

Fiscal Year Start Year End Year
 2023 – **2024**

Housing Authority Budget of:
Vineland Housing Authority

State Filing Year **2023**

For the Period: *October 1, 2023* *to* *September 30, 2024*

www.vha.org
Housing Authority Web Address



Division of Local Government Services

**2023 HOUSING AUTHORITY BUDGET
CERTIFICATION SECTION**

2023

Vineland Housing Authority

HOUSING AUTHORITY BUDGET

FISCAL YEAR: October 01, 2023 to September 30, 2024

For Division Use Only

CERTIFICATION OF APPROVED BUDGET

It is hereby certified that the approved Budget made a part hereof complies with the requirements of law and the rules and regulations of the Local Finance Board, and approval is given pursuant to N.J.S.A. 40A:5A-11.

*State of New Jersey
Department of Community Affairs
Director of the Division of Local Government Services*

By: _____ Date: _____

CERTIFICATION OF ADOPTED BUDGET

It is hereby certified that the adopted Budget made a part hereof has been compared with the approved Budget previously certified by the Division, and any amendments made thereto. This adopted Budget is certified with respect to such amendments and comparisons only.

*State of New Jersey
Department of Community Affairs
Director of the Division of Local Government Services*

By: _____ Date: 3/11/2024

2023 PREPARER'S CERTIFICATION

Vineland Housing Authority

HOUSING AUTHORITY BUDGET

FISCAL YEAR: October 01, 2023 to September 30, 2024

It is hereby certified that the Housing Authority Budget, including the Annual Budget and the Capital annexed hereto, represents the members of the governing body's resolve with respect to statute in that; all estimates of revenue are reasonable, accurate and correctly stated; all items of appropriation are properly set forth; and in form, and content, the budget will permit the exercise of the comptroller function within the Authority.

It is further certified that all proposed budgeted amounts and totals are correct. Also, I hereby provide reasonable assurance that all assertions contained herein are accurate and all required schedules are completed and attached.

Preparer's Signature:	Linda M Cavallo
Name:	Linda M Cavallo
Title:	Fee Accountant
Address:	2581 E Chestnut Ave., Suite B
	Vineland , NJ 08361
Phone Number:	856-696-8000
Fax Number:	856-794-1295
E-mail Address:	linda@avenacpa.com

HOUSING AUTHORITY INTERNET WEBSITE CERTIFICATION

Housing Authority's Web Address:	www.vha.org
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All authorities shall maintain either an Internet website or a webpage on the municipality's or county's Internet website. The purpose of the website or webpage shall be to provide increased public access to the authority's operations and activities. N.J.S.A. 40A:5A-17.1 requires the following items to be included on the Authority's website at a minimum for public disclosure. Check the boxes below to certify the Authority's compliance with N.J.S.A. 40A:5A-17.1.

- A description of the Authority's mission and responsibilities.
- The budgets for the current fiscal year and immediately preceding two prior years.
- The most recent Comprehensive Annual Financial Report (Unaudited) or similar financial information (*Similar information includes items such as Revenue and Expenditure pie charts, or other types of charts, along with other information that would be useful to the public in understanding the finances/budget of the Authority*).
- The complete (all pages) annual audits (not the Audit Synopsis) for the most recent fiscal year and immediately preceding two prior years.
- The Authority's rules, regulations and official policy statements deemed relevant by the governing body of the Authority to the interests of the residents within the Authority's service area or jurisdiction.
- Notice posted pursuant to the "Open Public Meetings Act" for each meeting of the Authority, setting forth the time date, location and agenda of each meeting.
- The approved minutes of each meeting of the Authority including all resolutions of the board and their committees; for at least three consecutive fiscal years.
- The name, mailing address, electronic mail address and phone number of every person who exercises day-to-day supervision or management over some or all of the operations of the Authority.
- A list of attorneys, advisors, consultants and any other person, firm, business, partnership, corporation or other organization which received any remuneration of \$17,500 or more during the preceding fiscal year for any service whatsoever rendered to the Authority.

