



PRELIMINARY FINANCIAL STATEMENTS



A COMMUNITY OF POSSIBILITIES

PRELIMINARY FINANCIAL STATEMENTS

For the Month and Year-to Date Ended **August 31, 2022**

Issue Date: **September 12, 2022**

(Unaudited and Subject to Review)

OPPORTUNITY HOME SAN ANTONIO COMBINED

1. Summarized Combined Income Statement | Current Month
2. Summarized Combined Income Statement | Year-To-Date
3. Summarized Combined Balance Sheet

DIANA K. FIEDLER

Chief Financial Officer

LINDA LE

Controller

JENNIFER MIRELES

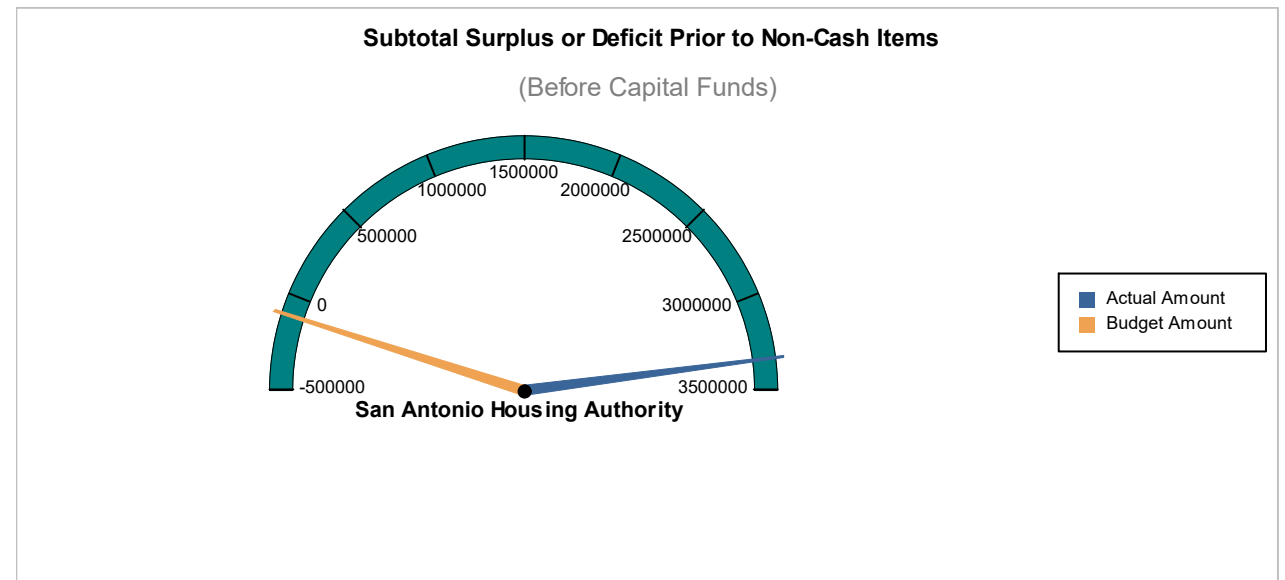
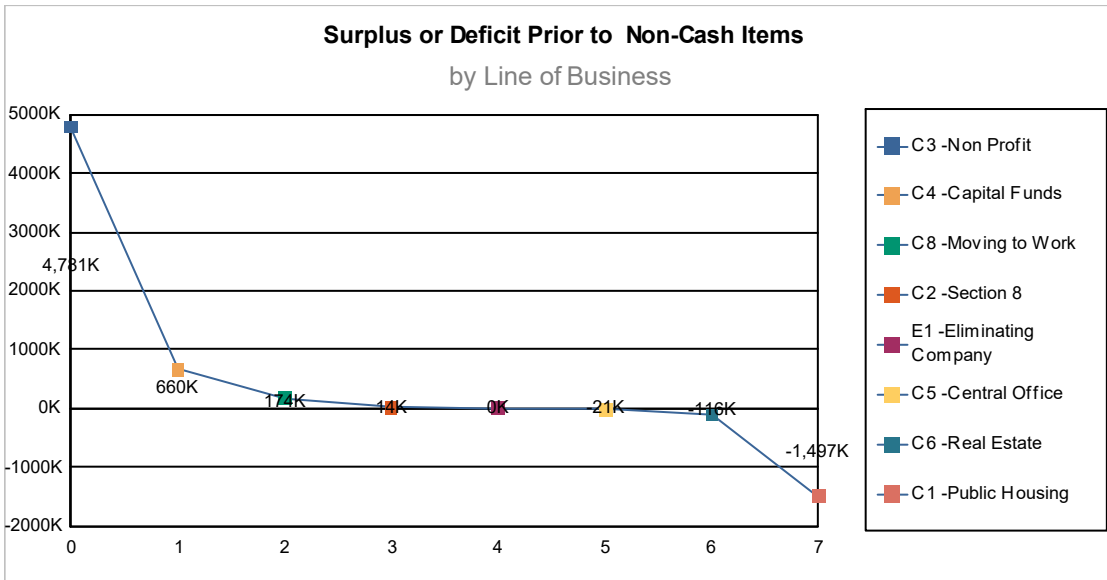
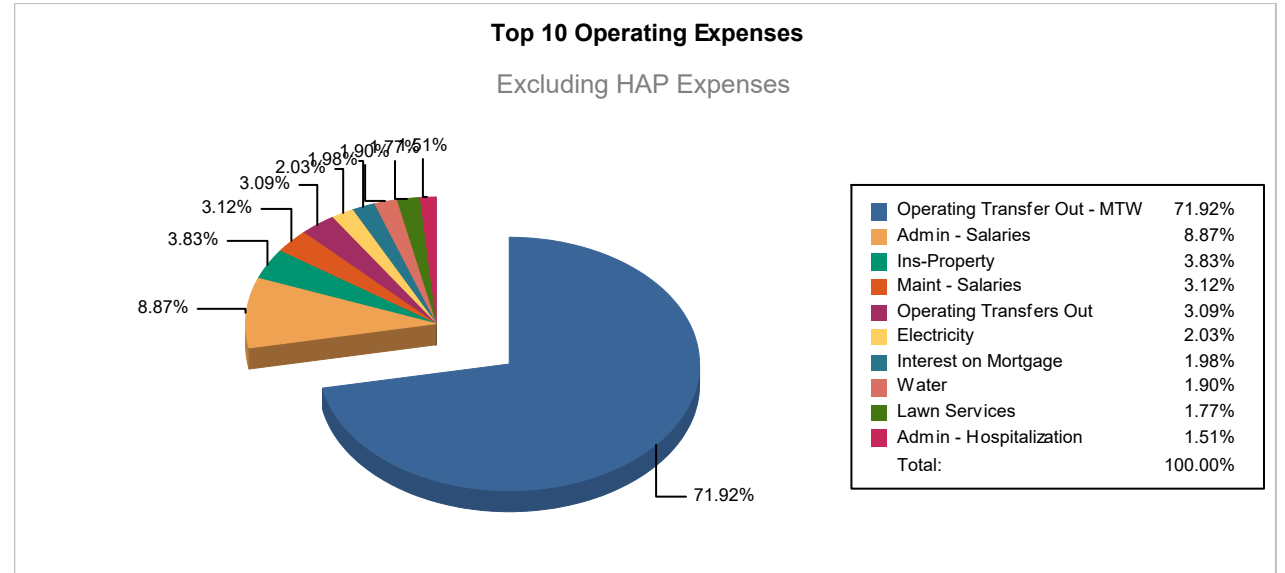
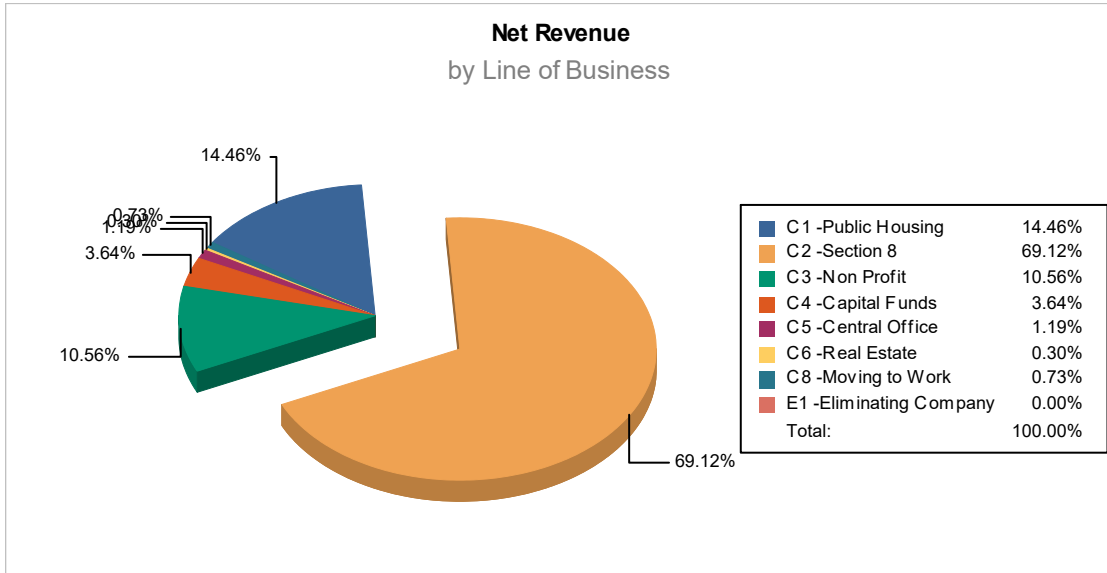
Budget Manager



