

\* Amounts in usd

Brighton Gardens of Edison (eds000t0)

**APPROVED**

By Nick Bilanow at 8:12 pm, Nov 17, 2024

**Income Statement**

Period = Jan 2022-Dec 2022

Book = OPR\_Accrual,OPR\_Adjust ; Tree = ysi\_is

**Year to Date**

<b>40000-000</b>	<b>Net income attributable to common stockholders</b>	
<b>40010-000</b>	<b>Income (loss) from continuing operations</b>	
<b>40020-000</b>	<b>Revenues</b>	
<b>41010-000</b>	<b>Resident fees and services</b>	
<b>41100-000</b>	<b>Base rent</b>	
41105-000	Base rent - other	38,706.00
41110-000	Base rent - Medicare	2,029,580.01
41115-000	Base rent - Medicaid	820,866.33
41120-000	Base rent - insurance	350,550.00
41125-000	Base rent - private	5,313,324.54
<b>41199-999</b>	<b>Total Base rent</b>	<b>8,553,026.88</b>
<b>41300-000</b>	<b>Community fees</b>	
41305-000	Community fees - private	98,445.00
<b>41399-999</b>	<b>Total Community fees</b>	<b>98,445.00</b>
<b>41400-000</b>	<b>Other fees</b>	
41405-000	Miscellaneous income	9,136.04
<b>41499-999</b>	<b>Total Other fees</b>	<b>9,136.04</b>
<b>41500-000</b>	<b>Care revenue</b>	
41505-000	Care revenue - other	106,534.99
41510-000	Care revenue - Medicare	988,995.54
41515-000	Care revenue - Medicaid	-43,516.00
41520-000	Care revenue - insurance	137,452.54
41525-000	Care revenue - private	3,508,059.10
<b>41599-999</b>	<b>Total Care revenue</b>	<b>4,697,526.17</b>
<b>41600-000</b>	<b>Discounts and incentives</b>	
41610-000	Discounts and incentives - private	58,757.35
<b>41699-999</b>	<b>Total Discounts and incentives</b>	<b>58,757.35</b>
<b>41999-999</b>	<b>Total Resident fees and services</b>	<b>13,416,891.44</b>
<b>49999-999</b>	<b>Total Revenues</b>	<b>13,416,891.44</b>
<b>50000-000</b>	<b>Expenses</b>	
<b>50010-000</b>	<b>Property operating expenses</b>	

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<b>50020-000</b>	<b>Reimbursable property operating expenses</b>	
<b>50100-000</b>	<b>POE admin</b>	
50125-000	Bank fees	13,600.93
50140-000	Other office expense	44,459.59
50155-000	Flowers and gifts	155.92
<b>50299-999</b>	<b>Total POE admin</b>	<b>58,216.44</b>
<b>50500-000</b>	<b>POE general maintenance</b>	
50585-000	Vehicles repairs and maintenance	5,116.11
50595-000	Disaster cost	8,351.24
50605-000	Other repairs and maintenance	265,879.07
<b>50699-999</b>	<b>Total POE general maintenance</b>	<b>279,346.42</b>
<b>51100-000</b>	<b>POE building services</b>	
51130-000	Building telephone	30,110.85
<b>51199-999</b>	<b>Total POE building services</b>	<b>30,110.85</b>
<b>51200-000</b>	<b>POE insurance</b>	
51205-000	Insurance - POE	21,019.12
51225-000	Insurance - general liability and umbrella	250,026.55
51231-000	Insurance other losses (Normalized)	13,500.00
51245-000	Intercompany captive property insurance expense	13,301.70
<b>51299-999</b>	<b>Total POE insurance</b>	<b>297,847.37</b>
<b>51300-000</b>	<b>POE real estate taxes</b>	
51305-000	Real estate taxes - POE	319,480.00
<b>51399-999</b>	<b>Total POE real estate taxes</b>	<b>319,480.00</b>
<b>51400-000</b>	<b>POE assessments and other</b>	
51425-000	Business tax	43,012.32
<b>51499-999</b>	<b>Total POE assessments and other</b>	<b>43,012.32</b>
<b>51500-000</b>	<b>POE utilities</b>	
51505-000	Electricity	182,906.86
51515-000	Gas	29,157.17
51525-000	Water and sewer	92,461.26
51535-000	Other utilities	31,879.49
<b>51599-999</b>	<b>Total POE utilities</b>	<b>336,404.78</b>
<b>51700-000</b>	<b>Management fees</b>	
51705-000	Management fee - gross	665,027.19
<b>51799-999</b>	<b>Total Management fees</b>	<b>665,027.19</b>

