

Agenda
WACO HOUSING AUTHORITY & AFFILIATES
HYBRID MEETING
Waco Housing Authority
Board Room
Waco, Texas
January 12, 2023
12:00 Noon

- I. Call to Order
- II. Establishment of Quorum
- III. Hearing from Visitors
 - Recognition of Officials
- IV. Approval of Minutes
- V. Updates
 - RAD (South Terrace)
 - RAD (Melody Grove)
 - Trendwood
 - Sandstone Apartments
- VI. Departmental Reports
- VII. Consideration of Future Agenda Items
- VIII. Executive Session
 - Section 551.072
 - Deliberation regarding real property/real estate
 - Section 551.089
 - Deliberation Regarding Security Devices
- IX. Adjournment

Synopsis of the Minutes
WACO HOUSING AUTHORITY & AFFILIATES
4400 Cobbs Drive
HYBRID MEETING
November 10, 2022
12:00 Noon

Chair Melli Wickliff called the meeting to order at 12:02 p.m.

I. Establishment of Quorum

Commissioner's present: Melli Wickliff, Jon Ramos, John Bible, LaTonya Lewis, Brad Kinkeade

Commissioners absent: None

II. Hearing from Visitors

- Recognition of Officials

III. Approval of Minutes

Board Chair Melli Wickliff asked for a motion to approve the minutes of the October 2022 Board Meeting. Vice Chair Jon Ramos made the motion and Commissioner Brad Kinkeade seconded the motion. Board Chair Melli Wickliff called for a vote and the motion passed unanimously.

IV. Updates

President/CEO gave the floor to Peter with Brinshore, and he provided an update to the South Terrace RAD project. Peter reviewed the unit delivery schedule as well.

President/CEO and Art Schultz updated the board on the progress for Melody Grove (Estella Maxey) RAD Development and we are still on track.

President CEO updated the board on Trendwood and that Trendwood is set to begin resident construction January 2023.

FSS Coordinator gave presentation to the board regarding the New HUD FSS Program

V. New Business

RESOLUTION NO. 3863 RESOLUTION BY THE BOARD OF COMMISSIONERS OF WACO HOUSING AUTHORITY & AFFILIATES AUTHORIZING THE PRESIDENT/CEO TO CERTIFY THE SECTION 8 MANAGEMENT ASSESSMENT PROGRAM (SEMAP) TO HUD.

Director of Section 8 explained to the board the resolution will authorize WHA to submit the SEMAP to HUD. Chair Melli Wickliff asked for a motion to approve Resolution No. 3863. Commissioner John Bible made the motion to approve, and Commissioner Latonya Lewis seconded the motion. Chair Melli Wickliff called for a vote and the motion passed unanimously.

Resolution No. 3863

A copy of this resolution may be found in the resolution file.

VI. Reports

Administrative Services

Everything for Admin was usual business.

Information Technology

Every for I.T. was usual business.

OPERATIONS –Vice President Gloria Dancer

Rising Images

The nonprofit properties continue to do well with rent collection and leasing. All properties are in compliance.

MOD

Everything for MOD was usual business.

PUBLIC HOUSING

There are 941 applicants on the WHA Public Housing Waiting list.

MAINTENANCE

The Maintenance Department continues to work on make readies.

SECTION 8 - Milet Hopping

The Section 8 department currently is leasing 2529 vouchers and has 1803 total applicants on the combined waiting lists. There are 56 veterans in the VASH program.

COMMUNITY SERVICES - Milet Hopping

Our Community Services Department organized and chaperoned a college trip to HBCUs in Alabama. 10 teens from public housing and section 8 housing attended had the opportunity to travel and tour these colleges

FINANCE – Vice President Edwina Viera

A summary of the financial statements and Consolidated Financial Report was provided.

VII. Consideration of Future Agenda Items

VIII. Adjournment

Chair, Melli Wickliff, adjourned the meeting at 1:08 p.m.

Secretary

Chair of the Board

Seal

**South Terrace Progress Report
Brinshore Development, L.L.C.
Waco Housing Authority Board Meeting
January 12, 2022**

Issue Addressed this Month:

- **Sanitary Sewer Lines**
- **Flatwork**
- **Additional Change Orders**
- **Increased Funding for the Project**
- **Short Term Funding Deficit**
- **Theft on site**
- **Compliance**
- **Construction/Relocation Progress**
- **Unit Delivery Schedule**

Sanitary Sewer Lines

We have executed the change order for the replacement of the sewer laterals. The final cost is: \$3,146,194, which is close to the low end of the estimate. The subcontractor is purchasing the materials, which will cost approximately \$1,258,477 which will need to be paid by the end of February. The work will take approximately four months to complete.

Flatwork

We have executed a change order for flatwork at a cost of \$433,233. The work will begin this week, and will take approximately three months to complete. This will allow the units to more easily pass the HQS inspections.

Additional Change Orders

In addition to the sanitary sewer lines and the flatwork, there is an additional estimated \$638,847 in additional change orders prior to construction completion in June.

Increased Funding for the Project

In October, Coats Rose submitted a request to the Texas Bond Review Board to increase in the Tax Exempt Bonds volume cap in the project by \$5MM which will allow the investors to use a 4% tax credits rate, instead of the 3.08% which was available at closing. The Bond Review Board announced its decision in November, and we were not successful. We are now third in line to receive funding, and are being told that if either one or more of the selected projects falls out we will be awarded in February, or we will reapply for the "collapse" round in March where we have an excellent chance of receiving funding at that time. We have prepared a draft revised budget, and believe that the increase in volume cap and 4% LIHTC credits will generate significant funds to pay for all work. There is still a significant amount of due diligence that needs to be performed to move forward once additional volume cap is awarded, and then time to close the transaction by June.

Short Term Funding Deficit

Prior to closing on the funding of the additional Tax Exempt Bonds, we anticipate that there will be a need for approximately \$3.5MM between February and June beyond the funds in the current budget. We are asking the WHA to fund \$1.5MM of this, and we have asked Enterprise to provide a Bridge Loan for the balance. Enterprise is requiring that the WHA fund its portion prior to funding its bridge loan proceeds. These short term funds will be repaid from proceeds from the Tax Exempt Bonds and the additional equity raised from Enterprise.

Theft On Site

Crime issues continue to be an issue on site. Eleven vacant units in 7 buildings in J4's possession were broken into and the wiring was stolen. The estimated cost to replace the loss is \$65,355.58. An insurance claim has been filed, and the work to replace the wiring has begun. The Builder's Risk policy has a \$10,000 deductible.

Compliance

Working with the WHA, Brinshore has brought Onsi back on site to conduct interviews with workers to confirm the amounts on the Davis-Bacon submissions for compliance. Onsi has completed its second round of interviews, which are conducted bi-weekly, and found no financial compliance irregularities to report, though there are some paperwork corrections that need to be made.

Construction/Relocation Progress

We have made progress on addressing many of the causes of delay in construction, nevertheless, there continues to be delays in unit and building deliveries. We believe that the project will be completed in June of 2023, given the current pace of unit deliveries, and have received an updated construction schedule from J4 showing a May completion. We have all of our on site residents assigned to units now, and according to the current schedule, those assigned units should all be finished by 3/8/2023. December was a slower month due to the holidays, but we are poised for many more moves in January.

Unit Delivery Schedule

- 158 units have been rehabbed to date. 135 are currently occupied, with 14 move ins to be scheduled in the next 2 weeks, including all remaining storm impacted residents.
- Per J4's schedule, 20 units will be turned over in the next 30 days. All residents currently awaiting relocation have been scheduled for moves into units upcoming on J4's construction schedule.
- J4 has in their possession 55 units within 24 fully vacant buildings. Twenty-two potential transfers to be scheduled in the next 30 days will release 15 new buildings to J4's possession.
- WHA has begun to refer applicants from their waitlist to the site to fill rehabbed vacancies. Four referrals are currently in process.

Unit Delivery Summary July 1 – December 15, 2022

| Address | Bldg Status | Actual Start | J4 Completion Date |
|-------------|-------------|--------------|--------------------|
| 2605 S 14 | Complete | 9/2/2022 | 12/15/2022 |
| 2607 S 14 | Complete | 9/2/2022 | 12/15/2022 |
| 312 Kennedy | Complete | 8/26/2022 | 12/13/2022 |
| 2726 S 14 | Complete | 7/25/2022 | 12/12/2022 |
| 2728 S 14 | Complete | 7/25/2022 | 12/12/2022 |
| 2648 S 14 | Complete | 7/25/2022 | 12/12/2022 |
| 2650 S 14 | Complete | 7/25/2022 | 12/12/2022 |
| 1023 Gurley | Complete | 7/21/2022 | 12/8/2022 |
| 113 Kennedy | Complete | 8/9/2022 | 12/8/2022 |
| 115 Kennedy | Complete | 8/9/2022 | 12/8/2022 |
| 2701 S 12 | Complete | 8/22/2022 | 12/8/2022 |
| 2703 S 12 | Complete | 8/22/2022 | 12/8/2022 |
| 1225 Carter | Complete | 8/9/2022 | 12/2/2022 |
| 1227 Carter | Complete | 8/9/2022 | 12/2/2022 |
| 214 Kennedy | Complete | 7/5/2022 | 11/16/2022 |
| 216 Kennedy | Complete | 7/5/2022 | 11/16/2022 |
| 209 Lyndon | Complete | 7/27/2022 | 11/14/2022 |
| 211 Lyndon | Complete | 7/27/2022 | 11/14/2022 |
| 1021 Gurley | Complete | 7/21/2022 | 11/9/2022 |
| 1401 Benton | Complete | 8/5/2022 | 11/9/2022 |
| 201 Lyndon | Complete | 6/30/2022 | 10/24/2022 |
| 2710 S 14 | Complete | 5/23/2022 | 10/10/2022 |
| 2712 S 14 | Complete | 5/23/2022 | 10/10/2022 |
| 2722 S 14 | Complete | 5/5/2022 | 10/10/2022 |

| | | | |
|-------------|----------|-----------|------------|
| 2720 S 14 | Complete | 5/5/2022 | 10/10/2022 |
| 1411 Carter | Complete | 5/10/2022 | 10/10/2022 |
| 1413 Carter | Complete | 5/10/2022 | 10/10/2022 |
| 101 Kennedy | Complete | 5/23/2022 | 10/10/2022 |
| 103 Kennedy | Complete | 5/23/2022 | 10/10/2022 |
| 2705 S 12 | Complete | 5/11/2022 | 10/10/2022 |
| 2707 S 12 | Complete | 5/11/2022 | 10/10/2022 |
| 117 Lyndon | Complete | 2/15/2022 | 10/3/2022 |
| 119 Lyndon | Complete | 2/15/2022 | 10/3/2022 |
| 1220 Carter | Complete | 4/18/2022 | 10/3/2022 |
| 1222 Carter | Complete | 4/18/2022 | 10/3/2022 |
| 205 Lyndon | Complete | 5/10/2022 | 10/3/2022 |
| 207 Lyndon | Complete | 5/10/2022 | 10/3/2022 |
| 105 Lyndon | Complete | 2/7/2022 | 10/3/2022 |
| 107 Lyndon | Complete | 2/7/2022 | 10/3/2022 |
| 114 Kennedy | Complete | 4/6/2022 | 9/28/2022 |
| 116 Kennedy | Complete | 4/6/2022 | 9/28/2022 |
| 118 Kennedy | Complete | 4/6/2022 | 9/28/2022 |
| 120 Kennedy | Complete | 4/6/2022 | 9/28/2022 |
| 208 Kennedy | Complete | 3/10/2022 | 9/28/2022 |
| 117 Kennedy | Complete | 5/5/2022 | 9/28/2022 |
| 121 Kennedy | Complete | 5/5/2022 | 9/28/2022 |
| 123 Kennedy | Complete | 5/5/2022 | 9/28/2022 |
| 119 Kennedy | Complete | 5/5/2022 | 9/28/2022 |
| 212 Kennedy | Complete | 2/7/2022 | 9/23/2022 |
| 210 Kennedy | Complete | 2/7/2022 | 9/23/2022 |
| 1409 Benton | Complete | 4/11/2022 | 8/11/2022 |
| 1017 Gurley | Complete | 3/31/2022 | 7/28/2022 |

| | | | |
|-------------|----------|------------|-----------|
| 1019 Gurley | Complete | 3/31/2022 | 7/28/2022 |
| 105 Kennedy | Complete | 2/18/2022 | 7/15/2022 |
| 107 Kennedy | Complete | 2/18/2022 | 7/15/2022 |
| 1408 Benton | Complete | 2/7/2022 | 7/14/2022 |
| 1025 Gurley | Complete | 3/31/2022 | 7/14/2022 |
| 1027 Gurley | Complete | 3/31/2022 | 7/14/2022 |
| 2700 S 12 | Complete | 10/27/2021 | 7/7/2022 |
| 1326 Carter | Complete | 2/7/2022 | 7/1/2022 |
| 1328 Carter | Complete | 2/7/2022 | 7/1/2022 |
| 2624 S 12 | Complete | 2/7/2022 | 7/1/2022 |
| 2626 S 12 | Complete | 2/7/2022 | 7/1/2022 |

Construction Outlook as of 12.2 Schedule

| Address | Actual Start | Projected Completion | % Complete (as of 10/24) |
|-------------|--------------|----------------------|--------------------------|
| 2714 S 14 | 8/26/2022 | 1/20/2023 | 97% |
| 2716 S 14 | 8/26/2022 | 1/20/2023 | 97% |
| 1330 Carter | 10/14/2022 | 1/20/2023 | 95% |
| 2702 S 12 | 10/14/2022 | 1/20/2023 | 91% |
| 2704 S 12 | 10/14/2022 | 1/20/2023 | 91% |
| 2609 S 14 | 10/14/2022 | 1/20/2023 | 61% |
| 2611 S 14 | 10/14/2022 | 1/20/2023 | 61% |
| 2711 S 14 | 10/14/2022 | 1/20/2023 | 61% |
| 2713 S 14 | 10/14/2022 | 1/20/2023 | 61% |
| 2630 S 14 | 7/27/2022 | 2/7/2023 | 57% |
| 2632 S 14 | 7/27/2022 | 2/7/2023 | 57% |
| 2622 S 14 | 11/1/2022 | 1/23/2023 | 53% |

| | | | |
|-------------|------------|-----------|-----|
| 2624 S 14 | 11/1/2022 | 1/23/2023 | 53% |
| 2500 S 15 | 10/20/2022 | 1/26/2023 | 45% |
| 1402 Benton | 11/8/2022 | 1/30/2023 | 38% |
| 218 Kennedy | 11/10/2022 | 2/1/2023 | 34% |
| 220 Kennedy | 11/10/2022 | 2/1/2023 | 34% |
| 2732 S 14 | 11/10/2022 | 2/1/2023 | 32% |
| 2734 S 14 | 11/10/2022 | 2/1/2023 | 32% |
| 2704 S 14 | 11/16/2022 | 2/7/2023 | 32% |
| 2708 S 14 | 11/16/2022 | 2/7/2023 | 32% |
| 1404 Benton | 10/20/2022 | 2/13/2023 | 31% |
| 1406 Benton | 10/20/2022 | 2/13/2023 | 31% |
| 2608 S 14 | 10/20/2022 | 2/9/2023 | 31% |
| 2610 S 14 | 10/20/2022 | 2/9/2023 | 31% |
| 2730 S 14 | 11/1/2022 | 2/13/2023 | 31% |
| 2616 S 14 | 10/14/2022 | 2/13/2023 | 30% |
| 2600 S 14 | 12/1/2022 | 2/22/2023 | 16% |
| 2602 S 14 | 12/1/2022 | 2/22/2023 | 16% |
| 2709 S 14 | 11/29/2022 | 2/20/2023 | 16% |
| 1216 Carter | 12/15/2022 | 3/8/2023 | 12% |
| 1218 Carter | 12/15/2022 | 3/8/2023 | 12% |
| 125 Lyndon | 12/15/2022 | 3/8/2023 | 12% |
| 127 Lyndon | 12/15/2022 | 3/8/2023 | 12% |
| 1417 Benton | 12/15/2022 | 3/8/2023 | 12% |
| 1419 Benton | 12/15/2022 | 3/8/2023 | 12% |
| 201 Kennedy | 12/15/2022 | 3/8/2023 | 12% |
| 203 Kennedy | 12/15/2022 | 3/8/2023 | 12% |
| 205 Kennedy | 12/15/2022 | 3/8/2023 | 12% |
| 207 Kennedy | 12/15/2022 | 3/8/2023 | 12% |

| | | | |
|-----------|------------|----------|-----|
| 2717 S 14 | 12/15/2022 | 3/8/2023 | 12% |
| 2715 S 14 | 12/15/2022 | 3/8/2023 | 12% |



INTEGRAND DEVELOPMENT, LLC

Solutions, Experience & Integrity

Board Report

January 12, 2023

2023 LIHTC Round

In anticipation of submitting a tax credit application, Integrand and its architect, tax credit application consultant and contractor met with WHA staff in December to present concepts and discuss preferences. The team also determined that an application for Estella Maxey should score very competitively.

As part of the 2023 LIHTC round for TDHCA, Integrand has submitted the required Pre-Application that was due January 6th. The full application is due March 1st. The first phase of the new “Melody Grove” consists of the comprehensive rehabilitation and reconfiguration of the 156 units in the 29 buildings on Adams Street into 79 units for seniors. All buildings are single story. This phase consists of the demolition of 7 buildings to accommodate the new layout show on our attached rendered site plan. The remaining 22 buildings in this first phase includes a reconfiguration of the existing 1, 2, 3 and 4 bedroom units into generously design 1 and 2 bedroom units.

The plan considers the demolition of all the remaining buildings in one or two future phases into 160 family units. As you will note on the site plan, we are proposing to close Adams Street at J.J. Flewellen on the west side and create a cul-de-sac at the end of Adams Street on the east side. In addition, the plan includes the construction of new “senior center building”. The far east side of Adams is reserved for a future maintenance/central trash compactor.

The strategy and reasoning for this approach as phase 1 is to be able to capture a strong appraised value for the existing buildings we plan to renovate. The investor in turn will compensate WHA for this value. This provides not only a source for soft financing, but a source to help with the demolition costs in the next phases. The plan is to reduce overall site density from 368 units to 240 units.

As part of this application, Integrand will be engaging third-party consultants for a new Phase 1 ESA, Market Study and Appraisal, Scope and Cost Review Report. We will also be making recommendations concerning the type of subsidy as RAD or Section 18 as well as considering how best to address the current tenant utility structure and cost.

