.88	9,268.84	153.45 %
Certificates of Deposit	2,851.43	738.17	2,113.26	386.28 %
Fidelity fund	14,944.52	8,786.25	6,158.27	170.09 %
Total Interest Income	44,404.67	26,864.30	17,540.37	165.29 %
Multi Family Programs				
47th Street Apartments				
Bond Application Fee	500.00		500.00	
Total 47th Street Apartments	500.00		500.00	
Zion Village				
Bond Application Fee	5,000.00	0.00	5,000.00	
Total Zion Village	5,000.00	0.00	5,000.00	
Total Multi Family Programs	5,500.00	0.00	5,500.00	
On going Issuer's Fees				
Boulevard Tower 4		166,203.00	-166,203.00	
Brandywine	6,080.00	5,840.00	240.00	104.11 %
Cristina Woods	5,250.00	5,210.00	40.00	100.77 %
Encore 2	13,000.00		13,000.00	
Gardens of South Bay	7,165.00	7,040.00	125.00	101.78 %
Kaylee Bay		833.00	-833.00	
Millennia Portfolio	19,260.00	40,700.00	-21,440.00	47.32 %
Oaks at Riverview	10,387.49	10,600.00	-212.51	98.00 %
Preserve at Sabal Park	2,068.21	2,068.00	0.21	100.01 %
Royal Palm Key	6,610.00	6,665.00	-55.00	99.17 %
Sabal Ridge II	5,480.00	5,430.00	50.00	100.92 %
The Ella	12,270.00	12,270.00	0.00	100.00 %
Total On going Issuer's Fees	87,570.70	262,859.00	-175,288.30	33.31 %
Single Family Programs				
2012 Hills C Reimb of DPA Loans		500,000.00	-500,000.00	
2012 SF - Lender Late Fees	1,875.00	2,650.00	-775.00	70.75 %
2012 SF-Net Profit MBS Sales	69,044.87	0.00	69,044.87	
Total Single Family Programs	70,919.87	502,650.00	-431,730.13	14.11 %
Total Income	208,395.24	792,373.30	-583,978.06	26.30 %
GROSS PROFIT	208,395.24	792,373.30	-583,978.06	26.30 %

EXPENSES

Administrative & Office

Hillsborough County Housing Finance Authority

				Total
	Actual	Budget	over Budget	% of Budget
Advertising		500.00	-500.00	
Bank Service Charges	330.75	750.00	-419.25	44.10 %
Dues and Subscriptions	200.00	200.00	0.00	100.00 %
Miscellaneous		100.00	-100.00	
Office Supplies & Copying		300.00	-300.00	
Postage and Delivery	12.60	100.00	-87.40	12.60 %
Website	1,184.00	800.00	384.00	148.00 %
Total Administrative & Office	1,727.35	2,750.00	-1,022.65	62.81 %
Professional Fees				
Accounting	900.00	900.00	0.00	100.00 %
Financial Advisor/ED Agreement	42,500.00	42,500.00	0.00	100.00 %
Financial Advisor/EDTravel Reim	774.34	2,500.00	-1,725.66	30.97 %
Legal Fees		10,000.00	-10,000.00	
Total Professional Fees	44,174.34	55,900.00	-11,725.66	79.02 %
Travel & Education				
Board Travel (Conf & FHFC)	2,677.37	5,000.00	-2,322.63	53.55 %
Conference Registration	2,573.30	0.00	2,573.30	
Total Travel & Education	5,250.67	5,000.00	250.67	105.01 %
Total Expenses	51,152.36	63,650.00	-12,497.64	80.37 %
NET OPERATING INCOME	157,242.88	728,723.30	-571,480.42	21.58 %