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<b>54999-999</b>	<b>Total Reimbursable property operating expenses</b>	<b>2,029,445.37</b>
<b>55000-000</b>	<b>Non reimbursable property operating expenses</b>	
<b>55400-000</b>	<b>POE other non reimbursable expenses</b>	
55425-000	Licenses/miscellaneous fees	15,637.35
55445-000	Tenant relations	3,733.50
55450-000	Entertainment	638.67
55480-000	Intercompany lease expense	67,753.50
<b>55499-999</b>	<b>Total POE other non reimbursable expenses</b>	<b>87,763.02</b>
<b>55500-000</b>	<b>POE bad debt expense</b>	
55505-000	Bad debt expense - allowance	306,939.30
<b>55599-999</b>	<b>Total POE bad debt expense</b>	<b>306,939.30</b>
<b>55600-000</b>	<b>POE marketing</b>	
55605-000	Marketing	249,133.62
<b>55699-999</b>	<b>Total POE marketing</b>	<b>249,133.62</b>
<b>55700-000</b>	<b>POE dining services</b>	
55705-000	Dining services	32,819.70
55710-000	Raw food cost	291,532.09
<b>55799-999</b>	<b>Total POE dining services</b>	<b>324,351.79</b>
<b>55800-000</b>	<b>POE housekeeping</b>	
55805-000	Housekeeping	117,574.17
<b>55899-999</b>	<b>Total POE housekeeping</b>	<b>117,574.17</b>
<b>55900-000</b>	<b>POE activities</b>	
55905-000	Activities	33,062.02
<b>55999-999</b>	<b>Total POE activities</b>	<b>33,062.02</b>
<b>56100-000</b>	<b>POE resident care</b>	
56105-000	Resident care	1,149,618.08
56110-000	Contract labor - medical	141,713.55
<b>56199-999</b>	<b>Total POE resident care</b>	<b>1,291,331.63</b>
<b>56500-000</b>	<b>POE personnel costs</b>	
56505-000	Wages	5,825,300.38
56510-000	Overtime	147,940.86
56520-000	Short term incentive expense	126,924.62
56530-000	Employers FICA tax	460,066.50
56535-000	SUI/FUTA tax	66,321.68

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56540-000	Insurance benefits	299,778.30
56545-000	401K match	59,186.68
56550-000	Workers compensation	238,301.17
56570-000	Travel	33,500.57
56580-000	Employment costs	98,762.04
56610-000	Contract labor - miscellaneous	177,571.17
56615-000	Uniforms	3,432.52
56640-000	Benefits - other	-1,012.24
56650-000	Employee recognition	27,820.89
56655-000	Vacation	219,286.92
56665-000	Payroll tax	9,186.42
<b>56699-999</b>	<b>Total POE personnel costs</b>	<b>7,792,368.48</b>
<b>57100-000</b>	<b>POE other property management expense</b>	
57105-000	Rent expense	29,069.63
57125-000	Office supplies	22,248.37
57130-000	Company events and supplies	1,415.41
57140-000	Computer expense	102,504.11
57150-000	Leased equipment	6,344.86
57155-000	Postage	4,239.77
57190-000	Professional fees	96,407.86
57205-000	Consulting expense	78,799.12
57215-000	Dues and subscriptions	12,901.22
57220-000	Education/seminar	20,194.84
57240-000	Nonrecurring extraordinary costs	131,555.09
57245-000	Nonrecurring extraordinary costs - contra	-374,068.62
<b>57299-999</b>	<b>Total POE other property management expense</b>	<b>131,611.66</b>
<b>59998-999</b>	<b>Total Non reimburseable property operating expenses</b>	<b>10,334,135.69</b>
<b>59999-999</b>	<b>Total Property operating expenses</b>	<b>12,363,581.06</b>
<b>60000-000</b>	<b>Depreciation and amortization</b>	
<b>60010-000</b>	<b>Depreciation</b>	
60105-000	Depreciation expense - building	441,598.66
<b>60499-999</b>	<b>Total Depreciation</b>	<b>441,598.66</b>
<b>61999-999</b>	<b>Total Depreciation and amortization</b>	<b>441,598.66</b>
<b>65000-000</b>	<b>General and administrative</b>	
<b>66100-000</b>	<b>Professional services</b>	
66105-000	Legal fees	6,114.56
66115-000	Professional services	1,215.28
<b>66199-999</b>	<b>Total Professional services</b>	<b>7,329.84</b>

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<b>67200-000</b>	<b>Other non income taxes</b>	
67235-000	Sales and use tax	23.18
<b>67299-999</b>	<b>Total Other non income taxes</b>	<b>23.18</b>
<b>68100-000</b>	<b>Other GA expenses</b>	
68135-000	Other GA expenses	246.85
<b>68199-999</b>	<b>Total Other GA expenses</b>	<b>246.85</b>
<b>69999-999</b>	<b>Total General and administrative</b>	<b>7,599.87</b>
<b>79999-999</b>	<b>Total Expenses</b>	<b>12,812,779.59</b>
<b>84999-999</b>	<b>Total Income (loss) from continuing operations</b>	<b>604,111.85</b>
<b>85999-999</b>	<b>Total Net income attributable to common stockholders</b>	<b>604,111.85</b>