330 Marshall Street
Suite 900
Shreveport, Louisiana 71101
Phone: (318) 226-1411

www.integranddev.com

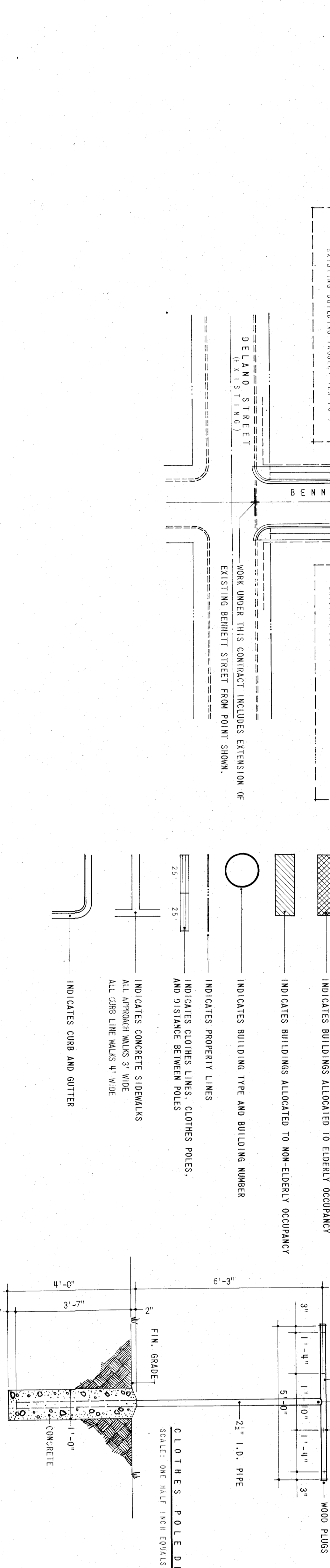
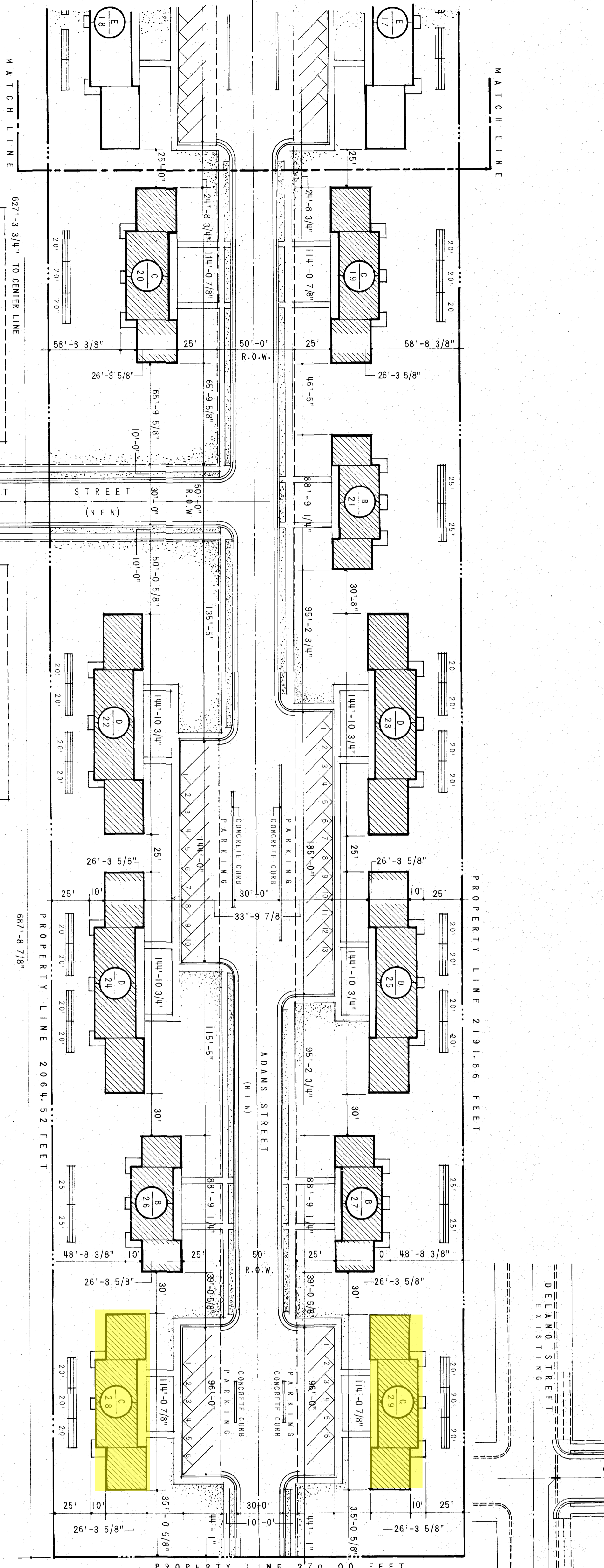
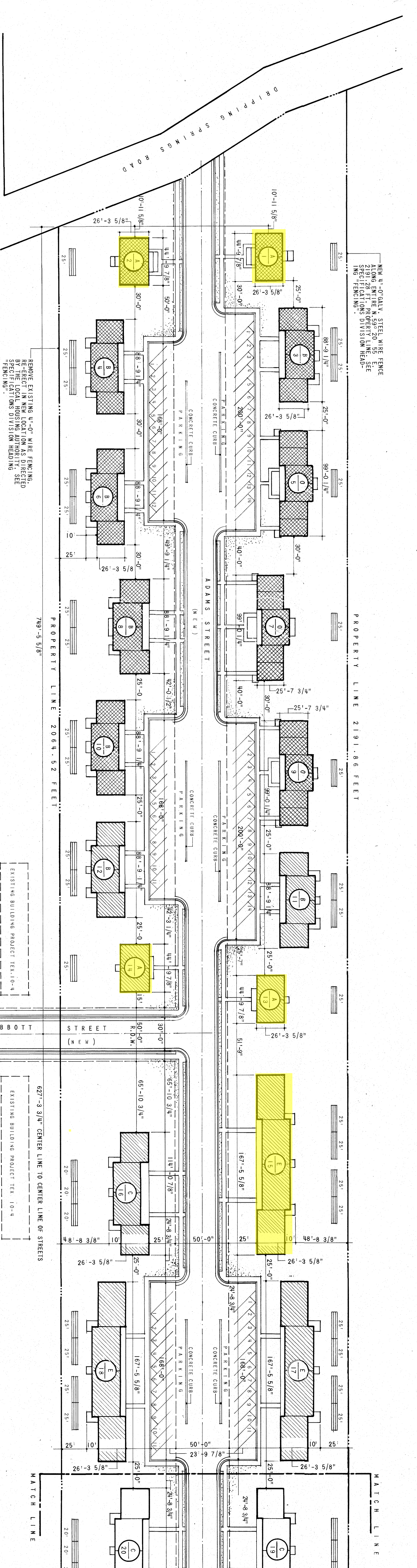
12629 New Brittany Boulevard
Building 16
Fort Myers, Florida 33907
(239) 275-8029

A Housing Solutions Alliance, LLC/National Development of America, Inc. Company



Melody Grove

Waco, Texas



PROJECT COMPOSITION

| DESCRIPTION | NUMBER BLDGS. | NUMBER D.U. PER BLDG. | TOTAL D.U. | TOTAL ROOMS |
|-----------------|---------------|-----------------------|------------|-------------|
| BUILDING 0 | 3 | 6 | 18 | 51 |
| BUILDING A | 2 | 2 | 4 | 14 |
| BUILDING B | 5 | 4 | 20 | 70 |
| TOTAL | 10 | - | 42 | 138 |
| NON-ELDERLY | | | | |
| BUILDING A | 2 | 2 | 4 | 14 |
| BUILDING B | 4 | 4 | 16 | 56 |
| BUILDING C | 5 | 4 | 20 | 70 |
| BUILDING D | 4 | 4 | 16 | 56 |
| BUILDING E | 3 | 4 | 12 | 42 |
| TOTAL | 19 | - | 72 | 248 |
| COMBINED TOTALS | 29 | - | 114 | 478 |

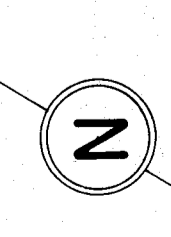
SITE PLAN

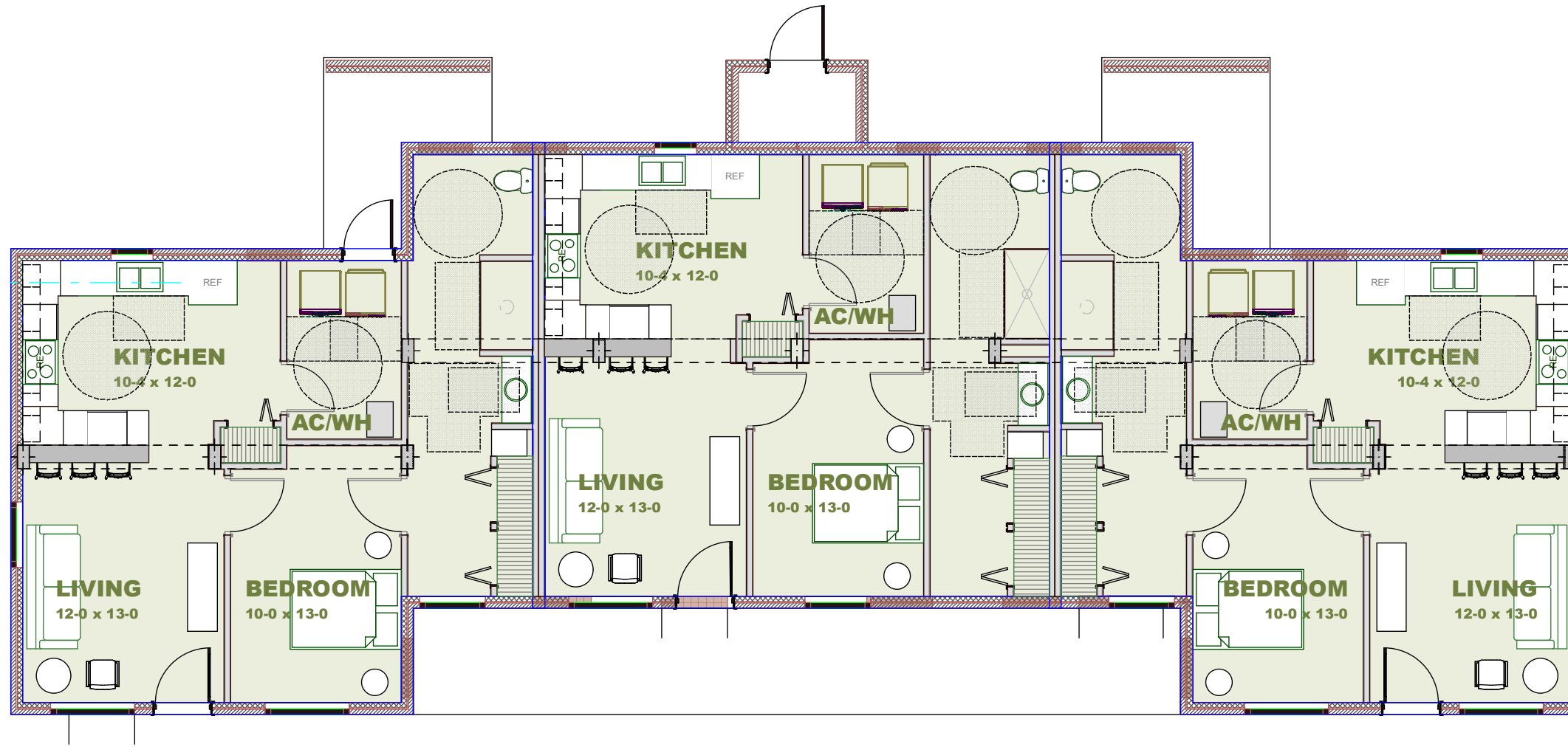
PROJECT TEX. 10-5
 FOR THE HOUSING AUTHORITY OF THE CITY OF WACO, TEXAS - PROJECT 10-5

APPROVED: *Kevin Miller*
 EXECUTIVE DIRECTOR

DESIGNED BY: WILLIAM MOTTEN MCGHEE & ASSOCIATES, SAN ANTONIO, TEXAS
 DATE: 10-17-68
 ARCHITECT: WILLIAM MOTTEN MCGHEE & ASSOCIATES, SAN ANTONIO, TEXAS
 CONSULTING ENGINEERS: MECHANICAL ENGINEERS

