



Property Management Monthly Report June 2016

Prepared For:
Innovation Park
Leon County Research & Development Authority

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Contents

- Balance Sheet
- Income Statement
- Budget Comparison
- Cash Flow Statement
- Bank Reconciliation
- Check Register
- Deposit Register
- Aged Accounts Receivable Report
- Accounts Payable Detail
- Rent Rolls
- Work Order Report

Property = collins centenn morgan sliger inn-tic johnson phipps knight fuqua famu

Balance Sheet (With Period Change)

Period = Jun 2016

Book = Accrual

		Balance	Beginning	Net
		Current Period	Balance	Change
1000-0000	ASSETS			
1100-0000	CASH			
1110-4000	Cash - Hancock Bank	218,961.12	238,239.20	-19,278.08
1121-6600	Petty Cash Fund	200.00	200.00	0.00
1190-0000	TOTAL CASH	219,161.12	238,439.20	-19,278.08
1200-0000	RECEIVABLES			
1203-0000	A/R-Tenant	56,600.01	50,659.85	5,940.16
1204-0000	AR-Tenant Expenses to be Reimbursed	74.14	74.14	0.00
1206-0000	Other Receivables	3,657.96	3,463.47	194.49
1210-0000	Accounts Receivable	74,601.24	78,535.70	-3,934.46
1217-0000	Other Assets	16,337.75	16,337.75	0.00
1220-0000	Reserve for Bad Debts	-53,544.16	-53,544.16	0.00
1299-0000	TOTAL RECEIVABLES	97,726.94	95,526.75	2,200.19
1300-1000	PROPERTY			
1305-0000	Land	635,920.58	635,920.58	0.00
1330-2100	Building and Improvements	62,336.28	62,336.28	0.00
1590-0000	Accumulated Depreciation	-6,047,416.33	-6,023,152.25	-24,264.08
1620-0000	F/F/E- Improvements	71,336.99	71,336.99	0.00
1661-0000	Admin Centre Assets	166,663.91	166,663.91	0.00
1662-0000	Research Building Assets	2,124,113.66	2,124,113.66	0.00
1663-0000	Phipps Building Assets	1,317,988.90	1,317,988.90	0.00
1664-0000	Collins Building Assets	1,603,544.46	1,603,544.46	0.00
1666-0000	Johnson Building Assets	3,609,105.77	3,609,105.77	0.00
1668-0000	Park Planning/Development	754,960.65	754,960.65	0.00
1745-0000	Prepaid Lease Commissions	15,000.00	15,000.00	0.00
1746-0000	Accumulated Amortization-Leasing Commissi	-1,625.33	-1,500.33	-125.00
1748-0000	Intangible Assets	35,100.00	35,100.00	0.00
1752-0000	Accumulated Amortization	-4,290.50	-3,998.00	-292.50
1790-0000	TOTAL PROPERTY	4,342,739.04	4,367,420.62	-24,681.58
1840-0000	OTHER ASSETS			
1905-0000	Trust Escrow	55,000.00	55,000.00	0.00
1913-0000	Prepaid Insurance	12,443.42	17,515.84	-5,072.42
1925-0000	Investments	2,461,279.52	2,456,996.49	4,283.03
1945-0000	Investments Limited as to Use	1,400,000.00	1,400,000.00	0.00
1960-0000	Pension - Deferred Outflows of Resources	64,996.00	64,996.00	0.00
1980-0000	TOTAL OTHER ASSETS	3,993,718.94	3,994,508.33	-789.39
1990-0000	TOTAL ASSETS	8,653,346.04	8,695,894.90	-42,548.86
2000-0000	LIABILITIES and CAPITAL			
2236-0000	Accounts Payable	15,707.20	12,625.78	3,081.42
2246-0000	Prepaid Rents	37.21	37.21	0.00
2249-0000	Accrued Other	16,021.71	15,411.11	610.60
2250-0000	Tenant Security Dep	183.57	183.57	0.00
2305-0000	Sales Tax Payable	2,068.75	2,068.75	0.00
2307-0000	EEP Program Grant Funds Reserve	10,000.01	13,333.34	-3,333.33
2320-0000	Net Pension Liability	86,076.00	86,076.00	0.00
2420-0000	Pension - Deferred Inflow of Resources	19,356.00	19,356.00	0.00
2490-0000	TOTAL LIABILITIES	149,450.45	149,091.76	358.69

Property = collins centenn morgan sliger inn-tic johnson phipps knight fuqua famu

Balance Sheet (With Period Change)

Period = Jun 2016

Book = Accrual

		Balance	Beginning	Net
		Current Period	Balance	Change
2500-0000	CAPITAL			
2730-0000	Invested in Capital Assets-Net of Debt	4,298,554.87	4,322,818.95	-24,264.08
2750-0000	Unrestricted	2,805,340.72	2,823,984.19	-18,643.47
2760-0000	Designated Net Assets	1,400,000.00	1,400,000.00	0.00
2890-0000	TOTAL CAPITAL	8,503,895.59	8,546,803.14	-42,907.55
2990-0000	TOTAL LIABILITIES and CAPITAL	8,653,346.04	8,695,894.90	-42,548.86

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Income Statement

Period = Jun 2016

Book = Accrual

		Period to Date	%	Year to Date	%
3000-0000	INCOME				
3050-0000	INCOME - OPERATING				
3100-1000	Miscellaneous Income	0.00	0.00	185.00	0.03
3110-0000	Rent	45,679.30	77.32	451,076.52	78.82
3114-5000	Operating Expense Reimbursement	-791.96	-1.34	11,145.66	1.95
3115-0000	CAM	4,900.00	8.29	42,767.82	7.47
3120-0000	Other Rents	51.15	0.09	460.35	0.08
3220-0000	Interest Income	4,498.04	7.61	31,629.98	5.53
3305-0000	EEP Program Revenue	3,333.33	5.64	11,799.99	2.06
3306-0000	Other Program Income	0.00	0.00	6,500.00	1.14
3310-0000	Other Income	1,388.89	2.35	16,500.01	2.88
3315-0000	Sales Tax Discount	0.96	0.00	35.74	0.01
3540-0000	Electricity Pass Thru	21.67	0.04	195.03	0.03
3990-0000	TOTAL REVENUE	59,081.38	100.00	572,296.10	100.00
4000-0000	OPERATING EXPENSES				
4400-0000	PAYROLL EXPENSE				
4401-0000	Executive Director-Authority	10,750.00	18.20	96,750.00	16.91
4403-0000	Clerical Salary-Authority	3,175.98	5.38	34,493.49	6.03
4404-0000	Payroll Taxes - Authority	1,158.76	1.96	9,528.47	1.66
4405-0000	Worker's Compensation-Authority	183.33	0.31	1,790.98	0.31
4406-0000	Employee Benefits-Authority	2,631.99	4.45	28,955.03	5.06
4490-0000	TOTAL PAYROLL EXPENSE	17,900.06	30.30	171,517.97	29.97
4600-0000	UTILITIES				
4605-0000	Electric	5,225.07	8.84	50,908.19	8.90
4622-0000	Demand Credit	-30.28	-0.05	-252.30	-0.04
4635-0000	Refuse Collection	436.96	0.74	4,395.56	0.77
4640-0000	Water/Sewer	290.60	0.49	2,628.96	0.46
4642-0000	Non CAM Water/Sewer	213.83	0.36	1,874.97	0.33
4648-0000	Irrigation - Utility	123.36	0.21	1,110.24	0.19
4649-0000	Irrigation-NonCAM	34.10	0.06	306.90	0.05
4650-0000	Stormwater	263.15	0.45	2,368.35	0.41
4660-0000	Fire Service - Utility	199.13	0.34	1,800.55	0.31
4799-0000	TOTAL UTILITIES	6,755.92	11.43	65,141.42	11.38
5116-5000	REPAIR/MAINTENANCE				
5120-0000	Electric Repairs	294.96	0.50	449.92	0.08
5130-0000	Electric Bulbs	-75.70	-0.13	894.45	0.16
5135-0000	Parking Lot Bulbs	0.00	0.00	204.60	0.04
5138-0000	Parking Lot Poles	0.00	0.00	480.00	0.08
5140-0000	Elevator Maintenance	0.00	0.00	101.25	0.02
5141-0000	Elevator Maintenance-NonCAM	0.00	0.00	48.75	0.01
5145-0000	Elevator Phone Maintenance	0.00	0.00	225.00	0.04
5160-0000	Exterior Building Maintenance	270.00	0.46	1,988.84	0.35
5170-0000	Fire Extinguisher Maintenance	0.00	0.00	1,010.20	0.18
5180-0000	HVAC Repair	0.00	0.00	3,300.15	0.58
5195-0000	Tree Trimming	300.00	0.51	300.00	0.05
5210-0000	Locks & Keys Repairs	0.00	0.00	389.27	0.07
5215-0000	Locks & Keys Supplies	0.00	0.00	202.55	0.04
5230-0000	Plumbing Repairs	0.00	0.00	659.06	0.12
5232-0000	Non CAM Plumbing Repairs	0.00	0.00	525.70	0.09
5250-0000	Roof Repairs	0.00	0.00	45.00	0.01
5295-0000	Other Supplies	0.00	0.00	39.80	0.01
5299-0000	TOTAL REPAIR/MAINTENANCE	789.26	1.34	10,864.54	1.90
5300-0000	CLEANING AND IMPROVEMENTS				
5310-0000	Carpet Cleaning	0.00	0.00	13.03	0.00
5370-0000	Interior Repairs	0.00	0.00	568.81	0.10
5399-0000	TOTAL CLEANING AND IMPROVEMEN	0.00	0.00	581.84	0.10
5400-0000	SERVICES				
5410-0000	Elevator Service	52.50	0.09	740.82	0.13
5412-0000	Elevator Service-NonCAM	97.50	0.16	428.94	0.08
5420-0000	Fire Protection System	462.00	0.78	3,089.20	0.54

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Income Statement

Period = Jun 2016

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		Period to Date	%	Year to Date	%
5425-0000	Fire Protection Phone	240.85	0.41	2,095.12	0.37
5430-0000	Exterminating	205.00	0.35	2,959.90	0.52
5445-0000	Backflow Prevention Service	0.00	0.00	180.00	0.03
5447-0000	HVAC Monthly Service	0.00	0.00	14,853.70	2.60
5450-0000	Janitorial Service	-327.38	-0.55	26,265.52	4.59
5460-0000	Landscaping Service	2,596.02	4.39	22,631.60	3.95
5462-0000	Non CAM Landscaping	354.03	0.60	2,495.77	0.44
5480-0000	Security	181.39	0.31	1,771.51	0.31
5487-0000	Window Washing Service	0.00	0.00	640.00	0.11
5499-0000	TOTAL SERVICES	3,861.91	6.54	78,152.08	13.66
5500-0000	PROPERTY ADMINISTRATION				
5510-0000	Accounting	5,000.00	8.46	22,000.00	3.84
5520-0000	Phone Service	185.23	0.31	1,667.36	0.29
5522-0000	Internet Charge	585.99	0.99	1,778.01	0.31
5530-0000	Copies	140.68	0.24	311.31	0.05
5550-0000	Legal Fees	0.00	0.00	125.00	0.02
5560-0000	Fees/Licenses/Permits	10.50	0.02	89.90	0.02
5563-0000	Miscellaneous Admin Expense	0.00	0.00	447.33	0.08
5565-0000	Office Supplies	0.00	0.00	472.29	0.08
5570-0000	Postage/Delivery	0.00	0.00	9.80	0.00
5575-0000	Professional Fees	1,375.00	2.33	8,515.44	1.49
5581-0000	EEP Program Expenses	3,333.00	5.64	12,095.94	2.11
5582-0000	Other Program Expenses	215.96	0.37	5,189.29	0.91
5585-0000	Subscriptions	0.00	0.00	2,315.00	0.40
5586-0000	Marketing/PR	0.00	0.00	4,172.00	0.73
5587-0000	General Authority Expense	167.50	0.28	906.93	0.16
5588-0000	Economic Development	0.00	0.00	12,500.00	2.18
5589-0000	Research Grants	25,000.00	42.31	25,000.00	4.37
5592-0000	Non CAM Professional Fees	193.00	0.33	7,695.22	1.34
5594-0000	Travel	0.00	0.00	3,656.19	0.64
5596-0000	Other Administration Costs	120.92	0.20	1,639.47	0.29
5599-0000	TOTAL PROPERTY ADMINISTRATION	36,327.78	61.49	110,586.48	19.32
6110-0000	Management Fees TALCOR	6,783.33	11.48	61,049.97	10.67
6159-0000	TOTAL OTHER EXPENSES	6,783.33	11.48	61,049.97	10.67
7110-0000	Property Insurance	4,875.43	8.25	43,878.87	7.67
7111-0000	Property Insurance-NonCAM	13.66	0.02	122.94	0.02
7199-0000	TOTAL INSURANCE/TAXES	4,889.09	8.28	44,001.81	7.69
7800-0000	TOTAL OPERATING EXPENSES	77,307.35	130.85	541,896.11	94.69
7999-0000	NET INCOME - OPERATING	-18,225.97	-30.85	30,399.99	5.31
8200-0000	OTHER EXPENSES				
8205-0000	Bad Debt Expense	0.00	0.00	31,033.42	5.42
8210-0000	Depreciation Expense	24,264.08	41.07	218,376.72	38.16
8215-0000	Gain/Loss on Sale of Assets	0.00	0.00	-71,175.22	-12.44
8220-0000	Amortization Expense	417.50	0.71	4,477.50	0.78
8299-0000	TOTAL OTHER EXPENSES	24,681.58	41.78	182,712.42	31.93
9900-0000	NET INCOME	-42,907.55	-72.62	-152,312.43	-26.61

Budget Comparison

Period = Jun 2016

Book = Accrual

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		PTD Actual	PTD Budget	Variance	% Var	YTD Actual	YTD Budget	Variance	% Var	Annual
3000-0000	INCOME									
3050-0000	INCOME - OPERATING									
3100-1000	Miscellaneous Income	0.00	0.00	0.00	N/A	185.00	0.00	185.00	N/A	0.00
3110-0000	Rent	45,679.30	51,953.84	-6,274.54	-12.08	451,076.52	467,584.56	-16,508.04	-3.53	623,701.00
3114-5000	Operating Expense Reimbursement	-791.96	1,811.00	-2,602.96	-143.73	11,145.66	18,044.00	-6,898.34	-38.23	23,897.00
3115-0000	CAM	4,900.00	5,230.75	-330.75	-6.32	42,767.82	47,076.75	-4,308.93	-9.15	62,769.00
3120-0000	Other Rents	51.15	73.00	-21.85	-29.93	460.35	657.00	-196.65	-29.93	876.00
3220-0000	Interest Income	4,498.04	3,300.00	1,198.04	36.30	31,629.98	29,700.00	1,929.98	6.50	39,600.00
3305-0000	EEP Program Revenue	3,333.33	0.00	3,333.33	N/A	11,799.99	0.00	11,799.99	N/A	0.00
3306-0000	Other Program Income	0.00	0.00	0.00	N/A	6,500.00	0.00	6,500.00	N/A	0.00
3310-0000	Other Income	1,388.89	1,388.92	-0.03	0.00	16,500.01	12,500.28	3,999.73	32.00	16,667.00
3315-0000	Sales Tax Discount	0.96	0.00	0.96	N/A	35.74	0.00	35.74	N/A	0.00
3540-0000	Electricity Pass Thru	21.67	0.00	21.67	N/A	195.03	0.00	195.03	N/A	0.00
3990-0000	TOTAL REVENUE	59,081.38	63,757.51	-4,676.13	-7.33	572,296.10	575,562.59	-3,266.49	-0.57	767,510.00
4000-0000	OPERATING EXPENSES									
4400-0000	PAYROLL EXPENSE									
4401-0000	Executive Director-Authority	10,750.00	10,730.00	-20.00	-0.19	96,750.00	96,257.00	-493.00	-0.51	128,447.00
4403-0000	Clerical Salary-Authority	3,175.98	3,863.00	687.02	17.78	34,493.49	34,089.00	-404.49	-1.19	45,563.00
4404-0000	Payroll Taxes - Authority	1,158.76	1,210.00	51.24	4.23	9,528.47	9,482.00	-46.47	-0.49	13,102.00
4405-0000	Worker's Compensation-Authority	183.33	267.00	83.67	31.34	1,790.98	2,386.00	595.02	24.94	3,185.00
4406-0000	Employee Benefits-Authority	2,631.99	3,287.00	655.01	19.93	28,955.03	29,393.00	437.97	1.49	39,247.00
4490-0000	TOTAL PAYROLL EXPENSE	17,900.06	19,357.00	1,456.94	7.53	171,517.97	171,607.00	89.03	0.05	229,544.00
4600-0000	UTILITIES									
4605-0000	Electric	5,225.07	7,422.00	2,196.93	29.60	50,908.19	64,105.00	13,196.81	20.59	89,071.00
4622-0000	Demand Credit	-30.28	0.00	30.28	N/A	-252.30	0.00	252.30	N/A	0.00
4635-0000	Refuse Collection	436.96	404.00	-32.96	-8.16	4,395.56	4,632.00	236.44	5.10	5,844.00
4640-0000	Water/Sewer	290.60	620.00	329.40	53.13	2,628.96	5,580.00	2,951.04	52.89	7,440.00
4642-0000	Non CAM Water/Sewer	213.83	0.00	-213.83	N/A	1,874.97	0.00	-1,874.97	N/A	0.00
4648-0000	Irrigation - Utility	123.36	165.00	41.64	25.24	1,110.24	1,485.00	374.76	25.24	1,980.00
4649-0000	Irrigation-NonCAM	34.10	0.00	-34.10	N/A	306.90	0.00	-306.90	N/A	0.00
4650-0000	Stormwater	263.15	263.00	-0.15	-0.06	2,368.35	2,367.00	-1.35	-0.06	3,156.00
4660-0000	Fire Service - Utility	199.13	141.00	-58.13	-41.23	1,800.55	1,269.00	-531.55	-41.89	1,692.00
4799-0000	TOTAL UTILITIES	6,755.92	9,015.00	2,259.08	25.06	65,141.42	79,438.00	14,296.58	18.00	109,183.00
5116-5000	REPAIR/MAINTENANCE									
5120-0000	Electric Repairs	294.96	135.00	-159.96	-118.49	449.92	1,215.00	765.08	62.97	1,620.00
5125-0000	Electric Supplies	0.00	128.00	128.00	100.00	0.00	1,152.00	1,152.00	100.00	1,536.00
5130-0000	Electric Bulbs	-75.70	10.00	85.70	857.00	894.45	90.00	-804.45	-893.83	120.00
5135-0000	Parking Lot Bulbs	0.00	0.00	0.00	N/A	204.60	0.00	-204.60	N/A	0.00
5138-0000	Parking Lot Poles	0.00	0.00	0.00	N/A	480.00	0.00	-480.00	N/A	0.00
5140-0000	Elevator Maintenance	0.00	0.00	0.00	N/A	101.25	150.00	48.75	32.50	150.00
5141-0000	Elevator Maintenance-NonCAM	0.00	0.00	0.00	N/A	48.75	0.00	-48.75	N/A	0.00
5145-0000	Elevator Phone Maintenance	0.00	0.00	0.00	N/A	225.00	0.00	-225.00	N/A	0.00
5145-4400	Security Maint & Repair	0.00	10.00	10.00	100.00	0.00	90.00	90.00	100.00	120.00
5160-0000	Exterior Building Maintenance	270.00	320.00	50.00	15.62	1,988.84	4,030.00	2,041.16	50.65	4,990.00
5161-0000	Exterior Building Supplies	0.00	0.00	0.00	N/A	0.00	150.00	150.00	100.00	225.00
5170-0000	Fire Extinguisher Maintenance	0.00	10.00	10.00	100.00	1,010.20	662.00	-348.20	-52.60	692.00
5180-0000	HVAC Repair	0.00	1,100.00	1,100.00	100.00	3,300.15	9,900.00	6,599.85	66.67	13,200.00
5195-0000	Tree Trimming	300.00	1,000.00	700.00	70.00	300.00	1,500.00	1,200.00	80.00	1,500.00
5197-0000	Holding Pond Maintenance	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	500.00
5210-0000	Locks & Keys Repairs	0.00	40.00	40.00	100.00	389.27	410.00	20.73	5.06	580.00
5215-0000	Locks & Keys Supplies	0.00	0.00	0.00	N/A	202.55	0.00	-202.55	N/A	0.00
5230-0000	Plumbing Repairs	0.00	330.00	330.00	100.00	659.06	3,270.00	2,610.94	79.85	4,260.00
5232-0000	Non CAM Plumbing Repairs	0.00	0.00	0.00	N/A	525.70	0.00	-525.70	N/A	0.00
5235-0000	Plumbing Supplies	0.00	60.00	60.00	100.00	0.00	540.00	540.00	100.00	720.00
5240-0000	Backflow Maintenance	0.00	7.00	7.00	100.00	0.00	28.00	28.00	100.00	55.00