San Antonio Housing Authority
Combined Income Statement - Current Month
Period Ending August 31, 2022
Actual Amounts Vs. Approved Budget Comparison

GJdelIncomeStatementByResponsibility
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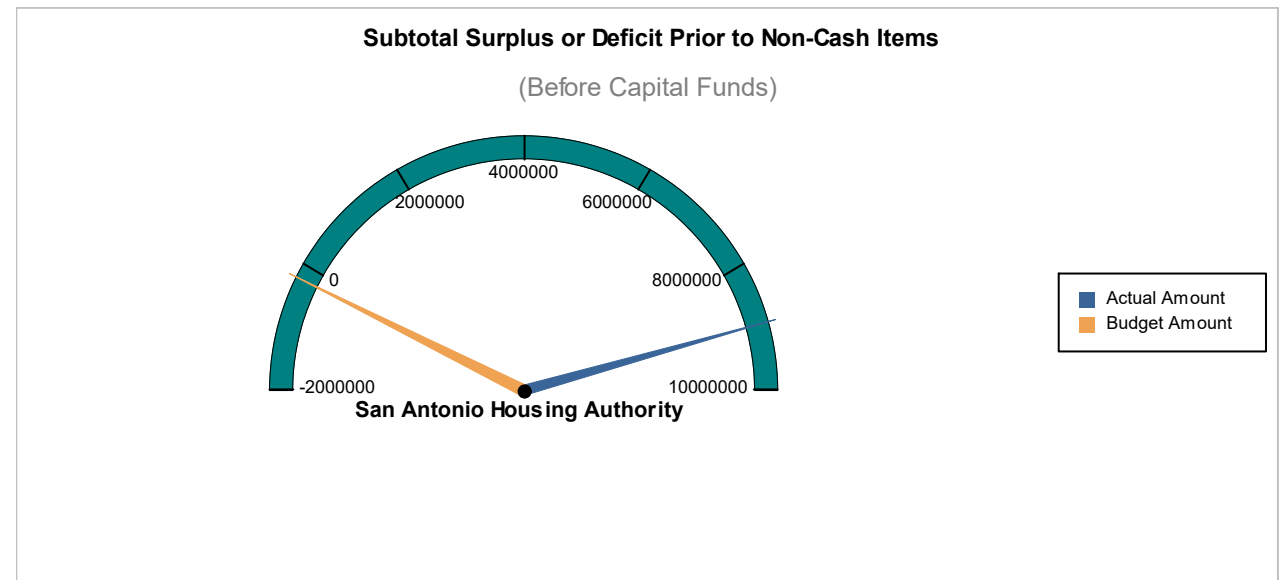
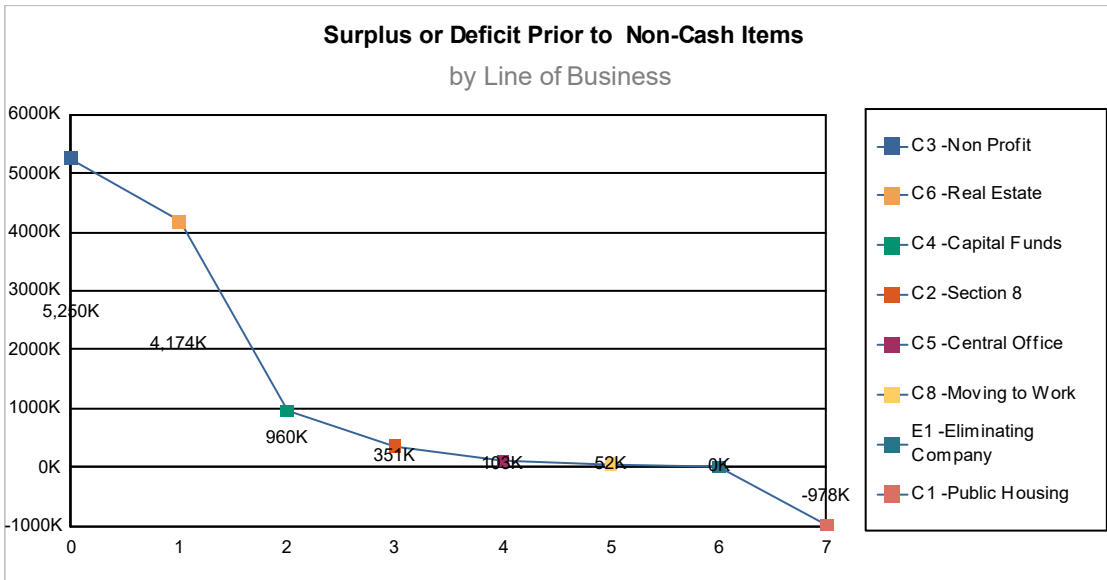
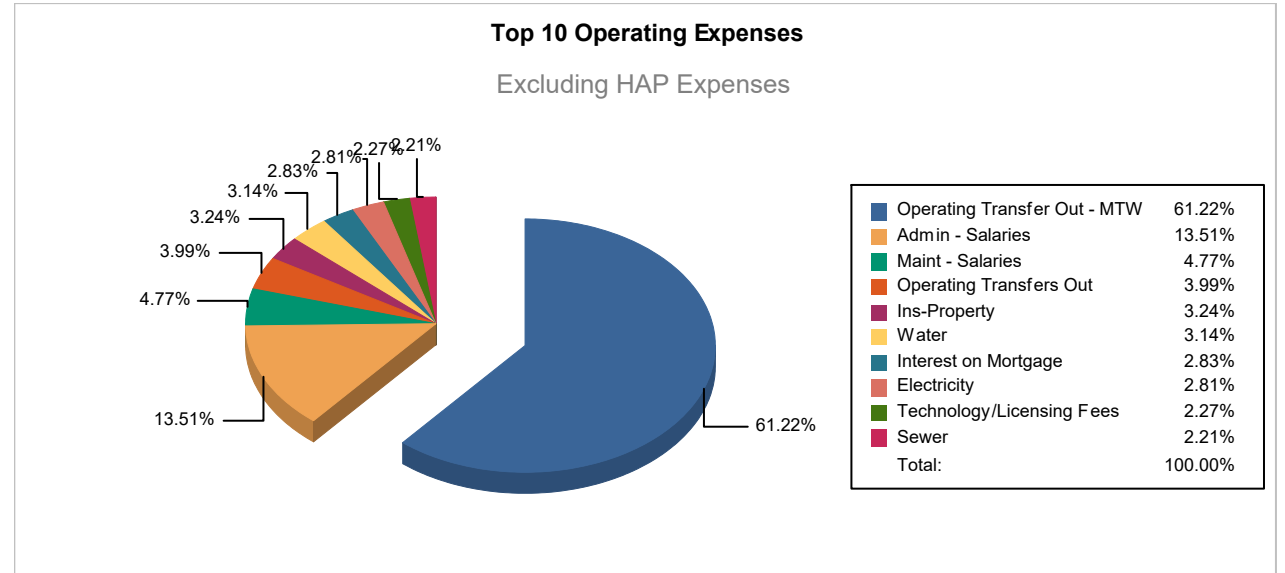
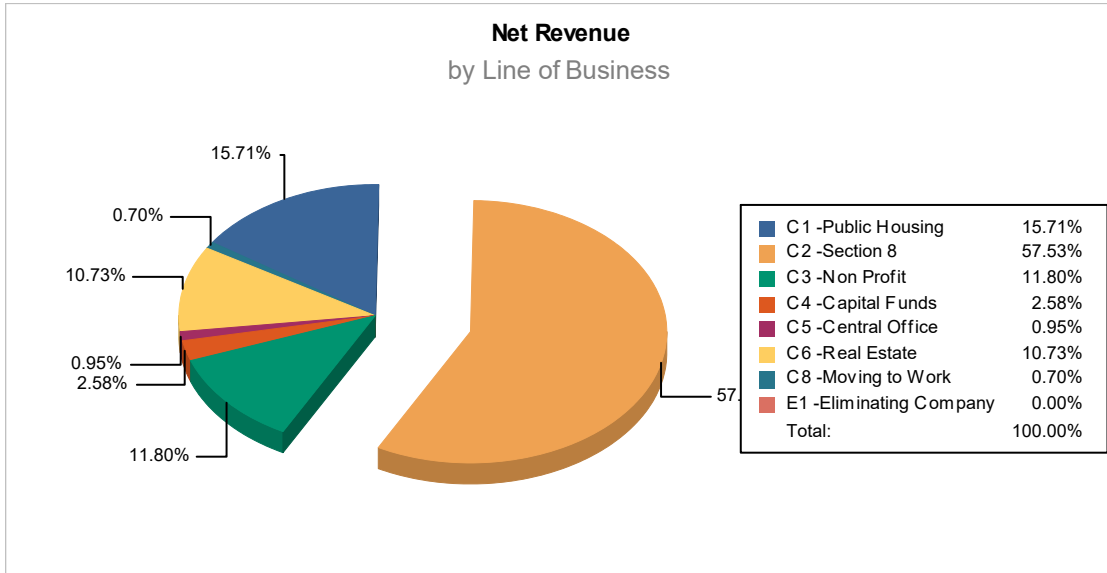
Account Description	Public Housing		Section 8		Beacon		Real Estate		Central Office		Community Initiatives		Subtotal		Capital Funds		Elim Company		Combined Total		
	Actual	Budget	Actual	Budget	Actual	Budget	Actual	Budget	Actual	Budget	Actual	Budget	Actual	Budget	Actual	Budget	Actual	Budget	Actual	Budget	
Revenue																					
Rental Revenue	912,217	968,318			2,318,671	2,887,039							3,230,889	3,855,356					3,230,889	3,855,356	
Bad Debt, Net of Collections	(241,700)	(30,426)			(564,913)	(132,045)							(806,613)	(162,471)					(806,613)	(162,471)	
Other Tenant Revenue	15,062	15,429			92,949	149,298							108,011	164,728					108,011	164,728	
Grants	2,357,959	2,323,958	945,011	847,840	372,600	284,101					107,188	143,331	3,782,758	3,599,230	769,771	1,377,913	(49,050)		4,503,479	4,977,143	
HAP Revenue			13,655,370	8,761,405									13,655,370	8,761,405					13,655,370	8,761,405	
Miscellaneous Revenue	11,786	22,569	3,198	2,000	11,513	10,776	63,168	577,677	250,662	117,424	46,647	23,510	386,973	753,955			(73,952)	(97,796)	313,021	656,160	
Net Revenue	3,055,323	3,299,847	14,603,579	9,611,245	2,230,821	3,199,170	63,168	577,677	250,662	117,424	153,835	166,841	20,357,388	16,972,203	769,771	1,377,913	(123,002)	(97,796)	21,004,158	18,252,320	
Operating Expense																					