REG. NUMBER 681



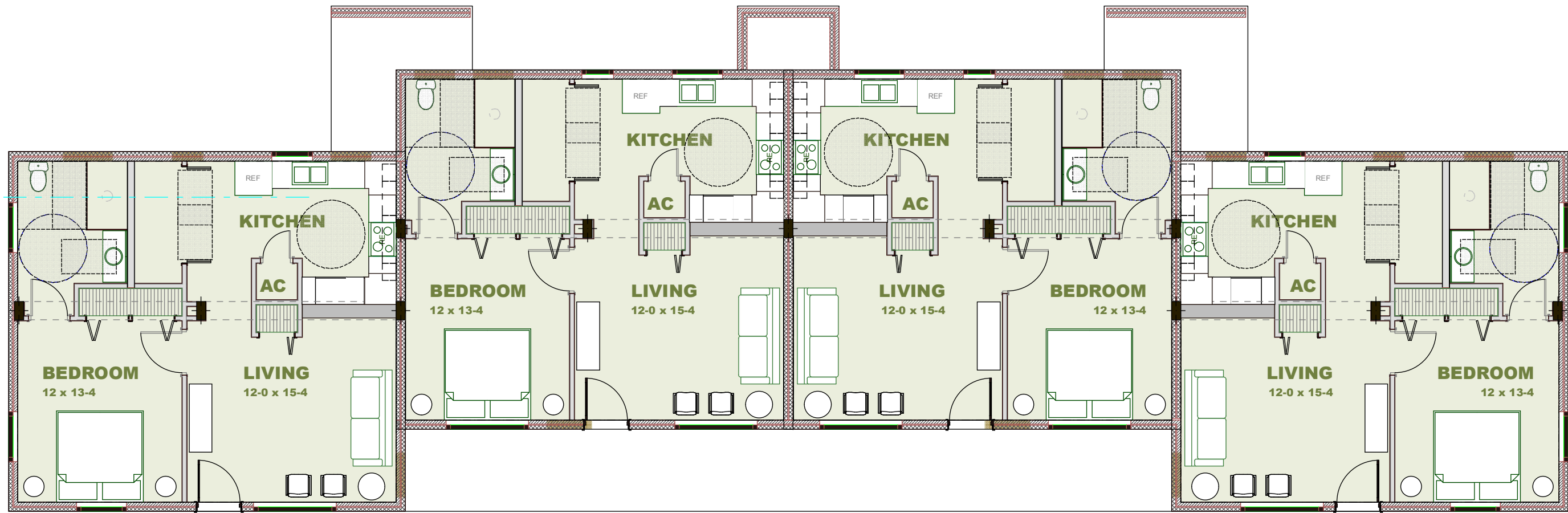


BUILDING B
3 ONE BR UNITS 714 SF

MELODY GROVE

waco texas





1 BR Sr
690 sq ft

1 BR Sr
690 sq ft

1 BR Sr
690 sq ft

1 BR Sr
690 sq ft



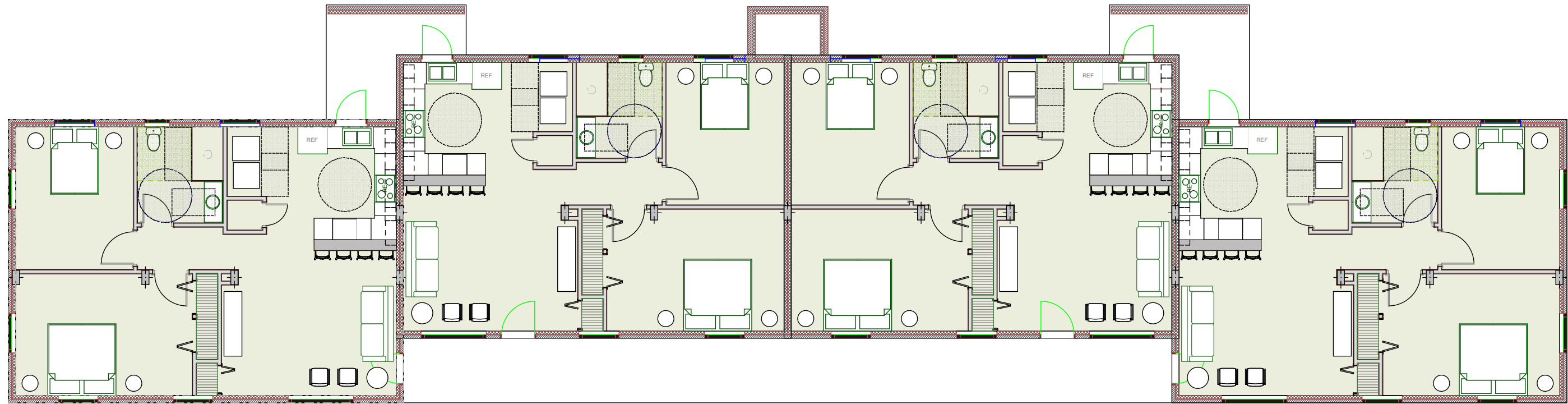
BUILDING C

4 ONE BR UNITS 690 SF

MELODY GROVE

waco texas





2 BR SR
883 sq ft

2 BR Sr
883 sq ft

2 BR Sr
882 sq ft

2 BR Sr
883 sq ft



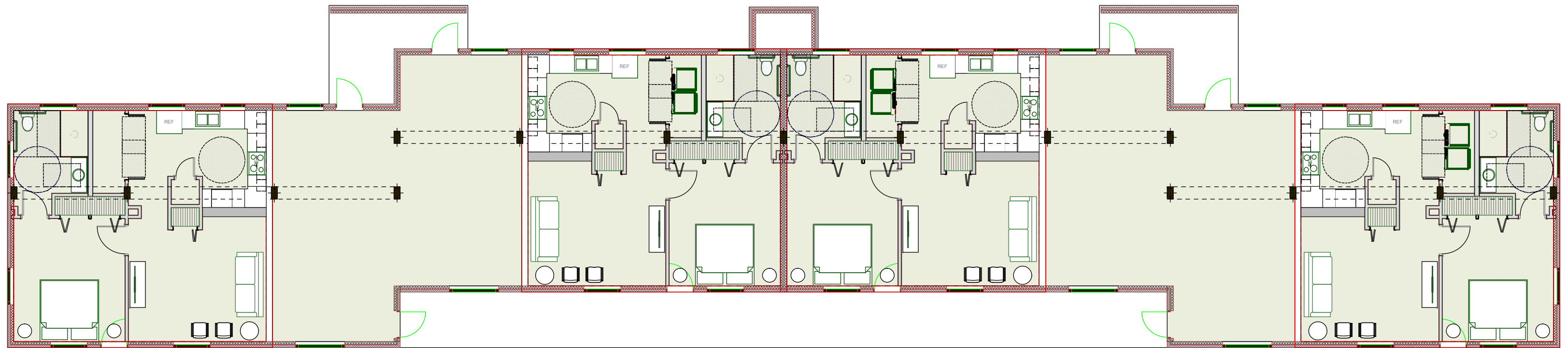
BUILDING D

4 TWO BR UNITS 883 SF

MELODY GROVE

waco texas





1 BR Sr
679 sq ft

1 BR Sr
671 sq ft

1 BR Sr
679 sq ft

1 BR Sr
679 sq ft

1 BR Sr
671 sq ft

1 BR Sr
679 sq ft

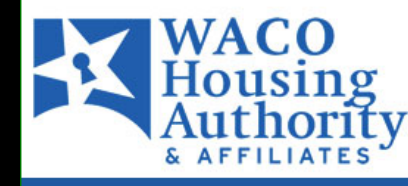


BUILDING E

6 ONE BR UNITS 671 - 679 SF

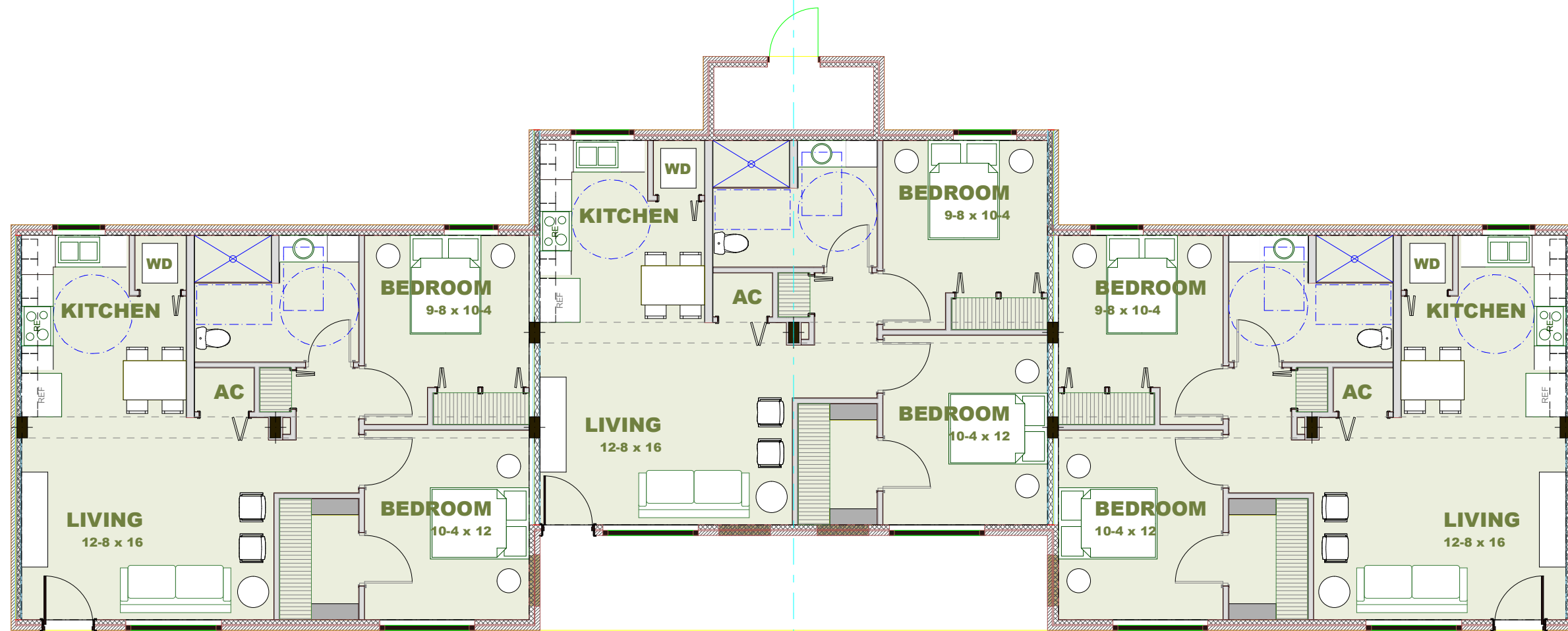
MELODY GROVE

waco texas



2

12/28/2022



2 BR Sr
780 sq ft

2 BR Sr
780 sq ft

2 BR Sr
780 sq ft



BUILDING 0

3 TWO BEDROOM UNITS

MELODY GROVE

waco texas



**notes + thoughts
comments**



ALTERNATE PORCH IDEA



MELODY GROVE

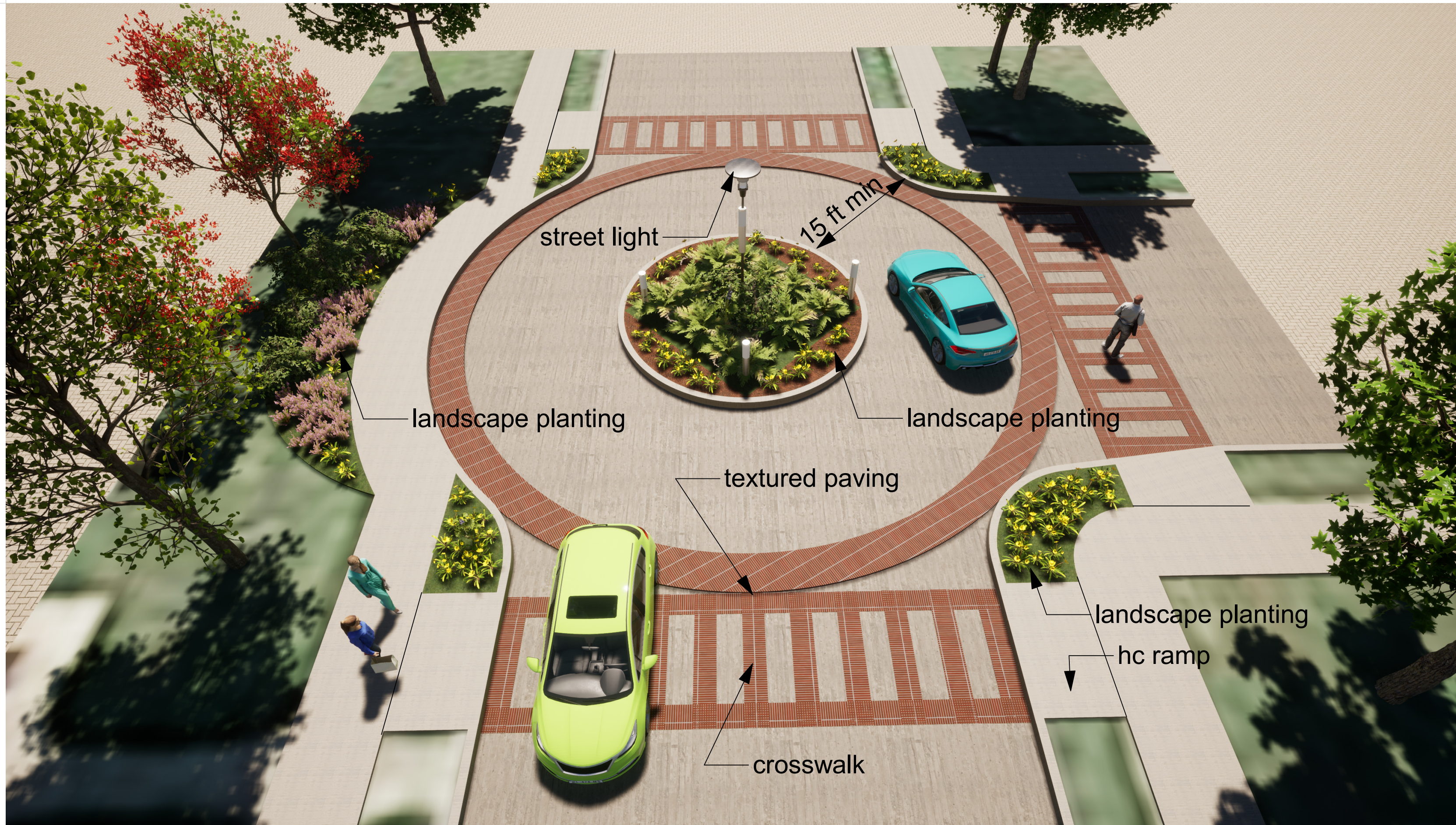
waco texas



5

4/4/2022

notes + thoughts
comments



TRAFFIC CALMING IDEA 1

mini roundabout T intersection



MELODY GROVE

waco texas



2

3/11/2022

Administrative Services Department December 2022 Report

Routine Work Projects

- Mailing of WHA, Hill and Somervell Counties, and Groesbeck, Section 8 (HAP) checks – **258** checks (all other checks were direct deposited and check stubs can be accessed by landlords through the landlord portal.)
- Travel and Training: *(See attached training sheet for all training offered to staff).*
- Partnership Meetings: Attend Housing Coalition Board Meeting.
- Applications
 - **53** Public Housing / **26** Mart
 - **0** VASH
- Processed **439** pieces of incoming mail
- Processed **2,411** pieces of outgoing mail
- Proofed all department monthly reports
- Made **308,392** copies for departments
- Sent out **95** Late Notices for Public Housing
- Sent out **56** Notices of Concern
- Sent out **225** Utility Notices

Clients and Visitors

There was a total of **356 persons** that checked in to the receptionist in the lobby.

There was a total of **4,335 incoming calls** handled by the receptionist for the month.

Rising Images Compliance Audit

Raintree

Raintree Apartments are required to have 55 total units in the Affordable Housing Program. Out of the 55 units, 32 units must qualify as very low income. Raintree had a total of 80 units in the program, 40 very low income and 40 low incomes based on the compliance audit completed, 12 files were reviewed, and no corrections were required. Raintree was in compliance.

Picadilly

Picadilly Apartments are required to have 5 qualifying units in the Affordable Housing Program. Out of the 5 units, 2 must qualify as very low income. Picadilly had 6 qualifying units in the program, 4 very low income and 2 vacancies. Based on the compliance audit completed, no files were reviewed and Picadilly was in compliance. We can count the vacant units as qualified until they are filled.

Cimmaron

Cimmaron Apartments are required to have 35 total units in the Affordable Housing Program. Out of the 35 units, 20 units must qualify as very low income. Cimmaron had a total of 62 units in the program, 28 very low income and 34 low incomes. Based on the compliance audit completed, 10 files were reviewed, no corrections were required and Cimmaron was in compliance.

Hunnington

Hunnington Apartments are required to have 45 total units in the Affordable Housing Program. Out of the 45 units, 12 units must qualify as very low income. Hunnington had a total of 47 units in the program, 18 very low income and 29 low income. Based on the compliance audit completed, 10 files were reviewed, no corrections were required and Hunnington was in compliance.

| Employee | Training Class | Dates | Location |
|----------------------|---|------------------|----------------------------|
| Myllinda Browder | Anyone with Newly Assigned HR Responsibilities | 12/2/2021 | Webinar |
| Marcus Davilla | HQS Training | 02/23-02/25/2022 | |
| Christina Miller | NAHRO Customer Service Training/High Performance Mgmt | 04/05-04/06/2022 | Webinar |
| Tiffanie Montgomery | NAHRO Customer Service Training/High Performance Mgmt | 04/05-04/06/2022 | Webinar |
| Corina Mendoza | A Crash Course for the First-Time Manager or Supervisor | 4/25/2022 | Webinar |
| Myllinda Browder | One-Person HR Department | 4/26/2022 | Webinar |
| Starlet Pope | Effective Techniques for Dealing with Difficult Customers | 6/21/2022 | Webinar |
| Shamekia Whittington | Effective Techniques for Dealing with Difficult Customers | 6/21/2022 | Webinar |
| Stephen Taylor | HVAC Training | 06/22-06/23/2022 | Waco |
| David Jackson | HVAC Training | 6/23/2022 | Waco |
| Victor DeWitt | HVAC Training | 6/23/2022 | Waco |
| Myllinda Browder | Onboarding Best Practices | 6/23/2022 | Webinar |
| Tina Lynn | Payroll Compliance Workshop | 07/20-21/2022 | Webinar |
| Myllinda Browder | Using the Company Intranet to Engage & Retain Employees | 7/26/2022 | Webinar |
| Myllinda Browder | How to Build a Flexible Workplace culture | 7/28/2022 | Webinar |
| Rebecca Ellis | How to Build a Flexible Workplace culture | 7/28/2022 | Webinar |
| Myllinda Browder | Employee Engagement: Strategies for Success | 8/2/2022 | Webinar |
| Melissa Johnson | HR 101 for Managers & Supervisors | 8/4/2022 | Webinar |
| Edwina Viera | HR 101 for Managers & Supervisors | 8/4/2022 | Webinar |
| Briotony Porter | Hoarding Behaviors in Older Adults | 8/8/2022 | Webinar |
| Tina Lynn | IRS & DOL Audits: Spot Red Flags before the Agencies | 8/11/2022 | Webinar |
| Tina Lynn | Asset Management & Central Office cost Center | 8/11/2022 | Webinar |
| Myllinda Browder | FMLA Master Class | 8/17/2022 | Webinar |
| Marla Carter | Voucher Management System, RNP Reconciliation & Updat | 8/23/2022 | Webinar |
| Rebecca Ellis | Reasonable Accomodations | 9/1/2022 | Webinar |
| Myllinda Browder | Reasonable Accomodations | 9/1/2022 | Webinar |
| Crystal Anthony | Peer Support for Family Self-Sufficiency (FSS) Case Manager | 9/8/2022 | Webinar |
| Myllinda Browder | Employee Habit vs Addiction: Knowing When & How to In | 9/13/2022 | Webinar |
| Melissa Johnson | New Supervisor/Leadership | 09/13-14/2022 | Waco |
| Tina Lynn | Nuts & Bolts of HUD Accounting 2022 | 09/20-09/23/2022 | Ft Myers FL |
| Myllinda Browder | HR Specialist Summit | 9/21-22/2022 | Webinar |
| Milet Hopping | National NAHRO | 9/22-24/2022 | San Diego |
| Rebecca Ellis | National NAHRO | 9/22-24/2022 | San Diego |
| Melissa Johnson | National NAHRO | 9/22-24/2022 | San Diego |
| Janie Lovell | National NAHRO | 9/22-24/2022 | San Diego |
| Myllinda Browder | OSHA Record-Keeping Compliance | 10/5/2022 | Webinar |
| Ryan Tomlinson | Texas NAHRO | 10/17-19/2022 | Grapevine |
| Milet Hopping | Texas NAHRO | 10/17-19/2022 | Grapevine |
| Gloria Dancer | Texas NAHRO | 10/17-19/2022 | Grapevine |
| Rebecca Ellis | Texas NAHRO | 10/17-19/2022 | Grapevine |
| Vincent Pearson | Texas NAHRO | 10/17-19/2022 | Grapevine |
| Briotony Porter | Texas NAHRO | 10/17-19/2022 | Grapevine |
| Crystal Anthony | National FSS Conference | 10/24-25/2022 | Webinar |
| CaSaundra Foreman | National FSS Conference | 10/24-25-2022 | Webinar |
| Tina Lynn | Form 1099 Reporting Updates | 10/26/2022 | Webinar |
| Mary Robinson | Form 1099 Reporting Updates | 10/26/2022 | Webinar |
| Janie Lovell | High-Performance Management | 11/02-11/03/2022 | Dallas |
| LaTanya Rector | High-Performance Management | 11/02-11/03/2022 | Dallas |
| Rebecca Ellis | High-Performance Management | 11/02-11/03/2022 | Dallas |
| Ferlisa Ragin | Fair Housing | 11/8/2022 | Webinar |
| Catherine Read | Fair Housing | 11/8/2022 | Webinar |
| Melody Gober | Fair Housing | 11/8/2022 | Webinar |
| Missy Maresh | Fair Housing | 11/8/2022 | Webinar |
| Milet Hopping | NAHRO Definitive Guide for New Executive Directors | 11/9-11/10/2022 | Webinar |
| Gloria Dancer | Housing Tax Credit Compliance Training | 11/15/2022 | Webinar |
| Janie Lovell | Housing Tax Credit Compliance Training | 11/15/2022 | Webinar |
| Rebecca Suarez | Hot Topics for LIPH & HCV | 11/16-11/17/2022 | Nashville TN-CHG'd to Zoom |
| Rebecca Suarez | RAD & Other Repositioning Strategies | 11/18/2022 | Nashville TN-CHG'd to Zoom |
| Gloria Dancer | Commissioner Basics 101 | 11/28/2022 | Webinar |
| Milet Hopping | 2023 Winter Committee Meetings | 01/31-2/1/2023 | Grapevine TX |
| Gloria Dancer | 2023 Winter Committee Meetings | 01/31-2/1/2023 | Grapevine TX |
| Rebecca Ellis | 2023 Winter Committee Meetings | 01/31-2/1/2023 | Grapevine TX |

Information Technology

(IT)

Dec 2022

- **HMS Windows Software, Software Applications, & IT Support Calls**

- All support calls were closed with-in 24 hours.
- As WHA & Affiliates' personnel continue using the software and as the software is refined to our needs; there are some support calls that are sent directly to MRI (the software vendor) that require re-writing of computer programming and are placed on a priority status according to HUD rules and regulations. Once rewritten, MRI sends an update to be installed to correct or enhance these support requests

- **Web Page**

- Waco Housing Authority web page address is www.wacopha.org

- **Server, Computer, and Phone System Uptimes**

WHA Network systems had no substantial downtime for the month

- **Miscellaneous**

- End of the year procedures, updates, phone system recordings
- IT office relocation complete
- Assist FSS program with HUD reporting data collection
- Implemented T-Mobile data services at Hill County and Mart
- Enhanced templates developed for PBV program
- Procured and started security camera and access control at Community Services
- Video Produced South Terrace PBV resident experience on renewed housing

Board Report Dec 2022

Dec 1, 2022 - Dec 31, 2022

All Users
100.00% Sessions

Total users

542
% of Total: 100.00% (542)



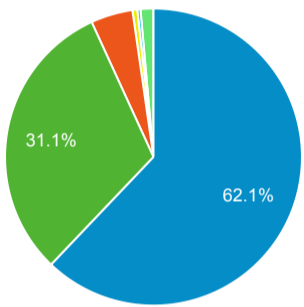
Sessions (total visits)

702
% of Total: 100.00% (702)



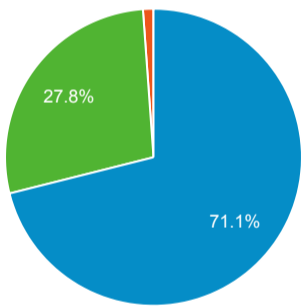
Users by (referral) Source

google (direct) bing
facebook.com 192.168.1.28:8880
Other



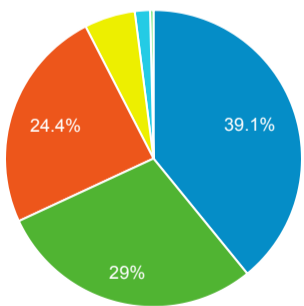
Traffic by device

mobile desktop tablet



Users by Operating System

iOS Android Windows Macintosh
Chrome OS Other



Pageviews (total traffic)

2,190
% of Total: 100.00% (2,190)



Pageviews by Page

| Page | Pageviews |
|----------------------------------|-----------|
| / | 788 |
| /page/Emergency Housing Voucher | 165 |
| /page/departments | 127 |
| /page/public_housing_ops | 114 |
| /page/Section 8 Landlord Program | 104 |
| /page/section_8 | 104 |
| /page/waiting_list | 83 |
| /page/community_services | 79 |
| /page/rad | 53 |
| /page/contact menu | 52 |

Pageviews by City

| City | Pageviews |
|------------|-----------|
| Waco | 727 |
| Dallas | 366 |
| Austin | 237 |
| Camden | 48 |
| McCamey | 34 |
| Temple | 22 |
| Pocahontas | 21 |
| Whitney | 21 |
| Abilene | 20 |
| Killeen | 20 |

**Modernization Department
December 2022 Report**

| Grant Year | Grant Amt. | Amt. Expended | % Expended | % Obligated | Deadline to Expend |
|-------------------|-------------------|----------------------|-------------------|--------------------|---------------------------|
| 2018/518 | \$1,820,616.00 | \$1,803,805.86 | 99% | 100% | May 28,2026 |
| 2019/519 | \$1,904,253.00 | \$654,546.18 | 34% | 34% | April 15, 2027 |
| 2020/520 | \$2,037,987.00 | \$543,819.79 | 27% | 28% | March 25, 2026 |
| 2021/521 | \$1,692,421.00 | \$310,277.22 | 18% | 18% | February 22, 2025 |

Public Housing Current Projects

None

Rising Images Current Projects

- Replacement of siding at Hunnington buildings E, F, G, H & I and Raintree buildings 3,4,7 & 8.
 - ✓ Awarded to Aragon Builders for \$330,305.75
 - ✓ Started mid October 2022
 - ✓ Estimated completion May 2023

Rising Images, Inc.
Board Report for December 2022

Occupancy

| | Total Units | Vacant Units | Percentage Occupied |
|--------------|--------------------|--------------|---------------------|
| Cimmaron | 100 | 0 | 100% |
| Hunnington | 60 | 0 | 100% |
| Misty Square | 16 | 0 | 100% |
| | | | |
| | Total Units | Vacant Units | Percentage Occupied |
| Picadilly | 6 | 0 | 100% |
| Raintree | 155 | 1 | 99% |

Rent Collections

| | Monthly Budget Rent | Rent Due | Rent Collected | Percentage Collected |
|--------------|---------------------|-------------|----------------|----------------------|
| Cimmaron | \$50,847.00 | \$51,790.00 | \$51,787.00 | 100% |
| Hunnington | \$34,629.00 | \$34,675.00 | \$34,675.00 | 100% |
| Misty Square | \$8,380.00 | \$8,540.00 | \$8,540.00 | 100% |

| | Monthly Budget Rent | Rent Due | Rent Collected | Percentage Collected |
|-----------|---------------------|-------------|----------------|----------------------|
| Picadilly | \$4,562.88 | \$ 4,754.00 | \$4,754.00 | 100% |
| Raintree | 95,928.15 | \$97,180.00 | \$97,180.00 | 100% |

Contracts (MOD)

Aragon is still working on replacing the siding on Hunnington Bldgs. E-I.