Budget Comparison

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10:15 AM

		PTD Actual	PTD Budget	Variance	% Var	YTD Actual	YTD Budget	Variance	% Var	Annual
5245-0000	Irrigation Repairs	0.00	40.00	40.00	100.00	0.00	610.00	610.00	100.00	980.00
5250-0000	Roof Repairs	0.00	145.00	145.00	100.00	45.00	1,455.00	1,410.00	96.91	2,040.00
5290-0000	Other Maintenance	0.00	440.00	440.00	100.00	0.00	3,960.00	3,960.00	100.00	5,280.00
5295-0000	Other Supplies	0.00	0.00	0.00	N/A	39.80	0.00	-39.80	N/A	0.00
5299-0000	TOTAL REPAIR/MAINTENANCE	789.26	3,775.00	2,985.74	79.09	10,864.54	29,212.00	18,347.46	62.81	38,568.00
5300-0000	CLEANING AND IMPROVEMENTS									
5310-0000	Carpet Cleaning	0.00	50.00	50.00	100.00	13.03	950.00	936.97	98.63	1,100.00
5313-0000	Carpet Repairs	0.00	100.00	100.00	100.00	0.00	900.00	900.00	100.00	1,200.00
5340-0000	Painting	0.00	250.00	250.00	100.00	0.00	2,600.00	2,600.00	100.00	3,350.00
5345-0000	Painting Supplies	0.00	0.00	0.00	N/A	0.00	150.00	150.00	100.00	310.00
5370-0000	Interior Repairs	0.00	0.00	0.00	N/A	568.81	0.00	-568.81	N/A	0.00
5380-0000	Other Cleaning and Improvements	0.00	425.00	425.00	100.00	0.00	3,825.00	3,825.00	100.00	5,100.00
5399-0000	TOTAL CLEANING AND IMPROVEMENTS	0.00	825.00	825.00	100.00	581.84	8,425.00	7,843.16	93.09	11,060.00
5400-0000	SERVICES									
5410-0000	Elevator Service	52.50	168.00	115.50	68.75	740.82	1,512.00	771.18	51.00	2,016.00
5412-0000	Elevator Service-NonCAM	97.50	0.00	-97.50	N/A	428.94	0.00	-428.94	N/A	0.00
5420-0000	Fire Protection System	462.00	0.00	-462.00	N/A	3,089.20	2,756.00	-333.20	-12.09	3,356.00
5425-0000	Fire Protection Phone	240.85	227.00	-13.85	-6.10	2,095.12	2,043.00	-52.12	-2.55	2,724.00
5430-0000	Exterminating	205.00	205.00	0.00	0.00	2,959.90	2,122.00	-837.90	-39.49	2,737.00
5435-0000	CAM-Interior Landscaping	0.00	20.00	20.00	100.00	0.00	180.00	180.00	100.00	240.00
5445-0000	Backflow Prevention Service	0.00	0.00	0.00	N/A	180.00	365.00	185.00	50.68	365.00
5447-0000	HVAC Monthly Service	0.00	0.00	0.00	N/A	14,853.70	14,853.00	-0.70	0.00	19,804.00
5450-0000	Janitorial Service	-327.38	3,692.00	4,019.38	108.87	26,265.52	33,228.00	6,962.48	20.95	44,417.00
5460-0000	Landscaping Service	2,596.02	2,588.00	-8.02	-0.31	22,631.60	22,624.00	-7.60	-0.03	30,385.00
5462-0000	Non CAM Landscaping	354.03	362.00	7.97	2.20	2,495.77	2,505.00	9.23	0.37	3,591.00
5480-0000	Security	181.39	216.42	35.03	16.19	1,771.51	1,947.78	176.27	9.05	2,597.00
5487-0000	Window Washing Service	0.00	0.00	0.00	N/A	640.00	2,400.00	1,760.00	73.33	3,250.00
5499-0000	TOTAL SERVICES	3,861.91	7,478.42	3,616.51	48.36	78,152.08	86,535.78	8,383.70	9.69	115,482.00
5500-0000	PROPERTY ADMINISTRATION									
5510-0000	Accounting	5,000.00	0.00	-5,000.00	N/A	22,000.00	18,000.00	-4,000.00	-22.22	18,000.00
5520-0000	Phone Service	185.23	165.67	-19.56	-11.81	1,667.36	1,491.03	-176.33	-11.83	1,988.00
5522-0000	Internet Charge	585.99	84.00	-501.99	-597.61	1,778.01	1,374.00	-404.01	-29.40	2,126.00
5530-0000	Copies	140.68	50.00	-90.68	-181.36	311.31	450.00	138.69	30.82	600.00
5550-0000	Legal Fees	0.00	0.00	0.00	N/A	125.00	0.00	-125.00	N/A	0.00
5560-0000	Fees/Licenses/Permits	10.50	66.00	55.50	84.09	89.90	594.00	504.10	84.87	792.00
5563-0000	Miscellaneous Admin Expense	0.00	0.00	0.00	N/A	447.33	0.00	-447.33	N/A	0.00
5565-0000	Office Supplies	0.00	95.00	95.00	100.00	472.29	955.00	482.71	50.55	1,540.00
5566-0000	Office Equipment Maintenance	0.00	50.00	50.00	100.00	0.00	450.00	450.00	100.00	600.00
5570-0000	Postage/Delivery	0.00	5.00	5.00	100.00	9.80	45.00	35.20	78.22	60.00
5575-0000	Professional Fees	1,375.00	3,000.00	1,625.00	54.17	8,515.44	27,000.00	18,484.56	68.46	36,000.00
5580-0100	Printing	0.00	50.00	50.00	100.00	0.00	450.00	450.00	100.00	600.00
5581-0000	EEP Program Expenses	3,333.00	0.00	-3,333.00	N/A	12,095.94	0.00	-12,095.94	N/A	0.00
5582-0000	Other Program Expenses	215.96	0.00	-215.96	N/A	5,189.29	0.00	-5,189.29	N/A	0.00
5585-0000	Subscriptions	0.00	0.00	0.00	N/A	2,315.00	3,615.00	1,300.00	35.96	3,615.00
5586-0000	Marketing/PR	0.00	114.00	114.00	100.00	4,172.00	4,281.00	109.00	2.55	4,518.00
5587-0000	General Authority Expense	167.50	67.00	-100.50	-150.00	906.93	603.00	-303.93	-50.40	804.00
5588-0000	Economic Development	0.00	0.00	0.00	N/A	12,500.00	25,000.00	12,500.00	50.00	25,000.00
5589-0000	Research Grants	25,000.00	0.00	-25,000.00	N/A	25,000.00	25,000.00	0.00	0.00	25,000.00
5592-0000	Non CAM Professional Fees	193.00	0.00	-193.00	N/A	7,695.22	0.00	-7,695.22	N/A	0.00
5594-0000	Travel	0.00	0.00	0.00	N/A	3,656.19	6,500.00	2,843.81	43.75	9,300.00
5596-0000	Other Administration Costs	120.92	346.00	225.08	65.05	1,639.47	2,314.00	674.53	29.15	2,752.00
5599-0000	TOTAL PROPERTY ADMINISTRATION	36,327.78	4,092.67	-32,235.11	-787.63	110,586.48	118,122.03	7,535.55	6.38	133,295.00
6110-0000	Management Fees TALCOR	6,783.33	6,783.33	0.00	Page 2 of 3	61,049.97	61,049.97	0.00	0.00	81,400.00
6159-0000	TOTAL OTHER EXPENSES	6,783.33	6,783.33	0.00	0.00	61,049.97	61,049.97	0.00	0.00	81,400.00
7110-0000	Property Insurance	4,875.43	4,881.00	5.57	0.11	43,878.87	43,939.00	60.13	0.14	58,584.00
7111-0000	Property Insurance-NonCAM	13.66	6.00	-7.66	-127.67	122.94	54.00	-68.94	-127.67	72.00

Budget Comparison

Period = Jun 2016

Book = Accrual

10:15 AM

		PTD Actual	PTD Budget	Variance	% Var	YTD Actual	YTD Budget	Variance	% Var	Annual
7199-0000	TOTAL INSURANCE/TAXES	4,889.09	4,887.00	-2.09	-0.04	44,001.81	43,993.00	-8.81	-0.02	58,656.00
7800-0000	TOTAL OPERATING EXPENSES	77,307.35	56,213.42	-21,093.93	-37.52	541,896.11	598,382.78	56,486.67	9.44	777,188.00
7999-0000	NET INCOME - OPERATING	-18,225.97	7,544.09	-25,770.06	-341.59	30,399.99	-22,820.19	53,220.18	233.22	-9,678.00
8200-0000	OTHER EXPENSES									
8205-0000	Bad Debt Expense	0.00	0.00	0.00	N/A	31,033.42	0.00	-31,033.42	N/A	0.00
8210-0000	Depreciation Expense	24,264.08	25,029.25	765.17	3.06	218,376.72	225,263.25	6,886.53	3.06	300,352.00
8215-0000	Gain/Loss on Sale of Assets	0.00	0.00	0.00	N/A	-71,175.22	0.00	71,175.22	N/A	0.00
8220-0000	Amortization Expense	417.50	0.00	-417.50	N/A	4,477.50	0.00	-4,477.50	N/A	0.00
8299-0000	TOTAL OTHER EXPENSES	24,681.58	25,029.25	347.67	1.39	182,712.42	225,263.25	42,550.83	18.89	300,352.00
9900-0000	NET INCOME	-42,907.55	-17,485.16	-25,422.39	-145.39	-152,312.43	-248,083.44	95,771.01	38.60	-310,030.00

INNOVATION PARK-COLLINS BLDG (collins)

Budget Comparison

Period = Jun 2016

Book = Accrual

	PTD Actual	PTD Budget	Variance	% Var	YTD Actual	YTD Budget	Variance	% Var	Annual	
3000-0000	INCOME									
3050-0000	INCOME - OPERATING									
3110-0000	Rent	2,664.30	8,952.00	-6,287.70	-70.24	63,710.60	80,568.00	-16,857.40	-20.92	107,679.00
3114-5000	Operating Expense Reimbursement	-951.71	1,469.00	-2,420.71	-164.79	9,456.80	14,767.00	-5,310.20	-35.96	19,594.00
3310-0000	Other Income	0.00	0.00	0.00	N/A	4,000.00	0.00	4,000.00	N/A	0.00
3315-0000	Sales Tax Discount	0.00	0.00	0.00	N/A	8.03	0.00	8.03	N/A	0.00
3990-0000	TOTAL REVENUE	1,712.59	10,421.00	-8,708.41	-83.57	77,175.43	95,335.00	-18,159.57	-19.05	127,273.00
4000-0000	OPERATING EXPENSES									
4600-0000	UTILITIES									
4605-0000	Electric	1,098.58	2,500.00	1,401.42	56.06	17,331.77	25,400.00	8,068.23	31.76	33,800.00
4635-0000	Refuse Collection	115.44	121.00	5.56	4.60	1,473.99	1,507.00	33.01	2.19	1,870.00
4640-0000	Water/Sewer	142.98	165.00	22.02	13.35	1,330.34	1,485.00	154.66	10.41	1,980.00
4648-0000	Irrigation - Utility	26.25	26.00	-0.25	-0.96	236.25	234.00	-2.25	-0.96	312.00
4650-0000	Stormwater	217.83	218.00	0.17	0.08	1,960.47	1,962.00	1.53	0.08	2,616.00
4660-0000	Fire Service - Utility	154.21	114.00	-40.21	-35.27	1,387.89	1,026.00	-361.89	-35.27	1,368.00
4799-0000	TOTAL UTILITIES	1,755.29	3,144.00	1,388.71	44.17	23,720.71	31,614.00	7,893.29	24.97	41,946.00
5116-5000	REPAIR/MAINTENANCE									
5120-0000	Electric Repairs	0.00	25.00	25.00	100.00	0.00	225.00	225.00	100.00	300.00
5125-0000	Electric Supplies	0.00	10.00	10.00	100.00	0.00	90.00	90.00	100.00	120.00
5130-0000	Electric Bulbs	0.00	0.00	0.00	N/A	131.05	0.00	-131.05	N/A	0.00
5160-0000	Exterior Building Maintenance	90.00	90.00	0.00	0.00	910.00	1,210.00	300.00	24.79	1,480.00
5170-0000	Fire Extinguisher Maintenance	0.00	0.00	0.00	N/A	137.10	126.00	-11.10	-8.81	126.00
5180-0000	HVAC Repair	0.00	300.00	300.00	100.00	918.00	2,700.00	1,782.00	66.00	3,600.00
5210-0000	Locks & Keys Repairs	0.00	0.00	0.00	N/A	271.00	0.00	-271.00	N/A	0.00
5230-0000	Plumbing Repairs	0.00	40.00	40.00	100.00	0.00	360.00	360.00	100.00	480.00
5235-0000	Plumbing Supplies	0.00	10.00	10.00	100.00	0.00	90.00	90.00	100.00	120.00
5245-0000	Irrigation Repairs	0.00	10.00	10.00	100.00	0.00	90.00	90.00	100.00	120.00
5250-0000	Roof Repairs	0.00	20.00	20.00	100.00	45.00	180.00	135.00	75.00	240.00
5290-0000	Other Maintenance	0.00	100.00	100.00	100.00	0.00	900.00	900.00	100.00	1,200.00
5299-0000	TOTAL REPAIR/MAINTENANCE	90.00	605.00	515.00	85.12	2,412.15	5,971.00	3,558.85	59.60	7,786.00
5300-0000	CLEANING AND IMPROVEMENTS									
5370-0000	Interior Repairs	0.00	0.00	0.00	N/A	125.34	0.00	-125.34	N/A	0.00
5380-0000	Other Cleaning and Improvements	0.00	125.00	125.00	100.00	0.00	1,125.00	1,125.00	100.00	1,500.00
5399-0000	TOTAL CLEANING AND IMPROVEMEN	0.00	125.00	125.00	100.00	125.34	1,125.00	999.66	88.86	1,500.00
5400-0000	SERVICES									
5430-0000	Exterminating	55.00	55.00	0.00	0.00	495.00	495.00	0.00	0.00	660.00
5445-0000	Backflow Prevention Service	0.00	0.00	0.00	N/A	0.00	80.00	80.00	100.00	80.00
5447-0000	HVAC Monthly Service	0.00	0.00	0.00	N/A	6,189.00	6,189.00	0.00	0.00	8,252.00
5450-0000	Janitorial Service	-39.29	684.00	723.29	105.74	4,999.37	6,156.00	1,156.63	18.79	8,229.00
5460-0000	Landscaping Service	708.01	714.00	5.99	0.84	5,776.97	5,784.00	7.03	0.12	7,926.00
5480-0000	Security	181.39	181.42	0.03	0.02	1,691.51	1,632.78	-58.73	-3.60	2,177.00
5487-0000	Window Washing Service	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	850.00
5499-0000	TOTAL SERVICES	905.11	1,634.42	729.31	44.62	19,151.85	20,336.78	1,184.93	5.83	28,174.00
5500-0000	PROPERTY ADMINISTRATION									
5520-0000	Phone Service	52.42	49.17	-3.25	-6.61	462.03	442.53	-19.50	-4.41	590.00
5599-0000	TOTAL PROPERTY ADMINISTRATION	52.42	49.17	-3.25	-6.61	462.03	442.53	-19.50	-4.41	590.00
6110-0000	Management Fees TALCOR	1,331.40	1,330.83	-0.57	-0.04	11,982.60	11,977.47	-5.13	-0.04	15,970.00
6159-0000	TOTAL OTHER EXPENSES	1,331.40	1,330.83	-0.57	-0.04	11,982.60	11,977.47	-5.13	-0.04	15,970.00
7110-0000	Property Insurance	1,052.37	1,059.00	6.63	0.63	9,471.33	9,536.00	64.67	0.68	12,713.00
7199-0000	TOTAL INSURANCE/TAXES	1,052.37	1,059.00	6.63	0.63	9,471.33	9,536.00	64.67	0.68	12,713.00

INNOVATION PARK-COLLINS BLDG (collins)

