

**BASE VILLAGE METRO DISTRICT #1  
STATEMENT OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCE  
ACTUAL, BUDGET AND FORECAST FOR THE PERIODS INDICATED**

Printed: 12/05/18

<b>All Funds Combined Summary</b>		<b>2017</b>	<b>2018 ANNUAL</b>			<b>2018 YTD</b>					
<b>Account No.</b>		<b>Cal Yr Prelim Actual</b>	<b>Cal Yr '18 Adopted Budget</b>	<b>Variance Favorable (Unfavor)</b>	<b>Cal Yr 2018 Forecast</b>	<b>Ended 10/31/18 Actual</b>	<b>Ended 10/31/18 Budget</b>	<b>Variance Favorable (Unfavor)</b>	<b>Cal Yr '19 Adopted Budget</b>	<b>'19 Budget vs '18 Forecast</b>	<b>Percent</b>
	<b>REVENUES:</b>			153%							
	Total Assessed Value	2,580,880	6,534,830		6,534,830				6,444,230	(90,600)	-1%
	Mill Levy Rate - General	43.500	43.500		43.500				43.500	0.000	0%
	Property Taxes - General Fund	112,261	284,265	0	284,265	247,582	247,576	6	280,324	(3,941)	-1%
	SO Taxes - General Fund	4,106	11,370	0	11,370	7,095	7,095	0	11,370	0	0%
	Contribution from BVMD #2	219,543	193,053	0	193,053	188,413	120,461	67,952	217,357	24,304	13%
	Miscellaneous & Other	1,843	1,000	500	1,500	948	833	115	1,000	(500)	-33%
	Parking Garage Revenues	453,197	429,894	23,084	452,978	364,135	339,616	24,519	452,978	0	0%
	Conference Center Revenues	25,000	25,000	0	25,000	18,750	20,833	(2,083)	25,000	0	0%
	Transit Center Revenues	9,153	13,524	4,392	17,916	14,653	8,114	6,539	0	(17,916)	-100%
	Capital Fund Revenues	0	0	0	0	0	0	0	0	0	NA
	<b>TOTAL REVENUES</b>	<b>825,103</b>	<b>958,106</b>	<b>27,976</b>	<b>986,082</b>	<b>841,577</b>	<b>744,529</b>	<b>97,048</b>	<b>988,029</b>	<b>1,947</b>	<b>0%</b>
			=	=	=	=	=	=	=	=	
	<b>EXPENDITURES:</b>										
	General and Administrative	313,053	251,027	(21,562)	272,589	230,244	187,819	(42,425)	231,140	41,449	-15%
	Parking Garage	403,850	350,166	(9,721)	359,887	273,629	320,629	47,001	382,265	(22,378)	6%
	Conference Center	120,478	135,917	(24,815)	160,732	129,691	120,064	(9,627)	174,950	(14,218)	9%
	Transit Center	200,669	209,890	60,357	149,533	100,130	174,963	74,834	199,568	(50,035)	33%
	Capital	58,704	0	0	0	0	0	0	0	0	NA
	<b>TOTAL EXPENDITURES</b>	<b>1,096,755</b>	<b>947,000</b>	<b>4,259</b>	<b>942,741</b>	<b>733,693</b>	<b>803,475</b>	<b>69,782</b>	<b>987,923</b>	<b>(45,182)</b>	<b>5%</b>
			=	=	=	=	=	=	=	=	
	<b>EXCESS REVENUES OVER EXPEND</b>	<b>(271,652)</b>	<b>11,106</b>	<b>32,235</b>	<b>43,341</b>	<b>107,884</b>	<b>(58,946)</b>	<b>166,830</b>	<b>106</b>	<b>(43,235)</b>	<b>-100%</b>
	Other Financing Sources	285,000	0	0	0	0	0	0	0	0	NA
	Other Financing Uses								0	0	NA
	<b>Combined Fund Balances - Beginning</b>	<b>48,723</b>	<b>18,423</b>	<b>43,648</b>	<b>62,071</b>	<b>62,071</b>	<b>18,423</b>	<b>43,648</b>	<b>105,412</b>	<b>43,341</b>	<b>70%</b>
	<b>Combined Fund Balances - End</b>	<b>62,071</b>	<b>29,529</b>	<b>75,883</b>	<b>105,412</b>	<b>169,956</b>	<b>(40,523)</b>	<b>210,479</b>	<b>105,519</b>	<b>106</b>	<b>0%</b>
			=	=	=	=	=	=	=	=	

