



MOUNT WASHINGTON
COMMUNITY DEVELOPMENT CORPORATION

Board of Directors Meeting Agenda
October 6, 2022
6:30-8:30pm

Meeting Room, 1 Trimont LN, Pittsburgh, PA 15211

- | | |
|-------------------------------------------------|-------------|
| I. Welcome | Perry |
| II. Approval of Minutes, September 8, 2020 * | Perry |
| III. Miscellaneous Items | Perry |
| A. Monongahela Incline Shuttle Signage Project | Gordon |
| IV. Reports | |
| A. Organizational Advancement Committee | Ken |
| 1. Special Raffle Report | |
| 2. Flea Market Report | |
| 3. The Pit fence | |
| B. Advocacy Committee | Sheen |
| C. Hilltop Alliance | Mary |
| D. Finance Committee | Gordon |
| E. Emerald View Park & Sustainability Committee | Jean |
| F. Pittsburgh Parks Conservancy | Jean |
| G. Nominating Committee | Bob, Gordon |
| H. Party on the Mount Committee | Joe |
| I. Development Committee | Tom |
| J. Governance Committee | Sheen |
| V. Executive Director's Report | Gordon |
| VI. New Business | |
| A. 6 Boggs AVE | Gordon |
| B. 49 Southern AVE (MWBE Project) | Gordon |
| C. Sullivan Hall availability | Ken |
| D. Community Comments | Perry |

VII. President's Report

Perry

VIII. Close

Perry

* *Board Action Required*

- Next Meeting: November 3, 2022

The Board: Perry Ninness (President), Sheen Sehgal (Vice President), Mary Causey (Treasurer), Ken Gianella (Secretary), Christina Grossman, Jean Novak, Casey Quinn, Joe Rewis, Tom Tighe, Bob Zilch

Executive Director: Gordon A. Davidson

Hilltop Alliance (HA) Representative: Mary Causey

Pittsburgh Community Reinvestment Group (PCRG) Representative: Gordon, Christina

Pittsburgh Parks Conservancy (PPC) Representative: Jean

Neighbors on the Mount (NOTM) Representative: Gordon (ex-officio), Sheen



MOUNT WASHINGTON

COMMUNITY DEVELOPMENT CORPORATION

Board of Directors Meeting Minutes

A meeting of the Board of Directors of the Mount Washington Community Development Corporation (MWCDC) was held in the Meeting Room at 1 Trimont LN, Pittsburgh, PA 15211 on October 6, 2022.

Gordon Davidson – Executive Director

Perry Ninness - President Sheen Sehgal - Vice President (Absent, Excused)

Mary Causey – Treasurer (Absent, Excused) Ken Gianella - Secretary

Christina Grossman - Jean Novak - Casey Quinn - Joseph Rewis - Tom Tighe -
Bob Zilch (Absent, Excused)

- A. The meeting was called to order by Perry at 6:35 PM. A quorum was present.
- B. Approval of Minutes, September 8, 2022: Correction, change “Verizon” to Peoples.” Motion to approve by Tom, second by Christina, motion approved.
- C. Discussion about reimbursing Greg Panza for signage purchased, related to the Monongahela Incline closure and its effect on local businesses. This includes directional signage for the Mon incline shuttle at the Lower Station. The signs are reusable. Greg paid \$1041.00 for the signage. Motion to reimburse Greg \$541.00, second by Joe, approved.
- D. Committee Reports
 1. OAC
 - a. POTM Special Raffle - \$3061 made on the raffle. The winner donated her prize back to the organization.
 - b. Flea Market - 12 vendors registered so far. Help is needed to transfer tables from St. Mary’s.
 - c. The Pit Fence - CAPA agreed to contribute art work for the fence. Casey to approach Greg Cozza about getting the developers permission.
 2. Advocacy (No report)
 3. Hilltop Alliance. No Report.
 4. Finance - November Board meeting is when committees should submit their projects to be included in the 2023 budget.
 5. EVPS – The next meeting is scheduled for November, but it may be cancelled.
 6. Pittsburgh Parks Conservancy. No report.
 7. Nominating Committee
 - a. An active Chairperson is needed.
 - b. Five candidates to be elected at the October Community Forum.