Budget Comparison

Period = Jun 2016

Book = Accrual

		PTD Actual	PTD Budget	Variance	% Var	YTD Actual	YTD Budget	Variance	% Var	Annual
7800-0000	TOTAL OPERATING EXPENSES	5,186.59	7,947.42	2,760.83	34.74	67,326.01	81,002.78	13,676.77	16.88	108,679.00
7999-0000	NET INCOME - OPERATING	-3,474.00	2,473.58	-5,947.58	-240.44	9,849.42	14,332.22	-4,482.80	-31.28	18,594.00
8200-0000	OTHER EXPENSES									
8205-0000	Bad Debt Expense	0.00	0.00	0.00	N/A	31,033.42	0.00	-31,033.42	N/A	0.00
8210-0000	Depreciation Expense	4,141.67	4,142.00	0.33	0.01	37,275.03	37,278.00	2.97	0.01	49,699.00
8299-0000	TOTAL OTHER EXPENSES	4,141.67	4,142.00	0.33	0.01	68,308.45	37,278.00	-31,030.45	-83.24	49,699.00
9900-0000	NET INCOME	-7,615.67	-1,668.42	-5,947.25	-356.46	-58,459.03	-22,945.78	-35,513.25	-154.77	-31,105.00

COLLINS - BUDGET COMPARISON

As of June 30, 2016

	<u>Actual</u>	<u>Budget</u>	<u>Variance</u>	<u>Percent</u>
Total Revenue	77,175.43	95,335.00	-18,159.57	-19.05
Total Operating Expenses	67,326.01	81,002.78	13,676.77	16.88
Net Operating Income	9,849.42	14,332.22	-4,482.80	-31.28

Major Variances from Budget:

Total Revenue

FUQUA COMPLEX (fuqua)
Budget Comparison
 Period = Jun 2016
 Book = Accrual

	PTD Actual	PTD Budget	Variance	% Var	YTD Actual	YTD Budget	Variance	% Var	Annual	
3000-0000	INCOME									
3050-0000	INCOME - OPERATING									
3114-5000	Operating Expense Reimbursement	159.75	342.00	-182.25	-53.29	1,688.86	3,277.00	-1,588.14	-48.46	4,303.00
3990-0000	TOTAL REVENUE	159.75	342.00	-182.25	-53.29	1,688.86	3,277.00	-1,588.14	-48.46	4,303.00
4000-0000	OPERATING EXPENSES									
4600-0000	UTILITIES									
4640-0000	Water/Sewer	115.14	420.00	304.86	72.59	1,009.60	3,780.00	2,770.40	73.29	5,040.00
4642-0000	Non CAM Water/Sewer	213.83	0.00	-213.83	N/A	1,874.97	0.00	-1,874.97	N/A	0.00
4648-0000	Irrigation - Utility	18.36	60.00	41.64	69.40	165.24	540.00	374.76	69.40	720.00
4649-0000	Irrigation-NonCAM	34.10	0.00	-34.10	N/A	306.90	0.00	-306.90	N/A	0.00
4799-0000	TOTAL UTILITIES	381.43	480.00	98.57	20.54	3,356.71	4,320.00	963.29	22.30	5,760.00
5116-5000	REPAIR/MAINTENANCE									
5120-0000	Electric Repairs	0.00	20.00	20.00	100.00	0.00	180.00	180.00	100.00	240.00
5125-0000	Electric Supplies	0.00	20.00	20.00	100.00	0.00	180.00	180.00	100.00	240.00
5140-0000	Elevator Maintenance	0.00	0.00	0.00	N/A	26.25	75.00	48.75	65.00	75.00
5141-0000	Elevator Maintenance-NonCAM	0.00	0.00	0.00	N/A	48.75	0.00	-48.75	N/A	0.00
5160-0000	Exterior Building Maintenance	0.00	100.00	100.00	100.00	0.00	900.00	900.00	100.00	1,200.00
5230-0000	Plumbing Repairs	0.00	150.00	150.00	100.00	283.08	1,350.00	1,066.92	79.03	1,800.00
5232-0000	Non CAM Plumbing Repairs	0.00	0.00	0.00	N/A	525.70	0.00	-525.70	N/A	0.00
5290-0000	Other Maintenance	0.00	125.00	125.00	100.00	0.00	1,125.00	1,125.00	100.00	1,500.00
5299-0000	TOTAL REPAIR/MAINTENANCE	0.00	415.00	415.00	100.00	883.78	3,810.00	2,926.22	76.80	5,055.00
5400-0000	SERVICES									
5410-0000	Elevator Service	52.50	83.00	30.50	36.75	230.94	747.00	516.06	69.08	996.00
5412-0000	Elevator Service-NonCAM	97.50	0.00	-97.50	N/A	428.94	0.00	-428.94	N/A	0.00
5445-0000	Backflow Prevention Service	0.00	0.00	0.00	N/A	0.00	90.00	90.00	100.00	90.00
5487-0000	Window Washing Service	0.00	0.00	0.00	N/A	0.00	400.00	400.00	100.00	400.00
5499-0000	TOTAL SERVICES	150.00	83.00	-67.00	-80.72	659.88	1,237.00	577.12	46.65	1,486.00
7800-0000	TOTAL OPERATING EXPENSES	531.43	978.00	446.57	45.66	4,900.37	9,367.00	4,466.63	47.68	12,301.00
7999-0000	NET INCOME - OPERATING	-371.68	-636.00	264.32	41.56	-3,211.51	-6,090.00	2,878.49	47.27	-7,998.00
9900-0000	NET INCOME	-371.68	-636.00	264.32	41.56	-3,211.51	-6,090.00	2,878.49	47.27	-7,998.00

FUQUA - BUDGET COMPARISON

As of June 30, 2016	<u>Actual</u>	<u>Budget</u>	<u>Variance</u>	<u>Percent</u>
Total Revenue	1,688.86	3,277.00	-1,588.14	-48.46
Total Operating Expenses	4,900.37	9,367.00	4,466.63	47.68
Net Operating Income	-3,211.51	-6,090.00	2,878.49	47.27

Major Variances from Budget:

Total Operating Expenses/Net Operating Income

INNOVATION PARK - TENANTS IN COMMON (Inn-tic)

Budget Comparison

Period = Jun 2016

Book = Accrual

	PTD Actual	PTD Budget	Variance	% Var	YTD Actual	YTD Budget	Variance	% Var	Annual	
3000-0000	INCOME									
3050-0000	INCOME - OPERATING									
3100-1000	Miscellaneous Income	0.00	0.00	0.00	N/A	185.00	0.00	185.00	N/A	0.00
3110-0000	Rent	583.33	583.00	0.33	0.06	5,249.97	5,247.00	2.97	0.06	6,996.00
3115-0000	CAM	4,900.00	5,230.75	-330.75	-6.32	42,767.82	47,076.75	-4,308.93	-9.15	62,769.00
3220-0000	Interest Income	4,498.04	3,300.00	1,198.04	36.30	31,629.98	29,700.00	1,929.98	6.50	39,600.00
3310-0000	Other Income	1,388.89	1,388.92	-0.03	0.00	12,500.01	12,500.28	-0.27	0.00	16,667.00
3315-0000	Sales Tax Discount	0.00	0.00	0.00	N/A	17.11	0.00	17.11	N/A	0.00
3990-0000	TOTAL REVENUE	11,370.26	10,502.67	867.59	8.26	92,349.89	94,524.03	-2,174.14	-2.30	126,032.00
4000-0000	OPERATING EXPENSES									
4600-0000	UTILITIES									
4605-0000	Electric	22.00	22.00	0.00	0.00	200.79	198.00	-2.79	-1.41	264.00
4648-0000	Irrigation - Utility	78.75	79.00	0.25	0.32	708.75	711.00	2.25	0.32	948.00
4799-0000	TOTAL UTILITIES	100.75	101.00	0.25	0.25	909.54	909.00	-0.54	-0.06	1,212.00
5116-5000	REPAIR/MAINTENANCE									
5130-0000	Electric Bulbs	0.00	0.00	0.00	N/A	15.94	0.00	-15.94	N/A	0.00
5197-0000	Holding Pond Maintenance	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	500.00
5245-0000	Irrigation Repairs	0.00	0.00	0.00	N/A	0.00	250.00	250.00	100.00	500.00
5295-0000	Other Supplies	0.00	0.00	0.00	N/A	39.80	0.00	-39.80	N/A	0.00
5299-0000	TOTAL REPAIR/MAINTENANCE	0.00	0.00	0.00	N/A	55.74	250.00	194.26	77.70	1,000.00
5400-0000	SERVICES									
5445-0000	Backflow Prevention Service	0.00	0.00	0.00	N/A	180.00	120.00	-60.00	-50.00	120.00
5460-0000	Landscaping Service	560.51	548.00	-12.51	-2.28	3,825.94	3,797.00	-28.94	-0.76	5,441.00
5462-0000	Non CAM Landscaping	354.03	362.00	7.97	2.20	2,495.77	2,505.00	9.23	0.37	3,591.00
5487-0000	Window Washing Service	0.00	0.00	0.00	N/A	0.00	200.00	200.00	100.00	200.00
5499-0000	TOTAL SERVICES	914.54	910.00	-4.54	-0.50	6,501.71	6,622.00	120.29	1.82	9,352.00
7110-0000	Property Insurance	99.47	101.00	1.53	1.51	895.23	909.00	13.77	1.51	1,214.00
7111-0000	Property Insurance-NonCAM	13.66	6.00	-7.66	-127.67	122.94	54.00	-68.94	-127.67	72.00
7199-0000	TOTAL INSURANCE/TAXES	113.13	107.00	-6.13	-5.73	1,018.17	963.00	-55.17	-5.73	1,286.00
7800-0000	TOTAL OPERATING EXPENSES	1,128.42	1,118.00	-10.42	-0.93	8,485.16	8,744.00	258.84	2.96	12,850.00
7999-0000	NET INCOME - OPERATING	10,241.84	9,384.67	857.17	9.13	83,864.73	85,780.03	-1,915.30	-2.23	113,182.00
8200-0000	OTHER EXPENSES									
8210-0000	Depreciation Expense	3,759.50	4,345.00	585.50	13.48	33,835.50	39,105.00	5,269.50	13.48	52,134.00
8215-0000	Gain/Loss on Sale of Assets	0.00	0.00	0.00	N/A	-71,175.22	0.00	71,175.22	N/A	0.00
8299-0000	TOTAL OTHER EXPENSES	3,759.50	4,345.00	585.50	13.48	-37,339.72	39,105.00	76,444.72	195.49	52,134.00
9900-0000	NET INCOME	6,482.34	5,039.67	1,442.67	28.63	121,204.45	46,675.03	74,529.42	159.68	61,048.00

INN-TIC - BUDGET COMPARISON

As of June 30, 2016	<u>Actual</u>	<u>Budget</u>	<u>Variance</u>	<u>Percent</u>
Total Revenue	92,349.89	94,524.03	-2,174.14	-2.30
Total Operating Expenses	8,485.16	8,744.00	258.84	2.96
Net Operating Income	83,864.73	85,780.03	-1,915.30	-2.23

Major Variances from Budget:

Total Operating Expenses/Net Operating Income

INNOVATION PARK - JOHNSON BLDG (Johnson)

Budget Comparison

Period = Jun 2016

Book = Accrual

	PTD Actual	PTD Budget	Variance	% Var	YTD Actual	YTD Budget	Variance	% Var	Annual	
3000-0000	INCOME									
3050-0000	INCOME - OPERATING									
3110-0000	Rent	22,065.15	22,065.17	-0.02	0.00	198,586.35	198,586.53	-0.18	0.00	264,782.00
3990-0000	TOTAL REVENUE	22,065.15	22,065.17	-0.02	0.00	198,586.35	198,586.53	-0.18	0.00	264,782.00
4000-0000	OPERATING EXPENSES									
4600-0000	UTILITIES									
4605-0000	Electric	1,673.61	2,200.00	526.39	23.93	13,821.60	16,000.00	2,178.40	13.62	23,200.00
4635-0000	Refuse Collection	167.68	174.00	6.32	3.63	1,528.56	1,768.00	239.44	13.54	2,290.00
4799-0000	TOTAL UTILITIES	1,841.29	2,374.00	532.71	22.44	15,350.16	17,768.00	2,417.84	13.61	25,490.00
5116-5000	REPAIR/MAINTENANCE									
5120-0000	Electric Repairs	153.00	40.00	-113.00	-282.50	307.96	360.00	52.04	14.46	480.00
5125-0000	Electric Supplies	0.00	40.00	40.00	100.00	0.00	360.00	360.00	100.00	480.00
5130-0000	Electric Bulbs	0.00	10.00	10.00	100.00	221.83	90.00	-131.83	-146.48	120.00
5135-0000	Parking Lot Bulbs	0.00	0.00	0.00	N/A	204.60	0.00	-204.60	N/A	0.00
5138-0000	Parking Lot Poles	0.00	0.00	0.00	N/A	240.00	0.00	-240.00	N/A	0.00
5140-0000	Elevator Maintenance	0.00	0.00	0.00	N/A	75.00	75.00	0.00	0.00	75.00
5160-0000	Exterior Building Maintenance	45.00	45.00	0.00	0.00	153.84	405.00	251.16	62.01	540.00
5170-0000	Fire Extinguisher Maintenance	0.00	10.00	10.00	100.00	172.75	90.00	-82.75	-91.94	120.00
5180-0000	HVAC Repair	0.00	300.00	300.00	100.00	1,135.17	2,700.00	1,564.83	57.96	3,600.00
5195-0000	Tree Trimming	0.00	500.00	500.00	100.00	0.00	500.00	500.00	100.00	500.00
5230-0000	Plumbing Repairs	0.00	50.00	50.00	100.00	0.00	450.00	450.00	100.00	600.00
5235-0000	Plumbing Supplies	0.00	25.00	25.00	100.00	0.00	225.00	225.00	100.00	300.00
5245-0000	Irrigation Repairs	0.00	20.00	20.00	100.00	0.00	180.00	180.00	100.00	240.00
5250-0000	Roof Repairs	0.00	65.00	65.00	100.00	0.00	585.00	585.00	100.00	780.00
5290-0000	Other Maintenance	0.00	50.00	50.00	100.00	0.00	450.00	450.00	100.00	600.00
5299-0000	TOTAL REPAIR/MAINTENANCE	198.00	1,155.00	957.00	82.86	2,511.15	6,470.00	3,958.85	61.19	8,435.00
5300-0000	CLEANING AND IMPROVEMENTS									
5370-0000	Interior Repairs	0.00	0.00	0.00	N/A	28.47	0.00	-28.47	N/A	0.00
5380-0000	Other Cleaning and Improvements	0.00	200.00	200.00	100.00	0.00	1,800.00	1,800.00	100.00	2,400.00
5399-0000	TOTAL CLEANING AND IMPROVEMEN	0.00	200.00	200.00	100.00	28.47	1,800.00	1,771.53	98.42	2,400.00
5400-0000	SERVICES									
5410-0000	Elevator Service	0.00	85.00	85.00	100.00	509.88	765.00	255.12	33.35	1,020.00
5420-0000	Fire Protection System	462.00	0.00	-462.00	N/A	3,089.20	2,756.00	-333.20	-12.09	2,756.00
5425-0000	Fire Protection Phone	240.85	227.00	-13.85	-6.10	2,095.12	2,043.00	-52.12	-2.55	2,724.00
5430-0000	Exterminating	45.00	45.00	0.00	0.00	943.90	405.00	-538.90	-133.06	540.00
5435-0000	CAM-Interior Landscaping	0.00	20.00	20.00	100.00	0.00	180.00	180.00	100.00	240.00
5447-0000	HVAC Monthly Service	0.00	0.00	0.00	N/A	4,641.00	4,641.00	0.00	0.00	6,188.00
5450-0000	Janitorial Service	-157.14	1,135.00	1,292.14	113.84	8,842.18	10,215.00	1,372.82	13.44	13,654.00
5460-0000	Landscaping Service	373.17	370.00	-3.17	-0.86	4,217.99	4,222.00	4.01	0.10	5,332.00
5499-0000	TOTAL SERVICES	963.88	1,882.00	918.12	48.78	24,339.27	25,227.00	887.73	3.52	32,454.00
6110-0000	Management Fees TALCOR	2,102.85	2,102.42	-0.43	-0.02	18,925.65	18,921.78	-3.87	-0.02	25,229.00
6159-0000	TOTAL OTHER EXPENSES	2,102.85	2,102.42	-0.43	-0.02	18,925.65	18,921.78	-3.87	-0.02	25,229.00
7110-0000	Property Insurance	1,399.74	1,408.00	8.26	0.59	12,597.66	12,672.00	74.34	0.59	16,899.00
7199-0000	TOTAL INSURANCE/TAXES	1,399.74	1,408.00	8.26	0.59	12,597.66	12,672.00	74.34	0.59	16,899.00
7800-0000	TOTAL OPERATING EXPENSES	6,505.76	9,121.42	2,615.66	28.68	73,752.36	82,858.78	9,106.42	10.99	110,907.00
7999-0000	NET INCOME - OPERATING	15,559.39	12,943.75	2,615.64	20.21	124,833.99	115,727.75	9,106.24	7.87	153,875.00
8200-0000	OTHER EXPENSES									
8210-0000	Depreciation Expense	7,729.33	7,854.00	124.67	1.59	69,563.97	70,686.00	1,122.03	1.59	94,252.00

INNOVATION PARK - JOHNSON BLDG (Johnson)

Budget Comparison

Period = Jun 2016

Book = Accrual

		PTD Actual	PTD Budget	Variance	% Var	YTD Actual	YTD Budget	Variance	% Var	Annual
8220-0000	Amortization Expense	125.00	0.00	-125.00	N/A	1,292.00	0.00	-1,292.00	N/A	0.00
8299-0000	TOTAL OTHER EXPENSES	7,854.33	7,854.00	-0.33	0.00	70,855.97	70,686.00	-169.97	-0.24	94,252.00
9900-0000	NET INCOME	7,705.06	5,089.75	2,615.31	51.38	53,978.02	45,041.75	8,936.27	19.84	59,623.00

JOHNSON - BUDGET COMPARISON

As of June 30, 2016	<u>Actual</u>	<u>Budget</u>	<u>Variance</u>	<u>Percent</u>
Total Revenue	198,586.35	198,586.53	-0.18	0.00
Total Operating Expenses	73,752.36	82,858.78	9,106.42	10.99
Net Operating Income	124,833.99	115,727.75	9,106.24	7.87

Major Variances from Budget:

INNOVATION PARK - KNIGHT ADMIN BLDG (knight)