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**BASE VILLAGE METRO DISTRICT #1  
STATEMENT OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCE  
ACTUAL, BUDGET AND FORECAST FOR THE PERIODS INDICATED**

Printed: 12/05/18

General Fund		2017	2018 ANNUAL			2018 YTD					
Account No.		Cal Yr Prelim Actual	Cal Yr '18 Adopted Budget	Variance Favorable (Unfavor)	Cal Yr 2018 Forecast	Ended 10/31/18 Actual	Ended 10/31/18 Budget	Variance Favorable (Unfavor)	Cal Yr '19 Adopted Budget	'19 Budget vs '18 Forecast	Percent
	<b>GENERAL REVENUES:</b>										
	Assessed Value - BVMD #1	2,580,880	6,534,830	153%	6,534,830				6,444,230	(90,600)	-1%
	Assessed Value - BVMD #2	32,332,190	32,332,190	0%	32,332,190				36,423,750	4,091,560	13%
	Mill Levy Rate - BVMD #1	43.500	43.500		43.500				43.500	0	0%
	Property Taxes Levied - BVMD #1	112,268	284,265		284,265				280,324	(3,941)	-1%
1-4000	Property Taxes	112,261	284,265	0	284,265	247,582	247,576	6	280,324	(3,941)	-1%
1-4010	Specific Ownership Tax	4,106	11,370	0	11,370	7,095	7,095	0	11,370	0	0%
1-4100	Interest Income	766	1,000	0	1,000	717	833	(116)	1,000	0	0%
	Parking Garage Revenues	453,197	429,894	23,084	452,978	364,135	339,616	24,519	452,978	0	0%
	Conference Center Revenues	25,000	25,000	0	25,000	18,750	20,833	(2,083)	25,000	0	0%
	Transit Center Revenues	9,153	13,524	4,392	17,916	14,653	8,114	6,539	0	(17,916)	-100%
1-4110	Contribution from BVMD #2	219,543	193,053	0	193,053	188,413	120,461	67,952	217,357	24,304	13%
1-4200	Other	1,077	0	500	500	231	0	231	0	(500)	-100%
	<b>TOTAL GENERAL REVENUES</b>	<b>825,103</b>	<b>958,106</b>	<b>27,976</b>	<b>986,082</b>	<b>841,577</b>	<b>744,529</b>	<b>97,048</b>	<b>988,029</b>	<b>1,947</b>	<b>0%</b>

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**BASE VILLAGE METRO DISTRICT #1  
STATEMENT OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCE  
ACTUAL, BUDGET AND FORECAST FOR THE PERIODS INDICATED**