Salaries and Benefits	1,086,147	1,219,919	437,788	505,247	677,237	798,750	127,012	202,507	911,224	1,051,645	223,915	282,875	3,463,323	4,060,943					3,463,323	4,060,943	
Supplies and Materials	327,565	178,341		2	192,827	109,762			1,053	2,071			521,445	290,176					521,445	290,176	
Fleet Costs	24,315	15,436	6,528	2,326	4,041	2,956		283	2,691	3,638		315	37,574	24,954					37,574	24,954	
Outside Services	1,201,388	647,789	33	37	358,016	429,098	9,549	6,867	12,243	33,767			1,581,229	1,117,557	127,955	5,998			1,709,184	1,123,554	
Utilities	558,801	487,683			354,333	302,561	164	238	16,092	12,493			929,391	802,974					929,391	802,974	
Protective Services	37,940	59,664		333	33,617	37,772	188	367	9,864	14,083		475	81,609	112,695					81,609	112,695	
Insurance	394,604	159,367	17,843	12,041	453,051	170,126	10,412	2,946	11,360	11,603	1,123	3,137	888,394	359,218					888,394	359,218	
HAP Expense			7,614,469	8,736,361									7,614,469	8,736,361					7,614,469	8,736,361	
Other Expenses	253,194	224,958	149,143	172,279	205,306	176,340	60,992	99,100	264,679	189,750	85,004	74,554	1,018,318	936,980	2,000	3,388	(83,291)	(109,060)	937,027	831,308	
Total Operating Expense	3,883,954	2,993,157	8,225,805	9,428,625	2,278,429	2,027,364	208,317	312,307	1,229,206	1,319,049	310,041	361,356	16,135,751	16,441,858	129,955	9,385	(83,291)	(109,060)	16,182,415	16,342,184	
Total Operating Income	(828,630)	306,690	6,377,774	182,619	(47,608)	1,171,806	(145,149)	265,370	(978,544)	(1,201,625)	(156,206)	(194,515)	4,221,637	530,345	639,816	1,368,528	(39,710)	11,264	4,821,743	1,910,137	
Non-Operating Income (Expense)																					
Interest Expense	(19,639)	(19,134)			(602,035)	(463,867)		(167)					(621,674)	(483,167)	(28,145)	(28,145)	80,783	57,968	(569,036)	(453,344)	
Interest Income	120,618	118,176	38	38	1,480	22,416	61,145	15,345	60	100	8	1	183,350	156,076	1,064	10	(80,783)	(57,968)	103,631	98,118	