Budget Comparison

Period = Jun 2016

Book = Accrual

	PTD Actual	PTD Budget	Variance	% Var	YTD Actual	YTD Budget	Variance	% Var	Annual	
3000-0000	INCOME									
3050-0000	INCOME - OPERATING									
3110-0000	Rent	509.54	496.67	12.87	2.59	4,816.78	4,470.03	346.75	7.76	5,960.00
3120-0000	Other Rents	51.15	51.00	0.15	0.29	460.35	459.00	1.35	0.29	612.00
3305-0000	EEP Program Revenue	3,333.33	0.00	3,333.33	N/A	11,799.99	0.00	11,799.99	N/A	0.00
3306-0000	Other Program Income	0.00	0.00	0.00	N/A	6,500.00	0.00	6,500.00	N/A	0.00
3315-0000	Sales Tax Discount	0.96	0.00	0.96	N/A	10.18	0.00	10.18	N/A	0.00
3990-0000	TOTAL REVENUE	3,894.98	547.67	3,347.31	611.19	23,587.30	4,929.03	18,658.27	378.54	6,572.00
4000-0000	OPERATING EXPENSES									
4400-0000	PAYROLL EXPENSE									
4401-0000	Executive Director-Authority	10,750.00	10,730.00	-20.00	-0.19	96,750.00	96,257.00	-493.00	-0.51	128,447.00
4403-0000	Clerical Salary-Authority	3,175.98	3,863.00	687.02	17.78	34,493.49	34,089.00	-404.49	-1.19	45,563.00
4404-0000	Payroll Taxes - Authority	1,158.76	1,210.00	51.24	4.23	9,528.47	9,482.00	-46.47	-0.49	13,102.00
4405-0000	Worker's Compensation-Authority	183.33	267.00	83.67	31.34	1,790.98	2,386.00	595.02	24.94	3,185.00
4406-0000	Employee Benefits-Authority	2,631.99	3,287.00	655.01	19.93	28,955.03	29,393.00	437.97	1.49	39,247.00
4490-0000	TOTAL PAYROLL EXPENSE	17,900.06	19,357.00	1,456.94	7.53	171,517.97	171,607.00	89.03	0.05	229,544.00
4600-0000	UTILITIES									
4605-0000	Electric	118.38	200.00	81.62	40.81	1,162.70	1,800.00	637.30	35.41	2,400.00
4635-0000	Refuse Collection	16.64	0.00	-16.64	N/A	142.31	0.00	-142.31	N/A	0.00
4640-0000	Water/Sewer	32.48	35.00	2.52	7.20	289.02	315.00	25.98	8.25	420.00
4650-0000	Stormwater	45.32	45.00	-0.32	-0.71	407.88	405.00	-2.88	-0.71	540.00
4660-0000	Fire Service - Utility	44.92	27.00	-17.92	-66.37	412.66	243.00	-169.66	-69.82	324.00
4799-0000	TOTAL UTILITIES	257.74	307.00	49.26	16.05	2,414.57	2,763.00	348.43	12.61	3,684.00
5116-5000	REPAIR/MAINTENANCE									
5120-0000	Electric Repairs	0.00	10.00	10.00	100.00	0.00	90.00	90.00	100.00	120.00
5125-0000	Electric Supplies	0.00	10.00	10.00	100.00	0.00	90.00	90.00	100.00	120.00
5160-0000	Exterior Building Maintenance	0.00	0.00	0.00	N/A	0.00	750.00	750.00	100.00	750.00
5161-0000	Exterior Building Supplies	0.00	0.00	0.00	N/A	0.00	150.00	150.00	100.00	225.00
5170-0000	Fire Extinguisher Maintenance	0.00	0.00	0.00	N/A	35.00	30.00	-5.00	-16.67	30.00
5180-0000	HVAC Repair	0.00	50.00	50.00	100.00	0.00	450.00	450.00	100.00	600.00
5195-0000	Tree Trimming	0.00	0.00	0.00	N/A	0.00	500.00	500.00	100.00	500.00
5210-0000	Locks & Keys Repairs	0.00	0.00	0.00	N/A	8.27	50.00	41.73	83.46	100.00
5215-0000	Locks & Keys Supplies	0.00	0.00	0.00	N/A	12.05	0.00	-12.05	N/A	0.00
5230-0000	Plumbing Repairs	0.00	0.00	0.00	N/A	0.00	300.00	300.00	100.00	300.00
5250-0000	Roof Repairs	0.00	0.00	0.00	N/A	0.00	150.00	150.00	100.00	300.00
5290-0000	Other Maintenance	0.00	40.00	40.00	100.00	0.00	360.00	360.00	100.00	480.00
5299-0000	TOTAL REPAIR/MAINTENANCE	0.00	110.00	110.00	100.00	55.32	2,920.00	2,864.68	98.11	3,525.00
5300-0000	CLEANING AND IMPROVEMENTS									
5310-0000	Carpet Cleaning	0.00	0.00	0.00	N/A	13.03	0.00	-13.03	N/A	0.00
5340-0000	Painting	0.00	0.00	0.00	N/A	0.00	350.00	350.00	100.00	350.00
5345-0000	Painting Supplies	0.00	0.00	0.00	N/A	0.00	150.00	150.00	100.00	310.00
5380-0000	Other Cleaning and Improvements	0.00	40.00	40.00	100.00	0.00	360.00	360.00	100.00	480.00
5399-0000	TOTAL CLEANING AND IMPROVEMEN	0.00	40.00	40.00	100.00	13.03	860.00	846.97	98.48	1,140.00
5400-0000	SERVICES									
5430-0000	Exterminating	25.00	25.00	0.00	0.00	801.00	502.00	-299.00	-59.56	577.00
5445-0000	Backflow Prevention Service	0.00	0.00	0.00	N/A	0.00	40.00	40.00	100.00	40.00
5447-0000	HVAC Monthly Service	0.00	0.00	0.00	N/A	619.00	618.00	-1.00	-0.16	824.00
5450-0000	Janitorial Service	-26.19	184.00	210.19	114.23	1,434.57	1,656.00	221.43	13.37	2,216.00
5460-0000	Landscaping Service	649.01	653.00	3.99	0.61	5,359.57	5,364.00	4.43	0.08	7,320.00
5480-0000	Security	0.00	35.00	35.00	100.00	80.00	315.00	235.00	74.60	420.00

INNOVATION PARK - KNIGHT ADMIN BLDG (knight)

Budget Comparison

Period = Jun 2016

Book = Accrual

	PTD Actual	PTD Budget	Variance	% Var	YTD Actual	YTD Budget	Variance	% Var	Annual
5499-0000 TOTAL SERVICES	647.82	897.00	249.18	27.78	8,294.14	8,495.00	200.86	2.36	11,397.00
5500-0000 PROPERTY ADMINISTRATION									
5510-0000 Accounting	5,000.00	0.00	-5,000.00	N/A	22,000.00	18,000.00	-4,000.00	-22.22	18,000.00
5520-0000 Phone Service	132.81	116.50	-16.31	-14.00	1,205.33	1,048.50	-156.83	-14.96	1,398.00
5522-0000 Internet Charge	585.99	84.00	-501.99	-597.61	1,778.01	1,374.00	-404.01	-29.40	2,126.00
5530-0000 Copies	140.68	50.00	-90.68	-181.36	311.31	450.00	138.69	30.82	600.00
5550-0000 Legal Fees	0.00	0.00	0.00	N/A	125.00	0.00	-125.00	N/A	0.00
5560-0000 Fees/Licenses/Permits	10.50	66.00	55.50	84.09	89.90	594.00	504.10	84.87	792.00
5563-0000 Miscellaneous Admin Expense	0.00	0.00	0.00	N/A	447.33	0.00	-447.33	N/A	0.00
5565-0000 Office Supplies	0.00	95.00	95.00	100.00	472.29	955.00	482.71	50.55	1,540.00
5566-0000 Office Equipment Maintenance	0.00	50.00	50.00	100.00	0.00	450.00	450.00	100.00	600.00
5570-0000 Postage/Delivery	0.00	5.00	5.00	100.00	9.80	45.00	35.20	78.22	60.00
5575-0000 Professional Fees	1,375.00	3,000.00	1,625.00	54.17	8,515.44	27,000.00	18,484.56	68.46	36,000.00
5580-0100 Printing	0.00	50.00	50.00	100.00	0.00	450.00	450.00	100.00	600.00
5581-0000 EEP Program Expenses	3,333.00	0.00	-3,333.00	N/A	12,095.94	0.00	-12,095.94	N/A	0.00
5582-0000 Other Program Expenses	215.96	0.00	-215.96	N/A	5,189.29	0.00	-5,189.29	N/A	0.00
5585-0000 Subscriptions	0.00	0.00	0.00	N/A	2,315.00	3,615.00	1,300.00	35.96	3,615.00
5586-0000 Marketing/PR	0.00	114.00	114.00	100.00	4,172.00	4,281.00	109.00	2.55	4,518.00
5587-0000 General Authority Expense	167.50	67.00	-100.50	-150.00	906.93	603.00	-303.93	-50.40	804.00
5588-0000 Economic Development	0.00	0.00	0.00	N/A	12,500.00	25,000.00	12,500.00	50.00	25,000.00
5589-0000 Research Grants	25,000.00	0.00	-25,000.00	N/A	25,000.00	25,000.00	0.00	0.00	25,000.00
5592-0000 Non CAM Professional Fees	193.00	0.00	-193.00	N/A	7,695.22	0.00	-7,695.22	N/A	0.00
5594-0000 Travel	0.00	0.00	0.00	N/A	3,656.19	6,500.00	2,843.81	43.75	9,300.00
5596-0000 Other Administration Costs	120.92	346.00	225.08	65.05	1,639.47	2,314.00	674.53	29.15	2,752.00
5599-0000 TOTAL PROPERTY ADMINISTRATION	36,275.36	4,043.50	-32,231.86	-797.13	110,124.45	117,679.50	7,555.05	6.42	132,705.00
6110-0000 Management Fees TALCOR	827.03	828.00	0.97	0.12	7,443.27	7,452.00	8.73	0.12	9,936.00
6159-0000 TOTAL OTHER EXPENSES	827.03	828.00	0.97	0.12	7,443.27	7,452.00	8.73	0.12	9,936.00
7110-0000 Property Insurance	1,010.18	980.00	-30.18	-3.08	9,091.62	8,820.00	-271.62	-3.08	11,758.00
7199-0000 TOTAL INSURANCE/TAXES	1,010.18	980.00	-30.18	-3.08	9,091.62	8,820.00	-271.62	-3.08	11,758.00
7800-0000 TOTAL OPERATING EXPENSES	56,918.19	26,562.50	-30,355.69	-114.28	308,954.37	320,596.50	11,642.13	3.63	403,689.00
7999-0000 NET INCOME - OPERATING	-53,023.21	-26,014.83	-27,008.38	-103.82	-285,367.07	-315,667.47	30,300.40	9.60	-397,117.00
8200-0000 OTHER EXPENSES									
8210-0000 Depreciation Expense	578.83	610.00	31.17	5.11	5,209.47	5,490.00	280.53	5.11	7,324.00
8220-0000 Amortization Expense	292.50	0.00	-292.50	N/A	3,185.50	0.00	-3,185.50	N/A	0.00
8299-0000 TOTAL OTHER EXPENSES	871.33	610.00	-261.33	-42.84	8,394.97	5,490.00	-2,904.97	-52.91	7,324.00
9900-0000 NET INCOME	-53,894.54	-26,624.83	-27,269.71	-102.42	-293,762.04	-321,157.47	27,395.43	8.53	-404,441.00

KNIGHT - BUDGET COMPARISON

As of June 30, 2016	<u>Actual</u>	<u>Budget</u>	<u>Variance</u>	<u>Percent</u>
Total Revenue	23,587.30	4,929.03	18,658.27	378.54
Total Operating Expenses	308,954.37	320,596.50	11,642.13	3.63
Net Operating Income	-285,367.07	-315,667.47	30,300.40	9.60

Major Variances from Budget:

INNOVATION PARK -MORGAN BLDG (morgan)

Budget Comparison

Period = Jun 2016

Book = Accrual

	PTD Actual	PTD Budget	Variance	% Var	YTD Actual	YTD Budget	Variance	% Var	Annual	
3000-0000	INCOME									
3050-0000	INCOME - OPERATING									
3110-0000	Rent	9,137.41	9,137.00	0.41	0.00	82,236.69	82,233.00	3.69	0.00	109,644.00
3120-0000	Other Rents	0.00	22.00	-22.00	-100.00	0.00	198.00	-198.00	-100.00	264.00
3315-0000	Sales Tax Discount	0.00	0.00	0.00	N/A	0.42	0.00	0.42	N/A	0.00
3540-0000	Electricity Pass Thru	21.67	0.00	21.67	N/A	195.03	0.00	195.03	N/A	0.00
3990-0000	TOTAL REVENUE	9,159.08	9,159.00	0.08	0.00	82,432.14	82,431.00	1.14	0.00	109,908.00
4000-0000	OPERATING EXPENSES									
4600-0000	UTILITIES									
4605-0000	Electric	2,312.50	2,500.00	187.50	7.50	18,391.33	20,707.00	2,315.67	11.18	29,407.00
4622-0000	Demand Credit	-30.28	0.00	30.28	N/A	-252.30	0.00	252.30	N/A	0.00
4635-0000	Refuse Collection	137.20	109.00	-28.20	-25.87	1,250.70	1,357.00	106.30	7.83	1,684.00
4799-0000	TOTAL UTILITIES	2,419.42	2,609.00	189.58	7.27	19,389.73	22,064.00	2,674.27	12.12	31,091.00
5116-5000	REPAIR/MAINTENANCE									
5120-0000	Electric Repairs	141.96	40.00	-101.96	-254.90	141.96	360.00	218.04	60.57	480.00
5125-0000	Electric Supplies	0.00	48.00	48.00	100.00	0.00	432.00	432.00	100.00	576.00
5130-0000	Electric Bulbs	-75.70	0.00	75.70	N/A	407.17	0.00	-407.17	N/A	0.00
5138-0000	Parking Lot Poles	0.00	0.00	0.00	N/A	240.00	0.00	-240.00	N/A	0.00
5145-0000	Elevator Phone Maintenance	0.00	0.00	0.00	N/A	225.00	0.00	-225.00	N/A	0.00
5145-4400	Security Maint & Repair	0.00	10.00	10.00	100.00	0.00	90.00	90.00	100.00	120.00
5160-0000	Exterior Building Maintenance	45.00	45.00	0.00	0.00	285.00	405.00	120.00	29.63	540.00
5170-0000	Fire Extinguisher Maintenance	0.00	0.00	0.00	N/A	347.50	211.00	-136.50	-64.69	211.00
5180-0000	HVAC Repair	0.00	400.00	400.00	100.00	614.98	3,600.00	2,985.02	82.92	4,800.00
5195-0000	Tree Trimming	0.00	500.00	500.00	100.00	0.00	500.00	500.00	100.00	500.00
5210-0000	Locks & Keys Repairs	0.00	40.00	40.00	100.00	0.00	360.00	360.00	100.00	480.00
5215-0000	Locks & Keys Supplies	0.00	0.00	0.00	N/A	190.50	0.00	-190.50	N/A	0.00
5230-0000	Plumbing Repairs	0.00	50.00	50.00	100.00	83.52	450.00	366.48	81.44	600.00
5235-0000	Plumbing Supplies	0.00	25.00	25.00	100.00	0.00	225.00	225.00	100.00	300.00
5240-0000	Backflow Maintenance	0.00	7.00	7.00	100.00	0.00	28.00	28.00	100.00	55.00
5245-0000	Irrigation Repairs	0.00	10.00	10.00	100.00	0.00	90.00	90.00	100.00	120.00
5250-0000	Roof Repairs	0.00	20.00	20.00	100.00	0.00	180.00	180.00	100.00	240.00
5290-0000	Other Maintenance	0.00	50.00	50.00	100.00	0.00	450.00	450.00	100.00	600.00
5299-0000	TOTAL REPAIR/MAINTENANCE	111.26	1,245.00	1,133.74	91.06	2,535.63	7,381.00	4,845.37	65.65	9,622.00
5300-0000	CLEANING AND IMPROVEMENTS									
5310-0000	Carpet Cleaning	0.00	50.00	50.00	100.00	0.00	450.00	450.00	100.00	600.00
5313-0000	Carpet Repairs	0.00	100.00	100.00	100.00	0.00	900.00	900.00	100.00	1,200.00
5340-0000	Painting	0.00	250.00	250.00	100.00	0.00	2,250.00	2,250.00	100.00	3,000.00
5380-0000	Other Cleaning and Improvements	0.00	50.00	50.00	100.00	0.00	450.00	450.00	100.00	600.00
5399-0000	TOTAL CLEANING AND IMPROVEMEN	0.00	450.00	450.00	100.00	0.00	4,050.00	4,050.00	100.00	5,400.00
5400-0000	SERVICES									
5420-0000	Fire Protection System	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	600.00
5430-0000	Exterminating	45.00	45.00	0.00	0.00	405.00	405.00	0.00	0.00	540.00
5447-0000	HVAC Monthly Service	0.00	0.00	0.00	N/A	1,857.00	1,857.00	0.00	0.00	2,476.00
5450-0000	Janitorial Service	-104.76	1,689.00	1,793.76	106.20	10,989.40	15,201.00	4,211.60	27.71	20,318.00
5460-0000	Landscaping Service	305.32	303.00	-2.32	-0.77	3,451.13	3,457.00	5.87	0.17	4,366.00
5487-0000	Window Washing Service	0.00	0.00	0.00	N/A	0.00	1,200.00	1,200.00	100.00	1,200.00
5499-0000	TOTAL SERVICES	245.56	2,037.00	1,791.44	87.94	16,702.53	22,120.00	5,417.47	24.49	29,500.00
6110-0000	Management Fees TALCOR	1,738.40	1,738.50	0.10	0.01	15,645.60	15,646.50	0.90	0.01	20,862.00
6159-0000	TOTAL OTHER EXPENSES	1,738.40	1,738.50	0.10	0.01	15,645.60	15,646.50	0.90	0.01	20,862.00
7110-0000	Property Insurance	1,157.45	1,164.00	6.55	0.56	10,417.05	10,481.00	63.95	0.61	13,973.00
7199-0000	TOTAL INSURANCE/TAXES	1,157.45	1,164.00	6.55	0.56	10,417.05	10,481.00	63.95	0.61	13,973.00

INNOVATION PARK -MORGAN BLDG (morgan)