Administration

Cimmaron is in compliance with the requirements for the Affordable Housing Program.
Hunnington is in compliance with the requirements for the Affordable Housing Program.
Picadilly is in compliance with the requirements for the Affordable Housing Program
Raintree is in compliance with the requirements for the Affordable Housing Program

South Terrace Apartments Waco LP Board Report for December 2022

Occupancy

| | Total Units | Vacant Units | Percentage Occupied |
|---------------|-------------|--------------|---------------------|
| South Terrace | 250 | 77 | 69% |

Rent Collections

| | Monthly Budget Rent | Rent Due | Rent Collected | Percentage Collected |
|---------------|------------------------|-------------|----------------|-------------------------|
| South Terrace | \$50,899.00 | \$50,899.00 | \$42,297.48 | 83% |

Administration

South Terrace is continuing the process for RAD conversion.

9 evictions pending.

Housing Operations Monthly Report

December 2022

Public Housing Report

Staff

Total Employees – 08 Temporary Staff – 0

Waiting List Information

Total number of applicants on the waiting list – 1639

Processing phase which includes process unassigned, denial/appeal, verification required, and currently on list.

| | |
|---|---|
| Notification for assistance mailed | 4 |
| No response to notification letters | 1 |
| Pending Notification letter/expiration date | 0 |
| Move-in letters issued | 3 |
| Units rejected by applicant | 0 |
| Total applicants not qualified | 1 |

The orientation informs all applicants of eligibility and suitability and amenities offered by the Authority. It also informs the applicants of their responsibilities as a resident of our communities.

There was a total of (12) orientation letters emailed, (06) packets were mailed out from letter responses (2) received and in process of verifications, (4) no response, (2) completed.

Annual Re-Certifications

| Community | Certifications | Completed | Remaining |
|---------------|----------------|-----------|-----------|
| Kate Ross | 21 | 20 | 1 |
| Estella Maxey | 19 | 18 | 1 |
| Total | 40 | 38 | 2 |

We have completed 95% of certifications for this month. According to PIC submission we have reported 100.00 % certifications for dates through November 30, 2022.

Evictions

| Community | Non-Payment | Lease Violation | One Strike |
|---------------|-------------|-----------------|------------|
| Kate Ross | 1 | 0 | 0 |
| Estella Maxey | 1 | 0 | 0 |
| Total | 2 | 0 | 0 |

Percentage of Rent Collected

86% of the rent for December was collected, we did not meet our goal of 100%.

Last Quarterly Average was: 94% for Oct-Nov-Dec

Occupancy Percentage

The occupancy percentage for December was 90%; we did not meet our goal of 97%.

Last Quarterly Average was 87% for Oct-Nov-Dec

Maintenance Report

Staff

Total Employees – 13 regular employees, 2 Temporary Staff, 2 Vacant position Aide B EM / Utility Laborer KR

Work Orders

Routine Work Orders

| Community | Total | %Completed | Remaining |
|------------------|--------------|-------------------|------------------|
| Kate Ross | 68 | 94% | 4 |
| Estella Maxey | 62 | 95% | 3 |
| Total | 130 | 94% | 7 |

Completing routine work orders within fifteen (15) days is our established annual goal. We presently have an average closing time of 3.67 days which is well within our goal.

Emergency Work Orders

| | Amount Received | Amount Closed | Amount Remaining |
|------------------------|------------------------|----------------------|-------------------------|
| Closed within 24 hours | 32 | 32 | 0 |
| Over 24 hours | 0 | 0 | 0 |
| Total | 32 | 32 | 0 |

Completing all emergency work orders within twenty-four (24) hours is our established goal. We presently have completed all emergency work orders within the established goal.

December Unit Turn Around Time

| Down Time | Make Ready Time | Lease-Up Time | Total Turnaround Time |
|------------------|------------------------|----------------------|------------------------------|
| 168.20 | 172.40 | 60.80 | 395.40 |

Cumulative Average Unit Turn Around Time

| Down Time | Make Ready Time | Lease-Up Time | Total Turnaround Time |
|------------------|------------------------|----------------------|------------------------------|
| 210.58 | 148.85 | 26.53 | 385.96 |

Our annual cumulative goal is turning units in 20 days or less. Presently we have a cumulative turn-around time of 279, this puts us over by 259 days.

November Vacant Apartment Information

| Vacancies | Leased | Total | Occupancy % |
|--------------------------|---------------|--------------|--------------------|
| Kate Ross | 249 | 286 | 87% |
| Estella Maxey | 335 | 362 | 92% |
| Overall Occupancy | 584 | 648 | 90% |

Public Housing consists of 652 dwelling units, four are offline non-dwelling units used for administrative purposes.

Annual Inspections FY 21 - 22

| Community | Total apts. | Units Inspected | Number of Annual Inspection Work Orders Y.T.D. |
|------------------|--------------------|------------------------|---|
| Kate Ross | 288 | 288 | 18 |
| Estella Maxey | 362 | 362 | 71 |
| Overall | 650 | 650 | 89 |

Fleet Vehicle Inspection

Total Vehicles Inspected (11)– Vehicle repaired N/A

Planned/Preventative Maintenance

Annual Inspections/HVAC Filter Changes Gas Meter Repair/Service/Pest Control (all sites)

Accident-free days by staff FY 2022/2023

Maintenance staff has accumulated 35 accidents free days with (35) loss time days from PREVIOUS 2022 year injury. Safety in the workplace is a priority. A morning safety briefing is conducted daily at the Maintenance including hands on training and video programs.

Expenditures

| | |
|----------------|-------------|
| Monthly Budget | \$29,267.08 |
| December 2022 | \$24,165.86 |

Expenditures: Basic supplies for plumbing, electrical, painting, HVAC, and cleaning.

Section 8 Board Report – December 2022

The Section 8 Department has leased a total of 2509 vouchers for income eligible families. The following is an account of vouchers leased by McLennan County, Hill County and Somervell County:

Waiting Lists and Vouchers Utilized

| | Number of Applicants on the Waiting List | Number of Tenants |
|------------------|--|-------------------|
| Waco | 1430 | 2326 |
| Hill County | 0 | 163 |
| Somervell County | 0 | 20 |
| Totals | 1430 | 2509 |

The Waiting List is closed for McLennan County, Hill County and Somervell County.

There are **247 applicant families searching** for a place to live at this time.

| | |
|------------------|------------|
| Waco | 230 |
| Hill County | 17 |
| Somervell County | 0 |
| Total | 247 |

Re-Certifications

Waco, Hill County, and Somervell County Offices are re-certifying annuals through November 2022.

Homeownership

The Homeownership Program is now assisting 11 families with mortgages.

VASH (Veteran Affairs Supportive Housing)

| | |
|--|------------|
| Number Pending (VA Referral/Orientation) | 0 |
| Number Searching in Waco | 5 |
| Number Passed/Pending Inspection | 7 |
| Number housed in Waco | 55 |
| Ineligible | 208 |
| Total | 79% |

Mainstream

| | |
|---------------------------------------|------------|
| Number Pending (Referral/Orientation) | 2 |
| Number Searching in Waco | 2 |
| Number Passed/Pending Inspection | 1 |
| Number Housed in Waco | 72 |
| Ineligible | 67 |
| Total | 90% |

EHV (Emergency Housing Vouchers)

| | |
|---------------------------------------|------------|
| Number Pending (Referral/Orientation) | 0 |
| Number Searching in Waco | 3 |
| Number Passed/Pending Inspection | 1 |
| Number housed in Waco | 30 |
| Ineligible | 6 |
| Total | 83% |

FYI (Foster Youth Initiative)

| | |
|---------------------------------------|-----------|
| Number Pending (Referral/Orientation) | 14 |
| Number Searching in Waco | 2 |
| Number Passed/Pending Inspection | 0 |
| Number Housed in Waco | 2 |
| Ineligible | 0 |
| Total | 8% |

HUD Reports

There are no reports due at this time.

Staff

There are two vacancies at the McLennan County Office. There are no vacancies at Hill or Somervell County Offices.

Community Services December 2022 Report

Scheduled Activities for January

Children

| Kate Ross | Estella Maxey | South Terrace |
|--------------------------|--------------------------|---|
| Kids Computer Lab (M-Th) | Kids Computer Lab (M-Th) | (Feb.) |
| Kidz Jam (Wed.) | Mosaic Waco (Saturdays) | GAPS Meeting (see below) |
| FBC Kids Club (Sat.) | Mentor Waco (Thursdays) | *will be hiring for comp lab/recreation person for ST |

Seniors

| Kate Ross (Thursdays) | Estella Maxey (Wednesdays) | South Terrace (Tuesdays) |
|--------------------------------|-----------------------------------|---------------------------------|
| Bingo and Exercise | Fresh Start to a Healthier You | Bingo and Exercise (Tuesdays) |
| Fresh Start to a Healthier You | (Class through Tx. Agri-Life) | |
| | Coffee and Conversations | |

Activities in December

- **Kids Computer Lab at Estella Maxey and Kate Ross**-Emphasis on literacy. Computer games that promote literacy. Staff read with children who wish to read. The books they have read are logged onto their reading logs which count toward their AR goals. We will award prizes to the children with the most books recorded over the holidays.
- **Transportation from tutoring for Kate Ross kids** who need STAAR test tutoring has begun. The children will be transported on Tuesdays and Thursdays. 12-15 children participating.
- **Cookie Decorating Party at Estella Maxey hosted by Mosaic Church**
- **Senior Holiday Luncheon**
- **Holiday Door Decorating Contest (pictures at end of report)** Entries were judged and top 3 at each site were awarded prizes.
- **Freezing Weather preparation/Calls:** CS called all 65 and older residents of all three public housing properties and made them aware of upcoming freezing weather, how they can prep at home as well as warming centers in Waco in case of power outages. CS also composed page with this information for WHA FB and website.
- **FSS Celebration** - Event honoring past three years of graduates and 2022 graduates. **Total of 33 graduates.** (Yearly celebrations had been on hold due to Covid)
- **Transportation:** 70 trips provided (short month due to WHA closing on the 22).
- **Resident Council:** Per Resident Council request, no formal meetings were held. South Terrace had a holiday fellowship gathering. Meetings will start back up again in January.

Collaborations in December

- **City of Waco Library Services** met with reps from the library about how we can promote literacy for all ages in public housing. Discussed “little library nooks” for computer labs, book clubs for adults and seniors, enrichment trips for PH children to the library All will be implemented in the coming months.



This is an example of the “Little Library Nooks” provided by City of Waco Public Library.

- **GAPS** (New partnership with HOTBH (MHMR). Gang and violence prevention. WHA will host meeting for parents and community at South Terrace. MHMR will meet with CS staff to inform of program.
- **Waco PD Neighborhood Engagement.** CS made referral for Christmas needs and gifts were delivered by PD.
-CS has let Waco PD know we want to be a part of basketball league with kids that is in the works. Also made them aware that we will be happy to host at South Terrace gym. ---CS working with Waco PD to make South Terrace Youth Center a police sub-station to help increase PD visibility
- **Warrior Way Soccer** – Faith based soccer program run by former BU soccer players. Discussed partnership in the coming year at Estella Maxey

Community Services Goals for January:

Staff will meet to collaborate on the following:

- Departmental Planning for Activities for the Upcoming Year
- Planning to Implement programming for Path to Home.
- Individual and Departmental Goals
- Identifying Steps to complete departmental goals
- Identifying Gaps in Services and steps to correct
- Identify potential community partnerships in the community

Mosaic Cookie Decorating Contest at Estella Maxey



WHA Door Decorating Contest

https://www.canva.com/design/DAFVOlyqArQ/5xMFuS3t2UrA63A1n9_zqA/watch?utm_content=DAFVOlyqArQ&utm_campaign=designshare&utm_medium=link&utm_source=publishsharelink

FSS End of Year Event



Summary of Financial Statements

November 30, 2022

Public Housing

Central Office Cost Center (COCC)

- Administrative Salaries – The expense is under budget since Finance has a vacant position.
- Staff Training – The expense is over budget \$1,073 for training and webinar registration for three employees from the Finance department.
- Contract Cost – The expense was over budget for document shredding \$850 and \$725 for a/c repairs.

Kate Ross (KR)

- Dwelling Rental – Occupancy is 85% for the month of November.
- Administrative Salaries – Expense is under budget because new salary scale will not be in effect until employee's yearly evaluation from hired date.
- Materials – Expense is over budget \$1,600 for auto parts, a/c, and plumbing supplies, while new appliances were under budget.
- Contract Cost – Building contract expense is over budget for fire damage repairs \$25,545 and \$3,850 for the removal of two roof mounted a/c units. Plumbing contract is over budget \$4,155 for sewer line repairs.

Estella Maxey (EM)

- Dwelling Rental – Occupancy is 76%; therefore, rental income is under budget \$12,200.
- Administrative Salaries – Expense is under budget because new salary scale will not be in effect until employee's yearly evaluation from hired date.
- Materials – Expense is under budget \$1,500 for electrical supplies and new appliances, while plumbing and building supplies are over budget.
- Contract Cost – Expense is over budget for moving expenses \$2,220, \$1,850 for damaged fence repairs, plumbing repairs to unstop main line \$1,280, and \$1,020 for grounds debris removal.

Section 8 - Admin

- Administrative Salaries – The expense was under budget \$16,900 for the six Section 8 Counselor vacant positions.
- Sundry – Contract employees and software maintenance expenses are under budget for the month of November 2022.
- Contract Cost – Miscellaneous contract is over budget \$1,900 for document shredding.

Section 8 – HAP Reserves

- The Housing Choice Voucher Program total HAP reserve is \$1,965,264.
- Demolition/Disposition – South Terrace total HAP reserve is \$90,196.
- Grandview Demolition total HAP reserve is \$36,548.
- Foster Youth Initiative total HAP reserve is \$46,915.
- Mainstream Voucher Program total HAP reserve is \$298,782.
- Emergency Housing Voucher total HAP reserves is \$139,198.

Non-Profits

Raintree

- Legal Expense- This amount is related to the Ritchie Road property.
- Sundry- Additional earnest money was paid in the amount of \$10,000 for the Ritchie Road property.
- Labor, Employee Benefit Payments- This is under budget due to a vacancy in one of the Assistant Maintenance positions. This affects Picadilly as well since this is normally a split expense.
- Contract Cost- Maintenance temporary labor contributed to the budget overage for the month. Also, a couple of carpet replacements were done costing \$2,819.
- Non-Apartment Public Relations- A legislative analyst donation was made to Texas NAHRO in the amount of \$1,000.

Cimmaron

- Contract Cost- A repair was made to the ducts, ceiling, and floor in one of the units which cost \$2,997.

Hunnington

- Contract Cost- A parking lot area was repaired in the amount of \$3,000.

Misty

- Contract Cost- This went over budget for the month due to a brick repair for \$257 and a leak repair for \$905.

Picadilly

- There were no out of the ordinary income or expense amounts for Picadilly other than the one already mentioned above.

WPFC II

- Interest Income- Funds continue to earn interest in the checking account.

WHA Consolidated Financial Report Nov. 2022

| | Central Cost Center | Estella Maxey | Kate Ross | HCV | Raintree | Cimmaron | Hunnington | Picadilly | Misty Square | Total |
|-------------------------------------|---------------------|-------------------|--------------------|-------------------|-------------------|------------------|------------------|-----------------|-------------------|-------------------|
| Income | | | | | | | | | | |
| Dwelling rental | | 67,145.00 | 61,838.86 | - | 98,311.75 | 51,928.25 | 35,190.00 | 4,806.00 | 8,510.00 | 327,729.86 |
| Excess Utilities | | 11,874.01 | 7,812.96 | | | | | | | 19,686.97 |
| Total Rental Income | - | 79,019.01 | 69,651.82 | - | 98,311.75 | 51,928.25 | 35,190.00 | 4,806.00 | 8,510.00 | 347,416.83 |
| Mgmt. & Admin. Fees Rev. | 138,755.88 | 7,897.96 | 6,205.55 | 151,094.00 | | | | | | 303,953.39 |
| Donations to Scholarship Fd. | | | | | 2.95 | | | | | 2.95 |
| CFP Tranf In-site Expenses | | 37.80 | | | | | | | | 37.80 |
| Proceeds Insurance Claims | | | 29.70 | | | | | | | 29.70 |
| Interest on Investments | 641.58 | 3,132.76 | 2,955.74 | 2,322.04 | 1,661.86 | 1,087.06 | 423.23 | 396.19 | 130.78 | 12,751.24 |
| Other Income | | 5,347.86 | 3,997.59 | | 2,363.76 | 1,097.85 | 40.00 | | 369.97 | 13,217.03 |
| Operating Transfer In | | 7,897.96 | 6,205.55 | | | | | | | 14,103.51 |
| HUD Contributions | | 129,783.02 | 94,881.50 | | | | | | | 224,664.52 |
| Total Operating Income | 139,397.46 | 154,097.36 | 114,275.63 | 153,416.04 | 4,028.57 | 2,184.91 | 463.23 | 396.19 | 500.75 | 568,760.14 |
| Total Income | 139,397.46 | 233,116.37 | 183,927.45 | 153,416.04 | 102,340.32 | 54,113.16 | 35,653.23 | 5,202.19 | 9,010.75 | 916,176.97 |
| Expenses | | | | | | | | | | |
| Administrative Salaries | 97,616.63 | 21,087.60 | 18,514.21 | 56,514.34 | 8,607.13 | 4,773.98 | 3,095.54 | 352.33 | 1,028.26 | 211,590.02 |
| Legal | | 98.00 | | | 835.00 | | | | | 933.00 |
| Staff Training & Travel | 1,829.87 | 105.45 | 84.63 | 11.65 | | 184.18 | | | | 2,215.78 |
| Audit Fees | 88.89 | 266.67 | 213.33 | 598.06 | 288.71 | | 113.24 | 11.20 | 24.89 | 1,604.99 |
| Sundry | 8,030.15 | 11,304.97 | 9,084.48 | 8,613.94 | 12,542.62 | 1,801.27 | 982.00 | 104.80 | 260.07 | 52,724.30 |
| Mgmt. & Bkpg. Fees Exp. | | 30,052.76 | 25,469.15 | 30,218.80 | 25,561.06 | 13,501.35 | 9,149.40 | 528.66 | 936.10 | 135,417.28 |
| Total Admin. Expenses | 107,565.54 | 62,915.45 | 53,365.80 | 95,956.79 | 47,834.52 | 20,260.78 | 13,340.18 | 996.99 | 2,249.32 | 404,485.37 |
| Total Tenant Serv. Expenses | - | 15,364.58 | 12,132.31 | | | | | | | 27,496.89 |
| Total Utility Expenses | 1,912.12 | 48,360.45 | 42,058.75 | 606.61 | 10,050.65 | 6,590.25 | 4,214.81 | 112.09 | 801.56 | 114,707.29 |
| Labor | | 22,427.04 | 12,307.12 | | 4,692.21 | 5,703.96 | 3,402.37 | 195.52 | 900.61 | 49,628.83 |
| Materials | 205.60 | 4,700.57 | 7,139.92 | 279.17 | 3,256.63 | 1,428.28 | 452.60 | 9.13 | 627.44 | 18,099.34 |
| Contract Costs | 5,764.68 | 34,402.68 | 62,895.29 | 3,408.15 | 16,682.64 | 6,664.90 | 6,083.28 | 284.33 | 2,521.05 | 138,707.00 |
| Total Maint & Operations | 5,970.28 | 61,530.29 | 82,342.33 | 3,687.32 | 24,631.48 | 13,797.14 | 9,938.25 | 488.98 | 4,049.10 | 206,435.17 |
| Employee Benefits | 26,515.12 | 16,832.17 | 15,392.20 | 17,727.30 | 5,133.96 | 4,268.03 | 886.76 | 213.45 | 694.85 | 87,663.84 |
| Insurance | 516.88 | 5,243.58 | 8,242.81 | 463.66 | 3,686.38 | 2,092.34 | 2,564.81 | 145.07 | 235.78 | 23,191.31 |
| Administrative Fees | | | | 3,108.41 | | | | | | 3,108.41 |
| Collection Losses | | 3,914.42 | (185.61) | | | | | | | 3,728.81 |
| Non-Routine Exp (non apt exp) | | | | | 1,000.00 | 391.11 | | | | 1,391.11 |
| Depreciation Expense | | | | | 14,043.91 | 7,701.32 | 5,187.00 | 272.61 | 2,789.43 | 29,994.27 |
| Total General Expenses | 27,032.00 | 25,990.17 | 23,449.40 | 21,299.37 | 23,864.25 | 14,452.80 | 8,638.57 | 631.13 | 3,720.06 | 149,077.75 |
| Total Expenses | 142,479.94 | 214,160.94 | 213,348.59 | 121,550.09 | 106,380.90 | 55,100.97 | 36,131.81 | 2,229.19 | 10,820.04 | 902,202.47 |
| Profit/Loss | (3,082.48) | 18,955.43 | (29,421.14) | 31,865.95 | (4,040.58) | (987.81) | (478.58) | 2,973.00 | (1,809.29) | 13,974.50 |