Printed: 12/05/18

General Fund (Continued)		2017	2018 ANNUAL			2018 YTD					
Account No.		Cal Yr 0 Actual	Cal Yr '18 Adopted Budget	Variance Favorable (Unfavor)	Cal Yr 2018 Forecast	Ended 10/31/18 Actual	Ended 10/31/18 Budget	Variance Favorable (Unfavor)	Cal Yr '19 Adopted Budget	'19 Budget vs '18 Forecast	Percent
	<b>EXPENDITURES:</b>										
	<b>General and Administrative</b>										
1-5100	Accounting - District #1	68,707	41,000	(4,000)	45,000	40,046	34,167	(5,879)	42,250	2,750	-6%
1-5101	Accounting - District #2	0	4,000	(2,000)	6,000	2,394	3,333	940	6,000	0	0%
1-5110	Administrative Fee	23,367	26,523	0	26,523	22,853	22,443	(410)	27,478	(955)	4%
1-5120	Audit - District #1	10,175	7,500	453	7,047	7,047	7,500	454	7,250	(203)	3%
1-5121	Audit - District #2	0	3,300	(1,900)	5,200	1,900	3,300	1,400	5,200	0	0%
1-5130	Bank Service Charges	505	700	(250)	950	777	592	(185)	700	250	-26%
1-5140	Elections	0	0	0	0	0	0	0	0	0	NA
1-5150	Insurance - District #1	47,560	45,230	(1,486)	46,716	46,716	45,230	(1,486)	48,117	(1,401)	3%
1-5151	Insurance - District #2	0	4,708	0	4,708	4,708	4,708	0	4,728	(20)	0%
1-5160	Legal - District #1	124,596	40,000	(10,000)	50,000	45,555	33,333	(12,222)	30,000	20,000	-40%
1-5170	Legal - District #2	24,876	25,000	(30,000)	55,000	41,719	20,833	(20,886)	25,000	30,000	-55%
1-5171	Legal - District #2 PUD Amendment	0	0	(10,000)	10,000	3,076	0	(3,076)	0	10,000	-100%
1-5180	Miscellaneous	7,314	0	(829)	829	829	0	(829)	0	829	-100%
1-5190	Utilities	340	0	(403)	403	245	0	(245)	400	3	-1%
1-5200	Treasurer's Fees - Pitkin County	5,614	14,213	0	14,213	12,380	12,379	(1)	14,016	197	-1%
	Contingency		38,853	38,853	0		0	0	20,000	(20,000)	NA
	<b>Total General &amp; Administrative</b>	<b>313,053</b>	<b>251,027</b>	<b>(21,562)</b>	<b>272,589</b>	<b>230,244</b>	<b>187,819</b>	<b>(42,425)</b>	<b>231,140</b>	<b>41,449</b>	<b>-15%</b>
	Parking Garage Expenditures	403,850	350,166	(9,721)	359,887	273,629	320,629	47,001	382,265	(22,378)	6%
	Conference Center Expenditures	120,478	135,917	(24,815)	160,732	129,691	120,064	(9,627)	174,950	(14,218)	9%
	Transit Center Expenditures	200,669	209,890	60,357	149,533	100,130	174,963	74,834	199,568	(50,035)	33%
	<b>TOTAL EXPENDITURES</b>	<b>1,038,051</b>	<b>947,000</b>	<b>4,259</b>	<b>942,741</b>	<b>733,693</b>	<b>803,475</b>	<b>69,782</b>	<b>987,923</b>	<b>(45,182)</b>	<b>5%</b>
	<b>EXCESS REVENUES OVER (UNDER) EXPENDITURES</b>	<b>(212,947)</b>	<b>11,106</b>	<b>32,235</b>	<b>43,341</b>	<b>107,884</b>	<b>(58,946)</b>	<b>166,830</b>	<b>106</b>	<b>(43,235)</b>	<b>-100%</b>
	<b>OTHER FINANCING SOURCES (USES):</b>										
	Developer Advance	285,000	0	0	0	0	0	0	0	0	NA
	Transfers in (out)			0		0	0	0	0	0	NA
	Shortfall Payment to BVMD #2								0	0	NA
	<b>TOTAL OTHER FINANCING</b>	<b>285,000</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>NA</b>
	<b>Surplus(Deficit) w/ Othr Fin Sources</b>	<b>72,053</b>	<b>11,106</b>	<b>32,235</b>	<b>43,341</b>	<b>107,884</b>	<b>(58,946)</b>	<b>166,830</b>	<b>106</b>	<b>(43,235)</b>	<b>-100%</b>
37001	FUND BALANCE - BEGINNING	(10,193)	18,423	43,437	61,860	61,860	18,423	43,437	105,201	43,341	70%
	<b>FUND BALANCE - END</b>	<b>61,860</b>	<b>29,529</b>	<b>75,672</b>	<b>105,201</b>	<b>169,744</b>	<b>(40,523)</b>	<b>210,267</b>	<b>105,307</b>	<b>106</b>	<b>0%</b>