Budget Comparison

Period = Jun 2016

Book = Accrual

		PTD Actual	PTD Budget	Variance	% Var	YTD Actual	YTD Budget	Variance	% Var	Annual
7800-0000	TOTAL OPERATING EXPENSES	5,672.09	9,243.50	3,571.41	38.64	64,690.54	81,742.50	17,051.96	20.86	110,448.00
7999-0000	NET INCOME - OPERATING	3,486.99	-84.50	3,571.49	4,226.62	17,741.60	688.50	17,053.10	2,476.85	-540.00
8200-0000	OTHER EXPENSES									
8210-0000	Depreciation Expense	4,948.42	4,972.25	23.83	0.48	44,535.78	44,750.25	214.47	0.48	59,667.00
8299-0000	TOTAL OTHER EXPENSES	4,948.42	4,972.25	23.83	0.48	44,535.78	44,750.25	214.47	0.48	59,667.00
9900-0000	NET INCOME	-1,461.43	-5,056.75	3,595.32	71.10	-26,794.18	-44,061.75	17,267.57	39.19	-60,207.00

MORGAN - BUDGET COMPARISON

As of June 30, 2016	<u>Actual</u>	<u>Budget</u>	<u>Variance</u>	<u>Percent</u>
Total Revenue	82,432.14	82,431.00	1.14	0.00
Total Operating Expenses	64,690.54	81,742.50	17,051.96	20.86
Net Operating Income	17,741.60	688.50	17,053.10	2,476.85

Major Variances from Budget:

Total Operating Income/Net Operating Income

INNOVATION PARK -PHIPPS BLDG (phipps)

Budget Comparison

Period = Jun 2016

Book = Accrual

	PTD Actual	PTD Budget	Variance	% Var	YTD Actual	YTD Budget	Variance	% Var	Annual	
3000-0000	INCOME									
3050-0000	INCOME - OPERATING									
3110-0000	Rent	10,719.57	10,720.00	-0.43	0.00	96,476.13	96,480.00	-3.87	0.00	128,640.00
3990-0000	TOTAL REVENUE	10,719.57	10,720.00	-0.43	0.00	96,476.13	96,480.00	-3.87	0.00	128,640.00
4000-0000	OPERATING EXPENSES									
5116-5000	REPAIR/MAINTENANCE									
5130-0000	Electric Bulbs	0.00	0.00	0.00	N/A	118.46	0.00	-118.46	N/A	0.00
5160-0000	Exterior Building Maintenance	90.00	40.00	-50.00	-125.00	640.00	360.00	-280.00	-77.78	480.00
5170-0000	Fire Extinguisher Maintenance	0.00	0.00	0.00	N/A	317.85	205.00	-112.85	-55.05	205.00
5180-0000	HVAC Repair	0.00	50.00	50.00	100.00	632.00	450.00	-182.00	-40.44	600.00
5195-0000	Tree Trimming	300.00	0.00	-300.00	N/A	300.00	0.00	-300.00	N/A	0.00
5210-0000	Locks & Keys Repairs	0.00	0.00	0.00	N/A	110.00	0.00	-110.00	N/A	0.00
5230-0000	Plumbing Repairs	0.00	40.00	40.00	100.00	292.46	360.00	67.54	18.76	480.00
5250-0000	Roof Repairs	0.00	40.00	40.00	100.00	0.00	360.00	360.00	100.00	480.00
5290-0000	Other Maintenance	0.00	75.00	75.00	100.00	0.00	675.00	675.00	100.00	900.00
5299-0000	TOTAL REPAIR/MAINTENANCE	390.00	245.00	-145.00	-59.18	2,410.77	2,410.00	-0.77	-0.03	3,145.00
5300-0000	CLEANING AND IMPROVEMENTS									
5310-0000	Carpet Cleaning	0.00	0.00	0.00	N/A	0.00	500.00	500.00	100.00	500.00
5370-0000	Interior Repairs	0.00	0.00	0.00	N/A	415.00	0.00	-415.00	N/A	0.00
5380-0000	Other Cleaning and Improvements	0.00	10.00	10.00	100.00	0.00	90.00	90.00	100.00	120.00
5399-0000	TOTAL CLEANING AND IMPROVEMEN	0.00	10.00	10.00	100.00	415.00	590.00	175.00	29.66	620.00
5400-0000	SERVICES									
5430-0000	Exterminating	35.00	35.00	0.00	0.00	315.00	315.00	0.00	0.00	420.00
5445-0000	Backflow Prevention Service	0.00	0.00	0.00	N/A	0.00	35.00	35.00	100.00	35.00
5447-0000	HVAC Monthly Service	0.00	0.00	0.00	N/A	1,547.70	1,548.00	0.30	0.02	2,064.00
5487-0000	Window Washing Service	0.00	0.00	0.00	N/A	640.00	600.00	-40.00	-6.67	600.00
5499-0000	TOTAL SERVICES	35.00	35.00	0.00	0.00	2,502.70	2,498.00	-4.70	-0.19	3,119.00
6110-0000	Management Fees TALCOR	783.65	783.58	-0.07	-0.01	7,052.85	7,052.22	-0.63	-0.01	9,403.00
6159-0000	TOTAL OTHER EXPENSES	783.65	783.58	-0.07	-0.01	7,052.85	7,052.22	-0.63	-0.01	9,403.00
7110-0000	Property Insurance	156.22	169.00	12.78	7.56	1,405.98	1,521.00	115.02	7.56	2,027.00
7199-0000	TOTAL INSURANCE/TAXES	156.22	169.00	12.78	7.56	1,405.98	1,521.00	115.02	7.56	2,027.00
7800-0000	TOTAL OPERATING EXPENSES	1,364.87	1,242.58	-122.29	-9.84	13,787.30	14,071.22	283.92	2.02	18,314.00
7999-0000	NET INCOME - OPERATING	9,354.70	9,477.42	-122.72	-1.29	82,688.83	82,408.78	280.05	0.34	110,326.00
8200-0000	OTHER EXPENSES									
8210-0000	Depreciation Expense	3,106.33	3,106.00	-0.33	-0.01	27,956.97	27,954.00	-2.97	-0.01	37,276.00
8299-0000	TOTAL OTHER EXPENSES	3,106.33	3,106.00	-0.33	-0.01	27,956.97	27,954.00	-2.97	-0.01	37,276.00
9900-0000	NET INCOME	6,248.37	6,371.42	-123.05	-1.93	54,731.86	54,454.78	277.08	0.51	73,050.00

PHIPPS - BUDGET COMPARISON

As of June 30, 2016	<u>Actual</u>	<u>Budget</u>	<u>Variance</u>	<u>Percent</u>
Total Revenue	96,476.13	96,480.00	-3.87	0.00
Total Operating Expenses	13,787.30	14,071.22	283.92	2.02
Net Operating Income	82,688.83	82,408.78	280.05	0.34

Major Variances from Budget:

Property = collins centenn morgan sliger inn-tic johnson phippis knight fuqua famu

Cash Flow Statement

Period = Jun 2016

Book = Accrual

		Period to Date	%	Year to Date	%
3000-0000	INCOME				
3050-0000	INCOME - OPERATING				
3100-1000	Miscellaneous Income	0.00	0.00	185.00	0.03
3110-0000	Rent	45,679.30	77.32	451,076.52	78.82
3114-5000	Operating Expense Reimbursement	-791.96	-1.34	11,145.66	1.95
3115-0000	CAM	4,900.00	8.29	42,767.82	7.47
3120-0000	Other Rents	51.15	0.09	460.35	0.08
3220-0000	Interest Income	4,498.04	7.61	31,629.98	5.53
3305-0000	EEP Program Revenue	3,333.33	5.64	11,799.99	2.06
3306-0000	Other Program Income	0.00	0.00	6,500.00	1.14
3310-0000	Other Income	1,388.89	2.35	16,500.01	2.88
3315-0000	Sales Tax Discount	0.96	0.00	35.74	0.01
3540-0000	Electricity Pass Thru	21.67	0.04	195.03	0.03
3990-0000	TOTAL REVENUE	59,081.38	100.00	572,296.10	100.00
4000-0000	OPERATING EXPENSES				
4400-0000	PAYROLL EXPENSE				
4401-0000	Executive Director-Authority	10,750.00	18.20	96,750.00	16.91
4403-0000	Clerical Salary-Authority	3,175.98	5.38	34,493.49	6.03
4404-0000	Payroll Taxes - Authority	1,158.76	1.96	9,528.47	1.66
4405-0000	Worker's Compensation-Authority	183.33	0.31	1,790.98	0.31
4406-0000	Employee Benefits-Authority	2,631.99	4.45	28,955.03	5.06
4490-0000	TOTAL PAYROLL EXPENSE	17,900.06	30.30	171,517.97	29.97
4600-0000	UTILITIES				
4605-0000	Electric	5,225.07	8.84	50,908.19	8.90
4622-0000	Demand Credit	-30.28	-0.05	-252.30	-0.04
4635-0000	Refuse Collection	436.96	0.74	4,395.56	0.77
4640-0000	Water/Sewer	290.60	0.49	2,628.96	0.46
4642-0000	Non CAM Water/Sewer	213.83	0.36	1,874.97	0.33
4648-0000	Irrigation - Utility	123.36	0.21	1,110.24	0.19
4649-0000	Irrigation-NonCAM	34.10	0.06	306.90	0.05
4650-0000	Stormwater	263.15	0.45	2,368.35	0.41
4660-0000	Fire Service - Utility	199.13	0.34	1,800.55	0.31
4799-0000	TOTAL UTILITIES	6,755.92	11.43	65,141.42	11.38
5116-5000	REPAIR/MAINTENANCE				
5120-0000	Electric Repairs	294.96	0.50	449.92	0.08
5130-0000	Electric Bulbs	-75.70	-0.13	894.45	0.16
5135-0000	Parking Lot Bulbs	0.00	0.00	204.60	0.04
5138-0000	Parking Lot Poles	0.00	0.00	480.00	0.08
5140-0000	Elevator Maintenance	0.00	0.00	101.25	0.02
5141-0000	Elevator Maintenance-NonCAM	0.00	0.00	48.75	0.01
5145-0000	Elevator Phone Maintenance	0.00	0.00	225.00	0.04
5160-0000	Exterior Building Maintenance	270.00	0.46	1,988.84	0.35
5170-0000	Fire Extinguisher Maintenance	0.00	0.00	1,010.20	0.18
5180-0000	HVAC Repair	0.00	0.00	3,300.15	0.58
5195-0000	Tree Trimming	300.00	0.51	300.00	0.05
5210-0000	Locks & Keys Repairs	0.00	0.00	389.27	0.07
5215-0000	Locks & Keys Supplies	0.00	0.00	202.55	0.04
5230-0000	Plumbing Repairs	0.00	0.00	659.06	0.12
5232-0000	Non CAM Plumbing Repairs	0.00	0.00	525.70	0.09
5250-0000	Roof Repairs	0.00	0.00	45.00	0.01
5295-0000	Other Supplies	0.00	0.00	39.80	0.01
5299-0000	TOTAL REPAIR/MAINTENANCE	789.26	1.34	10,864.54	1.90
5300-0000	CLEANING AND IMPROVEMENTS				
5310-0000	Carpet Cleaning	0.00	0.00	13.03	0.00
5370-0000	Interior Repairs	0.00	0.00	568.81	0.10
5399-0000	TOTAL CLEANING AND IMPROVEMENTS	0.00	0.00	581.84	0.10
5400-0000	SERVICES				
5410-0000	Elevator Service	52.50	0.09	740.82	0.13
5412-0000	Elevator Service-NonCAM	97.50	0.16	428.94	0.08
5420-0000	Fire Protection System	462.00	0.78	3,089.20	0.54
5425-0000	Fire Protection Phone	240.85	0.41	2,095.12	0.37
5430-0000	Exterminating	205.00	0.35	2,959.90	0.52
5445-0000	Backflow Prevention Service	0.00	0.00	180.00	0.03
5447-0000	HVAC Monthly Service	0.00	0.00	14,853.70	2.60

Property = collins centenn morgan sliger inn-tic johnson phippis knight fuqua famu

Cash Flow Statement

Period = Jun 2016

Book = Accrual

		Period to Date	%	Year to Date	%
5450-0000	Janitorial Service	-327.38	-0.55	26,265.52	4.59
5460-0000	Landscaping Service	2,596.02	4.39	22,631.60	3.95
5462-0000	Non CAM Landscaping	354.03	0.60	2,495.77	0.44
5480-0000	Security	181.39	0.31	1,771.51	0.31
5487-0000	Window Washing Service	0.00	0.00	640.00	0.11
5499-0000	TOTAL SERVICES	3,861.91	6.54	78,152.08	13.66
5500-0000	PROPERTY ADMINISTRATION				
5510-0000	Accounting	5,000.00	8.46	22,000.00	3.84
5520-0000	Phone Service	185.23	0.31	1,667.36	0.29
5522-0000	Internet Charge	585.99	0.99	1,778.01	0.31
5530-0000	Copies	140.68	0.24	311.31	0.05
5550-0000	Legal Fees	0.00	0.00	125.00	0.02
5560-0000	Fees/Licenses/Permits	10.50	0.02	89.90	0.02
5563-0000	Miscellaneous Admin Expense	0.00	0.00	447.33	0.08
5565-0000	Office Supplies	0.00	0.00	472.29	0.08
5570-0000	Postage/Delivery	0.00	0.00	9.80	0.00
5575-0000	Professional Fees	1,375.00	2.33	8,515.44	1.49
5581-0000	EEP Program Expenses	3,333.00	5.64	12,095.94	2.11
5582-0000	Other Program Expenses	215.96	0.37	5,189.29	0.91
5585-0000	Subscriptions	0.00	0.00	2,315.00	0.40
5586-0000	Marketing/PR	0.00	0.00	4,172.00	0.73
5587-0000	General Authority Expense	167.50	0.28	906.93	0.16
5588-0000	Economic Development	0.00	0.00	12,500.00	2.18
5589-0000	Research Grants	25,000.00	42.31	25,000.00	4.37
5592-0000	Non CAM Professional Fees	193.00	0.33	7,695.22	1.34
5594-0000	Travel	0.00	0.00	3,656.19	0.64
5596-0000	Other Administration Costs	120.92	0.20	1,639.47	0.29
5599-0000	TOTAL PROPERTY ADMINISTRATION	36,327.78	61.49	110,586.48	19.32
6110-0000	Management Fees TALCOR	6,783.33	11.48	61,049.97	10.67
6159-0000	TOTAL OTHER EXPENSES	6,783.33	11.48	61,049.97	10.67
7110-0000	Property Insurance	4,875.43	8.25	43,878.87	7.67
7111-0000	Property Insurance-NonCAM	13.66	0.02	122.94	0.02
7199-0000	TOTAL INSURANCE/TAXES	4,889.09	8.28	44,001.81	7.69
7800-0000	TOTAL OPERATING EXPENSES	77,307.35	130.85	541,896.11	94.69
7999-0000	NET INCOME - OPERATING	-18,225.97	-30.85	30,399.99	5.31
8200-0000	OTHER EXPENSES				
8205-0000	Bad Debt Expense	0.00	0.00	31,033.42	5.42
8210-0000	Depreciation Expense	24,264.08	41.07	218,376.72	38.16
8215-0000	Gain/Loss on Sale of Assets	0.00	0.00	-71,175.22	-12.44
8220-0000	Amortization Expense	417.50	0.71	4,477.50	0.78
8299-0000	TOTAL OTHER EXPENSES	24,681.58	41.78	182,712.42	31.93
9900-0000	NET INCOME	-42,907.55	-72.62	-152,312.43	-26.61
	Adjustments				
1203-0000	A/R-Tenant	-5,940.16	-10.05	-56,600.01	-9.89
1204-0000	AR-Tenant Expenses to be Reimbursed	0.00	0.00	-74.14	-0.01
1206-0000	Other Receivables	-194.49	-0.33	-1,170.59	-0.20
1210-0000	Accounts Receivable	3,934.46	6.66	47,149.02	8.24
1220-0000	Reserve for Bad Debts	0.00	0.00	31,033.42	5.42
1590-0000	Accumulated Depreciation	24,264.08	41.07	159,076.72	27.80
1620-0000	F/F/E- Improvements	0.00	0.00	-3,027.73	-0.53
1672-0000	CIP - Project North	0.00	0.00	66,115.50	11.55
1746-0000	Accumulated Amortization-Leasing Commissions	125.00	0.21	1,292.00	0.23
1752-0000	Accumulated Amortization	292.50	0.50	3,185.50	0.56
1913-0000	Prepaid Insurance	5,072.42	8.59	25.38	0.00
1925-0000	Investments	-4,283.03	-7.25	-95,245.91	-16.64
2236-0000	Accounts Payable	3,081.42	5.22	-6,044.86	-1.06
2249-0000	Accrued Other	610.60	1.03	-842.89	-0.15
2305-0000	Sales Tax Payable	0.00	0.00	842.99	0.15
2307-0000	EEP Program Grant Funds Reserve	-3,333.33	-5.64	10,000.01	1.75
	Total Adjustments	23,629.47	39.99	155,714.41	27.21
Cash Flow		-19,278.08	-32.63	3,401.98	0.60

Property = collins centenn morgan sliger inn-tic johnson phipps knight fuqua famu

Cash Flow Statement

Period = Jun 2016
Book = Accrual

		Period to Date	%	Year to Date	%
Period to Date		Beginning Balance	Ending Balance	Difference	
1110-4000	Cash - Hancock Bank	238,239.20	218,961.12	-19,278.08	
1121-6600	Petty Cash Fund	200.00	200.00	0.00	
	Total Cash	238,439.20	219,161.12	-19,278.08	
Year to Date		Beginning Balance	Ending Balance	Difference	
1110-4000	Cash - Hancock Bank	215,559.14	218,961.12	3,401.98	
1121-6600	Petty Cash Fund	200.00	200.00	0.00	
	Total Cash	215,759.14	219,161.12	3,401.98	

LCRDA - OPERATING ACCOUNT

7/26/2016

Bank Reconciliation Report

6/30/2016

Posted by: DBO

Balance Per Bank Statement as of 6/30/2016 213,161.40

Outstanding Deposits

Deposit Date	Deposit Number	Amount
6/29/2016	368	12,481.61
Plus:	Outstanding Deposits	12,481.61

Outstanding Checks

Check Date	Check Number	Payee	Amount
6/15/2016	70416	utltal - City of Tallahassee	6,681.92
Less:	Outstanding Checks		6,681.92
	Reconciled Bank Balance		218,961.09

Balance per GL as of 6/30/2016 218,961.12

Bank Reconciling Items

Date	Notes	Amount
8/31/2013	rounding dlff	-0.03
blank	Book Reconciling Items	-0.03
	Reconciled Balance Per G/L	218,961.09

