

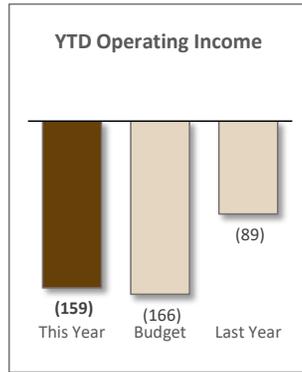
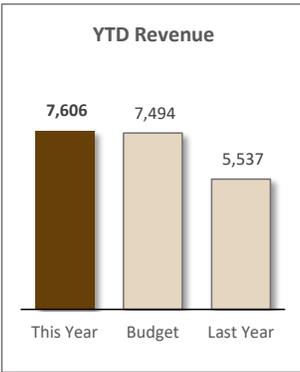
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Key Financial Highlights	
•	December Program Income is below budget due to outstanding services agreements for CADI and GRH Rate 2 due to new move-ins and processing delays at the county.
•	Grant Income is above budget for Dec. due to new HOPWA grants received, but were not included in the budget.
•	Contributions were below budget for the month, but exceeded budget by 16% for the year.
•	Professional services above budget for Dec and YTD. Staff more involved in '24 budgeting for more accurate budget and reviewing contracts for cost reduction opportunities.
•	Program expenses above budget for the month and YTD relate to HOPWA expenses from booked to Apartment Lease Expense rather than netted against HOPWA Grant Revenue.
•	Investments increased by \$65k during the month to \$2,723k, which included \$50k in unrealized gains. Total gain for the year was \$235k.
•	Revenue for the year was slightly above budget, but 37% more than last year. Operating income was \$6k more than planned but \$71k less than last year.

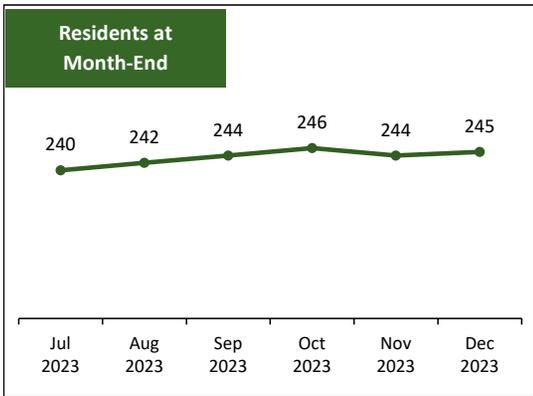
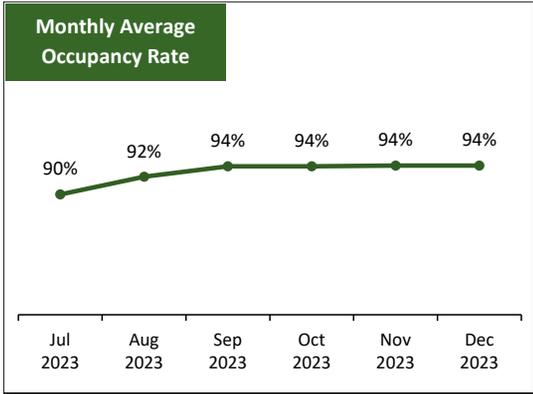
P&L Summary (\$000)	December 2023					December 2023 YTD				
	Actual	Budget	Actual less Budget	2022	Actual less Last Year	Actual	Budget	Actual less Budget	2022	Actual less Last Year
Program Income	413	448	(35) -8%	282	131 46%	4,614	4,800	(187) -4%	2,883	1,731 60%
Grant Income	224	150	74 50%	326	(102) -31%	2,002	1,808	194 11%	1,761	241 14%
Contributions	76	107	(31) -29%	58	18 31%	946	819	127 16%	774	172 22%
Other Operating Income	3	4	(0) -8%	74	(70) -95%	44	67	(23) -35%	118	(74) -63%
<b>Total Revenue</b>	<b>716</b>	<b>709</b>	<b>7 1%</b>	<b>740</b>	<b>(23) -3%</b>	<b>7,606</b>	<b>7,494</b>	<b>111 1%</b>	<b>5,537</b>	<b>2,069 37%</b>
Salaries & Benefits	442	417	25 6%	433	9 2%	4,977	4,964	13 0%	3,862	1,115 29%
Program Expenses	189	172	17 10%	289	(100) -34%	2,039	1,909	130 7%	912	1,127 124%
Professional Services	42	27	15 54%	58	(17) -29%	393	370	23 6%	474	(82) -17%
General & Administrative	15	18	(3) -17%	13	2 12%	195	205	(9) -5%	203	(8) -4%
Facility Operations	11	17	(6) -36%	11	0 4%	162	213	(51) -24%	175	(13) -7%
<b>Total Expenses</b>	<b>698</b>	<b>651</b>	<b>47 7%</b>	<b>804</b>	<b>(105) -13%</b>	<b>7,765</b>	<b>7,660</b>	<b>105 1%</b>	<b>5,626</b>	<b>2,140 38%</b>
<b>Operating Income</b>	<b>18</b>	<b>58</b>	<b>(40) -69%</b>	<b>(64)</b>	<b>82 128%</b>	<b>(159)</b>	<b>(166)</b>	<b>6 4%</b>	<b>(89)</b>	<b>(71) -80%</b>
Investment Gain/(Loss)	65	-	65 n/a	(32)	96 303%	235	-	235 n/a	(200)	434 218%
Depr/Other Non-Op	(5)	(7)	2 26%	38	(43) -114%	(79)	(87)	8 9%	(42)	(38) -90%
<b>Change in Net Assets</b>	<b>77</b>	<b>51</b>	<b>27 53%</b>	<b>(58)</b>	<b>136 233%</b>	<b>(4)</b>	<b>(252)</b>	<b>248 98%</b>	<b>(330)</b>	<b>326 99%</b>