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**STATEMENT OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCE**  
**ACTUAL, BUDGET AND FORECAST FOR THE PERIODS INDICATED**

Printed: 12/05/18

<b>Capital Projects Fund</b>		<b>2017</b>	<b>2018 ANNUAL</b>			<b>2018 YTD</b>					
Account No.		Cal Yr Prelim Actual	Cal Yr '18 Adopted Budget	Variance Favorable (Unfavor)	Cal Yr 2018 Forecast	Ended 10/31/18 Actual	Ended 10/31/18 Budget	Variance Favorable (Unfavor)	Cal Yr '19 Adopted Budget	'19 Budget vs '18 Forecast	Percent
	<b>REVENUE:</b>		0	0	0		0	0	0	0	NA
	<b>TOTAL REVENUE</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>NA</b>
	<b>EXPENDITURES:</b>										
	Capital Outlay	58,704	0	0	0	0	0	0	0	0	NA
	<b>TOTAL EXPENDITURES</b>	<b>58,704</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>NA</b>
	<b>Excess Rev Over (Under) Exp</b>	<b>(58,704)</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>NA</b>
	<b>OTHER FINANCING SOURCES (USES):</b>										
46704	Transfer In From General Fund		0	0	0	0	0	0	0	0	NA
	<b>TOTAL OTHER FINANCING</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>NA</b>
	<b>Surplus(Deficit) w/ Othr Fin Sources</b>	<b>(58,704)</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>NA</b>
37004	FUND BALANCE - BEGINNING	58,916	0	211	211	211	0	211	211	0	0%
	<b>FUND BALANCE - END</b>	<b>211</b>	<b>0</b>	<b>211</b>	<b>211</b>	<b>211</b>	<b>0</b>	<b>211</b>	<b>211</b>	<b>0</b>	<b>0%</b>

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**BASE VILLAGE METRO DISTRICT #1**  
**STATEMENT OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCE**  
**ACTUAL, BUDGET AND FORECAST FOR THE PERIODS INDICATED**

Printed: 12/05/18

<b>PARKING GARAGE</b>		<b>2017</b>	<b>2017 ANNUAL</b>			<b>2018 YTD</b>					
Account No.		Cal Yr Prelim Actual	Cal Yr '18 Adopted Budget	Variance Favorable (Unfavor)	Cal Yr 2018 Forecast	Ended 10/31/18 Actual	Ended 10/31/18 Budget	Variance Favorable (Unfavor)	Cal Yr '19 Adopted Budget	'19 Budget vs '18 Forecast	Percent
1-4300	<b>REVENUES:</b>										
	Parking Garage Revenues	453,197	429,894	23,084	452,978	364,135	339,616	24,519	452,978	0	0%
	<b>TOTAL REVENUES</b>	<b>453,197</b>	<b>429,894</b>	<b>23,084</b>	<b>452,978</b>	<b>364,135</b>	<b>339,616</b>	<b>24,519</b>	<b>452,978</b>	<b>0</b>	<b>0%</b>
	<b>EXPENDITURES:</b>										
1-5500	Administrative Expenses	129	192	96	96	0	160	160	0	96	-100%
1-5510	Advertising & Promo	0	200	200	0	0	169	169	200	(200)	NA
1-5520	CC & Banking Fees	11,616	13,561	(5,100)	18,661	17,950	10,713	(7,237)	18,599	62	0%
1-5530	Contract Services	0	0	(599)	599	599	0	(599)	0	599	-100%
1-5540	Electrical Contractor	0	500	500	0	0	417	417	500	(500)	NA
1-5550	Equipment	28,847	500	(2,201)	2,701	2,701	417	(2,284)	500	2,201	-81%
1-5560	Garage Attendent Labor	91,058	69,300	8,168	61,132	43,132	51,282	8,150	60,900	232	0%
1-5570	HOA Assessments	223,075	215,265	(10,912)	226,177	167,166	215,265	48,099	249,095	(22,918)	10%
1-5580	Management Fee	49,125	50,648	127	50,521	42,080	42,207	127	52,471	(1,950)	4%
	<b>TOTAL EXPENDITURES</b>	<b>403,850</b>	<b>350,166</b>	<b>(9,721)</b>	<b>359,887</b>	<b>273,629</b>	<b>320,629</b>	<b>47,001</b>	<b>382,265</b>	<b>(22,378)</b>	<b>6%</b>
	<b>PARKING GARAGE SURPLUS (DEFICIT)</b>	<b>49,347</b>	<b>79,728</b>	<b>13,363</b>	<b>93,091</b>	<b>90,506</b>	<b>18,987</b>	<b>71,519</b>	<b>70,713</b>	<b>(22,378)</b>	<b>-24%</b>

