

HOUSING AUTHORITY OF THE CITY OF VINELAND
PROJECTED BUDGET - CONSOLIDATED
FOR THE FISCAL YEAR ENDING SEPTEMBER 30, 2017

	<u>ANNUAL BUDGET 9-30-16</u>	<u>CURRENT YEAR ANNUALIZED</u>	<u>PROJECTED BUDGET FOR 9-30-2017</u>
<u>INCOME</u>			
DWELLING RENTAL	2,425,000	2,422,742	2,422,000
EXCESS UTILITIES	3,000	3,290	3,600
INTEREST ON GEN FUND INVEST.	14,500	12,992	11,000
MANAGEMENT FEES-PH & S8	543,310	533,180	571,670
MANAGEMENT FEES-OAKVIEW	87,720	107,506	91,140
MANAGEMENT FEES-S8 HUD	198,680	218,540	206,420
MANAGEMENT FEES-MELROSE S8	0	0	13,240
MANAGEMENT FEES-BUENA (RAD)	0	0	35,050
MANAGEMENT FEES-MELROSE	56,020	1,384	10,100
BUENA SERVICE FEES	0	0	46,470
ASSET MANAGEMENT FEE	72,000	72,000	72,000
BOOKKEEPING FEE	88,380	87,540	54,000
CAPITAL FUNDS-OPERATIONS 2015	189,660	130,166	86,650
CAPITAL FUNDS-OPERATIONS 2016	0	0	120,000
CAPITAL FUNDS-ADMIN 2015	75,870	41,408	35,000
CAPITAL FUNDS-ADMIN 2016	0	0	0
ROSS GRANT	82,000	82,000	82,000
FSS GRANT-PH	69,000	69,000	69,000
SHELTER PLUS CARE GRANT	3,600	0	3,120
CONGREGATE SERVICE	92,410	118,466	109,660
OTHER AUTHORITIES	58,000	62,470	29,500
RENTAL INCOME	121,290	127,322	93,000
RENTAL INCOME-TARKILN OFFICE	7,800	0	7,800
OTHER	50,000	76,238	65,000
HAP-HOUSING ASSISTANCE PAYMENTS	3,624,000	3,547,222	3,568,160
OPERATING SUBSIDY	1,206,000	1,179,186	1,227,450
TOTAL INCOME	9,068,240	8,892,652	9,033,030

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<u>EXPENSES</u>	<u>ANNUAL BUDGET 9-30-16</u>	<u>CURRENT YEAR ANNUALIZED</u>	<u>PROJECTED BUDGET FOR 9-30-2017</u>
ADMINISTRATION:			
ADMINISTRATIVE SALARIES	871,430	792,986	796,880
EMPLOYEE BENEFITS	306,910	372,698	386,350
INSPECTION FEES	48,000	48,150	48,000
LEGAL-GABAGE	17,500	17,068	17,500
LEGAL-OTHER	10,000	13,368	15,000
STAFF TRAINING	10,000	17,218	17,500
TRAVEL	5,000	1,716	2,500
ACCOUNTING	65,000	65,000	65,000
AUDITING	50,000	50,000	50,000
PORT OUT ADMIN FEES	4,000	3,996	4,000
TELEPHONE	28,000	32,890	33,000
COMPUTER SERVICES	55,000	44,178	66,000
CONSULTANTS	14,000	43,392	45,000
FORMS, STATIONARY, ETC	5,000	6,538	6,500
POSTAGE	15,000	10,030	12,500
MISCELLANEOUS	35,000	30,958	32,000
MEMBERSHIP DUES/FEES	1,000	698	750
ADVERTISING	2,000	1,782	2,000
PUBLICATIONS	1,200	1,488	1,500
COPIER SUPPLIES	6,500	10,014	10,000
MANAGEMENT FEES	543,300	533,182	545,760
ASSET MANAGEMENT FEE	72,000	72,000	72,000
BOOKKEEPING FEES	88,380	87,540	89,910
TOTAL ADMINISTRATION EXPENSES	2,254,220	2,256,890	2,319,650
TENANT SERVICES:			
SALARIES-CONGREGATE SERVICES	50,760	45,750	50,650
EMPLOYEE BENEFITS	4,320	3,774	4,000
MEALS	30,000	42,852	44,000
OTHER	5,000	10,002	10,000
TOTAL TENANT SERVICES	90,080	102,378	108,650
UTILITIES:			
WATER	75,000	75,532	75,000
ELECTRIC	630,000	544,582	550,000
GAS	250,000	184,032	197,000
SEWER	208,000	208,000	208,000
TOTAL UTILITIES EXPENSE	1,163,000	1,012,146	1,030,000

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	<u>ANNUAL BUDGET 9-30-16</u>	<u>CURRENT YEAR ANNUALIZED</u>	<u>PROJECTED BUDGET FOR 9-30-2017</u>
ORDINARY MAINTENANCE AND OPERATIONS:			
MAINTENANCE LABOR	366,210	313,774	402,970
EMPLOYEE BENEFITS	200,760	145,892	167,040
MATERIALS	150,000	221,284	200,000
CONTRACT COSTS	275,000	300,778	280,000
GAS-VEHICLES	15,000	10,352	12,500
REPAIRS-VEHICLES	20,000	23,526	25,000
RENT EXPENSE	45,000	45,000	45,000
EXTERMINATION	15,000	20,496	20,000
TRASH REMOVAL	64,000	64,480	65,000
TOTAL ORDINARY MAINT. & OPERATIONS	1,150,970	1,145,582	1,217,510
GENERAL EXPENSES:			
INSURANCE	200,000	201,306	213,000
PAYMENTS IN LIEU OF TAXES	132,200	151,808	139,560
COMPENSATED ABSENCES	31,000	31,000	24,000
HAP-HOUSING ASSISTANCE PAYMENTS	3,624,000	3,471,326	3,568,160
FSS ESCROW-PH	27,400	11,886	12,000
PENSION CONTRIBUTIONS	179,940	179,940	174,900
RETIREE HEALTH BENEFITS	191,130	191,130	201,070
OTHER GENERAL EXPENSES	13,500	13,850	13,500
TOTAL GENERAL EXPENSES	4,399,170	4,252,246	4,346,190
TOTAL OPERATING EXPENSES	9,057,440	8,769,242	9,022,000
PROFIT (LOSS)	10,800	123,410	11,030