

**Heritage on the Marina
Monthly Snapshot March 2022**

Monthly Financial March 2022					Year To Date Financial				
Operating Revenue	Budget	Actual	Variance	March 2021	Operating Revenue	Budget	Actual	Variance	YTD Mar. 2021
Life Care Fees (Incl. Type C)	\$ 359,668	\$ 317,761	\$ (41,907)	\$ 304,365	Life Care Fees (Incl. Type C)	\$ 1,079,004	\$ 960,999	\$ (118,005)	\$ 925,335
SNF Private Pay Fees	76,328	97,145	20,817	129,475	SNF Private Pay Fees	\$ 228,984	\$ 280,450	51,466	401,660
AL Private Pay Fees	39,930	44,600	4,670	40,540	AL Private Pay Fees	\$ 119,790	\$ 122,226	2,436	131,990
Medicare Type A and B	66,436	46,294	(20,142)	59,731	Medicare Type A and B	\$ 199,308	\$ 146,639	(52,669)	202,773
Other	99,757	96,762	(2,995)	82,256	Other	\$ 299,271	\$ 315,215	15,944	654,040
Total Op Revenue	642,119	602,562	(39,557)	616,367	Total Op Revenue	1,926,357	1,825,529	(100,828)	2,315,798
Less Total Op Expense	(1,137,393)	(1,104,350)	33,043	(1,148,676)	Less Total Op Expense	\$ (3,412,179)	(3,083,699)	328,480	(3,307,454)
Operating Gain/Loss	(495,274)	(501,788)	(6,514)	(532,309)	Operating Gain/Loss	(1,485,822)	(1,258,170)	227,652	(991,656)
Other Income/Exp	(50,667)	(47,108)	3,559	(10,696)	Other Income/Exp	\$ (152,001)	(53,549)	98,452	(60,613)
Pre Investment Net Inc./Loss	(545,941)	(548,896)	(2,955)	(543,005)	Pre Investment Net Inc./Loss	(1,637,823)	(1,311,719)	326,104	(1,052,269)
Net Investment Income	287,455	337,596	50,141	1,399,805	Net Investment Income	862,365	(5,188,381)	(6,050,746)	2,813,297
Net Income <Loss>	\$ (258,486)	\$ (211,300)	\$ 47,186	\$ 856,800	Net Income <Loss>	\$ (775,458)	\$ (6,500,100)	\$ (5,724,642)	\$ 1,761,028

End of Month Unit Census/Occupancy %							Capital Project Update			
	Units						Approved/In Progress	Est. Budget	Month Cost	Cumulative Project Cost*
	Life Care ¹	Type C	PP/Insurance	Medicare	Capacity	% Occupied				
Studios (incl. Deluxe)	27	4	5		46	77.9%	#40 Vital Signs Machines	14,000	0	8,117
1 BRs	11	10			24	87.5%	#33 Eyewash Station	5,000	0	2,107
2 BRs	4	4			10	80.0%	#15 CrossTrainer	10,000	0	6,263
Subtot. - Res'l Units	42	18	5		80.2	81.0%	#31 Morgan Elevator Doors	190,000	0	37,317
SNF (Incl. Medicare)	5	1	5	1	32	37.5%	#11 Apartment Costmetic Refresh #403/#120	75,000	0	5,640
Total	47	19	10	1	112.2	68.6%	#32 Sandwich Station	11,500	8,846	8,846
<small>1 SNF includes short-term stay life care residents. Source count is PCC census report.</small>							#12 Garden Room	22,000	14,330	14,330
Nursing Hours per patient day:	Total	Avg per Day		Previous Month			#13 Fitness Center	45,000	3,674	3,674
SNF Days	396.00	12.77		13.43			#24 Nurse Call	275,000	1,005	1,005
Nursing Hours	2592.40	83.63		83.89			#14 Campus Replacements	10,000	438	438
NHPPD		6.55		6.25			#35 Walk-In Freezer	90,000	45,000	45,000
Medicare Days	55.00	1.77		2.50			#10 Apartment Renovations	710,000	333	333
Add'l Monthly Revenue at full unit IL Life Care census					\$ 86,565		#22 Access Control CCTV Project	55,000	7,204	7,204
							Total In Progress	1,512,500	80,830	140,274
							<small>*Includes all costs.</small>			
							Care Fee Subsidies			
							Budget	Actual	Variance	Actual 2021
							(42,501)	(39,454)	3,047	(46,164)
							Year to Date			