OTHER EXPENSES

Other Expenses

Camelot Apt Application Fees	75.00	63.00	12.00	119.05 %
Camelot ILS Transition Speciali	3,906.25	3,906.00	0.25	100.01 %
Camelot Program Administration	165.65	228.00	-62.35	72.65 %
Camelot Rent Subsidy	3,238.00	3,000.00	238.00	107.93 %
Camelot Security Deposits		1,500.00	-1,500.00	
CC Homeless Program-Admin	0.00	484.00	-484.00	0.00 %
CC Homeless Program-Case Mgmt	2,126.41	2,126.00	0.41	100.02 %
CC Homeless Program-Rental Subs	0.00	8,310.00	-8,310.00	0.00 %
CC Homeless Program-Security	0.00	1,375.00	-1,375.00	0.00 %
Met Ministries - Administration	804.00	914.00	-110.00	87.96 %
Met Ministries - CaseManagement	4,266.67	4,267.00	-0.33	99.99 %
Met Ministries - Rental Assist	16,080.00	18,282.00	-2,202.00	87.96 %
New Life Village Program Admi	440.80	394.00	46.80	111.88 %
New Life Village Security Dep	8,816.00	7,887.00	929.00	111.78 %
Other Programs		5,000.00	-5,000.00	
Sadowski Education Effort	20,000.00	0.00	20,000.00	
Salvation Army Case Managemen	2,668.75	2,669.00	-0.25	99.99 %
Salvation Army Program Admini	0.00	189.00	-189.00	0.00 %

Hillsborough County Housing Finance Authority

	Actual	Budget	over Budget	Total % of Budget
Salvation Army Rental Assista	0.00	3,770.00	-3,770.00	0.00 %
Single Family Marketing		5,000.00	-5,000.00	
Total Other Expenses	62,587.53	69,364.00	-6,776.47	90.23 %
Total Other Expenses	62,587.53	69,364.00	-6,776.47	90.23 %
NET OTHER INCOME	-62,587.53	-69,364.00	6,776.47	90.23 %
NET INCOME	\$94,655.35	\$659,359.30	\$ -564,703.95	14.36 %

Budget v Actual - Year to Date (Detailed)

October 2022 - July 2023

				Total
	Actual	Budget	over Budget	% of Budget
INCOME				
Interest Income				
BONY Custody	233,132.66	173,398.80	59,733.86	134.45 %
Certificates of Deposit	14,429.92	10,012.42	4,417.50	144.12 %
Fidelity fund	121,172.10	87,862.50	33,309.60	137.91 %
Total Interest Income	368,734.68	271,273.72	97,460.96	135.93 %
Multi Family Programs				
47th Street Apartments				
Bond Application Fee	500.00		500.00	
Total 47th Street Apartments	500.00		500.00	
Area of Opportunity Funding Fee				
Bond Application Fee	20,000.00	20,000.00	0.00	100.00 %
Total Area of Opportunity Funding Fee	20,000.00	20,000.00	0.00	100.00 %
Belmont Heights				
Bond Application Fees	31,700.00	5,500.00	26,200.00	576.36 %
Feasibility Review Fees	5,500.00	20,000.00	-14,500.00	27.50 %
Total Belmont Heights	37,200.00	25,500.00	11,700.00	145.88 %
Canopy @ West River Tower				
Issuer Fees		125,000.00	-125,000.00	
Reimbursement to HFA for FA		100,000.00	-100,000.00	
Reimbursement to HFA for FA Ex		5,000.00	-5,000.00	
Total Canopy @ West River Tower		230,000.00	-230,000.00	
Casa Bel Mar				
Application Fee	1,800.00		1,800.00	
Issuer Fees	44,500.00	50,000.00	-5,500.00	89.00 %
Reimbursement to HFA for FA	35,600.00	40,000.00	-4,400.00	89.00 %
Reimbursement to HFA for FA Ex	5,000.00	5,000.00	0.00	100.00 %
Total Casa Bel Mar	86,900.00	95,000.00	-8,100.00	91.47 %
Casa di Francesco				
Bond Application Fee	20,000.00		20,000.00	
Issuer Fees		47,500.00	-47,500.00	
Reimbursement to HFA for FA		38,000.00	-38,000.00	
Reimbursement to HFA for FA Ex		5,000.00	-5,000.00	
Total Casa di Francesco	20,000.00	90,500.00	-70,500.00	22.10 %
Fulham Terrace				
Bond Application Fees	18,500.00	18,500.00	0.00	100.00 %
Feasibility Review Fees	5,500.00	5,500.00	0.00	100.00 %