| | Year Budget | YTD Budget | Current Period | Current Year | Over & Under |
|--|-----------------|---------------|----------------|---------------|----------------|
| INCOME | | | | | |
| 3190 Non-Dwelling Rental | \$ - | \$ - | \$ - | \$ - | \$ - |
| Total Rental Income | \$ - | \$ - | \$ - | \$ - | \$ - |
| 3430 Mart Management Fees | \$ 24,600.00 | \$ 4,100.00 | \$ 2,065.80 | \$ 4,135.61 | \$ 35.61 |
| 3440 Mgmt./Adm.Fees fr.Non-Profits | \$ 582,500.00 | \$ 97,083.34 | \$ 49,676.57 | \$ 98,963.15 | \$ 1,879.81 |
| 3450 Asset Management Fee fr.Sites | \$ 570,200.00 | \$ 95,033.32 | \$ 41,418.40 | \$ 82,970.00 | \$ (12,063.32) |
| 3460 Mgmt./Adm.Fees fr.Sect.8 | \$ 399,300.00 | \$ 66,550.00 | \$ 31,491.60 | \$ 65,345.40 | \$ (1,204.60) |
| 3470 Mgmt./Adm.Fees fr.CFP | \$ 199,700.00 | \$ 33,283.34 | \$ 14,103.51 | \$ 28,207.02 | \$ (5,076.32) |
| 3480 Proceeds fr. Insurance Claims | \$ - | \$ - | \$ - | \$ - | \$ - |
| 3610 Interest on Investments | \$ 3,800.00 | \$ 633.34 | \$ 641.58 | \$ 1,362.20 | \$ 728.86 |
| 3650 Interest Inc.-Mortgages | \$ - | \$ - | \$ - | \$ - | \$ - |
| 3690 Other Income | \$ 1,000.00 | \$ 166.66 | \$ - | \$ - | \$ (166.66) |
| 9110.010 Oth.Inc.-Transfer from CFP | \$ - | \$ - | \$ - | \$ - | \$ - |
| Total Operating Income | \$ 1,781,100.00 | \$ 296,850.00 | \$ 139,397.46 | \$ 280,983.38 | \$ (15,866.62) |
| EXPENSES | | | | | \$ - |
| 4110 Administrative Salaries | \$ 1,204,900.00 | \$ 200,816.66 | \$ 97,616.63 | \$ 198,937.97 | \$ (1,878.69) |
| 4120 Compensated Absences | \$ - | \$ - | \$ - | \$ - | \$ - |
| 4130 Legal Expense | \$ 200.00 | \$ 33.34 | \$ - | \$ - | \$ (33.34) |
| 4140 Staff Training | \$ 10,200.00 | \$ 1,699.98 | \$ 1,718.37 | \$ 1,418.37 | \$ (281.61) |
| 4150 Travel Convention & Meetings | \$ 19,400.00 | \$ 3,233.34 | \$ 111.50 | \$ 2,487.25 | \$ (746.09) |
| 4171 Auditing Fees | \$ 1,200.00 | \$ 200.00 | \$ 88.89 | \$ 266.67 | \$ 66.67 |
| 4190 Sundry | \$ 111,300.00 | \$ 18,549.98 | \$ 8,030.15 | \$ 15,821.84 | \$ (2,728.14) |
| Total Admin Expense | \$ 1,347,200.00 | \$ 224,533.30 | \$ 107,565.54 | \$ 218,932.10 | \$ (5,601.20) |
| 4310 Water | \$ 9,000.00 | \$ 1,500.00 | \$ 278.48 | \$ 523.14 | \$ (976.86) |
| 4320 Electricity | \$ 13,000.00 | \$ 2,166.66 | \$ 1,000.00 | \$ 2,158.72 | \$ (7.94) |
| 4330 Gas | \$ 2,000.00 | \$ 333.34 | \$ 349.26 | \$ 435.94 | \$ 102.60 |
| 4390 Sewer | \$ 2,000.00 | \$ 333.34 | \$ 284.38 | \$ 532.62 | \$ 199.28 |
| Total Utility Expense | \$ 26,000.00 | \$ 4,333.34 | \$ 1,912.12 | \$ 3,650.42 | \$ (682.92) |
| 4420 Material | \$ 4,100.00 | \$ 683.34 | \$ 205.60 | \$ 800.17 | \$ 116.83 |
| 4430 Contract Cost | \$ 40,300.00 | \$ 6,716.64 | \$ 5,764.68 | \$ 9,367.76 | \$ 2,651.12 |
| Total Ordinary Maint. & Operation | \$ 44,400.00 | \$ 7,399.98 | \$ 5,970.28 | \$ 10,167.93 | \$ 2,767.95 |
| 4510.010 Workers Compensation | \$ 4,400.00 | \$ 733.34 | \$ 359.27 | \$ 718.54 | \$ (14.80) |
| 4510.040 Auto Insurance | \$ 1,800.00 | \$ 300.00 | \$ 141.53 | \$ 283.06 | \$ (16.94) |
| 4510.070 Crime / Dishonesty | \$ 100.00 | \$ 16.66 | \$ 5.85 | \$ 11.70 | \$ (4.96) |
| 4510.090 Fire & Extend Coverage | \$ 200.00 | \$ 33.34 | \$ 10.23 | \$ 20.46 | \$ (12.88) |
| 4540 Employee Benefit Payments | \$ 344,300.00 | \$ 57,383.36 | \$ 26,515.12 | \$ 54,691.63 | \$ (2,691.73) |
| 4560 Postage Mach Lease Amortization | \$ - | \$ - | \$ - | \$ 1,027.20 | \$ 1,027.20 |
| 4570 FSS Jr League Loan Write-Off | \$ - | \$ - | \$ - | \$ - | \$ - |
| 4585.020 Interest on Lease Payable | \$ - | \$ - | \$ - | \$ 132.91 | \$ 132.91 |
| Total General Expenses | \$ 350,800.00 | \$ 58,466.70 | \$ 27,032.00 | \$ 56,885.50 | \$ (1,581.20) |
| Total Routine Expenses | \$ 1,768,400.00 | \$ 294,733.32 | \$ 142,479.94 | \$ 289,635.95 | \$ (5,097.37) |
| | | | | | \$ - |
| 4620.040 Casualty Losses-non capitalized | \$ - | \$ - | \$ - | \$ - | \$ - |
| Total Non Routine Expenses | \$ - | \$ - | \$ - | \$ - | \$ - |
| 4800 Depreciation Expense | \$ - | \$ - | \$ - | \$ - | \$ - |
| 6120 G/L Disposition of Nonexp. Equip. | \$ - | \$ - | \$ - | \$ - | \$ - |
| Total Capital Expenses | \$ - | \$ - | \$ - | \$ - | \$ - |
| 6010 Prior Year Adjustment - ARR | \$ - | \$ - | \$ - | \$ - | \$ - |
| Total Prior Year Receipts | \$ - | \$ - | \$ - | \$ - | \$ - |
| Residual Receipts (Profit/Loss) | \$ 12,700.00 | \$ 2,116.68 | \$ (3,082.48) | \$ (8,652.57) | \$ (10,769.25) |

Section 8 Admin

Mainstream Admin

| | Year Budget | YTD Budget | Current Period | Current Year | Over & Under |
|--|------------------------|----------------------|----------------------|----------------------|-----------------------|
| INCOME | | | | | |
| 3410 Section 8 Admin Fees | \$ 1,915,200.00 | \$ 319,200.00 | \$ 151,094.00 | \$ 315,418.00 | \$ (3,782.00) |
| 3480 Proceeds fr. Insurance Claims | \$ - | \$ - | \$ - | \$ - | \$ - |
| 3610 Interest on on Admin Reserve | \$ 34,200.00 | \$ 5,700.00 | \$ 2,322.04 | \$ 4,701.81 | \$ (998.19) |
| 3690 Other Income | \$ 14,000.00 | \$ 2,333.34 | \$ - | \$ 879.00 | \$ (1,454.34) |
| Total Admin Income | \$ 1,963,400.00 | \$ 327,233.34 | \$ 153,416.04 | \$ 320,998.81 | \$ (6,234.53) |
| EXPENSES | | | | | |
| 4110 Administrative Salaries | \$ 880,800.00 | \$ 146,800.00 | \$ 56,514.34 | \$ 112,361.80 | \$ (34,438.20) |
| 4120 Compensated Absences | \$ - | \$ - | \$ - | \$ - | \$ - |
| 4130 Legal Expense | \$ 500.00 | \$ 83.34 | \$ - | \$ - | \$ (83.34) |
| 4140 Staff Training | \$ 10,000.00 | \$ 1,666.66 | \$ 11.65 | \$ 11.65 | \$ (1,655.01) |
| 4150 Travel Convention & Meetings | \$ 2,500.00 | \$ 416.66 | \$ - | \$ 665.98 | \$ 249.32 |
| 4171 Auditing Fees | \$ 8,100.00 | \$ 1,350.00 | \$ 598.06 | \$ 1,794.17 | \$ 444.17 |
| 4190 Sundry | \$ 217,150.00 | \$ 36,191.68 | \$ 8,613.94 | \$ 18,618.34 | \$ (17,573.34) |
| 4196 Management Fee | \$ 383,030.00 | \$ 63,838.34 | \$ 30,218.80 | \$ 63,083.60 | \$ (754.74) |
| 4220 Tenant Services Recreation | \$ 250.00 | \$ 41.66 | \$ - | \$ - | \$ (41.66) |
| 4250 Reichenbach Program Assistance | \$ - | \$ - | \$ - | \$ - | \$ - |
| 4260 FSS Donations Expense | \$ - | \$ - | \$ - | \$ - | \$ - |
| Total Admin Expense | \$ 1,502,330.00 | \$ 250,388.34 | \$ 95,956.79 | \$ 196,535.54 | \$ (53,852.80) |
| 4310 Water | \$ 2,900.00 | \$ 483.34 | \$ 62.47 | \$ 158.76 | \$ (324.58) |
| 4320 Electricity | \$ 4,300.00 | \$ 716.66 | \$ 300.00 | \$ 648.01 | \$ (68.65) |
| 4330 Gas | \$ 1,560.00 | \$ 260.00 | \$ 208.46 | \$ 323.53 | \$ 63.53 |
| 4390 Sewer | \$ 880.00 | \$ 146.66 | \$ 35.68 | \$ 107.50 | \$ (39.16) |
| Total Utility Expense | \$ 9,640.00 | \$ 1,606.66 | \$ 606.61 | \$ 1,237.80 | \$ (368.86) |
| 4420 Material | \$ 2,700.00 | \$ 450.00 | \$ 279.17 | \$ 616.77 | \$ 166.77 |
| 4430 Contract Cost | \$ 25,550.00 | \$ 4,258.32 | \$ 3,408.15 | \$ 4,983.47 | \$ 725.15 |
| Total Ordinary Maint. & Operation | \$ 28,250.00 | \$ 4,708.32 | \$ 3,687.32 | \$ 5,600.24 | \$ 891.92 |
| | | | | | \$ - |
| 4510.010 Workers Compensation | \$ 3,430.00 | \$ 571.66 | \$ 253.86 | \$ 507.72 | \$ (63.94) |
| 4510.020 General Liability Insurance | \$ 30.00 | \$ 5.00 | \$ 2.29 | \$ 4.58 | \$ (0.42) |
| 4510.040 Auto Insurance | \$ 2,270.00 | \$ 378.34 | \$ 180.23 | \$ 360.46 | \$ (17.88) |
| 4510.050 Public Officials Liability -E&O | \$ 50.00 | \$ 8.34 | \$ 4.25 | \$ 8.50 | \$ 0.16 |
| 4510.070 Crime / Dishonesty | \$ 60.00 | \$ 10.00 | \$ 5.85 | \$ 11.70 | \$ 1.70 |
| 4510.090 Fire & Extend Coverage | \$ 280.00 | \$ 46.66 | \$ 17.18 | \$ 34.36 | \$ (12.30) |
| 4540 Employee Benefit Payments | \$ 379,660.00 | \$ 63,276.66 | \$ 17,727.30 | \$ 35,814.56 | \$ (27,462.10) |
| 4560 Postage Mach Lease Amortization | \$ - | \$ - | \$ - | \$ - | \$ - |
| 4585.020 Interest on Lease Payable | \$ - | \$ - | \$ - | \$ - | \$ - |
| 4590 Admin Fee | \$ 32,200.00 | \$ 5,366.66 | \$ 3,108.41 | \$ 6,887.49 | \$ 1,520.83 |
| Total General Expenses | \$ 417,980.00 | \$ 69,663.32 | \$ 21,299.37 | \$ 43,629.37 | \$ (26,033.95) |
| Total Routine Expenses | \$ 1,958,200.00 | \$ 326,366.64 | \$ 121,550.09 | \$ 247,002.95 | \$ (79,363.69) |
| EXPENSES | | | | | |
| 4620.040 Casualty Losses-non capitalized | \$ - | \$ - | \$ - | \$ - | \$ - |
| Total Non Routine Expenses | \$ - | \$ - | \$ - | \$ - | \$ - |
| 4800 Depreciation Expense | \$ - | \$ - | \$ - | \$ - | \$ - |
| 6120 G/L Disposition of Nonexp. Equip. | \$ - | \$ - | \$ - | \$ - | \$ - |
| Total Capital Expenses | \$ - | \$ - | \$ - | \$ - | \$ - |
| 6010 Prior Year Adjustment - ARR | \$ - | \$ - | \$ - | \$ - | \$ - |
| Total Prior Year Receipts | \$ - | \$ - | \$ - | \$ - | \$ - |
| Total Expenses | \$ - | \$ - | \$ - | \$ - | \$ - |
| Residual Receipts (Profit/Loss) | \$ 5,200.00 | \$ 866.70 | \$ 31,865.95 | \$ 73,995.86 | \$ 73,129.16 |

| | Year Budget | YTD Budget | Current Period | Current Year | Over & Under |
|--|---------------------|--------------------|--------------------|--------------------|--------------------|
| INCOME | | | | | |
| 3410 Mainstream Admin Fees | \$ 56,300.00 | \$ 9,383.34 | \$ 5,662.00 | \$ 9,524.49 | \$ 141.15 |
| 3610 Interest on on Admin Reserve | \$ 800.00 | \$ 133.34 | \$ - | \$ - | \$ (133.34) |
| 3690.070 Misc. Other Income | \$ - | \$ - | \$ - | \$ - | \$ - |
| Total Admin Income | \$ 57,100.00 | \$ 9,516.68 | \$ 5,662.00 | \$ 9,524.49 | \$ 7.81 |
| EXPENSES | | | | | |
| 4110 Administrative Salaries | \$ 8,840.00 | \$ 1,473.34 | \$ 1,432.00 | \$ 2,583.77 | \$ 1,110.43 |
| 4171.000 Audit Fees | \$ 230.00 | \$ 38.34 | \$ 16.66 | \$ 49.99 | \$ 11.65 |
| 4196 Admin Fees | \$ 11,300.00 | \$ 1,883.34 | \$ 826.40 | \$ 1,585.00 | \$ (298.34) |
| 4189/4190 Sundry | \$ 2,200.00 | \$ 366.68 | \$ 56.90 | \$ 166.98 | \$ (199.70) |
| Total Admin Expenses | \$ 22,570.00 | \$ 3,761.70 | \$ 2,331.96 | \$ 4,385.74 | \$ 624.04 |
| 4510.010 Workers Comp Insurance | \$ 50.00 | \$ 8.34 | \$ - | \$ - | \$ (8.34) |
| 4540 Employee Benefit Payments | \$ 7,480.00 | \$ 1,246.66 | \$ 380.09 | \$ 732.93 | \$ (513.73) |
| 4590 Admin Fee | \$ - | \$ - | \$ 80.96 | \$ 161.92 | \$ 161.92 |
| 4431 Building Repair Contract | \$ - | \$ - | \$ - | \$ - | \$ - |
| 4430 Clean/Desinf Contr. Svcs | \$ - | \$ - | \$ - | \$ - | \$ - |
| Total General Expenses | \$ 7,530.00 | \$ 1,255.00 | \$ 461.05 | \$ 894.85 | \$ (360.15) |
| Total Expenses | \$ 30,100.00 | \$ 5,016.70 | \$ 2,793.01 | \$ 5,280.59 | \$ 263.89 |
| | | | | | \$ - |
| Residual Receipts (Profit/Loss) | \$ 27,000.00 | \$ 4,499.98 | \$ 2,868.99 | \$ 4,243.90 | \$ (256.08) |