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<b>CONFERENCE CENTER</b>		2017		2017 ANNUAL		2018 YTD			Cal Yr '19	'19 Budget	
Account No.		Cal Yr Prelim Actual	Cal Yr '18 Adopted Budget	Variance Favorable (Unfavor)	Cal Yr 2018 Forecast	Ended 10/31/18 Actual	Ended 10/31/18 Budget	Variance Favorable (Unfavor)	Adopted Budget	'18 Forecast	Percent
1-4310	<b>REVENUES:</b>										
	Conference Center Rental Revenue	25,000	25,000	0	25,000	18,750	20,833	(2,083)	25,000	0	0%
	<b>TOTAL REVENUES</b>	<b>25,000</b>	<b>25,000</b>	<b>0</b>	<b>25,000</b>	<b>18,750</b>	<b>20,833</b>	<b>(2,083)</b>	<b>25,000</b>	<b>0</b>	<b>0%</b>
	<b>EXPENDITURES:</b>										
1-6000	Administrative Expenses	324	300	222	78	28	250	222	300	(222)	285%
1-6010	Alsco Mats	671	900	3	897	747	750	3	900	(3)	0%
1-6020	HOA Assessments	42,667	40,805	(447)	41,252	41,252	40,804	(448)	44,885	(3,633)	9%
1-6030	Maintenance	9,992	12,200	1,120	11,080	8,870	10,167	1,297	12,200	(1,120)	10%
1-6040	Maintenance Supplies	453	1,800	959	841	541	1,500	959	8,650	(7,809)	929%
1-6050	Management Fee	11,826	11,255	(99)	11,354	9,478	9,379	(99)	11,661	(307)	3%
1-6060	Outside Vendor	869	4,800	192	4,608	4,608	4,000	(608)	4,800	(192)	4%
1-6070	Security	5,599	7,280	0	7,280	6,020	6,067	47	7,280	0	0%
1-6080	Utilities - Central Plant & Gas	27,807	33,713	(12,058)	45,771	40,255	28,094	(12,161)	46,790	(1,019)	2%
1-6090	Utilities - Electricity	15,212	16,684	99	16,585	13,935	13,903	(31)	16,684	(99)	1%
1-6100	Utilities - TV & Internet	5,058	6,180	1,194	4,986	3,956	5,150	1,194	4,800	186	-4%
	Utilities - Water & Sanitation				16,000				16,000	0	0%
	<b>TOTAL EXPENDITURES</b>	<b>120,478</b>	<b>135,917</b>	<b>(8,815)</b>	<b>160,732</b>	<b>129,691</b>	<b>120,064</b>	<b>(9,627)</b>	<b>174,950</b>	<b>(14,218)</b>	<b>9%</b>
	<b>CONFERENCE CENTER SURPLUS (DEF)</b>	<b>(95,478)</b>	<b>(110,917)</b>	<b>(8,815)</b>	<b>(135,732)</b>	<b>(110,941)</b>	<b>(99,231)</b>	<b>(11,710)</b>	<b>(149,950)</b>	<b>(14,218)</b>	<b>10%</b>

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Viceroy Conference Revenues	185,394	99,196
		Thru June 2018