**Program Income:** CADI, GRH, HSS and other fee-for-service income.  
**Grant Income:** Gov't and other funding for a designated purpose.  
**Contributions:** Unrestricted individual and institutional gifts.

**Year-End Projection:**

Revenue	7,606	7,494	111	1%	5,575	2,030	36%
Operating Income	(159)	(166)	6	4%	(139)	(20)	-15%

Balance Sheet (\$000)	Dec 2023		Dec 2022	
	Actual	% of Total	Actual	% of Total
Operating Cash	525	6%	631	7%
Receivables	982	11%	974	11%
Prepays & Deposits	141	2%	158	2%
<b>Operating Assets</b>	<b>1,649</b>	<b>18%</b>	<b>1,763</b>	<b>20%</b>
Property & Equipment	1,447	16%	1,481	16%
Investments (Schwab)	2,723	30%	2,543	28%
Notes Receivable	2,647	29%	2,647	29%
Partnership Investments	661	7%	578	6%
<b>Other Assets</b>	<b>7,477</b>	<b>82%</b>	<b>7,249</b>	<b>80%</b>
<b>Total Assets</b>	<b>9,126</b>	<b>100%</b>	<b>9,012</b>	<b>100%</b>
Payables & Accruals	485	5%	367	4%
Interest-Bearing Debt	38	0%	-	0%
Deferred Revenue	19	0%	26	0%
<b>Total Liabilities</b>	<b>542</b>	<b>6%</b>	<b>393</b>	<b>4%</b>
Restricted Net Assets	3,031	33%	3,170	35%
Unrestricted Net Assets	5,553	61%	5,449	60%
<b>Total Net Assets</b>	<b>8,584</b>	<b>94%</b>	<b>8,619</b>	<b>96%</b>
<b>Liabilities &amp; Net Assets</b>	<b>9,126</b>	<b>100%</b>	<b>9,012</b>	<b>100%</b>



Residents with Funding Subsidies		Actual	Budget	% of Budget
Rent	GRH Rate 1	119	136	88%
	HOPWA	37		
	HUD CoC	4		
	MN Housing	11		
	Pending	1		
	Private Pay	13		
	Section 8	60		
Services	CADI	53	61	87%
	GRH Rate 2	97	112	87%
	HSS	14	41	34%
	None	77		
	Pending	4		

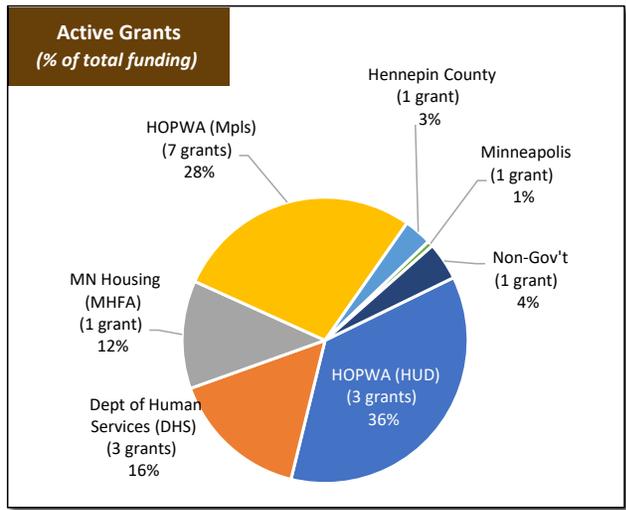
Investment Matrix (\$000)		Invested Funds					Target
		Short-Term	Mid-Term	Long-Term	ESG Fund	Total	
Designated Funds	New Construction	250	750	-	-	1,000	1,000
	Strategic Initiatives	75	299	160	-	534	500
	Sustainability	95	-	246	847	1,188	1,100
	<b>Total</b>	<b>420</b>	<b>1,049</b>	<b>406</b>	<b>847</b>	<b>2,723</b>	<b>2,600</b>
Target		400	1,000	400	800	2,600	