It is hereby certified by the below authorized representative of the Authority that the Authority's website or webpage as identified above complies with the minimum statutory requirements of N.J.S.A. 40A:5A-17.1 as listed above. A check in each of the above boxes signifies compliance.

Name of Officer Certifying Compliance:	Jacqueline S Jones
Title of Officer Certifying Compliance:	Executive Director
Signature:	Jacqueline S Jones

2023 APPROVAL CERTIFICATION

Vineland Housing Authority

HOUSING AUTHORITY BUDGET

FISCAL YEAR: October 01, 2023 to September 30, 2024

It is hereby certified that the Housing Authority Budget, including all schedules appended hereto, copy of the Annual Budget and Capital Budget/Program approved by resolution by the governing body Vineland Housing Authority, at an open public meeting held pursuant to N.J.A.C. 5:31-2.3, on July 20, 2023.

It is further certified that the recorded vote appearing in the resolution represents not less than a of the full membership of the governing body thereof.

Officer's Signature:	Jacqueline S Jones
Name:	Jacqueline S Jones
Title:	Executive Director
Address:	191 W Chestnut Ave Vineland, NJ 08360
Phone Number:	856-691-4099
Fax Number:	856-691-8404
E-mail Address:	jjones@vha.org

2023 HOUSING AUTHORITY BUDGET RESOLUTION

Vineland Housing Authority

FISCAL YEAR: October 01, 2023 to September 30, 2024

WHEREAS, the Annual Budget for Vineland Housing Authority for the fiscal year beginning October 01, 2023 and ending September 30, 2024 has been presented before the governing body of the Vineland Housing Authority at its open public meeting of July 20, 2023; and

WHEREAS, the Annual Budget as introduced reflects Total Revenues of \$16,588,780.00, Total Appropriations including any Accumulated Deficit, if any, of \$16,493,880.00, and Total Unrestricted Net Position planned to be utilized as funding thereof, of \$0.00; and

WHEREAS, the Capital Budget as introduced reflects Total Capital Appropriations of \$2,105,000.00 and Total Unrestricted Net Position planned to be utilized as funding thereof, of \$0.00; and

WHEREAS, the schedule of rents, fees and other charges in effect will produce sufficient revenues, together with all other anticipated revenues to satisfy all obligations to the holders of bonds of the Authority, to meet operating expenses, capital outlays, debt service requirements, and to provide for such reserves, all as may be required by law, regulation or terms of contracts and agreements; and

WHEREAS, the Capital Budget/Program, pursuant to N.J.A.C. 5:31-2, does not confer any authorization to raise or expend funds; rather it is a document to be used as part of the said Authority's planning and management objectives. Specific authorization to expend funds for the purposes described in this section of the budget must be granted elsewhere; by bond resolution, by a project financing agreement, by resolution appropriating funds from the Renewal and Replacement Reserve or other means provided by law.

NOW, THEREFORE BE IT RESOLVED, by the governing body of the Vineland Housing Authority, at an open public meeting held on July 20, 2023 that the Annual Budget, including all related schedules, and the Capital Budget/Program of the Vineland Housing Authority for the fiscal year beginning October 01, 2023 and ending September 30, 2024, is hereby approved; and

BE IT FURTHER RESOLVED, that the anticipated revenues as reflected in the Annual Budget are of sufficient amount to meet all proposed expenditures/expenses and all covenants, terms and provisions as stipulated in the said Housing Authority's outstanding debt obligations, capital lease arrangements, service contracts, and other pledged agreements; and

BE IT FURTHER RESOLVED, that the governing body of the Vineland Housing Authority will consider the Annual Budget and Capital Budget/Program for Adoption on September 21, 2023.