Replacement/Extraordinary Item	(109,443)	(120,673)			(161,070)	(129,703)							(270,513)	(250,955)					(270,513)	(250,955)	
Other Income (Expense)	(219,607)	(241,255)		425	88,171	(41,844)		(2,450)		708			(131,436)	(284,416)			49,050		(82,386)	(284,416)	
Management Fees	(478,834)	(484,091)	(240,081)	(262,585)	(236,377)	(302,557)	(497)	(431)	957,574	1,145,819	(656)	(569)	1,130	95,585		(109,869)	(9,340)	(11,264)	(8,210)	(25,548)	
Transfers	38,115	123,237	(6,123,667)		5,738,698		(31,832)						330,997	7,465	(47,688)	130,703	47,688	(130,703)		0	
Total Non-Operating Income (Expense)	(668,790)	(623,739)	(6,363,710)	(262,123)	4,828,868	(915,555)	28,817	12,297	957,635	1,146,048	330,349	6,897	(886,831)	(636,174)	20,607	(268,706)	39,710	(11,264)	(826,514)	(916,145)	
Surplus or Deficit Prior to Non-Cash Items	(1,497,420)	(317,049)	14,064	(79,504)	4,781,260	256,251	(116,332)	277,667	(20,909)	(55,577)	174,143	(187,618)	3,334,806	(105,829)	660,424	1,099,822			3,995,229	993,992	
Non-Cash Items																					
Depreciation & Amortization	(701,376)	(860,482)	(1,288)	(1,288)	(456,162)	(391,844)	(766)	(766)	(10,906)	(8,238)			(1,170,498)	(1,262,619)					(1,170,498)	(1,262,619)	
Non-Oper Income (Expense)	327,562	994,794				(4,719)	(16,098)	(26,000)	(6,976)	25			304,487	964,100	(328,372)	(1,102,668)			(23,885)	(138,568)	
Total Non-Cash Items	(373,814)	134,312	(1,288)	(1,288)	(456,162)	(396,563)	(16,865)	(26,766)	(17,882)	(8,213)			(866,011)	(298,519)	(328,372)	(1,102,668)			(1,194,383)	(1,401,187)	
Change In Net Assets	(1,871,234)	(182,737)	12,777	(80,791)	4,325,098	(140,312)	(133,197)	250,901	(38,791)	(63,790)	174,143	(187,618)	2,468,795	(404,348)	332,051	(2,847)			2,800,846	(407,195)	





