FY26 Budget - Program-Related Real Estate

	Cordova	TAB	Assets, Inc.	Sobering Ctr	Fahrenkamp	Total	Expenditures
Income	$ 578,992	$ -	$ 72,613	$ 165,130	$ 148,909	$ 965,644.00	n/a
Operating Expenses	$ 342,459	$ 321,622	$ 45,600	$ 15,271	$ 17,813	$ 742,765.00	$742,765
Net Operating Income	$ 236,533	$ (321,622)	$ 27,013	$ 149,859	$ 131,096	$ 222,879	n/a
Owner Expenses	$ 42,330	$ 7,144	$ 10,000	$ 10,000	$ 10,000	$ 79,474	$79,474
Lease-Up Costs	$ 92,282	$ -	$ -	$ -	$ -	$ 92,282	$92,282
Capital Expenditures	$ 50,000	$ 40,000	$ -	$ -	$ -	$ 90,000	$90,000
Debt Service	$ -	$ -	$ -	$ -	$ -	$ -	$0
Net Cash Flow	**$ 51,921**	**$ (368,766)**	**$ 17,013**	**$ 139,859**	**$ 121,096**	**$ (38,877)**	**$1,004,521**
Distributions	**$ 50,000**	**$ -**	**$ 17,000**	**$ 139,000**	**$ 121,000**	**$ 327,000**	

CFF Draws*	$ -	$ 365,000	$ -	$ -	$ -	$ 365,000

** TAB renovation/building systems repair may necessitate CFF draws; full analysis/evaluation in process.*

Actuals

	Cordova	TAB	Assets, Inc.	Sobering Ctr	Fahrenkamp	Total	Expenditures
Income	$ 557,168	$ 32,295	$ 73,351	$ 13,456	$ 47,579	$ 723,849.50	n/a
Operating Expenses	$ 290,569	$ 309,717	$ 9,600	$ 20,196	$ 4,800	$ 634,880.87	$634,881
Net Operating Income	$ 266,600	$ (277,422)	$ 63,751	$ (6,740)	$ 42,779	$ 88,969	n/a
Owner Expenses	$ 9,762	$ 9,074	$ -	$ 78	$ -	$ 18,914	$18,914
Lease-Up Costs	$ 16,239	$ -	$ -	$ -	$ -	$ 16,239	$16,239
Capital Expenditures	$ 31,383	$ -	$ -	$ -	$ -	$ 31,383	$31,383
Debt Service	$ -	$ -	$ -	$ -	$ -	$ -	$0
Net Cash Flow	**$ 209,216**	**$ (286,496)**	**$ 63,751**	**$ (6,818)**	**$ 42,779**	**$ 22,433**	**$701,417**
Distributions	**$ 125,000**	**$ -**	**$ 42,500**	**$ 41,494**	**$ 77,685**	**$ 286,679**	

Owner Contributions*	$ -	$ 250,000	$ -	$ -	$ -	$ 250,000

*Fund source selected by CFO/CEO; unobligated income funds used

Note: FY26 insurance costs and related tenant billings were offset by the State insurance program credits and tenant refunds. These amounts were excluded to give a more meaningful presentation of property operations.