Jacqueline S. Jones

 (Secretary's Signature)

7/20/2023

 (Date)

Governing Body Recorded Vote

Member	Aye	Nay	Abstain	Absent
Mario Ruiz-Mesa, Chairman	X			
Chris Chapman	X			
Daniel Peretti				X
Brian Asselta	X			
Albert Porter	X			
Iris Acosta-Jimenez	X			

2023 ADOPTION CERTIFICATION

Vineland Housing Authority

HOUSING AUTHORITY BUDGET

FISCAL YEAR: October 01, 2023 to September 30, 2024

It is hereby certified that the Housing Authority Budget and Capital Budget/Program annexed hereto is a true the Budget adopted by the governing body of the Vineland Housing Authority, pursuant to N.J.A.C 5:31-2.3, on February 15, 2024.

Officer's Signature:	Jacqueline S Jones		
Name:	Jacqueline S Jones		
Title:	Executive Director		
Address:	191 W Chestnut Ave Vineland, NJ 08360		
Phone Number:	856-691-4099	Fax:	856-691-8404
E-mail address:	jjones@vha.org		

2023 ADOPTED BUDGET RESOLUTION

Vineland Housing Authority

FISCAL YEAR: October 01, 2023 to September 30, 2024

WHEREAS, the Annual Budget and Capital Budget/Program for the Vineland Housing Authority for the fiscal year beginning October 01, 2023 and ending September 30, 2024 has been presented for adoption before the governing body of the Vineland Housing Authority at its open public meeting of February 15, 2024; and

WHEREAS, the Annual Budget and Capital Budget as presented for adoption reflects each item of revenue and appropriation in the same amount and title as set forth in the introduced and approved budget, including all amendments thereto, if any, which have been approved by the Director of the Division of Local Government Services; and

WHEREAS, the Annual Budget presented for adoption reflects Total Revenues of \$16,588,780.00, Total Appropriations, including any Accumulated Deficit, if any, of \$16,493,880.00, and Total Unrestricted Net Position utilized of \$0.00; and

WHEREAS, the Capital Budget as presented for adoption reflect Total Capital Appropriations of \$2,105,000.00 and Total Unrestricted Net Position Utilized of \$0.00; and

NOW, THEREFORE BE IT RESOLVED, by the governing body of the Vineland Housing Authority at an open public meeting held on February 15, 2024 that the Annual Budget and Capital Budget/Program of the Vineland Housing Authority for the fiscal year beginning October 01, 2023 and ending September 30, 2024 is hereby adopted and shall constitute appropriations for the purposes stated; and

BE IT FURTHER RESOLVED, that the Annual Budget and Capital Budget/Program as presented for adoption reflects each item of revenue and appropriation in the same amount and title as set forth in the introduced and approved budget, including all amendments thereto, if any, which have been approved by the Director of the Division of Local Government Services.

Jacqueline S Jones

(Secretary's Signature)

2/15/2024

(Date)

Governing Body Recorded Vote

Member	Aye	Nay	Abstain	Absent
Mario Ruiz-Mesa, Chairman				X
Chris Chapman	X			
Daniel Peretti				X
Brian Asselta	X			
Albert Porter	X			
Iris Acosta-Jimenez	X			

**2023 HOUSING AUTHORITY BUDGET
NARRATIVE AND INFORMATION SECTION**

2023 HOUSING AUTHORITY BUDGET MESSAGE & ANALYSIS

Vineland Housing Authority

FISCAL YEAR: October 01, 2023 to September 30, 2024

Answer all questions below using the space provided. Do not attach answers as a separate document.

1. Complete a brief statement on the Fiscal Year 2023 proposed Annual Budget and make comparison to the Fiscal Year 2022 adopted budget for each Revenue and Appropriations. Explain any variances over +/-10% (as shown on budget pages F-2 and F-4) for each individual revenue and appropriation line item. Explanations of variances should include a description of the reason for the increase or decrease in the budgeted line item, not just an indication of the amount and percent of change. Upload any supporting documentation that will help explain the reason for the increase or decrease in the budgeted line item.

The 2023 proposed Annual Budget is primarily based on the September 30, 2022 yearend data and the first six months of the current year (YE 9-30-2023) with consideration of the RAD conversions to date.