San Antonio Housing Authority
Combined Income Statement - Year-To-Date
Period Ending August 31, 2022
Actual Amounts Vs. Approved Budget Comparison

Account Description	Public Housing		Section 8		Beacon		Real Estate		Central Office		Community Initiatives		Subtotal		Capital Funds		Elim Company		Combined Total		
	Actual	Budget	Actual	Budget	Actual	Budget	Actual	Budget	Actual	Budget	Actual	Budget	Actual	Budget	Actual	Budget	Actual	Budget	Actual	Budget	
Revenue																					
Rental Revenue	1,815,660	1,936,635			4,825,733	5,770,808							6,641,393	7,707,443					6,641,393	7,707,443	
Bad Debt, Net of Collections	(329,762)	(60,851)			(840,830)	(263,275)							(1,170,592)	(324,126)					(1,170,592)	(324,126)	
Other Tenant Revenue	33,227	30,858			217,309	300,144							250,535	331,002					250,535	331,002	
Grants	4,848,061	4,647,916	1,890,572	1,695,680	575,976	568,203					214,535	286,661	7,529,144	7,198,459	1,049,659	2,755,826	(98,099)		8,480,704	9,954,285	
HAP Revenue			21,510,096	17,522,810									21,510,096	17,522,810					21,510,096	17,522,810	
Miscellaneous Revenue	24,047	45,137	4,388	4,000	22,577	23,477	4,365,544	1,160,873	385,511	234,847	70,582	47,020	4,872,650	1,515,354			(136,392)	(195,591)	4,736,258	1,319,763	
Net Revenue	6,391,233	6,599,695	23,405,055	19,222,489	4,800,765	6,399,357	4,365,544	1,160,873	385,511	234,847	285,118	333,681	39,633,225	33,950,942	1,049,659	2,755,826	(234,491)	(195,591)	40,448,394	36,511,177	
Operating Expense																					
Salaries and Benefits	1,982,672	2,439,837	806,634	1,010,494	1,232,122	1,605,809	217,878	405,014	1,696,437	2,103,290	430,166	565,751	6,365,909	8,130,196					6,365,909	8,130,196	
Supplies and Materials	477,725	356,682		3	304,796	219,212			2,662	4,142			785,183	580,040					785,183	580,040	
Fleet Costs	48,629	30,873	13,056	4,652	8,081	5,911		567	5,381	7,276		629	75,148	49,908					75,148	49,908	
Outside Services	1,674,766	1,295,578	66	73	636,611	843,667	11,059	13,733	22,771	67,533			2,345,274	2,220,586	127,955	11,995			2,473,229	2,232,581	
Utilities	1,028,774	975,767			631,753	605,052	328	475	35,562	24,985			1,696,417	1,606,279					1,696,417	1,606,279	
Protective Services	49,878	119,328		667	46,714	75,545	376	733	18,734	28,167		950	115,702	225,390					115,702	225,390	
Insurance	414,439	331,070	22,526	28,967	471,667	347,003	11,246	6,766	18,765	30,934	3,657	8,920	942,300	753,660					942,300	753,660	
HAP Expense			15,334,076	17,472,722									15,334,076	17,472,722					15,334,076	17,472,722	
Other Expenses	356,503	449,916	219,869	344,558	290,448	366,587	82,210	198,200	350,580	379,499	192,137	149,108	1,491,746	1,887,869	2,000	6,776	(155,863)	(218,120)	1,337,883	1,676,525	