8. POTM
 - a. To be held in the spring and fall of 2023
 - b. The first event will be held on May 20
 - c. The second event is planned for September 16.
 - d. POTM proposes that MW CDC hold a raffle at each event. These may not have to be "Special Raffles."
9. Development
 - a. VFW Street Banners Project - 81 banners to be installed on October 15. There is a celebratory ceremony planned for November 6 at the Duquesne Incline.
 - b. Discussion about Peoples Gas wanting to purchase an MW CDC property.
 - c. Tom recommended selling 94 Beltzhoover Avenue to Peoples Gas for \$30,000, not including closing and other costs.
 - i. Discussion about community perception on this property disposition.
 - ii. Discussion about Property Reserve responsibilities and guidelines.
 - d. Website Update - More work need to be done.
 - e. Eggs & Moore - Relocating to Shiloh ST from Arlington AVE.
10. Governance
 - a. Bylaws amendments being reviewed by Board.
 - b. Format of amendments to be presented to Board by November Board Meeting.
- E. Executive Directors Report - see attached
 1. New Mission and Vision Statements concerns expressed by Board. Mission and Vision Statements to be rewritten by Strategic plan Task Force.
 2. More goals suggestions from Board members and community would be beneficial.
- F. New Business - Progress is being made on finding the Washington Heights Ecumenical Food Bank a new home.
- G. President's Report

The Board Meeting was adjourned at 8:35 PM.

Respectfully Submitted:

By: Ken Gianella (submitted electronically)
(Signature)

Name: Ken Gianella Title: Secretary, MW CDC Board of Directors
(Name)

Date: October 28, 2022

Executive Director's Report

MWDC Board of Directors Meeting, October 6, 2022

1) *Status/Updates*

- a) ***Neighborhood Initiatives Fund 2021-2022 contract approved by URA, and hiring of contractors approved as of 10-03-2022.***
- b) ***2021 990 reviewed by Board of Directors. 990 & ISP submitted. BCO-10 to be submitted.***
- c) September 15 Community Forum (Board Candidates Presentations and Strategic Plan).
- d) ChipDrops approved by PPA for Plaza Parklet Remediation Project. Deliveries TBD.
- e) Last Anchor Green Garden Remediation Project for 2022 held on September 20. Remediation project for 2023 tentatively approved by PPC. Seed and Rhizome Distribution Project not approved by PPC.
- f) ***Strategic Plan 2023-2028 Project on-track. One more community meeting added to schedule (November 1).***
- g) ***NED 2021-2023 proposal presented to review committee via Microsoft Teams.***
- h) ***Pollinator Parklets (previously "Milkweed" and "Butterfly") planned for 2023 w/PPC.***
- i) NPP 2021-2022 final report information received from PPC.
- j) Monongahela Incline Shuttle Signage Project. Letter to PRT re: importance of Monongahela Incline Shuttle signage to local businesses started.
- k) Preliminary engineering high-level assessment of undergrounding utilities on west Grandview AVE received.
- l) End-of-season property remediation.
- m) Scenic Byways 2023 strategic planning w/PennDOT.
- n) Molly's Trolley's inquiry about a shuttle between the two inclines.
- o) 213 Kingsboro ST status inquiry to The Hilltop Alliance.
- p) NPP 2021-2022 final report in progress.
- q) C. Quinn New Board Member Orientation.
- r) ***28 Marne Way purchasing with Department of Real Estate.***
- s) Telephone photography and property owners identification for Task Force on Undergrounding Utilities (TFUU).
- t) NEXTPittsburgh interview w/Lawrence McCullough.
- u) ***Second CDBG-eligible census tract Focus Group Meeting (including flyers hand-outs) with M. Colantonio.***
- v) ***POTM 2022 Special Raffle at Steel Mill Saloon.***
- w) ***Z3PSC meeting on 09-22-2023; met (new) Zone 3 Commander Christopher Ragland.***
- x) ***Meeting with DCP staff re: RCO status update and existence of "RCO Director."***
- y) Bailey AVE traffic calming meeting on 09-29-2022.
- z) ***Improve the July 4 Experience on The Mount Project.***
- aa) Washington Heights Ecumenical Food Bank temporary and permanent home project.
- bb) MWDC organization business card project.
- cc) Purchasing of art for MWDC office (donation by G. A. Davidson).
- dd) Shiloh Street benches problem revisited.
- ee) ***Xerox printer return processing, end-of-lease.***
- ff) ***Monthly Crime Reports Project.***

gg) **URA request for MWCDC to become a Housing Opportunity Fund Administrator; meeting w/HA.**