Page F-2, Non-dwelling rental income is expected to increase based on the current cell tower contracts. Voucher revenue is expected to increase based on the current funding trends. Capital funding is expected to decrease as units have moved to RAD. Congregate services revenue will decrease as the authority is no longer providing direct food services. Management fees are expected to increase based on the current trend and the same for other service fees. Miscellaneous revenue is expected to increase primarily based on the current increase in fraud recovery revenue. Interest income is expected to decrease based on lower balances in interest bearing accounts.

Page F-4

All salaries and wages will increase to provide for additional positions and increases. Benefits will increase due to rising health insurance costs and annual pension contributions. Auditing fees will increase due to the complexity of the services required. Miscellaneous administrative expenses will increase primarily for computer related costs and management fees. Tenant services expense will decrease since food services are no longer provided. Utilities will decrease as some units have been converted to the tenants responsibility.

Maintenance & operation are expected to decrease as capital projects are completed. Insurance will increase based on the current trend.

PILOT will increase based on the formula. Collection losses expected to increase based on current trend. Other general expenses will decrease as compensated absences will decrease. Rents will increase as more families are being serviced.

2. Describe the state of the local/regional economy and how it may impact the proposed Annual Budget, including the planned Capital/Program

The local/regional economy is weak; therefore, the budget is very conservative.

3. Describe the reasons for utilizing Unrestricted Net Position in the proposed Annual Budget (i.e. rate stabilization, debt service reduction, to balance the budget, etc.). If the Authority's budget anticipates a use of Unrestricted Net Position, this question must be answered.

Not Applicable

2023 HOUSING AUTHORITY BUDGET MESSAGE & ANALYSIS

Vineland Housing Authority

FISCAL YEAR: October 01, 2023 to September 30, 2024

Answer all questions below using the space provided. Do not attach answers as a separate document.

4. Identify any sources of funds transferred to the County/Municipality as PILOT payments, or a shared service and explain the reason for the transfer. Housing Authorities cannot transfer Unrestricted Net Position.

PILOT payments are paid to the City of Vineland.

5. The proposed budget must not reflect an anticipated deficit from 2023 operations. If there exists an accumulated deficit from prior year's budgets (and funding is included in the proposed budget as a result of a prior year deficit) explain the funding plan to eliminate said deficit (N.J.S.A. 40A:5A-12). If the Authority has a net deficit reported in its most recent audit, it must provide a deficit reduction plan in response to this question.

The proposed budget does not reflect an anticipated deficit from 2023 operations.

The accumulated deficit in Unrestricted Net Position is caused by the GASB 68 & 75 required adjustments. The deficit will be reduced through attrition of employees, which has already been implemented. As employees retire or leave, when applicable, job duties are being consolidated. The deficit will also be reduced by cost savings measures taken by converting to RAD and the disposition of scattered sites. The RAD projects have projected operating profits greater than those attainable under public housing.

(Prepare a response to deficits in most recent audit report pertaining to Deficits to Unrestricted Net Position caused by recording Pension and Post-Employment Benefits liabilities as required by GASB 68 and GASB 75) and similar types of deficits in the audit report.

HOUSING AUTHORITY CONTACT INFORMATION

2023

Please complete the following information regarding this Authority. All information requested below must be completed.

Name of Authority:	Vineland Housing Authority		
<i>Federal ID Number:</i>	22-17688869		
<i>Address:</i>	191 W Chestnut Avenue		
<i>City, State, Zip:</i>	Vineland	NJ	08360
<i>Phone: (ext.)</i>	856-691-4099	<i>Fax:</i>	856-691-8404

Preparer's Name:	Linda M. Cavallo		
<i>Preparer's Address:</i>	2581 E Chestnut Ave., Suite B		
<i>City, State, Zip:</i>	Vineland	NJ	08361
<i>Phone: (ext.)</i>	856-696-8000	<i>Fax:</i>	856-794-1295
<i>E-mail:</i>	linda@avenacpa.com		