Difference (Reconciled Bank Balance And Reconciled Balance Per G/L) 0.00

Cleared Items:

Cleared Checks

Date	Tran #	Notes	Amount	Date Cleared
5/12/2016	1944	lcclerk - LEON COUNTY CLERK OF COURTS	40.00	6/30/2016
5/31/2016	1948	aireserv - Tony Kelly Heating & Air Inc	1,017.76	6/30/2016
5/31/2016	1949	bielby - Mary Margaret S. Bielby	66.82	6/30/2016
5/31/2016	1950	centuryl - CENTURY LINK	52.42	6/30/2016
5/31/2016	1951	centuryl - CENTURY LINK	240.85	6/30/2016
5/31/2016	1952	classoci - C&L Associates Commercial Cleaning	3,493.89	6/30/2016
5/31/2016	1953	comcast - COMCAST	218.80	6/30/2016
5/31/2016	1954	elsasser - Elsasser's Lock & Key, Inc.	131.30	6/30/2016
5/31/2016	1955	heinzbro - Heinz Brothers Nurseries, INC.	2,899.31	6/30/2016
5/31/2016	1956	marpan - Marpan Supply Company, Inc.	74.00	6/30/2016
5/31/2016	1957	metal - Metal Building Services, Inc.	180.00	6/30/2016
5/31/2016	1958	mgttal - Talcor Commercial Real Estate Svc Inc	59.38	6/30/2016
5/31/2016	1959	peddle - Peddie Chemical Company, Inc.	39.80	6/30/2016
5/31/2016	1960	rocksoli - ROCK SOLID TERMITE AND PEST CONTROL	205.00	6/30/2016
5/31/2016	1961	talldemo - Tallahassee Democrat, Inc.	75.21	6/30/2016

LCRDA - OPERATING ACCOUNT

7/26/2016

Bank Reconciliation Report

6/30/2016

Posted by: DBO

Cleared Checks

Date	Tran #	Notes	Amount	Date Cleared
5/31/2016	60116	ulltal - City of Tallahassee	5,950.27	6/30/2016
5/31/2016	601161	cnainsur - CNA INSURANCE	3,353.03	6/30/2016
6/9/2016	1962	absystem - STA of Tallahassee, Inc.	140.68	6/30/2016
6/9/2016	1963	brownbro - BROWN & BROWN OF FLORIDA, INC.	2,000.00	6/30/2016
6/9/2016	1964	bureau - BUREAU OF ELEVATOR SAFETY	150.00	6/30/2016
6/9/2016	1965	cphlbs - CLARK, PARTINGTON, HART, LARRY, BOND & STACKHOUSE	2,608.00	6/30/2016
6/9/2016	1966	hancdtpuggy - Hancock Bank	35.00	6/30/2016
6/9/2016	1967	hancdtrons - Hancock Bank	215.96	6/30/2016
6/9/2016	1968	heinzbro - Heinz Brothers Nurseries, INC.	5,315.88	6/30/2016
6/9/2016	1969	iphdsup - HD Supply Facilities Maintenance	166.68	6/30/2016
6/9/2016	1970	larrylynch - Lawrence W. Lynch	3,333.00	6/30/2016
6/9/2016	1971	metal - Metal Building Services, Inc.	270.00	6/30/2016
6/9/2016	1972	mgttal - Talcot Commercial Real Estate Svc Inc	6,783.33	6/30/2016
6/9/2016	1973	nanotech - Nanotechnology Patronas Group Inc.	15,000.00	6/30/2016
6/9/2016	1974	pointcatch - PointCatcher, Inc.	10,000.00	6/30/2016
6/9/2016	1975	sonitrol - Sonitrol of Tallahassee, Inc.	181.39	6/30/2016
6/9/2016	1976	stjohnscafe - St. John's Cafe	112.50	6/30/2016
6/9/2016	1977	talldemo - Tallahassee Democrat, Inc.	72.92	6/30/2016
6/20/2016	62016	stax - Florida Department of Revenue	37.26	6/30/2016
Total Cleared Checks			64,520.44	

Cleared Deposits

Date	Tran #	Notes	Amount	Date Cleared
6/1/2016	369		22,113.92	6/30/2016
6/3/2016	363	:CHECKscan Deposit	11,091.03	6/30/2016
6/6/2016	364	:CHECKscan Deposit	838.67	6/30/2016
6/6/2016	365	:CHECKscan Deposit	3,625.00	6/30/2016
6/22/2016	367	:CHECKscan Deposit	178.75	6/30/2016
Total Cleared Deposits			37,847.37	

Cleared Other Items

Date	Tran #	Notes	Amount	Date Cleared
6/30/2016	JE 19497	Interest Income from bank account	20.52	6/30/2016
6/30/2016	JE 19499	Benefits - 6.16	-610.60	6/30/2016
6/30/2016	JE 19503	Payroll taxes-June for June	-2,144.24	6/30/2016
6/30/2016	JE 19504	Payroll taxes-June for June	-2,071.26	6/30/2016
6/30/2016	JE 19507	Payroll for June 2016	-10,441.35	6/30/2016
6/30/2016	JE 19512	Benefits - June for June	-1,255.61	6/30/2016
Total Cleared Other Items			-16,502.54	



P.O. Box 4019 Gulfport, MS 39502

Return Service Requested

4967 000000 002

LEON COUNTY RESEARCH & DEV AUTHORITY
OPERATING ACCOUNT
C/O KRISTY BENNETT TALCO MGMT
1018 THOMASVILLE RD SUITE 200A
TALLAHASSEE FL 32303



Hancock Bank, a trade name of Whitney Bank



Statements Dates
06/01/2016 - 06/30/2016

Account Number:

Images:

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REFINANCE YOUR HOME AND SAVE WHILE MORTGAGE RATES ARE LOW. TO APPLY CALL 1-877-714-1220. NORMAL CREDIT CRITERIA APPLY.

Checking Account Summary

Table with 3 columns: Description, Amount, and Balance/Interest. Rows include Previous Balance, Credits, Debits, Service Charges, Interest Paid, Ending Balance, Average Balance, and YTD Interest Paid.

***** CHECKING ACCOUNT TRANSACTIONS *****

Deposits and Other Credits

Table with 6 columns: Date, Amount, Description, Date, Amount, Description. Lists transactions from 06/01 to 06/08.



000000002

Checks

Table with 6 columns: Date, Serial, Amount, Date, Serial, Amount. Lists check transactions from 06/06 to 06/14.



P.O. Box 4019 Gulfport, MS 39502

Return Service Requested



Hancock Bank, a trade name of Whitney Bank



4967

Page: 2 of 2

Statements Dates
06/01/2016 - 06/30/2016

Account Number:

Images:

0

* IMAGE * E0

LEON COUNTY RESEARCH & DEV AUTHORITY
OPERATING ACCOUNT
C/O KRISTY BENNETT TALCO MGMT
1018 THOMASVILLE RD SUITE 200A
TALLAHASSEE FL 32303

● **Other Debits**

Date	Amount	Description	Date	Amount	Description
06/01	3,353.03	PREM-PYMT CNA ACH 016152000878356CCD	06/02	1,338.87	016154001336828PPD PAYMENT CITYOFTALBKDRAFT
06/02	10.25	PAYMENT CITYOFTALBKDRAFT 016154001336836PPD	06/02	1,623.26	PAYMENT CITYOFTALBKDRAFT 016154001336832PPD
06/02	90.60	PAYMENT CITYOFTALBKDRAFT 016154001336835PPD	06/14	5,441.71	QUICKBOOKS INTUIT PAYROLL S 016166003335481CCD
06/02	143.83	PAYMENT CITYOFTALBKDRAFT 016154001336834PPD	06/15	610.60	ACH 1006 NRS 016167003551960PPD
06/02	221.33	PAYMENT CITYOFTALBKDRAFT 016154001336830PPD	06/15	2,144.24	USATAXPYMT IRS 016166003390099CCD
06/02	229.90	PAYMENT CITYOFTALBKDRAFT 016154001336827PPD	06/20	37.26	C01 FLA DEPT REVENUE 016172004261629CCD
06/02	283.34	PAYMENT CITYOFTALBKDRAFT 016154001336829PPD	06/29	4,999.64	QUICKBOOKS INTUIT PAYROLL S 016181005834946CCD
06/02	320.81	PAYMENT CITYOFTALBKDRAFT 016154001336837PPD	06/30	1,255.61	CRC FLA DEPT REVENUE 016182006080065CCD
06/02	569.57	PAYMENT CITYOFTALBKDRAFT 016154001336825PPD	06/30	2,071.26	USATAXPYMT IRS 016181005865885CCD
06/02	1,118.51	PAYMENT CITYOFTALBKDRAFT			

● **Balance By Date**

Date	Balance	Date	Balance	Date	Balance
05/31	256,337.01	06/08	276,201.06	06/21	239,621.64
06/01	275,097.90	06/13	275,907.79	06/22	221,288.64
06/02	269,080.81	06/14	259,837.63	06/24	221,467.39
06/03	267,744.25	06/15	249,881.82	06/29	216,467.75
06/06	267,219.56	06/17	249,808.90	06/30	213,161.40
06/07	260,646.36	06/20	249,621.64		



Payment Detail

Bank=inn1104 AND mm/yy=06/2016-06/2016 AND Check Date=06/01/2016-06/30/2016 AND All Checks=Yes AND Include Voids=All Checks

Check# Bank - Vendor - Date	Payable #	Property	Amount	Account
1962 (inn1104) - STA of Tallahassee, Inc. (absystem) - 06/09/16 (06/16)				
05/07-06/06/16 Svcs	P-109059	knight	140.68	55300000 - Copies
Total 1962 (inn1104) - STA of Tallahassee, Inc. (absystem) - 06/09/16 (06/16)			140.68	
1963 (inn1104) - BROWN & BROWN OF FLORIDA, INC. (brownbro) - 06/09/16 (06/16)				
10/01/15-10/01/16 4th Qtr Payment	P-109052	inn-tic	2,000.00	19130000 - Prepaid Insurance
Total 1963 (inn1104) - BROWN & BROWN OF FLORIDA, INC. (brownbro) - 06/09/16 (06/16)			2,000.00	
1964 (inn1104) - BUREAU OF ELEVATOR SAFETY (bureau) - 06/09/16 (06/16)				
elevator license 2016	P-109053	fuqua	26.25	51400000 - Elevator Maintenance
elevator license 2016	P-109053	fuqua	48.75	51410000 - Elevator Maintenance-NonCAM
elevator license 2016	P-109054	johnson	75.00	51400000 - Elevator Maintenance
Total 1964 (inn1104) - BUREAU OF ELEVATOR SAFETY (bureau) - 06/09/16 (06/16)			150.00	
1965 (inn1104) - CLARK, PARTINGTON, HART, LARRY, BOND & STACKHOUSE (cphlbs) - 06/09/16 (06/16)				
Matter #143121 General File 05/2016 Svcs	P-109050	knight	2,125.00	55750000 - Professional Fees
Matter #163010 Commercial Lease Dispute Bing Energy 05/2016 Svcs	P-109051	knight	483.00	55920000 - Non CAM Professional Fees
Total 1965 (inn1104) - CLARK, PARTINGTON, HART, LARRY, BOND & STACKHOUSE (cphlbs) - 06/09/16 (06/16)			2,608.00	
1966 (inn1104) - Hancock Bank (hancdtpeggy) - 06/09/16 (06/16)				
Annual Credit Card Fee-Peggy Bielby	P-109063	knight	35.00	55870000 - General Authority Expense
Total 1966 (inn1104) - Hancock Bank (hancdtpeggy) - 06/09/16 (06/16)			35.00	
1967 (inn1104) - Hancock Bank (hancdtrons) - 06/09/16 (06/16)				
05/2016 Constant Contact	P-109064	knight	55.00	55860000 - Marketing/PR
Best Buy-Audio Cable, HDMI, & Headphone Jack	P-109064	knight	109.96	55820000 - Other Program Expenses
Tallyspace	P-109064	knight	51.00	55820000 - Other Program Expenses
Total 1967 (inn1104) - Hancock Bank (hancdtrons) - 06/09/16 (06/16)			215.96	
1968 (inn1104) - Heinz Brothers Nurseries, INC. (heinzbro) - 06/09/16 (06/16)				
05/2016 Grounds Maintenance	P-109049	morgan	305.32	54600000 - Landscaping Service
05/2016 Grounds Maintenance	P-109049	johnson	373.17	54600000 - Landscaping Service
05/2016 Grounds Maintenance	P-109049	collins	708.01	54600000 - Landscaping Service
05/2016 Grounds Maintenance	P-109049	knight	649.01	54600000 - Landscaping Service
05/2016 Grounds Maintenance	P-109049	inn-tic	560.51	54600000 - Landscaping Service
05/2016 Grounds Maintenance	P-109049	inn-tic	354.03	54620000 - Non CAM Landscaping
05/2016 Pinestraw Install	P-109049	morgan	681.36	54600000 - Landscaping Service
05/2016 Pinestraw Install	P-109049	johnson	832.77	54600000 - Landscaping Service
05/2016 Pinestraw Install	P-109049	collins	425.85	54600000 - Landscaping Service
05/2016 Pinestraw Install	P-109049	knight	425.85	54600000 - Landscaping Service
Total 1968 (inn1104) - Heinz Brothers Nurseries, INC. (heinzbro) - 06/09/16 (06/16)			5,315.88	
1969 (inn1104) - HD Supply Facilities Maintenance (iphdsup) - 06/09/16 (06/16)				
rebuild kit for urinal.	P-109048	fuqua	58.34	52300000 - Plumbing Repairs
rebuild kit for urinal.	P-109048	fuqua	108.34	52320000 - Non CAM Plumbing Repairs
Total 1969 (inn1104) - HD Supply Facilities Maintenance (iphdsup) - 06/09/16 (06/16)			166.68	
1970 (inn1104) - Lawrence W. Lynch (larrylynch) - 06/09/16 (06/16)				
06/2016 EEP	P-109057	knight	3,333.00	55810000 - EEP Program Expenses
Total 1970 (inn1104) - Lawrence W. Lynch (larrylynch) - 06/09/16 (06/16)			3,333.00	
1971 (inn1104) - Metal Building Services, Inc. (metal) - 06/09/16 (06/16)				
06/2016 Gutter Cleaning Svcs	P-109062	collins	90.00	51600000 - Exterior Building Maintenance
06/2016 Gutter Cleaning Svcs	P-109062	phippis	90.00	51600000 - Exterior Building Maintenance
06/2016 Gutter Cleaning Svcs	P-109062	morgan	45.00	51600000 - Exterior Building Maintenance
06/2016 Gutter Cleaning Svcs	P-109062	johnson	45.00	51600000 - Exterior Building Maintenance
Total 1971 (inn1104) - Metal Building Services, Inc. (metal) - 06/09/16 (06/16)			270.00	
1972 (inn1104) - Talcor Commercial Real Estate Svc Inc (mgttal) - 06/09/16 (06/16)				
06/2016 Mngmnt Fee-Innovation	P-109056	knight	827.03	61100000 - Management Fees TALCOR
06/2016 Mngmnt Fee-Innovation	P-109056	collins	1,331.40	61100000 - Management Fees TALCOR
06/2016 Mngmnt Fee-Innovation	P-109056	morgan	1,738.40	61100000 - Management Fees TALCOR
06/2016 Mngmnt Fee-Innovation	P-109056	johnson	2,102.85	61100000 - Management Fees TALCOR
06/2016 Mngmnt Fee-Innovation	P-109056	phippis	783.65	61100000 - Management Fees TALCOR
Total 1972 (inn1104) - Talcor Commercial Real Estate Svc Inc (mgttal) - 06/09/16 (06/16)			6,783.33	

Payment Detail

Bank=inn1104 AND mm/yy=06/2016-06/2016 AND Check Date=06/01/2016-06/30/2016 AND All Checks=Yes AND Include Voids=All Checks

1973 (inn1104) - Nanotechnology Patronas Group Inc. (nanotech) - 06/09/16 (06/16)			
06/2016 Tech Grant	P-109061	knight	15,000.00 55890000 - Research Grants
Total 1973 (inn1104) - Nanotechnology Patronas Group Inc. (nanotech) - 06/09/16 (06/16)			15,000.00
1974 (inn1104) - PointCatcher, Inc. (pointcatch) - 06/09/16 (06/16)			
06/2016 Tech Grant	P-109060	knight	10,000.00 55890000 - Research Grants
Total 1974 (inn1104) - PointCatcher, Inc. (pointcatch) - 06/09/16 (06/16)			10,000.00
1975 (inn1104) - Sonitrol of Tallahassee, Inc. (sonitrol) - 06/09/16 (06/16)			
06/2016 Access Control & Intrusion Svcs	P-109066	collins	181.39 54800000 - Security
Total 1975 (inn1104) - Sonitrol of Tallahassee, Inc. (sonitrol) - 06/09/16 (06/16)			181.39
1976 (inn1104) - St. John's Cafe (stjohnscafe) - 06/09/16 (06/16)			
LCRDA food for Board of Governors meeting	P-109055	knight	112.50 55870000 - General Authority Expense
Total 1976 (inn1104) - St. John's Cafe (stjohnscafe) - 06/09/16 (06/16)			112.50
1977 (inn1104) - Tallahassee Democrat, Inc. (talldemo) - 06/09/16 (06/16)			
Notice of Public Meetings 06/09/16	P-109058	knight	72.92 55960000 - Other Administration Costs
Total 1977 (inn1104) - Tallahassee Democrat, Inc. (talldemo) - 06/09/16 (06/16)			72.92
62016 (inn1104) - Florida Department of Revenue (stax) - 06/20/16 (06/16)			
05/2016 Sales TAX-Innovation	P-109078	knight	38.22 23050000 - Sales Tax Payable
05/2016 Sales TAX-Innovation	P-109078	knight	-0.96 33150000 - Sales Tax Discount
Total 62016 (inn1104) - Florida Department of Revenue (stax) - 06/20/16 (06/16)			37.26
70416 (inn1104) - City of Tallahassee (utital) - 06/15/16 (06/16)			
0721285610 06/2016	P-109067	fuqua	115.14 46400000 - Water/Sewer
0721285610 06/2016	P-109067	fuqua	213.83 46420000 - Non CAM Water/Sewer
1721285610 06/2016	P-109068	inn-tic	10.25 46050000 - Electric
3588865610 06/2016	P-109069	inn-tic	11.75 46050000 - Electric
3588865610 06/2016	P-109069	inn-tic	78.75 46480000 - Irrigation - Utility
4621285610 06/2016	P-109070	morgan	96.97 46050000 - Electric
5764754002 06/2016	P-109071	johnson	1,673.61 46050000 - Electric
6370545953 06/2016	P-109072	collins	1,098.58 46050000 - Electric
6370545953 06/2016	P-109072	collins	142.98 46400000 - Water/Sewer
6370545953 06/2016	P-109072	collins	115.44 46350000 - Refuse Collection
6370545953 06/2016	P-109072	collins	217.83 46500000 - Stormwater
6370545953 06/2016	P-109072	collins	154.21 46600000 - Fire Service - Utility
6370545953 06/2016	P-109072	collins	26.25 46480000 - Irrigation - Utility
6621285610 06/2016	P-109073	morgan	310.15 46050000 - Electric
7621285610 06/2016	P-109074	fuqua	18.36 46480000 - Irrigation - Utility
7621285610 06/2016	P-109074	fuqua	34.10 46490000 - Irrigation-NonCAM
7621285610 06/2016	P-109074	morgan	103.90 46350000 - Refuse Collection
7621285610 06/2016	P-109074	johnson	126.98 46350000 - Refuse Collection
8559156780 06/2016	P-109075	morgan	1,285.11 46050000 - Electric
8621285610 06/2016	P-109076	knight	118.38 46050000 - Electric
8621285610 06/2016	P-109076	knight	32.48 46400000 - Water/Sewer
8621285610 06/2016	P-109076	knight	45.32 46500000 - Stormwater
8621285610 06/2016	P-109076	knight	16.64 46350000 - Refuse Collection
8621285610 06/2016	P-109076	knight	44.92 46600000 - Fire Service - Utility
9621285610 06/2016	P-109077	morgan	620.27 46050000 - Electric
9621285610 06/2016	P-109077	morgan	-30.28 46220000 - Demand Credit
Total 70416 (inn1104) - City of Tallahassee (utital) - 06/15/16 (06/16)			6,681.92
			53,104.52