Hillsborough County Housing Finance Authority

				Total
	Actual	Budget	over Budget	% of Budget
Issuer Fees	46,250.00	46,250.00	0.00	100.00 %
Reimburse FA Fees	37,000.00	37,000.00	0.00	100.00 %
Reimbursement for FA Expenses	5,000.00	5,000.00	0.00	100.00 %
Total Fulham Terrace	112,250.00	112,250.00	0.00	100.00 %
Zion Village				
Bond Application Fee	20,000.00	15,000.00	5,000.00	133.33 %
Bond Fees Review	5,500.00	5,500.00	0.00	100.00 %
Total Zion Village	25,500.00	20,500.00	5,000.00	124.39 %
Total Multi Family Programs	302,350.00	593,750.00	-291,400.00	50.92 %
On going Issuer's Fees				
Boulevard Tower 4	15,918.00	176,298.00	-160,380.00	9.03 %
Brandywine	12,160.00	11,920.00	240.00	102.01 %
Claymore Crossings	19,570.00	19,600.00	-30.00	99.85 %
Cristina Woods	10,560.00	10,520.00	40.00	100.38 %
Encore 2	13,000.00		13,000.00	
Fulham Terrace		18,500.00	-18,500.00	
Gardens of South Bay	14,470.00	14,345.00	125.00	100.87 %
Grande Oaks	5,300.00	5,400.00	-100.00	98.15 %
Hunt Club	4,470.00	4,470.00	0.00	100.00 %
Hunter's Run	11,540.00	11,440.00	100.00	100.87 %
Kaylee Bay	7,479.47	8,330.00	-850.53	89.79 %
Kensington Gardens II	8,660.00	8,610.00	50.00	100.58 %
La Estancia	5,000.00	5,000.00	0.00	100.00 %
Lake Kathy	35,820.00	35,905.00	-85.00	99.76 %
Mango Terrace	7,643.59	78,847.00	-71,203.41	9.69 %
Mango Terrace - Pay down of Bon	25,000.00		25,000.00	
Mango Terrace, Conversion Fee I	26,202.69		26,202.69	
Total Mango Terrace	58,846.28	78,847.00	-20,000.72	74.63 %
Millennia Portfolio	38,520.00	59,960.00	-21,440.00	64.24 %
Morgan Creek	19,300.00	19,100.00	200.00	101.05 %
Oaks at Riverview	20,774.98	21,200.00	-425.02	98.00 %
Preserve at Sabal Park	4,168.36	4,168.00	0.36	100.01 %
Renaissance at West River	44,800.00	44,800.00	0.00	100.00 %
Royal Palm Key	13,630.00	13,685.00	-55.00	99.60 %
Sabal Ridge II	11,010.00	10,960.00	50.00	100.46 %
Sweetwater Villas	12,000.00	12,000.00	0.00	100.00 %
Tempo Additional Bonds	13,000.00	26,000.00	-13,000.00	50.00 %
The Ella	24,540.00	24,540.00	0.00	100.00 %
The Tempo	39,700.00	39,700.00	0.00	100.00 %
The Trio	28,240.00	28,240.00	0.00	100.00 %
Uptown Sky	9,250.00	9,250.00	0.00	100.00 %