Chief Executive Officer*	Jacqueline S. Jones		
<i>*Or person who performs these functions under another title.</i>			
<i>Phone: (ext.)</i>	856-691-4099	<i>Fax:</i>	856-691-8404
<i>E-mail:</i>	jjones@vha.org		

Chief Financial Officer*	Wendy Hughes		
<i>*Or person who performs these functions under another title.</i>			
<i>Phone: (ext.)</i>	856-691-4099	<i>Fax:</i>	856-691-8404
<i>E-mail:</i>	whughes@vha.org		

Name of Auditor:	Carol McAllister		
<i>Name of Firm:</i>	Bowman & Company LLP		
<i>Address:</i>	601 White Horse Pike Road		
<i>City, State, Zip:</i>	Voorhees	NJ	08043-2493
<i>Phone: (ext.)</i>	856-435-6200	<i>Fax:</i>	856-435-0440
<i>E-mail:</i>	cmcallister@bowmanllp.com		

HOUSING AUTHORITY INFORMATIONAL QUESTIONNAIRE

Vineland Housing Authority

FISCAL YEAR: October 01, 2023 to September 30, 2024

1. Provide the number of individuals employed as reported on the Authority's most recent Form W-3, Transmittal of Wage, and Tax Statement:

45

2. Provide the amount of total salaries and wages reported on the Authority's most recent Form W-3, Transmittal of Wage, and Tax Statements:

\$ 1,688,274.00

3. Provide the number of regular voting members of the governing body:

7

(5 or 7 per State statute)

4. Provide the number of alternate voting members of the governing body:

0

(Maximum is 2)

5. Does the Authority have any amounts receivable from current or former commissioners, officers, key employees, or the highest compensated employee?

No

If "yes", provide a list of those individuals, their position, the amount receivable, and a description of the amount due to the Authority.

6. Was the Authority a party to a business transaction with one of the following parties:

a. A current or former commissioner, officer, key employee, or highest compensated employee?

No

b. A family member of a current or former commissioner, officer, key employee, or highest compensated employee?

No

c. An entity of which a current or former commissioner, officer, key employee, or highest compensated employee (or family member thereof) was an officer or direct or indirect owner?

No

If the answer to any of the above is "yes", provide a description of the transaction including the name of the commissioner, officer, key employee, or highest compensated employee (or family member thereof) of the Authority; the name of the entity and relationship to the individual or family member; the amount paid; and whether the transaction was subject to a competitive bid process.

7. Did the Authority during the most recent fiscal year pay premiums, directly or indirectly, on a personal benefit contract*?

No

*A personal benefit contract is generally any life insurance, annuity, or endowment contract that benefits, directly or indirectly, the transferor, a member of the transferor's family, or any other person designated by the transferor.

If "yes", provide a description of the arrangement, the premiums paid, and indicate the beneficiary of the contract.

8. Explain the Authority's process for determining compensation for all persons listed on Page N-4. Include whether the Authority's process includes any of the following: 1) review and approval by the commissioners or a committee thereof; 2) study or survey of compensation data for comparable positions in similarly sized entities; 3) annual or periodic performance evaluation; 4) independent compensation consultant; and/or 5) written employment contract. Attach a narrative of your Authority's procedures for all individuals listed on Page N-4 (2 of 2).

HOUSING AUTHORITY INFORMATIONAL QUESTIONNAIRE (CONTINUED)

Vineland Housing Authority

FISCAL YEAR: October 01, 2023 to September 30, 2024

9. Did the Authority pay for meals or catering during the current fiscal year? No
If "yes", provide a detailed list of all meals and/or catering invoices for the current fiscal year and provide an explanation for each expenditure listed.

10. Did the Authority pay for travel expenses for any employee of individual listed on Page N-4? No
If "yes", provide a detailed list of all travel expenses for the current fiscal year and provide an explanation for each expenditure listed.