2) Main Projects:

- a) Properties Sales Project.
- b) Properties Management Project.
- c) MWBE Post-Incubator Project.
- d) Sidewalk Sales Program (Performances in the Parklets).
- e) NPP reporting for 2021-2022.

3) Income and Proposals:

- a) NED 2022-2023 (awaiting decision).
- b) URA Outdoor Dining Grants Program (awaiting decision).
- c) Festival of Music 2022 (awaiting reimbursement).
- d) NED 2021-2022 (awaiting reimbursement).

4) New Projects/Initiatives:

- a) Republic Street Rain Garden Remediation Project tentatively scheduled for 2023.
- b) Neighborhood dumpster and “No Dumping” signs project.
- c) **Request for Art (in MWCDC Offices areas).**
- d) Office hallway furniture management w/J. Rewis and M. Colantonio.
- e) City Art Collection review with Art Commission.
- f) **Nominating Committee 2022 review.**
- g) Assembling of 2022 Board Meeting Minutes for distribution/publication.
- h) MWCDC organization business card project.
- i) **D&O insurance renewal project.**
- j) PWSA billing error project (one of two errors corrected).
- k) PRCG membership invoicing problem (corrected).
- l) **AmeriCorps VISTA re-application for 2023.**
- m) POTM 2022 reconciliation.
- n) MWCDC YouTube Channel Project.



MOUNT WASHINGTON

COMMUNITY DEVELOPMENT CORPORATION

Board of Directors Meeting Minutes

A meeting of the Board of Directors of the Mount Washington Community Development Corporation (MWDC) was held in the Meeting Room at 1 Trimont LN, Pittsburgh, PA 15211 on September 8, 2022.

Gordon Davidson - Executive Director

Perry Ninness – President

Sheen Sehgal - Vice President

Mary Causey – Treasurer (Absent, Excused)

Ken Gianella - Secretary

Christina Grossman - Jean Novak – Casey Quinn (Absent, Excused) - Joseph Rewis

(Absent, Excused) - Tom Tighe - Bob Zilch

- A. The meeting was called to order by Perry at 6:34 PM. A quorum was present.
- B. Approval of Minutes, August 4, 2022: Motion to approve, seconded, approved.
- C. Guest Speaker: Ken Munz. Scooters issues discussion.
- D. Discussion about renewing contract with current auditor, based on Finance Committee recommendations. Motion to have MWDC perform an audit 2022, seconded, approved. Motion to request current auditor to perform MWDC's 2022 audit, seconded, approved.
- E. Discussion about a new contracting agreement with MWDC's accounting services provider.
 1. Monthly fees would be raised to \$1000 per month.
 2. MWDC to research current accounting services fees for nonprofits like MWDC.
 3. Motion to accept new contract, seconded, approved.
- F. Nominating Committee Appointments - Motion to confirm Bob as Chairperson, second by Sheen, approved.
- G. Committee Reports
 1. OAC
 - a. Office Painting Project update.
 - b. Flea Market planning update.
 - c. POTM Special Raffle Project update.
 2. Advocacy. No Report.
 3. Hilltop Alliance - Report attached.
 4. Finance – Draft 2023 Annual Budget to be submitted in November.
 5. EVPS – The next meeting is on September 14.
 6. Pittsburgh Parks Conservancy
 - a. MWDC's NPP pass-through to PPC is \$25,000, which includes money for trail maintenance.
 - b. Discussion on EVP tree-topping issues and concerns.