				Total
	Actual	Budget	over Budget	% of Budget
Total On going Issuer's Fees	501,727.09	722,788.00	-221,060.91	69.42 %
Single Family Programs	5,665.00		5,665.00	
2012 Hills C Reimb of DPA Loans	1,110,000.00	1,500,000.00	-390,000.00	74.00 %
2012 SF - Lender Late Fees	30,250.00	26,500.00	3,750.00	114.15 %
2012 SF-Net Profit MBS Sales	250,249.62	63,410.00	186,839.62	394.65 %
Total Single Family Programs	1,396,164.62	1,589,910.00	-193,745.38	87.81 %
Total Income	2,568,976.39	3,177,721.72	-608,745.33	80.84 %
GROSS PROFIT	2,568,976.39	3,177,721.72	-608,745.33	80.84 %
EXPENSES				
Administrative & Office				
Advertising	5,000.00	6,000.00	-1,000.00	83.33 %
Bank Service Charges	8,883.00	7,500.00	1,383.00	118.44 %
Bond Allo Fee/MF		1,000.00	-1,000.00	
Bond Alloc Fee/SF	100.00	1,000.00	-900.00	10.00 %
Dues and Subscriptions	8,620.00	10,500.00	-1,880.00	82.10 %
Miscellaneous	90.00	1,000.00	-910.00	9.00 %
Office Supplies & Copying	1,255.05	3,000.00	-1,744.95	41.84 %
Postage and Delivery	336.30	1,000.00	-663.70	33.63 %
Special Dist Fee DCA	175.00	175.00	0.00	100.00 %
Website	3,471.50	8,000.00	-4,528.50	43.39 %
Total Administrative & Office	27,930.85	39,175.00	-11,244.15	71.30 %
Professional Fees				
Accounting	9,000.00	9,000.00	0.00	100.00 %
Audit Fees	25,000.00	24,460.00	540.00	102.21 %
Financial Advisor/ED Agreement	167,500.00	167,500.00	0.00	100.00 %
Financial Advisor/EDTravel Reim	1,961.85	10,000.00	-8,038.15	19.62 %
Legal Fees	18,000.00	40,000.00	-22,000.00	45.00 %
Total Professional Fees	221,461.85	250,960.00	-29,498.15	88.25 %
Travel & Education				
Board Travel (Conf & FHFC)	2,677.37	14,000.00	-11,322.63	19.12 %
Conference Registration	10,606.30	8,550.00	2,056.30	124.05 %
Total Travel & Education	13,283.67	22,550.00	-9,266.33	58.91 %
Total Expenses	262,676.37	312,685.00	-50,008.63	84.01 %
NET OPERATING INCOME	2,306,300.02	2,865,036.72	-558,736.70	80.50 %
OTHER EXPENSES				
Other Expenses				
Camelot Apt Application Fees	75.00	630.00	-555.00	11.90 %
Camelot ILS Transition Speciali	39,062.50	39,060.00	2.50	100.01 %
Camelot Program Administration	1,086.45	2,280.00	-1,193.55	47.65 %
Camelot Rent Subsidy	17,273.00	30,000.00	-12,727.00	57.58 %
Camelot Security Deposits	4,381.00	15,000.00	-10,619.00	29.21 %

Hillsborough County Housing Finance Authority

				Total
	Actual	Budget	over Budget	% of Budget
CC Homeless Program-Admin	403.10	4,840.00	-4,436.90	8.33 %
CC Homeless Program-Case Mgmt	21,264.10	21,260.00	4.10	100.02 %
CC Homeless Program-Rental Subs	8,062.00	83,100.00	-75,038.00	9.70 %
CC Homeless Program-Security	0.00	13,750.00	-13,750.00	0.00 %
Loss on Second Mortgages	3,908.56		3,908.56	
Met Ministries - Administration	6,346.80	9,140.00	-2,793.20	69.44 %
Met Ministries - CaseManagement	42,666.70	42,670.00	-3.30	99.99 %
Met Ministries - Rental Assist	126,936.00	182,820.00	-55,884.00	69.43 %
New Life Village Program Admi	2,139.00	3,940.00	-1,801.00	54.29 %
New Life Village Security Dep	42,780.00	78,870.00	-36,090.00	54.24 %
Other Programs		15,000.00	-15,000.00	
Sadowski Education Effort	20,000.00	20,000.00	0.00	100.00 %
Salvation Army Case Managemen	10,675.00	26,690.00	-16,015.00	40.00 %
Salvation Army Program Admini	226.20	1,890.00	-1,663.80	11.97 %
Salvation Army Rental Assista	4,524.00	37,700.00	-33,176.00	12.00 %
SF COI & Cap I Contribution		920,000.00	-920,000.00	
Single Family Marketing		25,000.00	-25,000.00	
USF Training Program (CRED)	25,000.00	25,000.00	0.00	100.00 %
Total Other Expenses	376,809.41	1,598,640.00	-1,221,830.59	23.57 %
Write off of delinquent Loans	70,000.00		70,000.00	
Total Other Expenses	446,809.41	1,598,640.00	-1,151,830.59	27.95 %
NET OTHER INCOME	-446,809.41	-1,598,640.00	1,151,830.59	27.95 %
NET INCOME	\$1,859,490.61	\$1,266,396.72	\$593,093.89	146.83 %