## Financial Dashboard December 2023 - PRELIMINARY

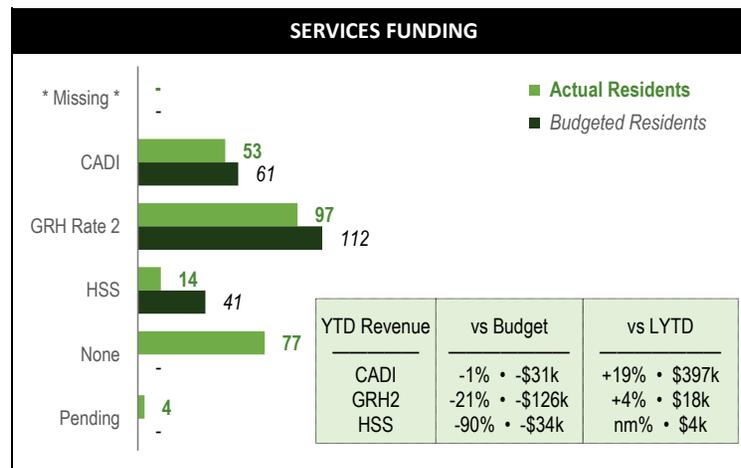
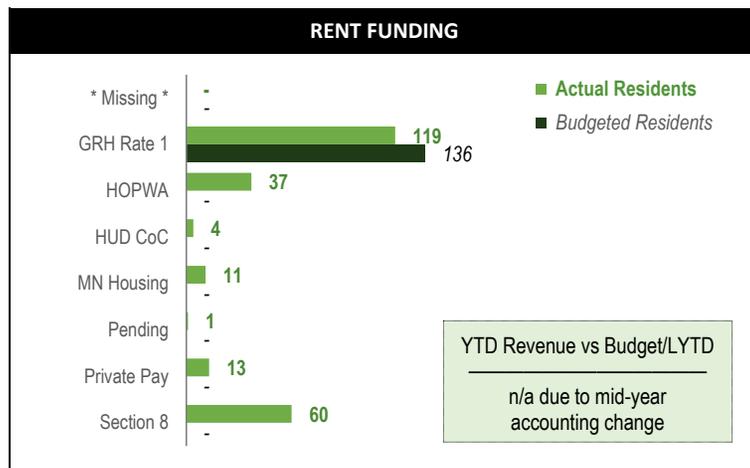
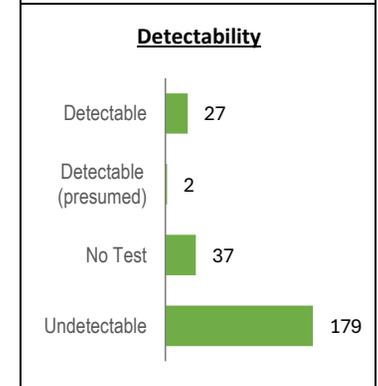
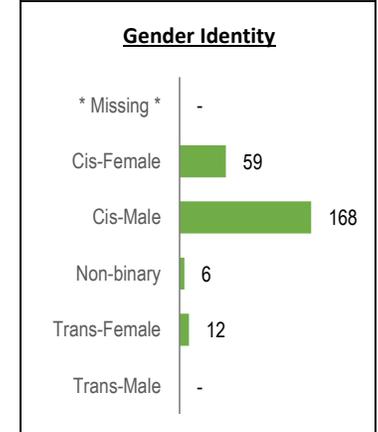
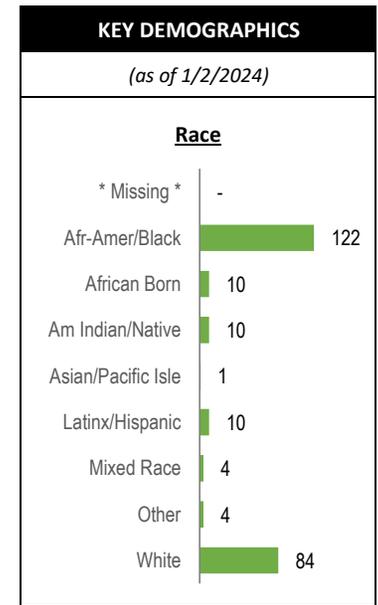
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Top 10 Active Grants (\$000)		Current Year's Funding	Contract End Date	Contract Year's Spending To-Date	Funds Remaining	2023 YTD Revenue
1	HUD Midtown	994	Jun 2026	193 <span style="display: inline-block; width: 100px; height: 10px; background: linear-gradient(to right, red 19%, white 19%);"></span> 19%	801	193
2	MN Housing HTF	515	Sep 2025	45 <span style="display: inline-block; width: 100px; height: 10px; background: linear-gradient(to right, red 9%, white 9%);"></span> 9%	471	45
3	HUD Clare Apartments	421	Feb 2024	398 <span style="display: inline-block; width: 100px; height: 10px; background: linear-gradient(to right, red 94%, white 94%);"></span> 94%	23	140
4	Non-Medical Case Management	403	Jun 2024	196 <span style="display: inline-block; width: 100px; height: 10px; background: linear-gradient(to right, red 49%, white 49%);"></span> 49%	207	196
5	HOPWA TBRA	339	May 2024	52 <span style="display: inline-block; width: 100px; height: 10px; background: linear-gradient(to right, red 15%, white 15%);"></span> 15%	287	52
6	HOPWA Clare Terrace	247	May 2024	114 <span style="display: inline-block; width: 100px; height: 10px; background: linear-gradient(to right, red 46%, white 46%);"></span> 46%	133	114
7	HOPWA TBRA	243	Jul 2024	243 <span style="display: inline-block; width: 100px; height: 10px; background: linear-gradient(to right, red 100%, white 100%);"></span> 100%	-	148
8	Mental Health (Medica, Target, Allina)	180	n/a	157 <span style="display: inline-block; width: 100px; height: 10px; background: linear-gradient(to right, red 87%, white 87%);"></span> 87%	23	1
9	Medical Case Management	135	Jun 2024	74 <span style="display: inline-block; width: 100px; height: 10px; background: linear-gradient(to right, red 55%, white 55%);"></span> 55%	61	74
10	Housing Assistance Services - Part A	133	Feb 2024	99 <span style="display: inline-block; width: 100px; height: 10px; background: linear-gradient(to right, red 74%, white 74%);"></span> 74%	34	99
<b>All Other Grants</b>						<b>940</b>
<b>YTD Grant Revenue</b>						<b>2,002</b>