- c. Butterfly Parklet Project is being considered by PPC.
 - d. Anchor Green Remediation Project for 2022 is ending this month.
 - e. Discussion about status of Republic Street Rain Garden conditions, monitoring and proposed improvements (in EVP Master Plan).
7. Nominating Committee
- a. Three Board Nominees were interviewed. The Nominating Committee recommended these three Nominees for approval by the Board, in addition to the two returning Board members.
 - b. The Board approved the three nominees as candidates for the Board at the October Elections Meeting.
8. POTM
- a. PTOM 2022 is cancelled due to construction on Shiloh ST.
 - b. A proposed move of POTM 2022 to Shiloh ST was quashed by PRT.
 - c. A POTM in May of 2023 is possible, in addition to the September POTM.
9. Development
- a. Effective immediately, Tom will step down as the committee Chairperson. Christina and Casey will serve as co-Chairpersons.
 - b. Website Update Project. Motion by Tom to approve \$650 for Corkboard Concepts to work on the website, second by Ken, approved.
 - c. ~~Verizon~~ Peoples Gas wants to buy one of MWDCD's properties.
 - d. VFW Street Banners Project update. The Phase I banners will be delivered to VFW Post 5111 soon. A ceremony is being planned for after they are hung.
 - e. Discussion about property issues along Augusta Street.
10. Governance
- a. A strategic plan Community Forum is planned for September 15
 - b. Discussion about the proposed Mission and Vision Statements.
 - i. Questions raised as to the scope of the statements.
 - ii. Questions raised as to the wording of the statements.
 - iii. The presentation to the community of the final draft of the new strategic plan will take place at the December 15 Community Forum.
- H. Executive Directors Report - see attached
- I. New Business
- 1. Discussion about River City Brass Band offer to perform in Mount Washington as part of an MWDCD fundraising event.
 - 2. Discussion about complaints received over the "Fourth of July Experience" on the Mount.
 - 3. Discussion about possible homes for the local food bank - 6 Boggs Avenue, 49 Southern Avenue and Sullivan Hall.

The Board Meeting was adjourned at 8:50 PM. Motion by Tom, second by Bob, approved.

Respectfully Submitted:

By: Ken Gianella (submitted electronically)
(Signature)

Name: Ken Gianella

Title: Secretary, MWDCD Board of Directors

(Name)

Date: September 30, 2022

Executive Director's Report

MWDC Board of Directors Meeting, September 8, 2022

1) *Status/Updates*

- a) ***Waiting for Neighborhood Initiatives Fund 2021-2022 draft contract to be approved by URA.***
- b) Visitors Centers Advisory Committee tasks distributed to members and awaiting results.
- c) ***2021 990 to be reviewed by Board of Directors. 990, BCO-10 & ISP to be submitted.***
- d) August 16 Special Community Forum (Strategic Plan) and August 18 Community Forum (DOMI).
- e) Shiloh Street Parking Plaza (SSPP) Parklet Remediation Project ongoing (woodchips spreading & weed maintenance).
- f) Anchor Green Garden Remediation Project held on August 16 (last event of 2022 is on September 20).
- g) ***Strategic Plan 2023-2028 Project on-track. One more community meeting may be added to schedule.***
- h) Community Forums/Meetings Audio/Video Recording Project ongoing.
- i) ***Selected for NED 2021-2022 presentation to review committee.***
- j) Eight volunteer candidates from 2022 Heinz College Public Service Careers Fair on August 31.
- k) Hilltop Alliance property citations management completed until December, perhaps.
- l) ***The Dinky property remediation project completed (to be inspected/maintained for the next three years).***
- m) ***Festival of Music completed and reimbursement request submitted.***
- n) ***Allegheny County Department of Human Services & Allegheny County District Attorney mental health assistance project, Phase I completed.***
- o) ***Task Force on Underground Utilities formed and first meeting held.***
- p) Pennsylvania Resources Council Hazardous Materials Recycling event on August 6.
- q) The Mike Awards on August 7 and presentation of the 2022 Neighbor of the Year award.
- r) Saw Mill Run Clean-up w/NOTM, August 13.
- s) Mount Washington Community Recreation Center backpack give-away w/ Leigh Ann Wilson on August 20.
- t) Coordinated office painting with contractor.

2) *Main Projects:*

- a) Properties Sales Project.
- b) Properties Management Project.
- c) MWBE Post-Incubator Project.
- d) Sidewalk Sales Program (Performances in the Parklets).
- e) NPP reporting for 2021-2022

3) *Income and Proposals:*

- a) FHWA Scenic Byways 2022 (awaiting decision).
- b) NED 2022-2023 (presentation to review committee to be scheduled).
- c) PA Archiving Project grant (awaiting decision).