Deposit Register

For Period = Jun 2016

Name	Property	Unit	Tenant	Period	Received Date	Deposit Date	Amount	Check #	Deposit #	Notes
(inn1104) - 363 06/03/2016										
NANOSTRATA, INC.	knight	110	ip-nano	06/2016	6/3/2016	6/3/2016	371.46	002119	363	:CHECKscan Payment - 05-16 OtherRent; 06-16 Rent/SalesTax
DEPARTMENT OF TRANSPORTATION	phipp	PHIPPS	ip-dot	06/2016	6/3/2016	6/3/2016	10,719.57	6411053490	363	:CHECKscan Payment - 05-16 Rent
Total (inn1104) - 363 06/03/2016							11,091.03			
(inn1104) - 364 06/06/2016										
STATE OF FLORIDA DEPARTMENT OF AGRICULTURE & CONSUMER SERVICES DIVISION OF MARKETING & DEVELOPMENT	collins	25	ip-dacs	06/2016	6/6/2016	6/6/2016	838.67	6411409630	364	:CHECKscan Payment - 04/2016 Utility Reimbursement
Total (inn1104) - 364 06/06/2016							838.67			
(inn1104) - 365 06/06/2016										
CENTER FOR BIOMEDICAL & TOXICOLOGICAL RESEARCH	morgan	226-235	cbtr	06/2016	6/6/2016	6/6/2016	3,625.00	00681620	365	:CHECKscan Payment - 06-16 Rent
Total (inn1104) - 365 06/06/2016							3,625.00			
(inn1104) - 367 06/22/2016										
INSTITUTE OF SCIENCE & PUBLIC AFFAIRS	morgan	131	ispa	06/2016	6/22/2016	6/22/2016	178.75	002690	367	:CHECKscan Payment - 05-16 Rent/Electric
Total (inn1104) - 367 06/22/2016							178.75			
(inn1104) - 368 06/29/2016										
Keith Bowers	knight			06/2016	6/29/2016	6/29/2016	10.00	01319	368	:CHECKscan Payment - Keith Bowers-BOG Lunch
Kristin Dozier	knight			06/2016	6/29/2016	6/29/2016	10.00	0490	368	:CHECKscan Payment - Kristin Dozier-BOG Lunch
Rexel	morgan			06/2016	6/29/2016	6/29/2016	75.70	1110415339	368	:CHECKscan Payment - Item Return
SunnyLand Solar RE, LLC	inn-tic	1F	sunny	06/2016	6/29/2016	6/29/2016	583.33	001444	368	:CHECKscan Payment - 04-16 Rent
STATE OF FLORIDA DEPARTMENT OF AGRICULTURE & CONSUMER SERVICES DIVISION OF MARKETING & DEVELOPMENT	collins	25	ip-dacs	06/2016	6/29/2016	6/29/2016	1,083.01	6412178730	368	:CHECKscan Payment - 05/2016 Utility Reimbursement; Elsassers Lock & Key FDACS Key Reimbursement
DEPARTMENT OF TRANSPORTATION	phipp	PHIPPS	ip-dot	06/2016	6/29/2016	6/29/2016	10,719.57	6412148940	368	:CHECKscan Payment - 06-16 Rent
Total (inn1104) - 368 06/29/2016							12,481.61			
General Service Administration (GSA)	johnson	100	gs04plfl	06/2016	6/1/2016	6/1/2016	22,113.92	GSA0616	369	05-16 Rent; 06-16 Part Rent
Total (inn1104) - 369 06/01/2016							22,113.92			
Grand Total							50,328.98			

Aged Receivable

DB Caption: TALCOR Commercial -- LIVE Property: invntion Status: Current, Past, Future All Selected Accounts Age As Of: 06/30/2016 Post To: 06/2016 Summary By: Tenant

Property	Customer	Lease	Name	Status	Current	0-30	31-60	61-90	Over	Pre-	Total
					Owed	Owed	Owed	Owed	90 Owed	Payments	Owed
collins - INNOVATION PARK-COLLINS BLDG											
collins - INNOVATION PARK-COLLINS BLDG		bingcol	Bing Energy International, LLC	Current	37,206.42	0.00	0.00	0.00	37,206.42	0.00	37,206.42
collins - INNOVATION PARK-COLLINS BLDG		ip-dacs	STATE OF FLORIDA DEPARTMENT OF AGRICULTURE & CONSUMER SERVICES DIVISION	Current	2,664.30	2,664.30	0.00	0.00	0.00	0.00	2,664.30
collins - INNOVATION PARK-COLLINS BLDG					39,870.72	2,664.30	0.00	0.00	37,206.42	0.00	39,870.72
fuqua - FUQUA COMPLEX											
fuqua - FUQUA COMPLEX		fsurf-ca	FSU Research Foundation	Current	508.48	508.48	0.00	0.00	0.00	0.00	508.48
fuqua - FUQUA COMPLEX					508.48	508.48	0.00	0.00	0.00	0.00	508.48
inn-tic - INNOVATION PARK -TENANTS IN COMMON											
inn-tic - INNOVATION PARK -TENANTS IN COMMON		sunny	SunnyLand Solar RE, LLC	Current	1,166.66	583.33	583.33	0.00	0.00	0.00	1,166.66
inn-tic - INNOVATION PARK -TENANTS IN COMMON					1,166.66	583.33	583.33	0.00	0.00	0.00	1,166.66
johnson - INNOVATION PARK - JOHNSON BLDG											
johnson - INNOVATION PARK - JOHNSON BLDG		gs04plfl	General Service Administration (GSA)	Current	21,899.33	21,899.33	0.00	0.00	0.00	0.00	21,899.33
johnson - INNOVATION PARK - JOHNSON BLDG		fsujohn	THE FLORIDA STATE UNIVERSITY RESEARCH FOUNDATION, INC.	Current	0.00	0.00	0.00	0.00	0.00	-37.12	-37.12
johnson - INNOVATION PARK - JOHNSON BLDG					21,899.33	21,899.33	0.00	0.00	0.00	-37.12	21,862.21
knight - INNOVATION PARK - KNIGHT ADMIN BLDG											
knight - INNOVATION PARK - KNIGHT ADMIN BLDG		ip-nano	NANOSTRATA, INC.	Current	21.15	21.15	0.00	0.00	0.00	0.00	21.15
knight - INNOVATION PARK - KNIGHT ADMIN BLDG		nhuenerg	Nhu Energy, Inc	Current	227.45	227.45	0.00	0.00	0.00	0.00	227.45
knight - INNOVATION PARK - KNIGHT ADMIN BLDG					248.60	248.60	0.00	0.00	0.00	0.00	248.60
morgan - INNOVATION PARK -MORGAN BLDG											
morgan - INNOVATION PARK -MORGAN BLDG		forensic	Forensic Data Corp	Current	18.03	0.00	0.00	0.00	18.03	0.00	18.03
morgan - INNOVATION PARK -MORGAN BLDG		nwrdrmgm	Florida State University Board of Trustees	Current	5,592.16	2,796.08	2,796.08	0.00	0.00	0.00	5,592.16
morgan - INNOVATION PARK -MORGAN BLDG		mgn-famu	FLORIDA A&M UNIVERSITY BOARD OF TRUSTEES	Current	5,118.50	2,559.25	2,559.25	0.00	0.00	0.00	5,118.50
morgan - INNOVATION PARK -MORGAN BLDG		ispa	INSTITUTE OF SCIENCE & PUBLIC AFFAIRS	Current	178.75	178.75	0.00	0.00	0.00	0.00	178.75
morgan - INNOVATION PARK -MORGAN BLDG					10,907.44	5,534.08	5,355.33	0.00	18.03	0.00	10,907.44
Grand Total					74,601.23	31,438.12	5,938.66	0.00	37,224.45	-37.12	74,564.11

UserId : kristy Date : 7/26/2016 Time : 7:06 AM

Payables Aging Report

Invoice
 Period: 06/2016
 As of : 06/30/2016

Payee Code	Payee Name	Invoice Notes	Control	Batch Id	Property	Invoice Date	Account	Invoice #	Current Owed	0-30 Owed	31-60 Owed	61-90 Owed	Over 90 Owed	Notes
centuryl	CENTURY LINK													
		Acct #43132824	P-110022	26891	collins	6/18/2016	5520-0000 Phone Service	43132824 06/2016	52.42	52.42	0.00	0.00	0.00	0.00 06/18-07/17/16 Svcs
		Acct #437850207	P-110021	26891	johnson	6/18/2016	5425-0000 Fire Protection Phone	437850207 06/2016	240.85	240.85	0.00	0.00	0.00	0.00 06/18-07/17/16 Svcs
Total centuryl									293.27	293.27	0.00	0.00	0.00	0.00
classici	C&L Associates Commercial Cleaning													
		05/2016 Janitorial Credit	P-110445	27002	collins	6/1/2016	5450-0000 Janitorial Service	0057 IP-May 2016 Credit	-298.82	-298.82	0.00	0.00	0.00	0.00 05/2016 Janitorial Credit
		05/2016 Janitorial Credit	P-110445	27002	johnson	6/1/2016	5450-0000 Janitorial Service	0057 IP-May 2016 Credit	-1,135.05	-1,135.05	0.00	0.00	0.00	0.00 05/2016 Janitorial Credit
		05/2016 Janitorial Credit	P-110445	27002	knight	6/1/2016	5450-0000 Janitorial Service	0057 IP-May 2016 Credit	-184.24	-184.24	0.00	0.00	0.00	0.00 05/2016 Janitorial Credit
		05/2016 Janitorial Credit	P-110445	27002	morgan	6/1/2016	5450-0000 Janitorial Service	0057 IP-May 2016 Credit	-767.12	-767.12	0.00	0.00	0.00	0.00 05/2016 Janitorial Credit
		05/2016 Janitorial Svcs	P-109606	26800	collins	5/1/2016	5450-0000 Janitorial Service	0057-IP	298.82	0.00	0.00	298.82	0.00	0.00 05/2016 Janitorial Svcs
		05/2016 Janitorial Svcs	P-109606	26800	johnson	5/1/2016	5450-0000 Janitorial Service	0057-IP	1,135.05	0.00	0.00	1,135.05	0.00	0.00 05/2016 Janitorial Svcs
		05/2016 Janitorial Svcs	P-109606	26800	knight	5/1/2016	5450-0000 Janitorial Service	0057-IP	184.24	0.00	0.00	184.24	0.00	0.00 05/2016 Janitorial Svcs
		05/2016 Janitorial Svcs	P-109606	26800	morgan	5/1/2016	5450-0000 Janitorial Service	0057-IP	767.12	0.00	0.00	767.12	0.00	0.00 05/2016 Janitorial Svcs
		06/2016 Janitorial Credit	P-110446	27002	collins	6/1/2016	5450-0000 Janitorial Service	0058 IP-June 2016 Credit	-39.29	-39.29	0.00	0.00	0.00	0.00 06/2016 Janitorial Credit
		06/2016 Janitorial Credit	P-110446	27002	johnson	6/1/2016	5450-0000 Janitorial Service	0058 IP-June 2016 Credit	-157.14	-157.14	0.00	0.00	0.00	0.00 06/2016 Janitorial Credit
		06/2016 Janitorial Credit	P-110446	27002	knight	6/1/2016	5450-0000 Janitorial Service	0058 IP-June 2016 Credit	-26.19	-26.19	0.00	0.00	0.00	0.00 06/2016 Janitorial Credit
		06/2016 Janitorial Credit	P-110446	27002	morgan	6/1/2016	5450-0000 Janitorial Service	0058 IP-June 2016 Credit	-104.76	-104.76	0.00	0.00	0.00	0.00 06/2016 Janitorial Credit
		06/2016 Janitorial Svcs	P-110018	26891	collins	6/1/2016	5450-0000 Janitorial Service	0058 IP	298.82	298.82	0.00	0.00	0.00	0.00 06/2016 Janitorial Svcs
		06/2016 Janitorial Svcs	P-110018	26891	johnson	6/1/2016	5450-0000 Janitorial Service	0058 IP	1,135.05	1,135.05	0.00	0.00	0.00	0.00 06/2016 Janitorial Svcs
		06/2016 Janitorial Svcs	P-110018	26891	knight	6/1/2016	5450-0000 Janitorial Service	0058 IP	184.24	184.24	0.00	0.00	0.00	0.00 06/2016 Janitorial Svcs
		06/2016 Janitorial Svcs	P-110018	26891	morgan	6/1/2016	5450-0000 Janitorial Service	0058 IP	767.12	767.12	0.00	0.00	0.00	0.00 06/2016 Janitorial Svcs
Total classici									2,057.85	-327.38	0.00	2,385.23	0.00	
comcast	COMCAST													
		Acct #09587 317042-01-7	P-110015	26891	knight	6/21/2016	5520-0000 Phone Service	09587 317042-01-7 06/2016	132.81	132.81	0.00	0.00	0.00	0.00 07/04-08/03/16 Svcs
		Acct #09587 317042-01-7	P-110015	26891	knight	6/21/2016	5522-0000 Internet Charge	09587 317042-01-7 06/2016	85.99	85.99	0.00	0.00	0.00	0.00 07/04-08/03/16 Svcs
Total comcast									218.80	218.80	0.00	0.00	0.00	
cphbs	CLARK, PARTINGTON, HART, LARRY, BOND & STACKHOUSE													
		Matter #143121 General File 06/2016 Svcs	P-110449	27002	knight	6/30/2016	5575-0000 Professional Fees	98248513	1,375.00	1,375.00	0.00	0.00	0.00	0.00 Matter #143121 General File 06/2016 Svcs
		Matter #163010 06/2016 Svcs Commercial Lease Dispute Bing Energy	P-110450	27002	knight	6/30/2016	5592-0000 Non CAM Professional	98248514	193.00	193.00	0.00	0.00	0.00	0.00 Matter #163010 06/2016 Svcs Commercial Lease Dispute Bing Energy
Total cphbs									1,568.00	1,568.00	0.00	0.00	0.00	
elecsupp	City Electric Supply Co.													
		bracket for stairwell to repair light	P-110017	26891	morgan	6/1/2016	5120-0000 Electric Repairs	TAL/091314	141.96	141.96	0.00	0.00	0.00	0.00 bracket for stairwell to repair light
Total elecsupp									141.96	141.96	0.00	0.00	0.00	
heinzbro	Heinz Brothers Nurseries, INC.													
		06/2016 Grounds Maintenance	P-110448	27002	collins	6/15/2016	5460-0000 Landscaping Service	24190	708.01	708.01	0.00	0.00	0.00	0.00 06/2016 Grounds Maintenance
		06/2016 Grounds Maintenance	P-110448	27002	inn-tic	6/15/2016	5460-0000 Landscaping Service	24190	560.51	560.51	0.00	0.00	0.00	0.00 06/2016 Grounds Maintenance
		06/2016 Grounds Maintenance	P-110448	27002	inn-tic	6/15/2016	5462-0000 Non CAM Landscaping	24190	354.03	354.03	0.00	0.00	0.00	0.00 06/2016 Grounds Maintenance
		06/2016 Grounds Maintenance	P-110448	27002	johnson	6/15/2016	5460-0000 Landscaping Service	24190	373.17	373.17	0.00	0.00	0.00	0.00 06/2016 Grounds Maintenance
		06/2016 Grounds Maintenance	P-110448	27002	knight	6/15/2016	5460-0000 Landscaping Service	24190	649.01	649.01	0.00	0.00	0.00	0.00 06/2016 Grounds Maintenance
		06/2016 Grounds Maintenance	P-110448	27002	morgan	6/15/2016	5460-0000 Landscaping Service	24190	305.32	305.32	0.00	0.00	0.00	0.00 06/2016 Grounds Maintenance
Total heinzbro									2,950.05	2,950.05	0.00	0.00	0.00	
ip-dacs	STATE OF FLORIDA DEPARTMENT OF AGRICULTURE & CONSUMER SERVICES DIVISION OF MARKETING & DEVELOPMENT													
		05/2016 Utilitv Reimbursement Refund	P-110016	26891	collins	6/28/2016	3114-5000 Operating Expense Re 05/2016 Utilitv Reimbursement Refund		951.71	951.71	0.00	0.00	0.00	0.00 05/2016 Utilitv Reimbursement Refund
Total ip-dacs									951.71	951.71	0.00	0.00	0.00	
lcboc	LEON COUNTY BD OF COMMISSIONER													
		06/2016 PTY-Innovation Park	P-110040	26897	knight	6/1/2016	4406-0000 Employee Benefits-Au	06/2016 PTY-Innovation Park	593.57	593.57	0.00	0.00	0.00	0.00 06/2016 PTY-Innovation Park
Total lcboc									593.57	593.57	0.00	0.00	0.00	
leoclerk	Leon County Clerk of Court													
		Pre Employment Testing	P-110447	27002	knight	6/30/2016	5587-0000 General Authority Exp	226	40.00	40.00	0.00	0.00	0.00	0.00 Pre Employment Testing
Total leoclerk									40.00	40.00	0.00	0.00	0.00	
marpan	Marpan Supply Company, Inc.													
		Container Rental Svcs	P-110020	26891	johnson	6/20/2016	4635-0000 Refuse Collection	1398407	40.70	40.70	0.00	0.00	0.00	0.00 Container Rental Svcs
		Container Rental Svcs	P-110020	26891	morgan	6/20/2016	4635-0000 Refuse Collection	1398407	33.30	33.30	0.00	0.00	0.00	0.00 Container Rental Svcs
Total marpan									74.00	74.00	0.00	0.00	0.00	
milltree	Miller's Tree Service, LLC													
		removal of dead tree	P-110013	26891	phipps	6/14/2016	5195-0000 Tree Trimming	15224	300.00	300.00	0.00	0.00	0.00	0.00 removal of dead tree
Total milltree									300.00	300.00	0.00	0.00	0.00	
misccho	Thomas Howell Ferguson, PA													
		Final Billing for 09/30/15 Audit & Additional Billing for GASB stmt 68	P-110451	27002	knight	6/30/2016	5510-0000 Accounting	93493	4,000.00	4,000.00	0.00	0.00	0.00	0.00 Additional Billing for GASB stmt 68
		Final Billing for 09/30/15 Audit & Additional Billing for GASB stmt 68	P-110451	27002	knight	6/30/2016	5510-0000 Accounting	93493	1,000.00	1,000.00	0.00	0.00	0.00	0.00 Final Billing for 09/30/15 Audit
Total misccho									5,000.00	5,000.00	0.00	0.00	0.00	
nationre	National Research Group													
		Account #LCC-002 Denise Bilbow background check	P-110011	26891	knight	6/2/2016	5596-0000 Other Administration I	06021558	48.00	48.00	0.00	0.00	0.00	0.00 Account #LCC-002 Denise Bilbow background check
Total nationre									48.00	48.00	0.00	0.00	0.00	