Section 8 HAP

Mainstream HAP

| | Current Period | Current Year |
|--|-----------------|-----------------|
| INCOME | | |
| 3610.000 Interest on HAP Reserve | \$ - | \$ - |
| 3610.030 Interest on VASH Reserve | \$ - | \$ - |
| 3690.000 Oth.Inc.-Fraud Recov.-HAP Resr. | \$ - | \$ 879.00 |
| 3690.020 Other Income FSS Forfeitures | \$ - | \$ - |
| 3690.080 Oth Inc fr Adm fr Overleasing | \$ - | \$ - |
| 8026.000 Contributions Earned- HAP | \$ 1,221,834.00 | \$ 2,725,802.00 |
| 8026.240 Contr. Earned HAP - Katrina | \$ - | \$ - |
| 8026.245 DVP Contributions Earned | \$ - | \$ - |
| 8026.400 Contrib Earned HAP Liberty-RAD | \$ - | \$ - |
| 8026.450 Contrib Earned HAP ST-RAD | \$ - | \$ - |
| 8026.455 Contrib Earned HAP-ST Demolitio | \$ - | \$ 2,775.00 |
| 8026.456 Contib.S8HAP-Grandview Demo/Dis | \$ - | \$ - |
| 8026.457 Contib. Earned S8 Foster Youth | \$ - | \$ - |
| 8026.500 Contrib.-Vet.Affs.Supp.Hous. | \$ - | \$ - |
| 8026.800 Contributions Earned- Mainstrea | \$ - | \$ - |
| TOTAL HAP INCOME | \$ 1,221,834.00 | \$ 2,729,456.00 |
| EXPENSES | | |
| 4715.010 HAP Occupied Units | \$ 1,165,382.00 | \$ 2,305,090.00 |
| 4715.020 HAP Parkside Occ. Units | \$ 16,923.00 | \$ 33,298.00 |
| 4715.030 HAP Damages | \$ - | \$ - |
| 4715.040 HAP Tanglewood Occ. Units | \$ 282.00 | \$ 564.00 |
| 4715.070 HAP Portability - In | \$ - | \$ - |
| 4715.090 HAP - Portability - Out | \$ 80,721.73 | \$ 144,512.63 |
| 4715.100 HAP Parkside-Portability-Out | \$ 1,777.00 | \$ 3,554.00 |
| 4715.230 HAP Homeownership | \$ 5,210.00 | \$ 10,420.00 |
| 4715.240 HAP Katrina | \$ - | \$ - |
| 4715.245 HAP Disaster Vchr. Prog. | \$ - | \$ - |
| 4715.400 HAP Liberty-RAD | \$ 26,401.00 | \$ 52,601.00 |
| 4715.450 HAP ST-RAD | \$ 43,121.00 | \$ 90,069.00 |
| 4715.451 HAP Grandview-RAD | \$ 6,564.00 | \$ 13,024.00 |
| 4715.455 HAP ST Demolition/Disposition | \$ 35,410.00 | \$ 60,070.00 |
| 4715.500 HAP Vet.Affs.Support.Hous. | \$ 24,020.00 | \$ 49,289.00 |
| 4715.501 HAP - VASH - Portability - Out | \$ - | \$ - |
| 4715.800 HAP Mainstream | \$ - | \$ - |
| 4715.801 HAP Mainstream Port-Out | \$ - | \$ - |
| 4715.910 HAP Hill Co. Occ. Units | \$ 74,141.00 | \$ 143,799.00 |
| 4715.911 HAP Hillsboro Housing | \$ - | \$ - |
| 4715.925 HAP Somervell Co. | \$ 10,367.00 | \$ 18,343.00 |
| 4715.926 HAP Somervell Co. Port Out | \$ - | \$ - |
| 4715.990 HAP Hill Co. Portability | \$ 17,600.00 | \$ 36,138.00 |
| 4715.991 HAP Hillsboro Housing Port-Out | \$ - | \$ - |
| 4716.000 UAP Occupied Units | \$ 13,414.00 | \$ 26,475.00 |
| 4716.100 UAP Parkside Occ. Units | \$ 4.00 | \$ 8.00 |
| 4716.130 UAP Tanglewood Occ. Units | \$ - | \$ - |
| 4716.230 UAP Homeownership | \$ - | \$ - |
| 4716.240 UAP Katrina | \$ - | \$ - |
| 4716.245 UAP Disaster Vchr. Prog. | \$ - | \$ - |
| 4716.400 UAP Liberty-RAD | \$ 384.00 | \$ 812.00 |
| 4716.450 UAP ST RAD | \$ - | \$ - |
| 4716.455 UAP-ST Demolition/Disposition | \$ 435.00 | \$ 778.00 |
| 4716.500 UAP Vet.Affairs Support Hous. | \$ 209.00 | \$ 426.00 |
| 4716.800 UAP Mainstream | \$ - | \$ - |
| 4716.910 UAP Hill Co. Occ. Units | \$ 340.00 | \$ 781.00 |
| 4716.911 UAP Hillsboro Housing | \$ - | \$ - |
| 4716.925 UAP Somervell Co. | \$ 229.00 | \$ 417.00 |
| 4717.000 UAP - Portability - Out | \$ 1,446.00 | \$ 2,704.00 |
| 4717.100 UAP - Portability - In | \$ - | \$ - |
| TOTAL HAP/UAP EXPENSE | \$ 1,524,380.73 | \$ 2,993,172.63 |
| RESIDUAL RECEIPTS (Profit/Loss) | \$ (302,546.73) | \$ (263,716.63) |

| | Current Period | Current Year |
|------------------------------------|----------------|----------------|
| INCOME | | |
| 8026.800 Contr. Earned- Mainstream | \$ 31,832.00 | \$ 62,665.00 |
| TOTAL HAP INCOME | \$ 31,832.00 | \$ 62,665.00 |
| EXPENSES | | |
| 4715.090 HAP Mainstream Port-Out | \$ 905.00 | \$ 2,783.00 |
| 4715.800 HAP Mainstream | \$ 35,423.00 | \$ 72,234.00 |
| 4716.800 UAP Mainstream | \$ 4.00 | \$ 8.00 |
| 4716.801 UAP Mainstream Port-Out | \$ - | \$ - |
| TOTAL HAP/UAP EXPENSE | \$ 36,332.00 | \$ 75,025.00 |
| RESIDUAL RECEIPTS (Profit/Loss) | \$ (4,500.00) | \$ (12,360.00) |

Kate Ross

Estella Maxey

| | Year Budget | YTD Budget | Current Period | Current Year | Over & Under | | Year Budget | YTD Budget | Current Period | Current Year | Over & Under |
|--|-----------------|---------------|----------------|----------------|----------------|--|-----------------|---------------|----------------|---------------|----------------|
| INCOME | | | | | | | | | | | |
| Dwelling Rental | \$ 744,300.00 | \$ 124,050.00 | \$ 61,838.86 | \$ 121,310.35 | \$ (2,739.65) | | \$ 952,500.00 | \$ 158,750.00 | \$ 67,145.00 | \$ 133,228.89 | \$ (25,521.11) |
| Excess Utilities | \$ 88,100.00 | \$ 14,683.34 | \$ 7,812.96 | \$ 16,896.65 | \$ 2,213.31 | | \$ 101,500.00 | \$ 16,916.66 | \$ 11,874.01 | \$ 22,122.06 | \$ 5,205.40 |
| Non-Dwelling Rental | \$ - | \$ - | \$ - | \$ - | \$ - | | \$ - | \$ - | \$ - | \$ - | \$ - |
| Total Rental Income | \$ 832,400.00 | \$ 138,733.34 | \$ 69,651.82 | \$ 138,207.00 | \$ (526.34) | | \$ 1,054,000.00 | \$ 175,666.66 | \$ 79,019.01 | \$ 155,350.95 | \$ (20,315.71) |
| Management Fee from CFP | \$ 87,800.00 | \$ 14,633.34 | \$ 6,205.55 | \$ 12,411.10 | \$ (2,222.24) | | \$ 111,800.00 | \$ 18,633.34 | \$ 7,897.96 | \$ 15,795.92 | \$ (2,837.42) |
| CFP Tmsf. In-Site Expenses | \$ 59,500.00 | \$ 9,916.66 | \$ 29.70 | \$ 3,061.13 | \$ (6,855.53) | | \$ 64,700.00 | \$ 10,783.34 | \$ 37.80 | \$ 37.80 | \$ (10,745.54) |
| Proceeds fr. Insurance Claims | \$ - | \$ - | \$ - | \$ 2,511.84 | \$ 2,511.84 | | \$ - | \$ - | \$ - | \$ - | \$ - |
| Interest on Investments | \$ 23,000.00 | \$ 3,833.34 | \$ 2,955.74 | \$ 6,243.77 | \$ 2,410.43 | | \$ 41,300.00 | \$ 6,883.34 | \$ 3,132.76 | \$ 6,245.88 | \$ (637.46) |
| Jr. League Grant | \$ - | \$ - | \$ - | \$ - | \$ - | | \$ - | \$ - | \$ - | \$ - | \$ - |
| Other Income | \$ 58,800.00 | \$ 9,800.00 | \$ 3,997.59 | \$ 7,860.73 | \$ (1,939.27) | | \$ 65,900.00 | \$ 10,983.34 | \$ 5,347.86 | \$ 9,779.00 | \$ (1,204.34) |
| Other Income-FSS Forfeitures | \$ - | \$ - | \$ - | \$ - | \$ - | | \$ - | \$ - | \$ - | \$ - | \$ - |
| Other Income-Time Warner Cable | \$ 5,000.00 | \$ 833.34 | \$ - | \$ - | \$ (833.34) | | \$ 8,900.00 | \$ 1,483.34 | \$ - | \$ - | \$ (1,483.34) |
| Operating Transfer In (1406) | \$ 92,300.00 | \$ 15,383.34 | \$ 6,205.55 | \$ 12,411.10 | \$ (2,972.24) | | \$ 117,500.00 | \$ 19,583.34 | \$ 7,897.96 | \$ 15,795.92 | \$ (3,787.42) |
| Total Operating Income | \$ 326,400.00 | \$ 54,400.02 | \$ 19,394.13 | \$ 44,499.67 | \$ (9,900.35) | | \$ 410,100.00 | \$ 68,350.04 | \$ 24,314.34 | \$ 47,654.52 | \$ (20,695.52) |
| Total HUD Contributions | \$ 1,143,500.00 | \$ 190,583.34 | \$ 94,881.50 | \$ 190,052.19 | \$ (531.15) | | \$ 1,482,600.00 | \$ 247,100.00 | \$ 129,783.02 | \$ 259,960.76 | \$ 12,860.76 |
| Total Income | \$ 2,302,300.00 | \$ 383,716.70 | \$ 183,927.45 | \$ 372,758.86 | \$ (10,957.84) | | \$ 2,946,700.00 | \$ 491,116.70 | \$ 233,116.37 | \$ 462,966.23 | \$ (28,150.47) |
| EXPENSES | | | | | \$ - | | | | | | \$ - |
| Administrative Salaries | \$ 314,300.00 | \$ 52,383.32 | \$ 18,514.21 | \$ 35,437.85 | \$ (16,945.47) | | \$ 407,400.00 | \$ 67,900.00 | \$ 21,087.60 | \$ 40,000.93 | \$ (27,899.07) |
| Compensated Absences | \$ - | \$ - | \$ - | \$ - | \$ - | | \$ - | \$ - | \$ - | \$ - | \$ - |
| Legal Expense | \$ 500.00 | \$ 83.34 | \$ - | \$ - | \$ (83.34) | | \$ 500.00 | \$ 83.34 | \$ 98.00 | \$ 294.00 | \$ 210.66 |
| Staff Training | \$ 5,200.00 | \$ 866.68 | \$ 109.33 | \$ 109.33 | \$ (757.35) | | \$ 5,500.00 | \$ 916.68 | \$ 136.65 | \$ 136.65 | \$ (780.03) |
| Travel & Conventions | \$ 2,600.00 | \$ 433.32 | \$ (24.70) | \$ 100.75 | \$ (332.57) | | \$ 2,900.00 | \$ 483.32 | \$ (31.20) | \$ 125.82 | \$ (357.50) |
| Audit Fees | \$ 4,000.00 | \$ 666.66 | \$ 213.33 | \$ 640.00 | \$ (26.66) | | \$ 5,000.00 | \$ 833.34 | \$ 266.67 | \$ 800.00 | \$ (33.34) |
| Sundry | \$ 100,700.00 | \$ 16,783.36 | \$ 9,084.48 | \$ 20,284.95 | \$ 3,501.59 | | \$ 111,400.00 | \$ 18,566.74 | \$ 11,304.97 | \$ 21,419.83 | \$ 2,853.09 |
| Management Fees | \$ 339,600.00 | \$ 56,599.98 | \$ 25,469.15 | \$ 50,938.30 | \$ (5,661.68) | | \$ 430,300.00 | \$ 71,716.68 | \$ 30,052.76 | \$ 60,238.72 | \$ (11,477.96) |
| Total Admin Expense | \$ 766,900.00 | \$ 127,816.66 | \$ 53,365.80 | \$ 107,511.18 | \$ (20,305.48) | | \$ 963,000.00 | \$ 160,500.10 | \$ 62,915.45 | \$ 123,015.95 | \$ (37,484.15) |
| Tenant Services Salaries | \$ 163,300.00 | \$ 27,216.66 | \$ 11,497.28 | \$ 23,131.46 | \$ (4,085.20) | | \$ 208,600.00 | \$ 34,766.66 | \$ 14,657.04 | \$ 31,271.31 | \$ (3,495.35) |
| Tenant Services-Recr., Etc. | \$ 5,000.00 | \$ 833.34 | \$ 110.03 | \$ 774.51 | \$ (58.83) | | \$ 5,000.00 | \$ 833.34 | \$ 707.54 | \$ 1,881.92 | \$ 1,048.58 |
| Resident Council | \$ 100.00 | \$ 16.66 | \$ - | \$ - | \$ (16.66) | | \$ 100.00 | \$ 16.66 | \$ - | \$ - | \$ (16.66) |
| Ten. Serv. Contr., Train., Spec. Needs | \$ 4,900.00 | \$ 816.66 | \$ 525.00 | \$ 675.00 | \$ (141.66) | | \$ 6,300.00 | \$ 1,050.00 | \$ - | \$ - | \$ (1,050.00) |
| Total Tenant Expense | \$ 173,300.00 | \$ 28,883.32 | \$ 12,132.31 | \$ 24,580.97 | \$ (4,302.35) | | \$ 220,000.00 | \$ 36,666.66 | \$ 15,364.58 | \$ 33,153.23 | \$ (3,513.43) |
| EXPENSES | | | | | \$ - | | | | | | \$ - |
| Water | \$ 90,000.00 | \$ 15,000.00 | \$ 6,966.27 | \$ 13,626.53 | \$ (1,373.47) | | \$ 121,000.00 | \$ 20,166.66 | \$ 9,649.22 | \$ 18,551.84 | \$ (1,614.82) |
| Electricity | \$ 150,000.00 | \$ 25,000.00 | \$ 10,000.00 | \$ 22,557.69 | \$ (2,442.31) | | \$ 194,000.00 | \$ 32,333.34 | \$ 14,000.00 | \$ 31,818.70 | \$ (514.64) |
| Gas | \$ 80,000.00 | \$ 13,333.34 | \$ 15,149.11 | \$ 21,216.40 | \$ 7,883.06 | | \$ 108,000.00 | \$ 18,000.00 | \$ 10,240.77 | \$ 17,041.79 | \$ (958.21) |
| Other Utility Expense | \$ 100,000.00 | \$ 16,666.66 | \$ 9,943.37 | \$ 19,419.54 | \$ 2,752.88 | | \$ 183,000.00 | \$ 30,500.00 | \$ 14,470.46 | \$ 27,794.59 | \$ (2,705.41) |
| Total Utility Expense | \$ 420,000.00 | \$ 70,000.00 | \$ 42,058.75 | \$ 76,820.16 | \$ 6,820.16 | | \$ 606,000.00 | \$ 101,000.00 | \$ 48,360.45 | \$ 95,206.92 | \$ (5,793.08) |
| Labor | \$ 225,000.00 | \$ 37,500.00 | \$ 12,307.12 | \$ 24,038.58 | \$ (13,461.42) | | \$ 301,100.00 | \$ 50,183.34 | \$ 22,427.04 | \$ 40,698.07 | \$ (9,485.27) |
| Material | \$ 65,800.00 | \$ 10,966.62 | \$ 7,139.92 | \$ 16,533.78 | \$ 5,567.16 | | \$ 75,000.00 | \$ 12,500.00 | \$ 4,700.57 | \$ 11,409.54 | \$ (1,090.46) |
| Contract Cost | \$ 161,300.00 | \$ 26,883.34 | \$ 55,717.08 | \$ 90,392.04 | \$ 63,508.70 | | \$ 256,500.00 | \$ 42,750.00 | \$ 26,408.28 | \$ 59,547.26 | \$ 16,797.26 |
| Total Ordinary Maint. & Operation | \$ 452,100.00 | \$ 75,349.96 | \$ 75,164.12 | \$ 130,964.40 | \$ 55,614.44 | | \$ 632,600.00 | \$ 105,433.34 | \$ 53,535.89 | \$ 111,654.87 | \$ 6,221.53 |
| Protective Services Contract | \$ 80,700.00 | \$ 13,450.00 | \$ 7,178.21 | \$ 13,519.60 | \$ 69.60 | | \$ 90,000.00 | \$ 15,000.00 | \$ 7,994.40 | \$ 16,121.13 | \$ 1,121.13 |
| Total Protective Services | \$ 80,700.00 | \$ 13,450.00 | \$ 7,178.21 | \$ 13,519.60 | \$ 69.60 | | \$ 90,000.00 | \$ 15,000.00 | \$ 7,994.40 | \$ 16,121.13 | \$ 1,121.13 |
| Insurance | \$ 123,800.00 | \$ 20,633.32 | \$ 8,242.81 | \$ 16,485.62 | \$ (4,147.70) | | \$ 81,800.00 | \$ 13,633.32 | \$ 5,243.58 | \$ 10,487.16 | \$ (3,146.16) |
| Payment in Lieu of Taxes (PILOT) | \$ - | \$ - | \$ - | \$ - | \$ - | | \$ - | \$ - | \$ - | \$ - | \$ - |
| Employee Benefit Payments | \$ 241,100.00 | \$ 40,183.30 | \$ 15,392.20 | \$ 30,969.22 | \$ (9,214.08) | | \$ 306,100.00 | \$ 51,016.66 | \$ 16,832.17 | \$ 33,393.31 | \$ (17,623.35) |
| Collection Losses | \$ 35,000.00 | \$ 5,833.34 | \$ (185.61) | \$ 788.73 | \$ (5,044.61) | | \$ 27,800.00 | \$ 4,633.34 | \$ 3,914.42 | \$ 2,112.45 | \$ (2,520.89) |
| Total General Expenses | \$ 399,900.00 | \$ 66,649.96 | \$ 23,449.40 | \$ 48,243.57 | \$ (18,406.39) | | \$ 415,700.00 | \$ 69,283.32 | \$ 25,990.17 | \$ 45,992.92 | \$ (23,290.40) |
| Total Routine Expenses | \$ 2,292,900.00 | \$ 382,149.90 | \$ 213,348.59 | \$ 401,639.88 | \$ 19,489.98 | | \$ 2,927,300.00 | \$ 487,883.42 | \$ 214,160.94 | \$ 425,145.02 | \$ (62,738.40) |
| EXPENSES | | | | | \$ - | | | | | | \$ - |
| Extraordinary Maintenance | \$ - | \$ - | \$ - | \$ - | \$ - | | \$ - | \$ - | \$ - | \$ - | \$ - |
| Casualty Losses-non capitalized | \$ - | \$ - | \$ - | \$ - | \$ - | | \$ - | \$ - | \$ - | \$ - | \$ - |
| Total Non Routine Expenses | \$ - | \$ - | \$ - | \$ - | \$ - | | \$ - | \$ - | \$ - | \$ - | \$ - |
| Total Operating Expenses | \$ 2,292,900.00 | \$ 382,149.90 | \$ 213,348.59 | \$ 401,639.88 | \$ 19,489.98 | | \$ 2,927,300.00 | \$ 487,883.42 | \$ 214,160.94 | \$ 425,145.02 | \$ (62,738.40) |
| G/L Disposition of Nonexp. Equip. | \$ - | \$ - | \$ - | \$ - | \$ - | | \$ - | \$ - | \$ - | \$ - | \$ - |
| Total Capital Expenses | \$ - | \$ - | \$ - | \$ - | \$ - | | \$ - | \$ - | \$ - | \$ - | \$ - |
| Prior Yr Adj Affecting Residual Receipts | \$ - | \$ - | \$ - | \$ - | \$ - | | \$ - | \$ - | \$ - | \$ - | \$ - |
| Total Prior Year Receipts | \$ - | \$ - | \$ - | \$ - | \$ - | | \$ - | \$ - | \$ - | \$ - | \$ - |
| | | | | | \$ - | | | | | | \$ - |
| Residual Receipts (Profit/Loss) | \$ 9,400.00 | \$ 1,566.80 | \$ (29,421.14) | \$ (28,881.02) | \$ (30,447.82) | | \$ 19,400.00 | \$ 3,233.28 | \$ 18,955.43 | \$ 37,821.21 | \$ 34,587.93 |