4) *New Projects/Initiatives:*

- a) Riipen student project programs review.

- b) **URA Housing Assistance Program (HAP) Administrative Partner exploration.**
- c) Phone app proposal submitted to local university (awaiting decision).
- d) PA Archiving Project grant proposal.
- e) CMU Object-oriented Interactive Experiential Phone App proposal.
- f) URA Outdoor Dining Grants Program proposal.

5) On-going Projects (long-term projects have been removed):

- a) MWCDC policies updates w/Governance Committee.
- b) Employee Manual second review.
- c) MWCDC office technology assessment.
- d) Curb Appeal Program design and implementation – emphasis on completing Yard Improvement Program documentation.
- e) Visitors’ Centers pre-planning.
- f) Problem Properties Program.
- g) Grandview Avenue project – cross-correlation of past plans.
- h) MWCDC Strategic Plan development.
- i) Payroll and 401k management replacement project.
- j) Nominating Committee management.

Assets and Awards

ASSETS:

1. 49 Southern AVE (w/structure) – Program property
2. 4 Gaskell ST (w/structure) – Program property
3. 221 Southern AVE (w/structure) – Program property
4. 79 Craighead ST (vacant) – Probable RFP
5. 134 Ruth ST (vacant) – Possible MWCDC Side Yard Sale Program property
6. 90 Beltzhoover AVE (vacant) – Possible MWCDC Side Yard Sale Program property
7. 94 Beltzhoover AVE (vacant) – Project property

To be Purchased:

8. 28 Marne WAY (11-14-2021, w/structure) – Possible Program property
9. 26 Ruth ST (11-14-2021, vacant) – Probable MWCDC Side Yard Sale Program property
10. 242 Southern AVE (11-14-2021, vacant) – Probable RFP

AWARDS AND DONATIONS (2019-2022):

1. 2019-2021 VisitPittsburgh (\$6K) (\$3000 payment received November 2019)
2. 2019-2025 Neighborhood Partnership Program (\$100K per year, \$25K pass-through to PPC) (\$100K received January 2020)
3. 2020 Love Your Block (\$1500, postponed until 2021)
4. 2020-2021 Richard King Mellon Foundation (\$25K, \$22.5K pass-through to PPC) (payment received April 2020)
5. 2020-2021 Neighborhood Economic Development (\$20K).
6. 2021 Port Authority of Allegheny County for Grandview Banners and Shiloh Street signage (\$3K).

7. 2021 Richard L. and Virginia M. Fischer Foundation, unrestricted (\$10K).
8. 2020-2021 Paycheck Protection Program forgivable loan (\$23,662.17).
9. Spring 2021 GSPIA Nonprofit clinic award.
10. Spring 2021 SWCOSA award.
11. 2021-2022 Sidewalk Sales Program, URA (\$3K)
12. 2021 Federal Community Service Work Study 2020-2021, Heinz School, Carnegie Mellon University, GIS/Built Environment Intern, June3
13. 2021 Wagner Agency Corporate Sponsorship w/T. Moss (\$175.00).
14. 2021 Love Your Block (\$1500).
15. Fall 2021 Incline Consulting Group award, Foundations Research, Event Planning Framework and Website Improvements Project, September 1, 2021
16. 2021 Neighborhood Initiatives Fund (\$30K, pass-through to contractor(s), awaiting contract)
17. 2021-2022 NPP (\$100K, \$25K pass-through to PPC).
18. 2021-2022 NED reprogrammed funds (\$22,609.82)
19. 2022 Richard King Mellon Foundation Emerald View Park trail management and invasive plants management planning grant, with Pittsburgh Parks Conservancy (\$168K, \$152.5K pass-through)
20. 2022 Community Festival Grant, City of Pittsburgh, (\$1K)

Mount Washington Community Development Corporation
Statement of Financial Position
As of September 30, 2022