Reserved for Key Development Metrics  
(to be added later)

UNIT OCCUPANCY			Board Summary December 2023	RESIDENT COUNTS						
Units Available	December Average Occupancy	6-Month Trendline		Residents at 11/30/2023	Admits/Transfers In	Discharges/Transfers Out	Residents at 12/31/2023	6-Month Trendline	Residents at 12/31/2022	This Year vs Last Year
42	93%		Bloom Lake Flats	37	1	-	38		-	38
32	96%		Clare Apartments	30	1	-	31		30	1
45	96%		Clare Midtown	43	-	-	43		43	-
36	92%		Clare Terrace	34	2	(1)	35		36	(1)
36	92%		Marshall Flats	34	-	(1)	33		37	(4)
191	94%		<b>Support Housing</b>	<b>178</b>	<b>4</b>	<b>(2)</b>	<b>180</b>		<b>146</b>	<b>34</b>
4	100%		Agape Dos	4	-	-	4		4	-
4	100%		Damiano House	4	-	-	4		4	-
4	75%		Grace House	3	-	-	3		4	(1)
12	92%		<b>Care Homes</b>	<b>11</b>	<b>0</b>	<b>0</b>	<b>11</b>		<b>12</b>	<b>(1)</b>
			GRH Scattered Site	16	-	-	16		18	(2)
			Blue Line Flats	8	-	-	8		8	-
			Hamline Station	4	-	-	4		3	1
			HOPWA Scattered Site	10	-	-	10		11	(1)
			Project Cornerstone	12	-	(1)	11		15	(4)
			Spirit on Lake	5	-	-	5		5	-
			<b>Scattered Sites</b>	<b>55</b>	<b>0</b>	<b>(1)</b>	<b>54</b>		<b>60</b>	<b>(6)</b>
203	94%		<b>Total Clare Housing</b>	<b>244</b>	<b>4</b>	<b>(3)</b>	<b>245</b>		<b>218</b>	<b>27</b>