Total Operating Expense	6,033,387	5,999,052	16,396,227	18,862,136	3,622,193	4,068,787	323,098	625,488	2,150,892	2,645,827	625,960	725,359	29,151,756	32,926,649	129,955	18,771	(155,863)	(218,120)	29,125,847	32,727,300	
Total Operating Income	357,846	600,643	7,008,828	360,353	1,178,572	2,330,570	4,042,446	535,385	(1,765,380)	(2,410,980)	(340,843)	(391,678)	10,481,470	1,024,293	919,704	2,737,055	(78,627)	22,528	11,322,546	3,783,876	
Non-Operating Income (Expense)																					
Interest Expense	(39,388)	(38,268)			(1,091,872)	(913,059)		(333)					(1,131,259)	(951,661)	(56,912)	(56,912)	191,202	115,936	(996,969)	(892,636)	
Interest Income	241,266	236,405	70	75	2,700	44,832	151,235	30,690	126	201	15	2	395,413	312,205	1,703	21	(191,202)	(115,936)	205,914	196,289	
Replacement/Extraordinary Item	(181,626)	(241,345)			(224,594)	(259,405)						(1,159)	(406,220)	(501,910)					(406,220)	(501,910)	
Other Income (Expense)	(385,084)	(482,510)		850	88,171	(83,688)		(4,900)		1,416			(296,913)	(568,832)			98,099		(198,814)	(568,832)	
Management Fees	(950,404)	(968,182)	(481,871)	(525,171)	(428,724)	(605,118)	(993)	(862)	1,868,052	2,291,639	(1,312)	(1,138)	4,748	191,167		(219,738)	(19,472)	(22,528)	(14,724)	(51,100)	
Transfers	(20,181)	246,475	(6,175,862)		5,725,921		(19,054)				393,909	14,930	(95,267)	261,405	95,267	(261,405)				0	
Total Non-Operating Income (Expense)	(1,335,417)	(1,247,426)	(6,657,662)	(524,246)	4,071,602	(1,816,439)	131,188	24,594	1,868,178	2,292,097	392,612	13,794	(1,529,498)	(1,257,625)	40,058	(538,034)	78,627	(22,528)	(1,410,813)	(1,818,188)	
Surplus or Deficit Prior to Non-Cash Items	(977,571)	(646,783)	351,166	(163,893)	5,250,174	514,131	4,173,634	559,979	102,798	(118,883)	51,770	(377,884)	8,951,971	(233,332)	959,762	2,199,021			9,911,733	1,965,688	
Non-Cash Items																					
Depreciation & Amortization	(1,398,758)	(1,721,683)	(2,758)	(2,754)	(880,502)	(784,230)	(1,196)	(1,533)	(22,830)	(17,145)	(273)	(268)	(2,306,316)	(2,527,614)					(2,306,316)	(2,527,614)	
Non-Oper Income (Expense)	327,562	1,989,588				(9,438)	(16,419)	(52,320)	(6,976)	50			304,167	1,927,879	(328,372)	(2,205,336)			(24,205)	(277,457)	
Total Non-Cash Items	(1,071,196)	267,905	(2,758)	(2,754)	(880,502)	(793,668)	(17,614)	(53,853)	(29,806)	(17,095)	(273)	(268)	(2,002,149)	(599,734)	(328,372)	(2,205,336)			(2,330,521)	(2,805,070)	
Change In Net Assets	(2,048,767)	(378,878)	348,408	(166,647)	4,369,672	(279,538)	4,156,020	506,126	72,991	(135,979)	51,497	(378,152)	6,949,822	(833,067)	631,390	(6,315)			7,581,212	(839,382)	