	Total		
	As of Sep 30, 2022	As of Dec 31, 2021	Change
ASSETS			
Current Assets			
Bank Accounts			
1000 PNC Checking	\$ 134,431	\$ 371,103	\$ (236,671)
1010 PNC Money Market	\$ 3,004	\$ 3,003	\$ 1
1020 First National Bank	\$ 111	\$ 110	\$ 1
1025 First National Bank Savings	\$ 12,361	\$ 12,361	\$ (0)
1030 Key Bank	\$ 101	\$ 100	\$ 1
1040 Slovak Savings Bank (PPP)	\$ 80	\$ 80	\$ 1
Total Bank Accounts	\$ 150,088	\$ 386,756	\$ (236,668)
Accounts Receivable			
1100 Accounts Receivable	\$ 22,610	\$ 24,126	\$ (1,516)
Total Accounts Receivable	\$ 22,610	\$ 24,126	\$ (1,516)
Other Current Assets			
1200 Undeposited Funds	\$ -	\$ 6,000	\$ (6,000)
1210 Refunds Owed	\$ 879	\$ 879	\$ -
1300 Grants/Contracts Receivable	\$ -	\$ -	\$ -
1300.31 NED-CITY OF PGH (1132)	\$ -	\$ 7,500	\$ (7,500)
Total 1300 Grants/Contracts Receivable	\$ -	\$ 7,500	\$ (7,500)
1400 Prepaids			
1410 Prepaid Liability Insurance	\$ 313	\$ -	\$ 313
1415 Prepaid D&O Insurance	\$ 1,416	\$ 811	\$ 604
1440 Prepaid Property Insurance	\$ 3,105	\$ 1,954	\$ 1,151
1445 Prepaid Workers Comp Insurance	\$ 234	\$ 935	\$ (701)
Total 1400 Prepaids	\$ 5,068	\$ 3,700	\$ 1,367
Total Other Current Assets	\$ 5,946	\$ 18,079	\$ (12,133)
Total Current Assets	\$ 178,644	\$ 428,961	\$ (250,317)
Fixed Assets			
1730 Furniture, Fixtures & Equipment	\$ 3,517	\$ 3,517	\$ -
1750 Computer Equipment	\$ 7,565	\$ 7,565	\$ -
1790 Accumulated Depreciation	\$ (11,082)	\$ (11,082)	\$ -
Total Fixed Assets	\$ -	\$ -	\$ -
Other Assets			
1900 Property Held for Resale	\$ 48,089	\$ 37,561	\$ 10,527
1990 Hand Money - Multiple Propertie	\$ 7,000	\$ 9,400	\$ (2,400)
Total Other Assets	\$ 55,089	\$ 46,961	\$ 8,127
TOTAL ASSETS	\$ 233,733	\$ 475,922	\$ (242,190)
LIABILITIES AND EQUITY			
Liabilities			
Current Liabilities			
Accounts Payable			
2000 Accounts Payable	\$ 1,192	\$ 9,813	\$ (8,620)
Total Accounts Payable	\$ 1,192	\$ 9,813	\$ (8,620)

Mount Washington Community Development Corporation

Statement of Financial Position

As of September 30, 2022

	Total		
	As of Sep 30, 2022	As of Dec 31, 2021	Change
Credit Cards			
2210 PNC Credit Card xxx7474	\$ 597	\$ 87	\$ 510
Total Credit Cards	\$ 597	\$ 87	\$ 510
Other Current Liabilities			
2155 Accrued Employee Vacation	\$ 3,125	\$ 3,125	\$ -
2160 Deferred Revenue - POTM	\$ 5,350	\$ -	\$ 5,350
2600 Promissory Notes on Real Estate	\$ 4,800	\$ 6,400	\$ (1,600)
2610 Deposits on Properties	\$ 500	\$ 500	\$ -
Total Other Current Liabilities	\$ 13,775	\$ 10,025	\$ 3,750
Total Current Liabilities	\$ 15,564	\$ 19,924	\$ (4,360)
Total Liabilities	\$ 15,564	\$ 19,924	\$ (4,360)
Equity			
3000 Unrestricted Net Assets	\$ 424,360	\$ 216,647	\$ 207,713
3920 Temporarily Restricted			
3920.73 Curb Appeal Funds	\$ 741	\$ 741	\$ -
3920.80 PAAC (1129)	\$ 308	\$ 308	\$ -
3920.83 Banner Drive (1133)	\$ 15,266	\$ 8,330	\$ 6,936
3920.84 URA SSP Summer 2021 (1135)	\$ 2,631	\$ 2,631	\$ -
3920.85 RK Mellon EVP (1136)	\$ 12,692	\$ 168,000	\$ (155,308)
3920.86 NPP 2021-22 (1137)	\$ -	\$ 59,341	\$ (59,341)
Total 3920 Temporarily Restricted	\$ 31,638	\$ 239,351	\$ (207,713)
Net Revenue	\$ (237,830)	\$ -	\$ (237,830)
Total Equity	\$ 218,168	\$ 455,998	\$ (237,830)
TOTAL LIABILITIES AND EQUITY	\$ 233,733	\$ 475,922	\$ (242,190)

