

BROOKS ADOPTED FY2021 OPERATING BUDGET

	FY 2020 Adopted Budget	FY 2020 Amended Budget	FY 2021 Adopted	Variance FY 2021 Proposed to FY 2020 Amended
OPERATING REVENUES				
COMMERCIAL RENTS	4,404,820	3,277,238	4,103,752	826,514
CAM - COMMERCIAL TENANTS	997,570	1,014,298	795,133	(219,165)
ENTERPRISE REVENUE				-
HERITAGE OAKS	1,270,048	1,270,048	1,269,533	(515)
HOTEL			-	-
AVIATOR			49,963	49,963
PROPERTY OWNERS ASSESSMENT	307,722	264,438	294,523	30,085
INTEREST INCOME	169,800	135,000	65,000	(70,000)
MISCELLANEOUS INCOME	181,952	103,208	106,360	3,152
SALES	2,800,000	3,814,324	3,797,507	(16,817)
TOTAL REVENUES	10,131,912	9,878,554	10,481,771	603,217
OPERATING EXPENSES				
SALARIES & BENEFITS	5,247,705	4,376,362	4,175,956	(200,405)
EXECUTIVE - DEPT 10	362,591	323,997	38,080	(285,917)
BUSINESS DEVELOPMENT - DEPT 11	127,880	130,784	135,769	4,985
HUMAN RESOURCES - DEPT 12	40,924	34,669	29,925	(4,744)
BOARDS & COMMITTEES - DEPT 13	70,140	65,696	68,952	3,256
FINANCE & ACCOUNTING - DEPT 20	528,358	537,642	413,712	(123,930)
LANDSCAPE & FACILITIES - DEPT 32 & 61	946,932	970,203		(970,203)
LANDSCAPE - DEPT 32			734,695	734,695
FACILITIES - DEPT 61			343,001	343,001
PROPERTY OWNERS ASSOCIATION	1,514,067	1,514,067	1,405,237	(108,830)
IT/TELECOMMUNICATIONS - DEPT 41	161,506	206,554	142,636	(63,918)
PUBLIC AFFAIRS - DEPT 50	1,073,032	1,040,111	1,068,943	28,832
PROPERTY DEVELOPMENT -DEPT 60	43,004	37,529	5,524	(32,005)
TOTAL EXPENSES	10,116,139	9,237,614	8,562,430	(675,184)
OPERATING INCOME/(LOSS)	15,773	640,940	1,919,341	1,278,402
NON-OPERATING REVENUE				
GRANTS	220,000	220,000	220,000	-
TRANSFER IN				
BOND DEBT SERVICE	2,346,500	2,346,500	2,446,500	100,000
CAPITAL PROJECTS ALLOCATION	495,037	495,037	-	(495,037)
DPT DEBT SERVICE	1,386,525	1,386,525	1,386,525	-
GENERAL DEBT SERVICE RESERVE	1,479,560	616,095		(616,095)
OPERATING RESERVE				
EMBASSY SUITES DEBT SERVICE RESERVE			676,134	676,134
TENANTS UTILITY REIMBURSEMENT	259,348	259,348	259,348	-
TOTAL NON-OPERATING REVENUE	6,186,970	5,323,505	4,988,507	(334,998)
NON-OPERATING EXPENDITURES				
DEBT SERVICE				
MASTER FACILITY BONDS	3,614,875	3,614,875	3,714,875	100,000
DPT	1,386,525	1,386,525	1,386,525	-
OKIN	78,042	78,042	218,706	140,664
SECO	863,953	431,977	647,965	215,988
SPECIAL FACILITY BONDS		193,679	676,134	482,455
TENANT UTILITY EXPENDITURES	259,348	259,348	259,348	-
TOTAL NON-OPERATING EXPENDITURES	6,202,743	5,964,446	6,903,553	939,107
TOTAL NON-OPERATING REVENUE & EXPENDITURES	(15,773)	(640,941)	(1,915,046)	(1,274,105)
TOTAL NET INCOME/(LOSS)	0	(1)	4,296	4,296