11. Did the Authority provide any of the following to or for a person listed on Page N-4 or any other employee of the Authority?

a. First class or charter travel	No
b. Travel for companions	No
c. Tax indemnification and gross-up payments	No
d. Discretionary spending account	No
e. Housing allowance or residence for personal use	No
f. Payments for business use of personal residence	No
g. Vehicle/auto allowance or vehicle for personal use	Yes
h. Health or social club dues or initiation fees	No
i. Personal services (i.e. maid, chauffeur, chef)	No

If the answer to any of the above is "yes", provide a description of the transaction including the name and position of the individual and the amount expended.

12. Did the Authority follow a written policy regarding payment or reimbursement for expenses incurred by employees and/or commissioners during the course of Authority business and does that policy require substantiation of expenses through receipts or invoices prior to reimbursement? Yes

If "no", attach an explanation of the Authority's process for reimbursing employees and commissioners for expenses. (If your authority does not allow for reimbursements, indicate that in answer).

13. Did the Authority make any payments to current or former commissioners or employees for severance or termination? No
If "yes", provide explanation, including amount paid.

14. Did the Authority make payments to current or former commissioners or employees that were contingent upon the performance of the Authority or that were considered discretionary bonuses? No

If "yes", provide explanation including amount paid.

15. Did the Authority receive any notices from the Department of Environmental Protection or any other entity regarding maintenance or repairs required to the Authority's systems to bring them into compliance with current regulations and standards that it has not yet taken action to remediate? No

If "yes", provide explanation as to why the Authority has not yet undertaken the required maintenance or repairs and describe the Authority's plan to address the conditions identified.

HOUSING AUTHORITY INFORMATIONAL QUESTIONNAIRE (CONTINUED)

Vineland Housing Authority

FISCAL YEAR: October 01, 2023 to September 30, 2024

16. Did the Authority receive any notices of fines or assessments from the Department of Environmental Protection or any other entity due to noncompliance with current regulations (i.e. sewer overflow, etc.)?

If "yes", provide description of the event or condition that resulted in the fine/assessment and indicate the amount of the fine/assessment.

17. Did the Authority receive any notices of fines or assessments from the Department of Housing and Urban Development or any other entity due to noncompliance with current regulations?

If "yes", provide description of the event or condition that resulted in the fine/assessment and indicate the amount of the fine/assessment.

18. Has the Authority been deemed "troubled" by the Department of Housing and Urban Development?

If "yes", attach an explanation of the reason the Authority was deemed "troubled" and describe the Authority's plan to address the conditions identified.

HOUSING AUTHORITY INFORMATIONAL QUESTIONNAIRE (CONTINUED)

Vineland Housing Authority

FISCAL YEAR: October 01, 2023 to September 30, 2024

Use the space below to provide clarification for any Questionnaire responses.

Page N-3, #8

The process for determining compensation for the Executive Director is determined by a review of the ED by the Personnel Committee, which is based on an annual performance review, comparability study of housing authorities of similar size and budgetary restrictions. The Assistant Director's compensation is based on an annual performance review by the ED.

Page N-3(2) #11

A housing authority vehicle is provided to Jacqueline Jones, the Executive Director. The portion of personal use is reflected as additional compensation on her W-2.

AUTHORITY SCHEDULE OF COMMISSIONERS, OFFICERS, KEY EMPLOYEES HIGHEST COMPENSATED EMPLOYEES AND INDEPENDENT CONTRACTORS

Vineland Housing Authority

FISCAL YEAR: October 01, 2023 to September 30, 2024

Complete the attached table for all persons required to be listed per #1-4 below.

- 1) List all of the Authority's current commissioners and officers and amount of compensation from the Authority as defined below. Enter zero if no compensation was paid.
- 2) List all of the Authority's key employees and highest compensated employees other than a commissioner or officer as defined below and amount of compensation from the Authority.
- 3) List all of the Authority's former officers, key employees, and highest compensated employees who received more than \$100,000 in reportable compensation from the Authority during the most recent fiscal year completed.
- 4) List all of the Authority's former commissioners who received more than \$10,000 in reportable compensation from the Authority during the most recent fiscal year completed.

Commissioner: A member of the governing body of the authority with voting rights. Include alternates for the purposes of this schedule.