Saturday, Oct 29, 2022 05:20:52 AM GMT-7 - Accrual Basis

Mount Washington Community Development Corporation
Budget vs. Actuals: FY2022 BUDGET
 January - September, 2022

% of Fiscal Year Completed: 75%

	Total				Variance Notes
	Actual	Budget	Over Budget	% of Budget	
Revenue					
4000 Support Contributions	\$ 16,819	\$ 300	\$ 16,519	5606%	\$14,955 in Banner Donations
4100 Grants & Contracts	\$ 15,110	\$ 55,610	\$ (40,500)	27%	NED 21-22
4200 Third Party Acquisition & Manag	\$ -	\$ 3,524	\$ (3,524)	0%	Hilltop Alliance Reimb
4600 Special Events	\$ 640	\$ 53,225	\$ (52,585)	1%	POTM 2022 Raffle Ticket Sales
4700 Other Revenue	\$ 44	\$ 5	\$ 39	875%	
Total Revenue	\$ 32,613	\$ 112,664	\$ (80,051)	29%	
Gross Profit	\$ 32,613	\$ 112,664	\$ (80,051)	29%	
Expenditures					
6000/6100 Personnel Related/Professional Services	\$ 67,359	\$ 96,883	\$ (29,524)	70%	YourCFO, Audit, Payroll, 401k Services
6200 Office & Administrative	\$ 5,633	\$ 4,907	\$ 726	115%	
6300 Facility & Equipment	\$ 6,761	\$ 4,477	\$ 2,284	151%	
6400 Travel & Meeting Expenses	\$ 172	\$ 36	\$ 136	478%	
6500 Fundraising/Special Events Expenses	\$ 3,616	\$ 30,450	\$ (26,834)	12%	POTM 2022
6600 Program Related	\$ 179,372	\$ 220,779	\$ (41,407)	81%	Actuals include PPC (\$22,500 from NPP & \$144k from RK Mellon)
6700 Insurance	\$ 1,972	\$ 2,659	\$ (687)	74%	
6800 Committee Expenses	\$ -	\$ 4,514	\$ (4,514)	0%	
Total Expenditures	\$ 264,885	\$ 364,705	\$ (99,820)	73%	
Net Operating Revenue	\$ (232,272)	\$ (252,041)	\$ 19,769	92%	
Other Revenue					
9000 Other Income	\$ -	\$ 15,000	\$ (15,000)	0%	
Total Other Revenue	\$ -	\$ 15,000	\$ (15,000)	0%	
Other Expenditures					
9700 Properties Held for Resale	\$ -	\$ 8,400	\$ (8,400)	0%	
9800 Other Expenses	\$ 5,557	\$ 3,834	\$ 1,723	145%	Property Holding Costs
Total Other Expenditures	\$ 5,557	\$ 12,234	\$ (6,677)	45%	
Net Other Revenue	\$ (5,557)	\$ 2,766	\$ (8,323)	-201%	
Net Revenue	\$ (237,829)	\$ (249,275)	\$ 11,446	95%	
Less: New Restricted Grants/Donations	\$ (14,955)	\$ -	\$ (14,955)		New Banner Donations
Plus: Restricted Funds Released/Spent	\$ 222,668	\$ 268,000	\$ (45,332)	83%	
Non GAAP Net Income	\$ (30,116)	\$ 18,725	\$ (48,841)	-161%	