BROOKS ADOPTED FY2020 CAPITAL BUDGET

FUNDED PROJECTS

	PRIOR YEAR ESTIMATED ACTUALS ALL FUND SOURCES	FY 2020 PROPOSED BUDGET	BROOKS BOND SERIES 2015A-1	BROOKS CAPITAL RESERVE	POA SPECIAL ASSESSMENT	BROOKS LAND CONTRIBUTION	3RD PARTY EQUITY CONTRIBUTION	BEXAR COUNTY - PARK LINKAGE	CONSTRUCTION LOANS	FUTURE YEAR(S) TOTAL	TOTAL PROJECT COST
ADOPTED ANNUAL BUDGET SOURCES OF FUNDS											
ESTIMATED STARTING BALANCE @ 9/30/2019		15,187,209	1,328,986			3,084,674	2,219,128	1,453,184	7,101,238		
LAND SALES		2,342,500		2,342,500							
POA CAPITAL ASSESSMENT		573,834			573,834						
TOTAL BALANCE		18,103,543	1,328,986	2,342,500	573,834	3,084,674	2,219,128	1,453,184	7,101,238		
EXISTING PROJECTS											
1 BUILDING 167 & 176 RENOVATION - OKIN	7,039,725	362,750							362,750		7,402,475
2 EMBASSY SUITES HOTEL SALON CONSTRUCTION	247,606	75,000	75,000								322,606
3 GREENLINE PARK LINKAGE TO MISSION REACH	337,306	1,794,732	341,548					1,453,184			2,132,038
4 S. NEW BRAUNFELS/LYSTER TO 410 CONTRIBUTION		352,000	352,000								352,000
5 TOWN CENTER MASTER PLAN (MUNOZ)	39,375	35,625	35,625								75,000
6 HERITAGE OAKS MASTER PLAN (GVI)	2,400	74,550	74,550								76,950
NEW PROJECTS											
7 BROOKS INDUSTRIAL ONE UTILITIES TO SITE		100,000	100,000								100,000
8 COMPASS ROSE ADA COMPLIANCE		150,000		150,000							150,000
9 COMPASS ROSE NEW SCHOOL SITE - ELECTRIC UTILITIES		75,000	75,000								75,000
10 LA GLORIA RESTAURANT		2,572,847		88,213		871,200	88,213		1,525,221	508,407	3,081,254
11 UNIT 20C SEWER		200,000	200,000								200,000
12 MEDICAL OFFICE BUILDING		9,557,656				2,213,474	2,130,915		5,213,267	7,819,900	17,377,556
DEMOLITION											
13 PAVILLION		13,000		13,000							13,000
PROPERTY OWNER'S ASSOCIATION											
14 DOG PARK	28,059	71,941			71,941						100,000
15 POND RENOVATIONS	43,107	196,893			196,893						240,000
16 PAVERS IN THE PARK FOR FOOD TRUCKS		70,000			70,000						70,000
17 DRAINAGE @ RUNNING W/ MOON		15,000			15,000						15,000
18 SAFETY RAILS OVER LOW CROSSINGS		15,000			15,000						15,000
19 STUDY/DESIGN FOR POND BRIDGE		100,000			100,000						100,000
20 CANOPY REPAIR & REPLACEMENT		105,000			105,000						105,000
MISCELLANEOUS											
21 PROJECT PRE-DEVELOPMENT		105,000		105,000							105,000
22 LF007 ENVIRONMENTAL INSURANCE		100,000		100,000							100,000
23 LEGAL		80,000		80,000							80,000
24 COMMISSIONS		210,000		210,000							210,000
25 DEBT SERVICE RESERVE REIMBURSEMENT		836,212		836,212							836,212
26 TRANSFER OUT TO POA BUDGET - CAPITAL ASSESSMENT (87.54%)	436,186	263,951		263,951							700,136
27 TRANSFER OUT TO OPERATING - FY20 CAPITAL PROJECTS		495,347		495,347							495,347
TOTAL	8,173,763	18,027,504	1,253,723	2,341,723	573,834	3,084,674	2,219,128	1,453,184	7,101,238	8,328,307	34,529,574
ENDING FUND BALANCE		76,040	75,263	777	-	-	-	-	-		