Huntington

Picadilly

WPFC II

| | Year Budget | YTD Budget | Current Period | Current Year | Over & Under | | Year Budget | YTD Budget | Current Period | Current Year | Over & Under | | Year Budget | YTD Budget | Current Period | Current Year | Over & Under | |
|--|---------------|--------------|----------------|---------------|---------------|--|--------------|--------------|----------------|--------------|---------------|--|---------------|--------------|----------------|---------------|---------------|-------------|
| INCOME | | | | | | INCOME | | | | | | INCOME | | | | | | |
| 3110 Dwelling Rental | \$ 415,600.00 | \$ 69,286.66 | \$ 35,190.00 | \$ 70,023.55 | \$ 756.89 | 3110 Dwelling Rental | \$ 54,800.00 | \$ 9,133.34 | \$ 4,806.00 | \$ 9,612.00 | \$ 478.66 | 3110 Dwelling Rental | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |
| Total Rental Income | \$ 415,600.00 | \$ 69,286.66 | \$ 35,190.00 | \$ 70,023.55 | \$ 756.89 | Total Rental Income | \$ 54,800.00 | \$ 9,133.34 | \$ 4,806.00 | \$ 9,612.00 | \$ 478.66 | Total Rental Income | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |
| 3400.100 Youth Literacy Grant-Dollar Gen | \$ - | \$ - | \$ - | \$ - | \$ - | 3400.100 Youth Literacy Grant-Dollar Gen | \$ - | \$ - | \$ - | \$ - | \$ - | 3400 Proceeds fr. Insurance Claims | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |
| 3400 Proceeds fr. Insurance Claims | \$ - | \$ - | \$ - | \$ - | \$ - | 3400 Proceeds fr. Insurance Claims | \$ - | \$ - | \$ - | \$ - | \$ - | 3610 Interest Income | \$ - | \$ - | \$ - | \$ 1,979.02 | \$ 3,889.80 | \$ 3,889.80 |
| 3610 Interest Income | \$ 7,400.00 | \$ 1,233.34 | \$ 423.23 | \$ 911.46 | \$ (321.88) | 3610 Interest Income | \$ 3,050.00 | \$ 508.34 | \$ 396.19 | \$ 758.69 | \$ 250.35 | 3690 Other Income | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |
| 3690 Other Income | \$ 10,100.00 | \$ 1,949.98 | \$ 40.00 | \$ 1,312.90 | \$ (637.03) | 3690 Other Income | \$ 1,950.00 | \$ 358.34 | \$ - | \$ 77.32 | \$ (281.02) | Total Operating Income | \$ - | \$ - | \$ - | \$ 1,979.02 | \$ 3,889.80 | \$ 3,889.80 |
| 3999 Transfer In | \$ - | \$ - | \$ - | \$ - | \$ - | 3999 Transfer In | \$ - | \$ - | \$ - | \$ - | \$ - | 3999.000 Transfer In | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |
| Total Operating Income | \$ 17,500.00 | \$ 3,183.32 | \$ 463.23 | \$ 2,224.36 | \$ (958.96) | Total Operating Income | \$ 5,000.00 | \$ 866.68 | \$ 396.19 | \$ 836.01 | \$ (30.67) | Total Income | \$ - | \$ - | \$ - | \$ 1,979.02 | \$ 3,889.80 | \$ 3,889.80 |
| Total Income | \$ 433,100.00 | \$ 72,449.98 | \$ 35,653.23 | \$ 72,247.91 | \$ (202.07) | Total Income | \$ 59,800.00 | \$ 10,000.02 | \$ 5,202.19 | \$ 10,448.01 | \$ 447.99 | EXPENSES | | | | | | |
| EXPENSES | | | | | | EXPENSES | | | | | | 4110 Administrative Salaries | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |
| 4110 Administrative Salaries | \$ 36,790.00 | \$ 6,190.00 | \$ 3,095.54 | \$ 5,784.99 | \$ (405.01) | 4110 Administrative Salaries | \$ 3,800.00 | \$ 640.00 | \$ 352.23 | \$ 645.49 | \$ 5.49 | 4120 Compensated Absences | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |
| 4120 Compensated Absences | \$ - | \$ - | \$ - | \$ - | \$ - | 4120 Compensated Absences | \$ - | \$ - | \$ - | \$ - | \$ - | 4130 Legal Expense | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |
| 4130 Legal Expense | \$ - | \$ - | \$ - | \$ - | \$ - | 4130 Legal Expense | \$ - | \$ - | \$ - | \$ - | \$ - | 4140 Staff Training & Convention | \$ 390.00 | \$ 65.00 | \$ - | \$ 20.40 | \$ (44.60) | |
| 4140 Staff Training & Convention | \$ 390.00 | \$ 65.00 | \$ - | \$ 20.40 | \$ (44.60) | 4140 Staff Training & Convention | \$ 70.00 | \$ 11.66 | \$ - | \$ 2.40 | \$ (9.26) | 4150 Travel | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |
| 4150 Travel | \$ - | \$ - | \$ - | \$ - | \$ - | 4150 Travel | \$ 50.00 | \$ 8.34 | \$ - | \$ - | \$ (8.34) | 4171 Auditing Fees | \$ 1,530.00 | \$ 255.00 | \$ 113.24 | \$ 339.73 | \$ 84.73 | |
| 4171 Auditing Fees | \$ 1,530.00 | \$ 255.00 | \$ 113.24 | \$ 339.73 | \$ 84.73 | 4171 Auditing Fees | \$ 150.00 | \$ 25.00 | \$ 11.20 | \$ 33.60 | \$ 8.60 | 4180 Office Rent | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |
| 4180 Office Rent | \$ - | \$ - | \$ - | \$ - | \$ - | 4180 Office Rent | \$ - | \$ - | \$ - | \$ - | \$ - | 4190 Sundry | \$ 14,610.00 | \$ 4,309.98 | \$ 982.00 | \$ 3,701.42 | \$ (608.56) | |
| 4190 Sundry | \$ 14,610.00 | \$ 4,309.98 | \$ 982.00 | \$ 3,701.42 | \$ (608.56) | 4190 Sundry | \$ 2,020.00 | \$ 338.66 | \$ 104.80 | \$ 151.22 | \$ (185.44) | 4195 Property Management Fee | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |
| 4195 Property Management Fee | \$ - | \$ - | \$ - | \$ - | \$ - | 4195 Property Management Fee | \$ - | \$ - | \$ - | \$ - | \$ - | 4196 Mgmt./Bkpg./Adm.Fee | \$ 108,040.00 | \$ 18,006.66 | \$ 9,148.40 | \$ 18,206.12 | \$ 199.46 | |
| 4196 Mgmt./Bkpg./Adm.Fee | \$ 108,040.00 | \$ 18,006.66 | \$ 9,148.40 | \$ 18,206.12 | \$ 199.46 | 4196 Mgmt./Bkpg./Adm.Fee | \$ 6,020.00 | \$ 1,003.34 | \$ 528.66 | \$ 1,057.32 | \$ 53.98 | Total Admin Expense | \$ 161,360.00 | \$ 28,826.64 | \$ 13,340.18 | \$ 28,052.66 | \$ (773.38) | |
| Total Admin Expense | \$ 161,360.00 | \$ 28,826.64 | \$ 13,340.18 | \$ 28,052.66 | \$ (773.38) | Total Admin Expense | \$ 12,110.00 | \$ 2,025.00 | \$ 996.99 | \$ 1,890.03 | \$ (134.97) | 4310 Water | \$ 20,410.00 | \$ 3,401.66 | \$ 1,852.86 | \$ 4,548.33 | \$ 1,146.67 | |
| 4310 Water | \$ 20,410.00 | \$ 3,401.66 | \$ 1,852.86 | \$ 4,548.33 | \$ 1,146.67 | 4310 Water | \$ 3,000.00 | \$ 500.00 | \$ 97.09 | \$ 184.30 | \$ (315.70) | 4320 Electricity | \$ 5,550.00 | \$ 925.00 | \$ 361.72 | \$ 737.38 | \$ (187.62) | |
| 4320 Electricity | \$ 5,550.00 | \$ 925.00 | \$ 361.72 | \$ 737.38 | \$ (187.62) | 4320 Electricity | \$ 500.00 | \$ 83.34 | \$ 15.00 | \$ 26.45 | \$ (56.89) | 4330 Sewer | \$ 20,940.00 | \$ 3,490.00 | \$ 2,000.23 | \$ 5,293.03 | \$ 1,803.03 | |
| 4330 Sewer | \$ 20,940.00 | \$ 3,490.00 | \$ 2,000.23 | \$ 5,293.03 | \$ 1,803.03 | 4330 Sewer | \$ 400.00 | \$ 66.66 | \$ - | \$ - | \$ (66.66) | Total Utility Expense | \$ 46,900.00 | \$ 7,816.66 | \$ 4,214.81 | \$ 10,578.74 | \$ 2,762.08 | |
| Total Utility Expense | \$ 46,900.00 | \$ 7,816.66 | \$ 4,214.81 | \$ 10,578.74 | \$ 2,762.08 | Total Utility Expense | \$ 3,900.00 | \$ 650.00 | \$ 112.09 | \$ 210.75 | \$ (439.25) | 4410 Labor | \$ 42,000.00 | \$ 7,068.00 | \$ 3,402.37 | \$ 6,659.90 | \$ (408.10) | |
| 4410 Labor | \$ 42,000.00 | \$ 7,068.00 | \$ 3,402.37 | \$ 6,659.90 | \$ (408.10) | 4410 Labor | \$ 4,500.00 | \$ 757.00 | \$ 195.52 | \$ 426.08 | \$ (330.92) | 4420 Material | \$ 14,000.00 | \$ 2,333.34 | \$ 452.60 | \$ 1,224.42 | \$ (1,108.92) | |
| 4420 Material | \$ 14,000.00 | \$ 2,333.34 | \$ 452.60 | \$ 1,224.42 | \$ (1,108.92) | 4420 Material | \$ 6,910.00 | \$ 1,151.68 | \$ 9.13 | \$ 16.35 | \$ (1,135.33) | 4430 Contract Cost | \$ 41,190.00 | \$ 6,865.02 | \$ 6,060.50 | \$ 9,651.66 | \$ 2,786.64 | |
| 4430 Contract Cost | \$ 41,190.00 | \$ 6,865.02 | \$ 6,060.50 | \$ 9,651.66 | \$ 2,786.64 | 4430 Contract Cost | \$ 12,670.00 | \$ 2,111.68 | \$ 284.33 | \$ 537.82 | \$ (1,573.86) | Total Ordinary Maint. & Operation | \$ 97,190.00 | \$ 16,266.36 | \$ 9,915.47 | \$ 17,535.98 | \$ 1,269.62 | |
| Total Ordinary Maint. & Operation | \$ 97,190.00 | \$ 16,266.36 | \$ 9,915.47 | \$ 17,535.98 | \$ 1,269.62 | Total Ordinary Maint. & Operation | \$ 24,080.00 | \$ 4,020.36 | \$ 488.98 | \$ 980.25 | \$ (3,040.11) | 4480 Contract Cost | \$ 270.00 | \$ 45.00 | \$ 22.78 | \$ 45.56 | \$ 0.56 | |
| 4480 Contract Cost | \$ 270.00 | \$ 45.00 | \$ 22.78 | \$ 45.56 | \$ 0.56 | 4480 Contract Cost | \$ - | \$ - | \$ - | \$ - | \$ - | Total Protective Services | \$ 270.00 | \$ 45.00 | \$ 22.78 | \$ 45.56 | \$ 0.56 | |
| Total Protective Services | \$ 270.00 | \$ 45.00 | \$ 22.78 | \$ 45.56 | \$ 0.56 | Total Protective Services | \$ - | \$ - | \$ - | \$ - | \$ - | 4510.010 Workers Compensation | \$ 1,620.00 | \$ 270.00 | \$ 136.98 | \$ 273.96 | \$ 3.96 | |
| 4510.010 Workers Compensation | \$ 1,620.00 | \$ 270.00 | \$ 136.98 | \$ 273.96 | \$ 3.96 | 4510.010 Workers Compensation | \$ 190.00 | \$ 31.86 | \$ 30.12 | \$ 60.24 | \$ 28.58 | 4510.020 General Liab Insurance | \$ 460.00 | \$ 80.00 | \$ 35.81 | \$ 71.62 | \$ (8.39) | |
| 4510.020 General Liab Insurance | \$ 460.00 | \$ 80.00 | \$ 35.81 | \$ 71.62 | \$ (8.39) | 4510.020 General Liab Insurance | \$ 50.00 | \$ 8.34 | \$ 3.24 | \$ 6.45 | \$ (1.86) | 4510.030 Auto Insurance | \$ 150.00 | \$ 25.00 | \$ 11.11 | \$ 22.22 | \$ (2.78) | |
| 4510.030 Auto Insurance | \$ 150.00 | \$ 25.00 | \$ 11.11 | \$ 22.22 | \$ (2.78) | 4510.030 Auto Insurance | \$ 20.00 | \$ 3.34 | \$ 1.21 | \$ 2.62 | \$ (0.72) | 4510.050 Public Officials Insurance | \$ 890.00 | \$ 148.34 | \$ 66.51 | \$ 133.02 | \$ (15.32) | |
| 4510.050 Public Officials Insurance | \$ 890.00 | \$ 148.34 | \$ 66.51 | \$ 133.02 | \$ (15.32) | 4510.050 Public Officials Insurance | \$ 80.00 | \$ 13.34 | \$ 6.01 | \$ 12.02 | \$ (1.32) | 4510.090 Fire & Extend Coverage | \$ 10,690.00 | \$ 1,781.66 | \$ 636.35 | \$ 1,272.70 | \$ (508.96) | |
| 4510.090 Fire & Extend Coverage | \$ 10,690.00 | \$ 1,781.66 | \$ 636.35 | \$ 1,272.70 | \$ (508.96) | 4510.090 Fire & Extend Coverage | \$ 1,750.00 | \$ 291.66 | \$ 104.39 | \$ 208.78 | \$ (82.88) | 4540 Employee Benefit Payments | \$ 30,540.00 | \$ 5,090.00 | \$ 2,564.81 | \$ 5,154.07 | \$ 64.07 | |
| 4540 Employee Benefit Payments | \$ 30,540.00 | \$ 5,090.00 | \$ 2,564.81 | \$ 5,154.07 | \$ 64.07 | 4540 Employee Benefit Payments | \$ 3,400.00 | \$ 568.68 | \$ 213.45 | \$ 423.30 | \$ (143.38) | 4570 Collection Losses | \$ 3,870.00 | \$ - | \$ - | \$ - | \$ - | |
| 4570 Collection Losses | \$ 3,870.00 | \$ - | \$ - | \$ - | \$ - | 4570 Collection Losses | \$ 180.00 | \$ - | \$ - | \$ - | \$ - | 4580 Interest Expense | \$ - | \$ - | \$ - | \$ - | \$ - | |
| 4580 Interest Expense | \$ - | \$ - | \$ - | \$ - | \$ - | 4580 Interest Expense | \$ - | \$ - | \$ - | \$ - | \$ - | Total General Expenses | \$ 48,240.00 | \$ 7,985.00 | \$ 3,451.57 | \$ 6,927.59 | \$ (467.41) | |
| Total General Expenses | \$ 48,240.00 | \$ 7,985.00 | \$ 3,451.57 | \$ 6,927.59 | \$ (467.41) | Total General Expenses | \$ 5,670.00 | \$ 915.02 | \$ 358.52 | \$ 713.44 | \$ (201.58) | Total Routine Expenses | \$ 353,960.00 | \$ 60,349.66 | \$ 30,944.81 | \$ 63,140.53 | \$ 2,790.87 | |
| Total Routine Expenses | \$ 353,960.00 | \$ 60,349.66 | \$ 30,944.81 | \$ 63,140.53 | \$ 2,790.87 | Total Routine Expenses | \$ 45,760.00 | \$ 7,610.38 | \$ 1,956.58 | \$ 3,794.47 | \$ (3,815.91) | EXPENSES | | | | | | |
| EXPENSES | | | | | | EXPENSES | | | | | | 4620.040 Casualty Losses-non capitalized | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |
| 4191.500 Dollar General Grant-Books | \$ - | \$ - | \$ - | \$ - | \$ - | 4191.500 Dollar General Grant-Books | \$ - | \$ - | \$ - | \$ - | \$ - | Total Non Routine Expenses | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |
| Total Non-Apartment Expenses | \$ - | \$ - | \$ - | \$ - | \$ - | Total Non-Apartment Expenses | \$ - | \$ - | \$ - | \$ - | \$ - | 4800 Depreciation Expense | \$ 71,440.00 | \$ 11,906.66 | \$ 5,187.00 | \$ 10,375.71 | \$ (1,530.95) | |
| 4610.000 Extraordinary Maintenance | \$ - | \$ - | \$ - | \$ - | \$ - | 4610.000 Extraordinary Maintenance | \$ - | \$ - | \$ - | \$ - | \$ - | 6120 GL Disposition of Nonexp. Equip. | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |
| 4620.040 Casualty Losses-non capitalized | \$ - | \$ - | \$ - | \$ - | \$ - | 4620.040 Casualty Losses-non capitalized | \$ - | \$ - | \$ - | \$ - | \$ - | Total Capital Expenses | \$ 71,440.00 | \$ 11,906.66 | \$ 5,187.00 | \$ 10,375.71 | \$ (1,530.95) | |
| 5999.000 Transfer Out | \$ - | \$ - | \$ - | \$ - | \$ - | 5999.000 Transfer Out | \$ - | \$ - | \$ - | \$ - | \$ - | 6010 Prior Year Adjustment - ARR | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |
| Total Non Routine Expenses | \$ - | \$ - | \$ - | \$ - | \$ - | Total Non Routine Expenses | \$ - | \$ - | \$ - | \$ - | \$ - | Total Prior Year Receipts | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |
| 4800 Depreciation Expense | \$ 71,440.00 | \$ 11,906.66 | \$ 5,187.00 | \$ 10,375.71 | \$ (1,530.95) | 4800 Depreciation Expense | \$ 3,240.00 | \$ 540.00 | \$ 272.61 | \$ 545.22 | \$ 5.22 | Total Expenses | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |
| 6120 GL Disposition of Nonexp. Equip. | \$ - | \$ - | \$ - | \$ - | \$ - | 6120 GL Disposition of Nonexp. Equip. | \$ - | \$ - | \$ - | \$ - | \$ - | Residual Receipts (Profit/Loss) | \$ - | \$ - | \$ - | \$ 1,979.02 | \$ 3,889.80 | \$ 3,889.80 |
| Total Capital Expenses | \$ 71,440.00 | \$ 11,906.66 | \$ 5,187.00 | \$ 10,375.71 | \$ (1,530.95) | Total Capital Expenses | \$ 3,240.00 | \$ 540.00 | \$ 272.61 | \$ 545.22 | \$ 5.22 | Total Expenses | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |
| 6010 Prior Year Adjustment - ARR | \$ - | \$ - | \$ - | \$ - | \$ - | 6010 Prior Year Adjustment - ARR | \$ - | \$ - | \$ - | \$ - | \$ - | Total Receipts (Profit/Loss) | \$ - | \$ - | \$ - | \$ 1,979.02 | \$ 3,889.80 | \$ 3,889.80 |
| Total Prior Year Receipts | \$ - | \$ - | \$ - | \$ - | \$ - | Total Prior Year Receipts | \$ - | \$ - | \$ - | \$ - | \$ - | Total Expenses | \$ 425,400.00 | \$ 72,256.32 | \$ 36,131.81 | \$ 73,516.24 | \$ 1,259.92 | |
| Total Expenses | \$ 425,400.00 | \$ 72,256.32 | \$ 36,131.81 | \$ 73,516.24 | \$ 1,259.92 | Total Expenses | \$ 49,000.00 | \$ 8,150.38 | \$ 2,226.19 | \$ 4,339.69 | \$ (3,810.69) | Residual Receipts (Profit/Loss) | \$ 7,700.00 | \$ 193.66 | \$ (478.58) | \$ (1,268.33) | \$ (1,461.99) | |
| Residual Receipts (Profit/Loss) | \$ 7,700.00 | \$ 193.66 | \$ (478.58) | \$ (1,268.33) | \$ (1,461.99) | Residual Receipts (Profit/Loss) | \$ 10,800.00 | \$ 1,849.64 | \$ 2,973.00 | \$ 6,108.32 | \$ 4,258.68 | | | | | | | |