Payables Aging Report

invoiced
 Period: 06/2016
 As of : 06/30/2016

Payee Code	Payee Name	Invoice Notes	Control	Batch Id	Property	Invoice Date	Account	Invoice #	Current Owed	0-30 Owed	31-60 Owed	61-90 Owed	Over 90 Owed	Notes
opps	DIGITAL OPPS													
		06/20/16-06/19/17 Annual Renewal Website Hosting	P-110014	26891	knight	6/20/2016	5522-0000 Internet Charge	06202016	500.00	500.00	0.00	0.00	0.00	0.00 06/20/16-06/19/17 Annual Renewal Website Hosting
Total opps									500.00	500.00	0.00	0.00	0.00	
rocksoil	ROCK SOLID TERMITES AND PEST CONTROL													
		06/2016 Pest Control Svcs	P-110717	27056	collins	6/30/2016	5430-0000 Exterminating	21930	55.00	55.00	0.00	0.00	0.00	0.00 06/2016 Pest Control Svcs
		06/2016 Pest Control Svcs	P-110717	27056	johnson	6/30/2016	5430-0000 Exterminating	21930	45.00	45.00	0.00	0.00	0.00	0.00 06/2016 Pest Control Svcs
		06/2016 Pest Control Svcs	P-110717	27056	knight	6/30/2016	5430-0000 Exterminating	21930	25.00	25.00	0.00	0.00	0.00	0.00 06/2016 Pest Control Svcs
		06/2016 Pest Control Svcs	P-110717	27056	morgan	6/30/2016	5430-0000 Exterminating	21930	45.00	45.00	0.00	0.00	0.00	0.00 06/2016 Pest Control Svcs
		06/2016 Pest Control Svcs	P-110717	27056	phippis	6/30/2016	5430-0000 Exterminating	21930	35.00	35.00	0.00	0.00	0.00	0.00 06/2016 Pest Control Svcs
Total rocksoil									205.00	205.00	0.00	0.00	0.00	
simplex	Simplex Grinnell													
		Contract # 134413	P-110012	26891	johnson	6/7/2016	5420-0000 Fire Protection System	78695565	462.00	462.00	0.00	0.00	0.00	0.00 01/01-09/30/16 Svcs
Total simplex									462.00	462.00	0.00	0.00	0.00	
thyssen	Thyssen Krupp Elevator Corporation													
		06/01-06/30/16 Svcs	P-110009	26891	fuqua	6/1/2016	5410-0000 Elevator Service	3002566622	52.50	52.50	0.00	0.00	0.00	0.00 06/01-06/30/16 Svcs
		06/01-06/30/16 Svcs	P-110009	26891	fuqua	6/1/2016	5412-0000 Elevator Service-NonC	3002566622	97.50	97.50	0.00	0.00	0.00	0.00 06/01-06/30/16 Svcs
Total thyssen									150.00	150.00	0.00	0.00	0.00	
weston	Weston Trawick, Inc.													
		inspect and locate shortened wire to allow pumps to continue to operate	P-110019	26891	johnson	6/14/2016	5120-0000 Electric Repairs	33046	153.00	153.00	0.00	0.00	0.00	0.00 inspect and locate shortened wire to allow pumps to continue to operate
Total weston									153.00	153.00	0.00	0.00	0.00	
Grand Total									15,707.21	13,321.98	0.00	2,385.23	0.00	

INNOVATION PARK
COLLINS BLDG.

Innovation Park
(A Research & Development Centre)
Collins Bldg.-2051 E Paul Dirac Dr.
Tallahassee, FL 32310

% OF BLDG	TENANT	START	END	SECURITY DEPOSIT	SQ.FT.	\$ PER SQ.FT.	GPR	BASE RENT	STAX (7.5%)	OTHER	MONTHLY TOTAL	PREVIOUS BALANCE	TOTAL DUE	PAYMENT RECEIVED	DATE PAID	BALANCE DUE	COMMENTS	SALES TAX DUE
75	VACANT			\$ -	17,320	0.00	\$ -				\$ -		\$ -			\$ -		
142	VACANT				150	0.00	\$ -		\$ -							\$ -		\$ -
lab-4ofc, 124,125,127,152	VACANT				5,504	0.00	\$ -	\$ -	\$ -		\$ -	\$ -	\$ -			\$ -		\$ -
											\$ -	\$ -	\$ -			\$ -		\$ -
25	DEPT OF AGRICULTURE & CONSUMER SERVICES-SEAFOOD & AQUACULTURE	7/1/07	6/30/22	\$ -	1,926	16.60	\$ 2,664.30	\$ 2,664.30	EXEMPT		\$ 2,664.30	\$ -	\$ 2,664.30			\$ 2,664.30	RENT SAME TILL END OF LEASE	EXEMPT
											\$ -	\$ 1,921.68	\$ 1,921.68	\$ 1,921.68	6/6, 6/29	\$ -	No more Utilities Billbacks as of 05/2016	EXEMPT
FRMR	Bing Energy International, LLC	7/18/13	3/31/16				\$ -	\$ -	\$ -		\$ -	\$ 32,212.60	\$ 32,212.60			\$ 32,212.60	Expansion as of 7/15-Rent Increase \$4280.74	\$ -
											\$ -	\$ 4,993.82	\$ 4,993.82			\$ 4,993.82	Utilities	EXEMPT
=====																		
	TOTALS			\$ -	24,900	8.30	\$ 2,664.30	\$ 2,664.30	\$ -	\$ -	\$ 2,664.30	\$ 39,128.10	\$ 41,792.40	\$ 1,921.68		\$ 39,870.72		\$ -

A/R \$ 39,870.72
Prepaid \$ -

INNOVATION PARK
FUQUA BLDG.

Innovation Park
(A Reseach & Development Centre)
Atrium-common Area.-2035 E. Paul Dirac Dr
Tallahassee, FL 32310

TENANT	MONTHLY TOTAL	PREVIOUS BALANCE	TOTAL DUE	PAYMENT RECEIVED	DATE PAID	BALANCE DUE	COMMENTS	SALES TAX DUE
FSU RESEARCH FOUNDATION, INC.	\$ 508.48	\$ -	\$ 508.48			\$ 508.48	Billed qtly for common area costs	EXEMPT
=====	=====	=====	=====	=====	=====	=====	=====	=====
TOTALS	\$ 508.48	\$ -	\$ 508.48	\$ -		\$ 508.48		\$ -

A/R \$ 508.48
Prepaid \$ -

INNOVATION PARK
JOHNSON BLDG.

Innovation Park
(A Research & Development Centre)
Johnson Bldg.-2035 E. Paul Dirac Dr
Tallahassee, FL 32310

UNIT	TENANT	START	END	SECURITY DEPOSIT	SQ.FT.	\$ PER SQ.FT.	GPR	RENT	STAX (7.5%)	OTHER	MONTHLY TOTAL	PREVIOUS BALANCE	TOTAL DUE	PAYMENT RECEIVED	DATE PAID	BALANCE DUE	COMMENTS	SALES TAX DUE
100	FSU RESEARCH FOUNDATION, INC. National Park Service-SE Archeological Center Center for Ocean-Atmospheric Prediction Studies	12/7/94	11/1/14	\$ -	39,337	0.00			EXEMPT	\$ -	\$ -	\$ -	\$ -			\$ -	restructure closed on 3.18.14-moved out	EXEMPT
											\$ -	\$ (37.12)	\$ (37.12)			\$ (37.12)	OTHER: REBILL	
	General Service Administration DBA National Park Svs	2/18/15	2/17/25					\$ 22,065.15			\$ 22,065.15	\$ 21,948.10	\$ 44,013.25	\$ 22,113.92		\$ 21,899.33	Rent Increase 03/2020 \$24430.30	EXEMPT
				=====	=====	=====	=====	=====	=====	=====	=====	=====	=====	=====	=====	=====	=====	=====
TOTALS				\$ -	39,337	0.00	\$ -	\$ 22,065.15	\$ -	\$ -	\$ 22,065.15	\$ 21,910.98	\$ 43,976.13	\$ 22,113.92		\$ 21,862.21		\$ -

A/R \$ 21,899.33
Prepaid \$ (37.12)

INNOVATION PARK
PHIPPS BLDG.

Innovation Park
(A Research & Development Centre)
Phipps Bldg.-2007 E Paul Dirac Dr.
Tallahassee, FL 32310

UNIT	TENANT	START	END	SECURITY DEPOSIT	SQ.FT.	\$ PER SQ.FT.	GPR	BASE RENT	STAX (7.5%)	OTHER	MONTHLY TOTAL	PREVIOUS BALANCE	TOTAL DUE	PAYMENT RECEIVED	DATE PAID	BALANCE DUE	COMMENTS	SALES TAX DUE
PHIPPS	FLORIDA DEPARTMENT OF TRANSPORTATION	6/1/07	9/30/22	\$ -	14,661	8.77	\$ 10,719.57	\$ 10,719.57	EXEMPT		\$ 10,719.57	\$ 10,719.57	\$ 21,439.14	\$ 21,439.14	6/3, 6/29	\$ -		EXEMPT
	STRUCTURAL RESEARCH LABORATORY																RENT SAME TILL END OF LEASE	
	(bldg & land is 5.28 acres)																LESSEE PAYS UTILITIES, JANITORIAL & GROUNDS MAINTENANCE. LANDLORD PAYS FOR HVAC, STRUCTURAL & SOME INTERIOR MAINTENANCE ITEMS.	
																	Misc Deposit Lowe's	
=====																		
	TOTALS			\$ -	14,661	8.77	\$ 10,719.57	\$ 10,719.57	\$ -	\$ -	\$ 10,719.57	\$ 10,719.57	\$ 21,439.14	\$ 21,439.14		\$ -		\$ -

A/R \$ -
Prepaid \$ -

INNOVATION PARK
TENANTS IN COMMON BLDG.

	CYBER SECURITY CENTER ON BETTER HEALTH & LIFE FOR UNDERSERVED POPULATIONS CENTER FOR INTERACTIVE MEDIA																		
GROUND 4B	VACANT				7.40														
GROUND 1C	FSU MATERIALS RESEARCH CENTER				4.50				\$ -	\$ -	\$ -			\$ -	OWNED BY FSURF			EXEMPT	
GROUND 2C	FSU-AEROPULSION & MECHATRONICS ENERGY				4.50				\$ -	\$ -	\$ -			\$ -	OWNED BY FSURF			EXEMPT	
GROUND 3C	VACANT				3.60														
GROUND 4C	VACANT				3.90														
GROUND 5C	VACANT				3.70														
GROUND 6C	VACANT				3.03														
GROUND 3F-4F	ELBIT SYSTEMS OF AMERICA	8/4/89	8/3/39	\$ -	9.16				\$ -	\$ -	\$ -			\$ -	CAM CAPPED AT 8% INCREASE PER YEAR			\$ -	
GROUND 1A	VACANT				2.80														
GROUND 2A	VACANT				3.00														
GROUND 2F	VACANT				8.65														
GROUND 1G	VACANT				2.10														
GROUND 2G	VACANT				2.30														
GROUND 3G	VACANT				5.30														
GROUND 4G	CENTENNIAL BUILDING				3.94				\$ -	\$ -	\$ -			\$ -	Other: 14-15 Cam Rec Reimbursement			EXEMPT	
GROUND 8E	VACANT				9.24														
EBP	VACANT																		
	MISCELLANEOUS PAYMENTS									\$ -				\$ -	Shanna Lewis-Restitution 3100-1000				
											\$ -								
=====																			
TOTALS				\$ -	174.60	0.00	\$ 7,000.00	\$ 583.33	\$ -	\$ -	\$ 583.33	\$ 1,166.66	\$ 1,749.99	\$ 583.33	\$ 1,166.66			\$ -	

FSU Lots
FAMU
LCRDA

A/R \$ 1,166.66
Prepaid \$ -

Work Order List

Property=innvntn AND Status=Work Completed AND Order By=WO#

			Call	Start				Stock	Unit		
WO	Prop-Unit	Status	Date	Date	Employee	Brief Desc	Quantity	Stock	Description	Price	Total
36483	centenn	Work Completed	5/21/2016		demaudio	RWO Property check	1.00		Moten - straight	40.00	40.00
					demaudio		1.00		Moten - straight	40.00	40.00
					demaudio		1.00		Moten - straight	40.00	40.00
					demaudio		1.00		Moten - straight	40.00	40.00
					demaudio		0.75		Moten - straight	40.00	30.00
					demaudio		2.00		Moten - straight	40.00	80.00
					demaudio		1.25		Moten - straight	40.00	50.00
					demaudio		1.00		Moten - straight	40.00	40.00
					demaudio		1.00		Moten - straight	40.00	40.00
					demaudio		1.25		Moten - straight	40.00	50.00
					demaudio		1.25		Moten - straight	40.00	50.00
					demaudio		1.25		Moten - straight	40.00	50.00
					demaudio		1.25		Moten - straight	40.00	50.00
					demaudio		1.25		Moten - straight	40.00	50.00
					demaudio		1.25		Moten - straight	40.00	50.00
36486	fuqua	Work Completed	5/21/2016		demaudio	RWO Elevator Maintenance	3.00		Moten - straight	40.00	120.00
					demaudio		3.00		Moten - straight	40.00	120.00
					demaudio		3.00		Moten - straight	40.00	120.00
					demaudio		3.00		Moten - straight	40.00	120.00
					demaudio		3.00		Moten - straight	40.00	120.00
					demaudio		3.00		Moten - straight	40.00	120.00
					demaudio		3.00		Moten - straight	40.00	120.00
					demaudio		3.00		Moten - straight	40.00	120.00
					demaudio		3.00		Moten - straight	40.00	120.00
					demaudio		3.00		Moten - straight	40.00	120.00
					demaudio		3.00		Moten - straight	40.00	120.00
					demaudio		2.00		Moten - straight	40.00	80.00
					demaudio		2.00		Moten - straight	40.00	80.00
					demaudio		2.00		Moten - straight	40.00	80.00
					demaudio		2.00		Moten - straight	40.00	80.00
					demaudio		2.00		Moten - straight	40.00	80.00
					demaudio		2.00		Moten - straight	40.00	80.00
					demaudio		2.00		Moten - straight	40.00	80.00
					demaudio		2.00		Moten - straight	40.00	80.00
					demaudio		2.00		Moten - straight	40.00	80.00
					demaudio		2.00		Moten - straight	40.00	80.00
					demaudio		2.00		Moten - straight	40.00	80.00
					demaudio		2.00		Moten - straight	40.00	80.00
					demaudio		2.50		Moten - straight	40.00	100.00
36574	centenn	Work Completed	5/24/2016		johnd	puddle of water near entrance	1.00		Driggers - straight	40.00	40.00
36581	morgan	Work Completed	5/25/2016		demaudio	Property Ck/Trash Pickup	1.00		Moten - straight	40.00	40.00
					demaudio		1.25		Moten - straight	40.00	50.00
					demaudio		1.00		Moten - straight	40.00	40.00
					demaudio		1.00		Moten - straight	40.00	40.00
					demaudio		1.00		Moten - straight	40.00	40.00
					demaudio		1.25		Moten - straight	40.00	50.00
					demaudio		1.25		Moten - straight	40.00	50.00
					demaudio		1.25		Moten - straight	40.00	50.00
					demaudio		1.25		Moten - straight	40.00	50.00
					demaudio		1.25		Moten - straight	40.00	50.00
					demaudio		1.25		Moten - straight	40.00	50.00
					demaudio		1.25		Moten - straight	40.00	50.00
					demaudio		1.25		Moten - straight	40.00	50.00
					demaudio		1.25		Moten - straight	40.00	50.00
					demaudio		1.25		Moten - straight	40.00	50.00
					demaudio		1.25		Moten - straight	40.00	50.00
					demaudio		1.25		Moten - straight	40.00	50.00
					demaudio		1.25		Moten - straight	40.00	50.00
36594	johnson	Work Completed	5/27/2016		demaudio	Johnson Suite 120 - HVAC Problems	1.25		Moten - straight	40.00	50.00
36664	centenn	Work Completed	6/7/2016		demaudio	Lights out in rm 125/118	1.00		Moten - straight	40.00	40.00
36683	centenn	Work Completed	6/10/2016		demaudio	AC NOT WORKING Room 163	1.25		Moten - straight	40.00	50.00
36697	inn-tic	Work Completed	6/14/2016		demaudio	ste 130 thermostat too cold	1.25		Moten - straight	40.00	50.00
36699	centenn	Work Completed	6/14/2016		demaudio	Women's Toilet Backed Up & Overflow	1.25		Moten - straight	40.00	50.00

3,450.00