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<b>TRANSIT CENTER</b>		<b>2017</b>	<b>2017 ANNUAL</b>			<b>2018 YTD</b>					
Account No.		Cal Yr Prelim Actual	Cal Yr '18 Adopted Budget	Variance Favorable (Unfavor)	Cal Yr 2018 Forecast	Ended 10/31/18 Actual	Ended 10/31/18 Budget	Variance Favorable (Unfavor)	Cal Yr '19 Adopted Budget	'19 Budget vs '18 Forecast	Percent
1-4320	<b>REVENUES:</b>										
	Transit Center Revenue	9,153	13,524	4,392	17,916	14,653	8,114	6,539	0	(17,916)	-100%
	<b>TOTAL REVENUES</b>	<b>9,153</b>	<b>13,524</b>	<b>4,392</b>	<b>17,916</b>	<b>14,653</b>	<b>8,114</b>	<b>6,539</b>	<b>0</b>	<b>(17,916)</b>	<b>-100%</b>
	<b>EXPENDITURES:</b>										
1-7000	Administrative Expenses	129	300	300	0	0	250	250	0	0	NA
1-7010	Alsco Mats	4,382	4,390	1,913	2,477	1,977	2,927	950	3,341	(864)	35%
1-7020	Doors	0	2,500	1,000	1,500	0	950	950	2,500	(1,000)	67%
1-7030	Elevator	27,824	30,754	(1,235)	31,989	5,989	30,754	24,765	30,754	1,235	-4%
1-7160	HOA Assessments								12,133	(12,133)	NA
1-7040	Housekeeping	42,038	41,896	26,412	15,484	12,984	34,913	21,929	30,880	(15,396)	99%
1-7045	Housekeeping Supplies	5,915	5,500	4,235	1,265	1,065	4,583	3,518	4,000	(2,735)	216%
1-7050	Maintenance	20,805	21,996	13,741	8,255	8,155	18,330	10,175	13,735	(5,480)	66%
1-7060	Maintenance Supplies	1,205	3,400	2,931	469	469	2,833	2,364	2,100	(1,631)	348%
1-7070	Management Fee	16,375	16,883	0	16,883	14,069	14,069	0	17,490	(607)	4%
1-7080	Outside Vendor	0	600	600	0	0	450	450	600	(600)	NA
1-7090	Security	4,165	7,280	(63)	7,343	6,020	6,067	47	7,644	(301)	4%
1-7100	Telephone	2,088	2,064	147	1,917	1,573	1,720	147	2,064	(147)	8%
1-7110	Traffic Control	8,843	13,524	(4,392)	17,916	14,696	8,114	(6,582)	13,524	4,392	-25%
1-7120	Transit Lane Clearing	21,061	18,113	5,169	12,944	9,684	15,094	5,410	18,113	(5,169)	40%
1-7130	Utilities - Central Plant & Gas	34,582	25,952	3,500	22,452	16,726	21,627	4,901	25,952	(3,500)	16%
1-7140	Utilities - Electricity	10,075	12,230	3,591	8,639	6,723	10,192	3,469	12,230	(3,591)	42%
1-7150	Utilities - Water & Sanitation	1,182	2,508	2,508	0	0	2,090	2,090	2,508	(2,508)	NA
	<b>TOTAL EXPENDITURES</b>	<b>200,669</b>	<b>209,890</b>	<b>60,357</b>	<b>149,533</b>	<b>100,130</b>	<b>174,963</b>	<b>74,834</b>	<b>199,568</b>	<b>(50,035)</b>	<b>33%</b>
	<b>TRANSIT CENTER SURPLUS (DEFICIT)</b>	<b>(191,516)</b>	<b>(196,366)</b>	<b>64,749</b>	<b>(131,617)</b>	<b>(85,476)</b>	<b>(166,849)</b>	<b>81,373</b>	<b>(199,568)</b>	<b>(67,951)</b>	<b>52%</b>

No assurance is provided on these financial statements; substantially all disclosures required by GAAP omitted.