2017 ANNUAL REPORT
OUR IMPACT

- 432 Owned & Managed units
- 1870 Total Housing Choice Vouchers held in Ulster & Green County
- $1.3 M for local contractors for repairs and rehab work
- 48 Households received rehab assistance
- 88 Foreclosures prevented
- 103 New homebuyers
- 204 Units in Development
- 38 Households assisted through Emergency Assistance Funding
- 24+ Artist events hosted at the Lace Mill
- 20 Foreclosures prevented

“RUPCO gave me a nice comfortable place, in a nice area, and I am content here.”
- Anthony Cacchio, Park Heights resident

“To have a place like RUPCO is a blessing, no doubt about it.”
- James Martin, Lace Mill resident

“The best thing was finding this place. It gave us the freedom that we needed to become a family of three.”
- Tiffany Otis, Woodstock Commons resident

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other assets

- Notes Receivable Net $94,990
- Developers Fee Rec. 1,006,484
- New Home Loan Rec. 204,994
- Investments 100,000
- Development Costs Net 2,307,178
- Deposits 1,305
- Total OA: 3,714,996

total assets: $16,788,998

FINANCIALS

Audited

ASSETS

Current Assets
- Cash $2,855,379
- Cash - Escrow 195,067
- Cash - Tenant Security 77,652
- Accounts Receivable 598,976
- Grants Receivable 330,422
- Prepaid Expenses 95,166
- Total CA: 4,152,662

Land, Buildings & Equipment, Net 8,921,340

Total assets: $16,788,998

LIABILITIES & NET ASSETS

Current Liabilities
- Accounts Payable $78,712
- Accured Expense 239,767
- Security Deposits Payable 78,402
- Construction Loan Payable 500,000
- Deferred Revenue 418,867
- Mortgage Payable Current Portion 802,404
- Prepaid Rental Income 22,229
- Program Payables 66,060
- Total CL: 2,206,441

Long Term Liabilities
- Accured Interest Payable $385,506
- Mortgage Payble 2,805,502
- Total LT Liabilities: 3,191,008

Net Assets
- Unrestricted Net Assets $9,933,106
- Restricted Net Assets Temporarily Restricted 608,654
- Permanently Restricted 804,789
- Total Net Assets: 11,391,549

Total liabilities & net assets $16,788,998