P&L Summary (\$000)	December 2023 - PRELIMINARY						December 2023 YTD - PRELIMINARY						Comments
	Actual	Budget	Actual less Budget	2022	Actual less Last Year		Actual	Budget	Actual less Budget	2022	Actual less Last Year		
CADI Income	227	242	(16) -7%	206	20 10%		2,516	2,548	(31) -1%	2,119	397 19%	GRH Rate 2 YTD revenue is below budget due to known budgeting errors and several outstanding service agreements due to processing delays at the county. Slower than expected roll out of HSS.	
Rent Income	25	21	4 20%	21	4 19%		259	253	6 2%	198	62 31%		
Housing Support (GRH1)	119	119	- 0%	-	119 n/a		1,251	1,251	- 0%	-	1,251 n/a		
Housing Support (GRH2)	33	52	(19) -37%	21	12 58%		471	597	(126) -21%	453	18 4%		
Housing Support Admin Fee	6	8	(2) -21%	6	1 14%		66	93	(27) -29%	57	9 16%		
Housing Stabilization (HSS)	1	6	(5) -89%	-	1 n/a		4	37	(34) -90%	-	4 n/a		
Other Program Income	2	-	2 n/a	28	(26) -93%		46	21	25 121%	56	(10) -17%		
<b>Program Income</b>	<b>413</b>	<b>448</b>	<b>(35) -8%</b>	<b>282</b>	<b>131 46%</b>		<b>4,614</b>	<b>4,800</b>	<b>(187) -4%</b>	<b>2,883</b>	<b>1,731 60%</b>		
HOPWA Grants	109	57	53 93%	29	80 276%		1,002	679	323 47%	597	405 68%	HOPWA grants above budget due to recognition of new unbudgeted care home services and Clare Terrace grant received. DHS grant above budget YTD for Provider Capacity grant not budgeted.	
DHS Grants	74	44	29 66%	241	(167) -69%		636	558	79 14%	526	110 21%		
MN Housing Grants	17	18	(1) -6%	28	(10) -38%		189	219	(29) -13%	246	(56) -23%		
Hennepin County Grants	24	17	7 38%	9	15 180%		121	208	(87) -42%	126	(5) -4%		
Minneapolis Grants	-	-	- n/a	20	(20) -100%		52	38	15 40%	267	(214) -80%		
Non-Government Grants	-	13	(13) -100%	-	- n/a		1	107	(106) -99%	-	1 n/a		
<b>Grant Income</b>	<b>224</b>	<b>150</b>	<b>74 50%</b>	<b>326</b>	<b>(102) -31%</b>		<b>2,002</b>	<b>1,808</b>	<b>194 11%</b>	<b>1,761</b>	<b>241 14%</b>		
Foundation/Corporate Gifts	-	55	(55) -100%	26	(26) -100%		389	357	32 9%	364	25 7%	Contributions were below budget for the month but exceeded budget for the year.	
Individual Gifts	70	50	20 39%	41	29 69%		429	336	93 28%	289	140 48%		
Sponsorships & Events	6	2	4 159%	(9)	16 167%		129	126	3 2%	122	7 6%		
<b>Contributions</b>	<b>76</b>	<b>107</b>	<b>(31) -29%</b>	<b>58</b>	<b>18 31%</b>		<b>946</b>	<b>819</b>	<b>127 16%</b>	<b>774</b>	<b>172 22%</b>		
Management Fees	3	3	(0) 0%	3	0 3%		41	41	(0) 0%	40	1 3%	Salaries and benefits expense for the year slightly above budget. Wages lower than budgeted offset by higher than anticipated medical insurance expense.	
Developer Fees	-	-	- n/a	70	(70) -100%		0	23	(22) -98%	70	(70) -99%		
Operating Interest Income	0	0	(0) -86%	0	(0) -82%		3	4	(1) -30%	9	(6) -68%		
<b>Other Operating Income</b>	<b>3</b>	<b>4</b>	<b>(0) -8%</b>	<b>74</b>	<b>(70) -95%</b>		<b>44</b>	<b>67</b>	<b>(23) -35%</b>	<b>118</b>	<b>(74) -63%</b>		
<b>Total Revenue</b>	<b>716</b>	<b>709</b>	<b>7 1%</b>	<b>740</b>	<b>(23) -3%</b>		<b>7,606</b>	<b>7,494</b>	<b>111 1%</b>	<b>5,537</b>	<b>2,069 37%</b>		
Wages Expense	350	346	4 1%	385	(35) -9%		4,070	4,114	(44) -1%	3,231	840 26%	Salaries and benefits expense for the year slightly above budget. Wages lower than budgeted offset by higher than anticipated medical insurance expense.	
Payroll Taxes	31	26	5 19%	16	14 86%		312	307	5 2%	242	69 29%		
Medical/Dental Insurance	31	28	3 11%	17	13 78%		365	329	36 11%	229	137 60%		
Disability Insurance	4	3	1 26%	5	(1) -15%		48	41	7 17%	35	14 40%		
Workers' Compensation	6	4	2 40%	3	2 74%		57	49	8 16%	36	21 57%		
403(b) Match	12	10	3 29%	6	7 115%		112	113	(1) -1%	85	28 33%		
Employee Recognition	8	1	8 nm	-	8 n/a		12	10	2 19%	5	7 128%		
<b>Salaries &amp; Benefits</b>	<b>442</b>	<b>417</b>	<b>25 6%</b>	<b>433</b>	<b>9 2%</b>		<b>4,977</b>	<b>4,964</b>	<b>13 0%</b>	<b>3,862</b>	<b>1,115 29%</b>		
Apartment Leases	152	137	16 11%	245	(93) -38%		1,537	1,426	111 8%	677	860 127%		
Food Expense	23	23	0 2%	7	17 246%		317	323	(6) -2%	68	249 364%		
Household Supplies	8	7	1 16%	3	5 185%		111	91	20 22%	31	80 257%		