Raintree

Cimmaron

Misty

| | Year Budget | YTD Budget | Current Period | Current Year | Over & Under | Year Budget | YTD Budget | Current Period | Current Year | Over & Under | Year Budget | YTD Budget | Current Period | Current Year | Over & Under |
|--|-----------------|---------------|----------------|----------------|----------------|---------------|---------------|----------------|---------------|---------------|---------------|--------------|----------------|---------------|---------------|
| INCOME | | | | | | | | | | | | | | | |
| 3110 Dwelling Rental | \$ 1,148,800.00 | \$ 191,466.66 | \$ 98,311.75 | \$ 195,846.75 | \$ 4,380.09 | \$ 610,170.00 | \$ 101,695.00 | \$ 51,928.25 | \$ 103,498.25 | \$ 1,803.25 | \$ 100,600.00 | \$ 16,766.66 | \$ 8,510.00 | \$ 17,000.00 | \$ 233.34 |
| Total Rental Income | \$ 1,148,800.00 | \$ 191,466.66 | \$ 98,311.75 | \$ 195,846.75 | \$ 4,380.09 | \$ 610,170.00 | \$ 101,695.00 | \$ 51,928.25 | \$ 103,498.25 | \$ 1,803.25 | \$ 100,600.00 | \$ 16,766.66 | \$ 8,510.00 | \$ 17,000.00 | \$ 233.34 |
| 3400 Donations to Scholarship Fd. | \$ - | \$ - | \$ 2.95 | \$ 5.80 | \$ 5.80 | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |
| 3480 Proceeds fr. Insurance Claims | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |
| 3610 Interest Income | \$ 14,750.00 | \$ 2,458.34 | \$ 1,661.86 | \$ 3,236.76 | \$ 778.42 | \$ 8,930.00 | \$ 1,488.34 | \$ 1,087.06 | \$ 2,107.29 | \$ 618.95 | \$ 2,000.00 | \$ 333.34 | \$ 130.78 | \$ 269.63 | \$ (63.71) |
| 3690 Other Income | \$ 29,950.00 | \$ 5,825.00 | \$ 2,363.76 | \$ 6,536.16 | \$ 711.16 | \$ 22,100.00 | \$ 4,225.00 | \$ 1,097.85 | \$ 3,385.09 | \$ (839.91) | \$ 3,400.00 | \$ 675.00 | \$ 369.97 | \$ 741.11 | \$ 66.11 |
| 3999.000 Transfer In | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |
| Total Operating Income | \$ 44,700.00 | \$ 8,283.34 | \$ 4,028.57 | \$ 9,778.72 | \$ 1,495.38 | \$ 31,030.00 | \$ 5,713.34 | \$ 2,184.91 | \$ 5,492.38 | \$ (220.96) | \$ 5,400.00 | \$ 1,008.34 | \$ 500.75 | \$ 1,010.74 | \$ 2.40 |
| Total Income | \$ 1,193,500.00 | \$ 199,750.00 | \$ 102,340.32 | \$ 205,625.47 | \$ 5,875.47 | \$ 641,200.00 | \$ 107,408.34 | \$ 54,113.16 | \$ 108,990.63 | \$ 1,582.29 | \$ 106,000.00 | \$ 17,775.00 | \$ 9,010.75 | \$ 18,010.74 | \$ 235.74 |
| EXPENSES | | | | | | | | | | | | | | | |
| 4110 Administrative Salaries | \$ 97,000.00 | \$ 16,322.00 | \$ 8,607.13 | \$ 15,947.57 | \$ (374.43) | \$ 61,600.00 | \$ 10,366.00 | \$ 4,773.98 | \$ 9,439.81 | \$ (926.19) | \$ 8,800.00 | \$ 1,481.00 | \$ 1,028.26 | \$ 2,034.69 | \$ 553.69 |
| 4120 Compensated Absences | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |
| 4130 Legal Expense | \$ - | \$ - | \$ 835.00 | \$ 835.00 | \$ 835.00 | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |
| 4140 Staff Training & Convention | \$ 1,575.00 | \$ 262.50 | \$ - | \$ 57.60 | \$ (204.90) | \$ 850.00 | \$ 108.34 | \$ - | \$ 34.20 | \$ (74.14) | \$ 100.00 | \$ 16.66 | \$ - | \$ 5.40 | \$ (11.26) |
| 4150 Travel | \$ 830.00 | \$ 138.34 | \$ - | \$ - | \$ (138.34) | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |
| 4171 Auditing Fees | \$ 3,900.00 | \$ 650.00 | \$ 288.71 | \$ 866.13 | \$ 216.13 | \$ 2,500.00 | \$ 416.66 | \$ 184.18 | \$ 552.54 | \$ 135.88 | \$ 300.00 | \$ 50.00 | \$ 24.89 | \$ 74.67 | \$ 24.67 |
| 4180 Office Rent | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |
| 4190 Sundry | \$ 41,150.00 | \$ 6,858.34 | \$ 12,542.62 | \$ 19,525.18 | \$ 12,666.84 | \$ 20,590.00 | \$ 3,431.66 | \$ 1,801.27 | \$ 2,568.81 | \$ (862.85) | \$ 3,070.00 | \$ 511.66 | \$ 260.07 | \$ 387.28 | \$ (124.38) |
| 4195 Property Management Fee | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |
| 4196 Mgmt./Bkpg./Adm.Fee | \$ 298,690.00 | \$ 49,781.66 | \$ 25,561.06 | \$ 50,920.16 | \$ 1,138.50 | \$ 158,640.00 | \$ 26,440.00 | \$ 13,501.35 | \$ 26,909.55 | \$ 469.55 | \$ 11,060.00 | \$ 1,843.34 | \$ 936.10 | \$ 1,870.00 | \$ 26.66 |
| Total Admin Expense | \$ 443,145.00 | \$ 74,012.84 | \$ 47,834.52 | \$ 88,151.64 | \$ 14,138.80 | \$ 243,980.00 | \$ 40,762.66 | \$ 20,280.78 | \$ 39,504.91 | \$ (1,257.75) | \$ 23,330.00 | \$ 3,902.66 | \$ 2,249.32 | \$ 4,372.04 | \$ 469.38 |
| 4310 Water | \$ 51,000.00 | \$ 8,500.00 | \$ 4,099.03 | \$ 8,171.07 | \$ (328.93) | \$ 37,000.00 | \$ 6,166.66 | \$ 3,982.77 | \$ 7,840.40 | \$ 1,673.74 | \$ 4,500.00 | \$ 750.00 | \$ 389.21 | \$ 782.31 | \$ 32.31 |
| 4320 Electricity | \$ 14,000.00 | \$ 2,333.34 | \$ 1,043.77 | \$ 1,967.90 | \$ (365.44) | \$ 9,000.00 | \$ 1,500.00 | \$ 778.03 | \$ 1,486.54 | \$ (13.46) | \$ 800.00 | \$ 100.00 | \$ 40.00 | \$ 100.87 | \$ 0.87 |
| 4390 Sewer | \$ 52,000.00 | \$ 8,666.66 | \$ 4,907.85 | \$ 9,731.14 | \$ 1,064.48 | \$ 22,000.00 | \$ 3,666.66 | \$ 1,829.45 | \$ 3,696.30 | \$ 29.64 | \$ 4,000.00 | \$ 666.66 | \$ 372.35 | \$ 750.34 | \$ 83.68 |
| Total Utility Expense | \$ 117,000.00 | \$ 19,500.00 | \$ 10,050.65 | \$ 19,870.11 | \$ 370.11 | \$ 68,000.00 | \$ 11,333.32 | \$ 6,590.25 | \$ 13,023.24 | \$ 1,689.92 | \$ 9,100.00 | \$ 1,516.66 | \$ 801.56 | \$ 1,633.52 | \$ 116.86 |
| 4410 Labor | \$ 105,000.00 | \$ 17,669.00 | \$ 4,692.21 | \$ 10,225.65 | \$ (7,443.35) | \$ 70,300.00 | \$ 11,830.00 | \$ 5,703.96 | \$ 11,165.10 | \$ (664.90) | \$ 11,100.00 | \$ 1,868.00 | \$ 900.61 | \$ 1,762.88 | \$ (105.12) |
| 4420 Material | \$ 42,635.00 | \$ 7,105.82 | \$ 3,256.63 | \$ 9,976.80 | \$ 2,870.98 | \$ 16,820.00 | \$ 2,803.34 | \$ 1,428.28 | \$ 3,512.85 | \$ 709.51 | \$ 1,455.00 | \$ 242.48 | \$ 627.44 | \$ 806.32 | \$ 562.84 |
| 4430 Contract Cost | \$ 144,070.00 | \$ 24,011.68 | \$ 16,649.14 | \$ 37,942.98 | \$ 13,931.30 | \$ 50,940.00 | \$ 8,490.02 | \$ 6,626.71 | \$ 12,266.54 | \$ 3,776.52 | \$ 13,530.00 | \$ 2,255.00 | \$ 2,515.02 | \$ 7,436.26 | \$ 5,181.26 |
| Total Ordinary Maint. & Operation | \$ 291,705.00 | \$ 48,786.50 | \$ 24,597.98 | \$ 58,145.43 | \$ 9,358.93 | \$ 138,060.00 | \$ 23,123.36 | \$ 13,758.95 | \$ 26,944.49 | \$ 3,821.13 | \$ 26,085.00 | \$ 4,365.48 | \$ 4,043.07 | \$ 10,004.46 | \$ 5,638.98 |
| 4480 Contract Cost | \$ 400.00 | \$ 66.66 | \$ 33.50 | \$ 67.00 | \$ 0.34 | \$ 460.00 | \$ 76.66 | \$ 38.19 | \$ 76.38 | \$ (0.28) | \$ 75.00 | \$ 12.50 | \$ 6.03 | \$ 12.06 | \$ (0.44) |
| Total Protective Services | \$ 400.00 | \$ 66.66 | \$ 33.50 | \$ 67.00 | \$ 0.34 | \$ 460.00 | \$ 76.66 | \$ 38.19 | \$ 76.38 | \$ (0.28) | \$ 75.00 | \$ 12.50 | \$ 6.03 | \$ 12.06 | \$ (0.44) |
| 4510.010 Workers Compensation | \$ 4,400.00 | \$ 733.34 | \$ 339.44 | \$ 678.88 | \$ (54.46) | \$ 2,800.00 | \$ 466.66 | \$ 227.40 | \$ 454.80 | \$ (11.86) | \$ 400.00 | \$ 66.66 | \$ 34.12 | \$ 68.24 | \$ 1.58 |
| 4510.020 General Liab Insurance | \$ 1,200.00 | \$ 200.00 | \$ 92.68 | \$ 185.36 | \$ (14.64) | \$ 800.00 | \$ 133.34 | \$ 58.94 | \$ 117.88 | \$ (15.46) | \$ 120.00 | \$ 20.00 | \$ 9.46 | \$ 18.92 | \$ (1.08) |
| 4510.040 Auto Insurance | \$ 500.00 | \$ 83.34 | \$ 37.92 | \$ 75.84 | \$ (7.50) | \$ 320.00 | \$ 53.34 | \$ 24.07 | \$ 48.14 | \$ (5.20) | \$ 40.00 | \$ 6.66 | \$ 2.94 | \$ 5.88 | \$ (0.78) |
| 4510.050 Public Officials Insurance | \$ 2,300.00 | \$ 383.34 | \$ 172.12 | \$ 344.24 | \$ (39.10) | \$ 1,460.00 | \$ 243.34 | \$ 109.47 | \$ 218.94 | \$ (24.40) | \$ 220.00 | \$ 36.66 | \$ 17.57 | \$ 35.14 | \$ (1.52) |
| 4510.070 Crime / Dishonesty | \$ 70.00 | \$ 11.66 | \$ 5.85 | \$ 11.70 | \$ 0.04 | \$ 70.00 | \$ 11.66 | \$ 5.85 | \$ 11.70 | \$ 0.04 | \$ - | \$ - | \$ - | \$ - | \$ - |
| 4510.090 Fire & Extend Coverage | \$ 51,000.00 | \$ 8,500.00 | \$ 3,038.37 | \$ 6,076.74 | \$ (2,423.26) | \$ 28,000.00 | \$ 4,666.66 | \$ 1,666.61 | \$ 3,333.22 | \$ (1,333.44) | \$ 2,850.00 | \$ 475.00 | \$ 171.69 | \$ 343.38 | \$ (131.62) |
| 4540 Employee Benefit Payments | \$ 86,300.00 | \$ 14,383.34 | \$ 5,133.96 | \$ 10,193.46 | \$ (4,189.88) | \$ 51,450.00 | \$ 8,575.04 | \$ 4,268.03 | \$ 8,620.75 | \$ 45.71 | \$ 7,780.00 | \$ 1,296.68 | \$ 694.85 | \$ 1,402.76 | \$ 106.08 |
| 4570 Collection Losses | \$ 580.00 | \$ - | \$ - | \$ - | \$ - | \$ 20.00 | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |
| 4580 Interest Expense | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |
| Total General Expenses | \$ 146,350.00 | \$ 24,295.02 | \$ 8,820.34 | \$ 17,566.22 | \$ (6,728.80) | \$ 84,920.00 | \$ 14,150.04 | \$ 6,360.37 | \$ 12,805.43 | \$ (1,344.61) | \$ 11,410.00 | \$ 1,901.66 | \$ 930.63 | \$ 1,874.32 | \$ (27.34) |
| Total Routine Expenses | \$ 998,600.00 | \$ 166,661.02 | \$ 91,336.99 | \$ 183,800.40 | \$ 17,139.38 | \$ 535,420.00 | \$ 89,446.04 | \$ 47,008.54 | \$ 92,354.45 | \$ 2,908.41 | \$ 70,000.00 | \$ 11,698.96 | \$ 8,030.61 | \$ 17,896.40 | \$ 6,197.44 |
| EXPENSES | | | | | | | | | | | | | | | |
| 4191.100 Employee Committee | \$ - | \$ - | \$ - | \$ - | \$ - | \$ 1,500.00 | \$ 250.00 | \$ - | \$ - | \$ (250.00) | \$ - | \$ - | \$ - | \$ - | \$ - |
| 4191.200 Non-Apartment Meetings | \$ - | \$ - | \$ - | \$ - | \$ - | \$ 5,000.00 | \$ 833.34 | \$ 391.11 | \$ 3,206.43 | \$ 2,373.09 | \$ - | \$ - | \$ - | \$ - | \$ - |
| 4191.300 Non-Apartment Public Relations | \$ 5,000.00 | \$ 833.34 | \$ 1,000.00 | \$ 2,147.86 | \$ 1,314.52 | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |
| Total Non-Apartment Expenses | \$ 5,000.00 | \$ 833.34 | \$ 1,000.00 | \$ 2,147.86 | \$ 1,314.52 | \$ 6,500.00 | \$ 1,083.34 | \$ 391.11 | \$ 3,206.43 | \$ 2,123.09 | \$ - | \$ - | \$ - | \$ - | \$ - |
| 4610.000 Extraordinary Maintenance | \$ - | \$ - | \$ - | \$ 5,650.00 | \$ 5,650.00 | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |
| 4620.040 Casualty Losses-non capitalized | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |
| 4700 Scholarships Awarded | \$ 1,800.00 | \$ 300.00 | \$ - | \$ - | \$ (300.00) | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |
| 5999.000 Transfer Out | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |
| Total Non Routine Expenses | \$ 1,800.00 | \$ 300.00 | \$ - | \$ 5,650.00 | \$ 5,350.00 | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |
| 4800 Depreciation Expense | \$ 185,000.00 | \$ 30,833.34 | \$ 14,043.91 | \$ 28,044.48 | \$ (2,788.86) | \$ 96,580.00 | \$ 16,096.66 | \$ 7,701.32 | \$ 15,405.49 | \$ (691.17) | \$ 35,000.00 | \$ 5,833.34 | \$ 2,789.43 | \$ 5,454.29 | \$ (379.05) |
| 6110 G/L Disposition of Real Property | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |
| 6120 G/L Disposition of Nonexp. Equip. | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |
| Total Capital Expenses | \$ 185,000.00 | \$ 30,833.34 | \$ 14,043.91 | \$ 28,044.48 | \$ (2,788.86) | \$ 96,580.00 | \$ 16,096.66 | \$ 7,701.32 | \$ 15,405.49 | \$ (691.17) | \$ 35,000.00 | \$ 5,833.34 | \$ 2,789.43 | \$ 5,454.29 | \$ (379.05) |
| 6010 Prior Year Adjustment - ARR | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |
| Total Prior Year Receipts | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - | \$ - |
| Total Expenses | \$ 1,190,400.00 | \$ 198,627.70 | \$ 106,380.90 | \$ 219,642.74 | \$ 21,015.04 | \$ 638,500.00 | \$ 106,626.04 | \$ 55,100.97 | \$ 110,966.37 | \$ 4,340.33 | \$ 105,000.00 | \$ 17,532.30 | \$ 10,820.04 | \$ 23,350.69 | \$ 5,818.39 |
| Residual Receipts (Profit/Loss) | \$ 3,100.00 | \$ 1,122.30 | \$ (4,040.58) | \$ (14,017.27) | \$ (15,139.57) | \$ 2,700.00 | \$ 782.30 | \$ (987.81) | \$ (1,975.74) | \$ (2,758.04) | \$ 1,000.00 | \$ 242.70 | \$ (1,809.29) | \$ (5,339.95) | \$ (5,582.65) |