San Antonio Housing Authority
Summarized Combined Balance Sheet
 Amounts in Thousands
 Period Ending August 31, 2022

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	Public Housing		Section 8		Beacon		Real Estate Services		Central Office		Community Initiatives		Capital Funds		Eliminating Company		Combined Total		
	This Year	Last Year	This Year	Last Year	This Year	Last Year	This Year	Last Year	This Year	Last Year	This Year	Last Year	This Year	Last Year	This Year	Last Year	This Year	Last Year	
Assets																			
Current Assets																			
Cash & Investments, Unrestricted	234	6,145	5,299	2,991	17,260	19,560	18,194	3,922	6,639	11,822	6,115	188						53,741	44,628
Cash & Investments, Restricted	18,899	21,182	3,728	5,638	14,585	19,063	3,315	3,087	1,043	893	481	584	2,234	3,757				44,286	54,206
Accounts Receivable	3,266	318	681	441	14,131	7,916	476	313	3,677	2,419	369	166	2,752	1,751	(18,618)	(7,086)		6,734	6,238
Prepaid Expenses and Other Current Assets	348	335	6,912	7,157	1,970	1,502	34	16	215	172	16	17						9,496	9,199
Total Current Assets	22,747	27,981	16,621	16,228	47,946	48,041	22,020	7,339	11,574	15,306	6,982	954	4,986	5,509	(18,618)	(7,086)		114,258	114,272
Fixed Assets																			
Land, Buildings and Equipment	395,190	393,843	800	800	217,725	197,879	78,314	66,047	2,862	2,933	22	22						694,915	661,524
Construction In Progress	16,123	14,671			30,015	12,600	255	255	28	21			31,241	27,840				77,663	55,387
Accumulated Depreciation	(313,337)	(304,716)	(765)	(748)	(113,562)	(100,490)	(194)	(194)	(2,046)	(2,289)	(22)	(20)						(429,926)	(408,457)
Total Fixed Assets	97,977	103,798	35	53	134,178	109,989	78,375	66,107	845	665	3	31,241	27,840					342,651	308,455
Other Non-Current Assets																			
Other Non-Current Assets	47,098	45,112			9,198	8,875	47,638	46,432					0		(37,166)	(32,924)		66,768	67,495
Total Other Non-Current Assets	47,098	45,112			9,198	8,875	47,638	46,432					0		(37,166)	(32,924)		66,768	67,495
Deferred Outflow of Resources																			
Deferred Outflow of Resources					307	2,258												307	2,258
Total Deferred Outflow of Resources					307	2,258												307	2,258
Total Assets & Deferred Outflow of Resources	167,822	176,890	16,656	16,281	191,629	169,163	148,032	119,878	12,419	15,971	6,982	957	36,228	33,349	(55,784)	(40,010)		523,984	492,480
Liabilities																			
Current Liabilities																			
Trade Payable & Accruals	4,408	2,946	1,073	883	3,526	5,186	79	47	924	418	103	105	2,230	1,784	(4,249)	(2,653)		8,094	8,717
Other Current Liabilities	3,169	3,202	1,700	3,758	22,282	16,011	1,512	1,555	235	1,337	8,391	122	3,340	2,959	(18,592)	(8,338)		22,038	20,605
Total Current Liabilities	7,577	6,148	2,773	4,642	25,808	21,197	1,590	1,602	1,159	1,754	8,494	227	5,570	4,743	(22,841)	(10,991)		30,131	29,322
Non-Current Liabilities																			
Non-Current Long Term Debt	5,484	5,652	882	710	117,239	110,005	52,256	45,715					12,790	15,326	(31,233)	(27,371)		157,417	150,036
Total Non-Current Liabilities	5,484	5,652	882	710	117,239	110,005	52,256	45,715					12,790	15,326	(31,233)	(27,371)		157,417	150,036
Deferred Inflows of Resources																			
Deferred Inflow of Resources					186													186	
Total Deferred Inflow of Resources					186													186	
Total Liabilities & Deferred Outflow of Resource	13,061	11,800	3,655	5,352	143,233	131,202	53,846	47,317	1,159	1,754	8,494	227	18,360	20,069	(54,074)	(38,362)		187,735	179,358
Equity																			
Equity																			
Invested In Capital Assets	97,977	103,798	35	53	4,824	(5,031)	76,008	64,640	845	665		3	15,972	10,271	26,973	23,047		222,635	197,446
Restricted Net Assets	18,899	21,182	3,728	5,638	14,585	19,063	3,315	3,087	1,043	893	481	584	2,234	3,757				44,286	54,206
Unrestricted Net Assets	37,885	40,110	9,237	5,238	28,987	23,929	14,863	4,833	9,372	12,659	(1,993)	143	(339)	(748)	(28,684)	(24,694)		69,328	61,470
	156,810	165,375	12,652	11,744	44,026	37,608	90,030	72,025	11,187	13,784	(1,563)	691	17,236	10,345	(1,710)	(1,647)		328,668	309,926
Liabilities, Deferred Inflows of Resc and Equity	167,822	176,890	16,656	16,281	191,629	169,163	148,032	119,878	12,419	15,971	6,982	957	36,228	33,349	(55,784)	(40,010)		523,984	492,480