P&L Summary (\$000)	December 2023 - PRELIMINARY					December 2023 YTD - PRELIMINARY					Comments
	Actual	Budget	Actual less Budget	2022	Actual less Last Year	Actual	Budget	Actual less Budget	2022	Actual less Last Year	
Medical Supplies	1	2	(1) -41%	2	(1) -30%	22	24	(3) -11%	20	2 8%	To provide greater transparency, HOPWA expenses from April forward are booked to Apartment Lease Expense rather than netted against HOPWA Grant Revenue.
Resident Activities	2	0	2 385%	1	1 74%	14	6	8 140%	19	(5) -28%	
Resident Transportation	1	2	(1) -37%	0	1 109%	16	22	(6) -27%	4	12 315%	
Staff Training	1	1	(1) -60%	1	(1) -49%	21	17	4 27%	26	(5) -19%	
Substitute Caregivers	-	-	- n/a	2	(2) -100%	1	-	1 n/a	7	(6) -92%	
Other Program Expense	0	-	0 n/a	27	(27) -99%	0	-	0 n/a	59	(58) -99%	
<b>Program Expenses</b>	<b>189</b>	<b>172</b>	<b>17 10%</b>	<b>289</b>	<b>(100) -34%</b>	<b>2,039</b>	<b>1,909</b>	<b>130 7%</b>	<b>912</b>	<b>1,127 124%</b>	
Public Relations	0	-	0 n/a	-	0 n/a	0	-	0 n/a	0	0 90%	HR above budget due to accrual of Aug - Dec payroll processing costs. Finance & Accounting and Other Consulting above budget for the month due to inclusion of some costs related to Nov.
Human Resources	7	2	5 350%	3	4 151%	23	18	5 27%	68	(45) -66%	
Information Technology	7	8	(1) -11%	12	(5) -39%	127	115	11 10%	120	6 5%	
Finance & Accounting	10	7	4 54%	20	(10) -51%	101	106	(5) -5%	133	(33) -24%	
Legal	-	0	(0) -100%	-	- n/a	-	3	(3) -100%	0	(0) -100%	
Government Affairs	2	2	0 10%	-	2 n/a	30	25	4 17%	15	15 101%	
Other Consulting	15	8	7 78%	23	(8) -36%	112	102	10 10%	138	(25) -18%	
<b>Professional Services</b>	<b>42</b>	<b>27</b>	<b>15 54%</b>	<b>58</b>	<b>(17) -29%</b>	<b>393</b>	<b>370</b>	<b>23 6%</b>	<b>474</b>	<b>(82) -17%</b>	
Supplies	5	9	(4) -49%	1	3 254%	77	109	(32) -29%	96	(19) -20%	
Dues & Subscriptions	2	0	2 384%	2	0 11%	25	15	10 64%	17	8 47%	
Meeting Expense	0	0	(0) -14%	7	(7) -95%	7	5	2 34%	14	(8) -54%	
Postage & Shipping	0	0	(0) -3%	0	0 47%	4	3	1 33%	5	(1) -22%	
Staff Recruiting	-	0	(0) -100%	-	- n/a	1	4	(3) -84%	2	(1) -62%	
Printing & Copying	-	0	(0) -100%	-	- n/a	4	4	1 16%	5	(1) -18%	
Workshops & Conferences	0	1	(1) -94%	-	0 n/a	2	5	(3) -60%	2	(0) -6%	
Travel	1	3	(1) -60%	0	1 188%	13	10	3 34%	8	5 67%	
Auto Expense	1	1	1 125%	1	1 182%	12	7	4 60%	5	7 153%	
Equipment Rental	1	1	(1) -47%	(0)	1 nm	5	13	(9) -66%	9	(5) -51%	
Licenses & Permits	0	1	(1) -97%	0	0 30%	20	15	5 32%	16	4 25%	
Bank Fees	2	1	1 125%	1	1 121%	16	11	5 47%	11	4 39%	
D&O Liability Insurance	2	0	2 nm	1	2 296%	11	4	7 170%	5	6 123%	
Miscellaneous Expense	-	-	- n/a	0	(0) -100%	-	-	- n/a	8	(8) -100%	
Administrative Allocation	0	0	- 0%	-	0 n/a	(0)	(0)	- 0%	-	(0) n/a	
<b>General &amp; Administrative</b>	<b>15</b>	<b>18</b>	<b>(3) -17%</b>	<b>13</b>	<b>2 12%</b>	<b>195</b>	<b>205</b>	<b>(9) -5%</b>	<b>203</b>	<b>(8) -4%</b>	
Utilities Expense	4	8	(5) -56%	7	(3) -48%	54	104	(50) -48%	60	(5) -9%	
Telephone & Cable	3	3	(0) -2%	10	(6) -65%	65	42	23 54%	49	15 31%	
Building Repair & Maint	2	2	0 1%	2	(0) -17%	29	21	8 38%	23	6 25%	
Damage Claims	-	-	- n/a	-	- n/a	-	-	- n/a	-	- n/a	
Property/Liability Insurance	2	4	(2) -59%	(55)	57 103%	13	45	(32) -71%	(5)	18 343%	
Property Taxes	-	-	- n/a	-	- n/a	1	1	(0) -34%	1	(0) -23%	
Interest Allowance	1	-	1 n/a	47	(47) -98%	1	-	1 n/a	47	(47) -98%	

P&L Summary (\$000)	December 2023 - PRELIMINARY					December 2023 YTD - PRELIMINARY					Comments
	Actual	Budget	Actual less Budget	2022	Actual less Last Year	Actual	Budget	Actual less Budget	2022	Actual less Last Year	
<i>Facility Operations</i>	11	17	(6) -36%	11	0 4%	162	213	(51) -24%	175	(13) -7%	
<b>Total Expenses</b>	<b>698</b>	<b>651</b>	<b>47 7%</b>	<b>804</b>	<b>(105) -13%</b>	<b>7,765</b>	<b>7,660</b>	<b>105 1%</b>	<b>5,626</b>	<b>2,140 38%</b>	
<b>Operating Income/(Loss)</b>	<b>18</b>	<b>58</b>	<b>(40) -69%</b>	<b>(64)</b>	<b>82 128%</b>	<b>(159)</b>	<b>(166)</b>	<b>6 4%</b>	<b>(89)</b>	<b>(71) -80%</b>	
Investment Gain/(Loss)	65	-	65 n/a	(32)	96 303%	235	-	235 n/a	(200)	434 218%	
Depreciation Expense	(6)	(7)	1 16%	(10)	4 37%	(80)	(87)	7 8%	(89)	9 10%	
Other Non-Operating	1	-	1 n/a	47	(47) -98%	1	-	1 n/a	47	(47) -98%	
<b>Non-Operating Inc/(Loss)</b>	<b>59</b>	<b>(7)</b>	<b>67 nm</b>	<b>6</b>	<b>53 nm</b>	<b>155</b>	<b>(87)</b>	<b>242 279%</b>	<b>(241)</b>	<b>397 164%</b>	
<b>Change in Net Assets</b>	<b>77</b>	<b>51</b>	<b>27 53%</b>	<b>(58)</b>	<b>136 233%</b>	<b>(4)</b>	<b>(252)</b>	<b>248 98%</b>	<b>(330)</b>	<b>326 99%</b>	

Balance Sheet Summary (\$000)	Dec 2023 (prelim)		Dec 2022		Comments
	Actual	% of Total	Actual	% of Total	
<b>ASSETS</b>					
Checking Account	219	2%	167	2%	
Sweep Account	-	0%	363	4%	
Money Market	56	1%	100	1%	
Certificate of Deposits	250	3%	-	0%	
<b>Operating Cash</b>	<b>525</b>	<b>6%</b>	<b>631</b>	<b>7%</b>	
Program Receivables	302	3%	363	4%	<i>There is a fairly large grant receivable balance due to an outstanding ~\$138k payment from HUD expected to be received in January.</i>
Grants Receivable	438	5%	341	4%	
Contributions Receivable	241	3%	269	3%	
Other Receivables	-	0%	-	0%	
<b>Receivables</b>	<b>982</b>	<b>11%</b>	<b>974</b>	<b>11%</b>	
Prepaid Expenses	141	2%	158	2%	
Deposits	-	0%	-	0%	
<b>Prepays &amp; Deposits</b>	<b>141</b>	<b>2%</b>	<b>158</b>	<b>2%</b>	
<b>OPERATING ASSETS</b>	<b>1,649</b>	<b>18%</b>	<b>1,763</b>	<b>20%</b>	
Land	170	2%	170	2%	
Land - Accum Dep'n	(69)	-1%	(67)	-1%	
Buildings	2,273	25%	2,273	25%	
Buildings - Accum Dep'n	(996)	-11%	(934)	-10%	
Furniture & Equipment	305	3%	293	3%	
Furniture & Equip - A/D	(270)	-3%	(254)	-3%	
Development in Progress	32	0%	-	0%	
<b>Property &amp; Equipment</b>	<b>1,447</b>	<b>16%</b>	<b>1,481</b>	<b>16%</b>	
ST Investments	420	5%	503	6%	
MT Investments	1,049	11%	635	7%	
LT Investments	406	4%	1,406	16%	
ESG Investments	847	9%	-	0%	
<b>Investments (Schwab)</b>	<b>2,723</b>	<b>30%</b>	<b>2,543</b>	<b>28%</b>	
HOPWA Note Receivable	1,100	12%	1,100	12%	
FHLB Note Receivable	1,147	13%	1,147	13%	
SHP Note Receivable	400	4%	400	4%	
Other LT Receivables	-	0%	-	0%	
<b>Notes Receivable</b>	<b>2,647</b>	<b>29%</b>	<b>2,647</b>	<b>29%</b>	

continued	Dec 2023 (prelim)		Dec 2022		Comments
	Actual	% of Total	Actual	% of Total	
Due From/(To) Partners	336	4%	252	3%	
Investments in Partners	325	4%	325	4%	
<b>Partnership Investments</b>	<b>661</b>	<b>7%</b>	<b>578</b>	<b>6%</b>	
<b>OTHER ASSETS</b>	<b>7,477</b>	<b>82%</b>	<b>7,249</b>	<b>80%</b>	
<b>TOTAL ASSETS</b>	<b>9,126</b>	<b>100%</b>	<b>9,012</b>	<b>100%</b>	
<i>vs prior year</i>	1%				
<b>LIABILITIES &amp; NET ASSETS</b>					
Accounts Payable	186	2%	132	1%	
Accrued Expenses	44	0%	41	0%	
Payroll Accruals	255	3%	194	2%	
<b>Payables &amp; Accruals</b>	<b>485</b>	<b>5%</b>	<b>367</b>	<b>4%</b>	
Interest-Bearing Debt	38	0%	-	0%	<i>Pre-development loan with YAP</i>
<b>Interest-Bearing Debt</b>	<b>38</b>	<b>0%</b>	<b>-</b>	<b>0%</b>	
Deferred Grants	0	0%	7	0%	
Deferred Developer Fee	19	0%	19	0%	
<b>Deferred Revenue</b>	<b>19</b>	<b>0%</b>	<b>26</b>	<b>0%</b>	
<b>TOTAL LIABILITIES</b>	<b>542</b>	<b>6%</b>	<b>393</b>	<b>4%</b>	
Temporarily-Restricted	3,031	33%	3,170	35%	<i>\$2.8M (forgivable debt) + \$0.3M (pledges/other)</i>
<b>Restricted Net Assets</b>	<b>3,031</b>	<b>33%</b>	<b>3,170</b>	<b>35%</b>	
Board Designated	2,723	30%	1,199	13%	<i>Board designated funds align with investment policy resolution approved by the Board in September.</i>
Unrestricted	2,835	31%	4,580	51%	
Change in Net Assets-CY	(4)	0%	(330)	-4%	
<b>Unrestricted Net Assets</b>	<b>5,553</b>	<b>61%</b>	<b>5,449</b>	<b>60%</b>	
<b>TOTAL NET ASSETS</b>	<b>8,584</b>	<b>94%</b>	<b>8,619</b>	<b>96%</b>	
<b>LIABILITIES &amp; NET ASSETS</b>	<b>9,126</b>	<b>100%</b>	<b>9,012</b>	<b>100%</b>	