Officer: A person elected or appointed to manage the authority's daily operations at any time during the year, such as the chairperson, vice-chairperson, secretary, or treasurer. For the purposes of this schedule, treat the authority's top management official and top financial officer as officers, if applicable. A member of the governing body may be both a commissioner and an officer for the purposes of this schedule.

Key Employee: An employee or independent contractor of the authority (other than a commissioner or officer) who meets

- a) The individual received reportable compensation from the authority and other public entities in excess of \$150,000 for the most recent fiscal year completed; and
- b) The individual has responsibilities or influence over the authority as a whole or has power to control or determine 10% or more of the authority's capital expenditures or operating budget.

Highest Compensated Employee: One of the five highest compensated employees or independent contractors of the authority other than current commissioners, officers, or key employees whose aggregate reportable compensation from the authority and other public entities is greater than \$100,000 for the most recent fiscal year completed.

Compensation: All forms of cash and non-cash payments or benefits provided in exchange for services, including salaries and wages, bonuses, severance payments, deferred payments, retirement benefits, fringe benefits, and other financial arrangements or transactions such as personal vehicles, meals, housing, personal, and family education benefits, below-market loans, payment of personal or family travel, entertainment, and personal use of the Authority's property. Compensation includes payments and other benefits provided to both employees and independent contractors in exchange for services.

Reportable Compensation (Use the most recent W-2 available): The aggregate compensation that is reported (or required to be reported) on Form W-2, box 1 or 5, whichever amount is greater, and/or Form 1099-MISC, box 7, for the most recent calendar year ended 60 days before the start of the proposed budget year.

Authority Schedule of Commissioners, Officers, Key Employees, Highest Compensated Employees and Independent Contractors (Continued)
Vineland Housing Authority
For the Period: October 01, 2023 to September 30, 2024

Name	Title	Average Hours per Week Dedicated to Position	Position				Reportable Compensation from Authority (W-2/ 1099)			Estimated amount of other compensation from the Authority (health benefits, pension, etc.)	Total Compensation from Authority
			Commissioner	Officer	Key Employee	Highest Compensated Employee	Former	Base Salary/ Stipend	Bonus		
1 Jacqueline S. Jones	Executive Director	40	X		X		\$ 147,814.00		\$ 5,879.00	\$ 21,697.00	\$ 175,390.00
2 Wendy Hughes	CFO	40		X			\$ 109,778.00			\$ 15,948.00	\$ 125,726.00
3 Mario Ruiz-Mesa	Chairman	2	X								\$ -
4 Chris Chapman	Commissioner	2	X								\$ -
5 Daniel Peretti	Commissioner	2	X								\$ -
6 Brian Asselta	Commissioner	2	X								\$ -
7 Albert Porter	Commissioner	2	X								\$ -
8 Iris Acosta-Jimenez	Commissioner	2	X								\$ -
9											\$ -
10											\$ -
11											\$ -
12											\$ -
13											\$ -
14											\$ -
15											\$ -
16											\$ -
17											\$ -
18											\$ -
19											\$ -
20											\$ -
21											\$ -
22											\$ -
23											\$ -
24											\$ -
25											\$ -
26											\$ -
27											\$ -
28											\$ -
29											\$ -
30											\$ -
31											\$ -
32											\$ -
33											\$ -
34											\$ -
35											\$ -
Total:							\$ 257,592.00	\$ -	\$ 5,879.00	\$ 37,645.00	\$ 301,116.00

Schedule of Health Benefits - Detailed Cost Analysis

Vineland Housing Authority

For the Period: October 01, 2023 to September 30, 2024

If no health benefits, check this box:

	# of Covered Members (Medical & Rx) Proposed Budget	Annual Cost Estimate per Employee Proposed Budget	Total Cost Estimate Proposed Budget	# of Covered Members (Medical & Rx) Current Year	Annual Cost per Employee Current Year	Total Current Year Cost	\$ Increase (Decrease)	% Increase (Decrease)
Active Employees - Health Benefits - Annual Cost								
Single Coverage	10	16,830.00	168,300.00	9	14,010.00	126,090.00	42,210.00	33.5%
Parent & Child	1	31,010.00	31,010.00	1	25,860.00	25,860.00	5,150.00	19.9%
Employee & Spouse (or Partner)	6	31,840.00	191,040.00	5	28,630.00	143,150.00	47,890.00	33.5%
Family	10	43,300.00	433,000.00	8	40,230.00	321,840.00	111,160.00	34.5%
Employee Cost Sharing Contribution (enter as negative -)			(101,688.00)			(86,623.00)	(15,065.00)	17.4%
Subtotal	27		721,662.00	23		530,317.00	191,345.00	36.1%
Commissioners - Health Benefits - Annual Cost								
Single Coverage			-			-	-	
Parent & Child			-			-	-	
Employee & Spouse (or Partner)			-			-	-	
Family			-			-	-	
Employee Cost Sharing Contribution (enter as negative -)			-			-	-	
Subtotal			-			-	-	
Retirees - Health Benefits - Annual Cost								
Single Coverage	9	4,910.00	44,190.00	9	4,900.00	44,100.00	90.00	0.2%
Parent & Child			-			-	-	
Employee & Spouse (or Partner)	8	8,530.00	68,240.00	8	8,520.00	68,160.00	80.00	0.1%
Family	1	41,460.00	41,460.00	1	41,410.00	41,410.00	50.00	0.1%
Employee Cost Sharing Contribution (enter as negative -)			(23,283.00)			(23,283.00)	-	
Subtotal	18		130,607.00	18		130,387.00	220.00	0.2%
GRAND TOTAL	45		852,269.00	41		660,704.00	191,565.00	29.0%

Is medical coverage provided by the SHBP (Yes or No)?

Yes

Is prescription drug coverage provided by the SHBP (Yes or No)?

Yes

Vineland Housing Authority
For the Period: October 01, 2023 to September 30, 2024

Complete the below table for the Authority's accrued liability for compensated absences.

If no accumulated absences, check this box:

Individuals Eligible for Benefit	Gross Days of Accumulated Compensated Absences per Most Recent Audit	Dollar Value of Accrued Compensated Absence Liability	Legal Basis for Benefit		
			Approved Labor Agreement	Resolution	Individual Employment Agreement
M. Acevedo		\$ 1,595.00		X	
E. Alicea		\$ 1,542.00		X	
E. Bermudez		\$ 14,108.00		X	
M. Blachewicz		\$ 71.00		X	
M. Chaney Jr.		\$ 1,132.00		X	
M. Cintron		\$ 3,220.00		X	
D. Cruz		\$ 876.00		X	
M. Dever		\$ 9,753.00		X	
C. Goldsborough		\$ 16,876.00		X	
P. Harrison		\$ 34,181.00		X	
L. Hoban		\$ 6,222.00		X	
W. Hughes		\$ 32,337.00		X	
L. James		\$ 9,566.00		X	
J. Jones		\$ 42,274.00		X	
S. Kaufmann		\$ 8,269.00		X	
A. Michaud		\$ 17,911.00		X	
R. Miller		\$ 33,550.00		X	
A. Morales		\$ 220.00		X	
Total liability for accumulated compensated absences per most recent audit (this page only)		\$ 233,703.00			

Vineland Housing Authority
For the Period: October 01, 2023 to September 30, 2024

Complete the below table for the Authority's accrued liability for compensated absences.

Individuals Eligible for Benefit	Gross Days of Accumulated Compensated Absences per Most Recent Audit	Dollar Value of Accrued Compensated Absence Liability	Legal Basis for Benefit		
			Approved Labor Agreement	Resolution	Individual Employment Agreement
B. Nazario		\$ 1,755.00			
R. Nazario		\$ 1,174.00			
Y. Nunez		\$ 1,707.00			
D. Pflaumer		\$ 23,435.00			
G. Pomales		\$ 21,845.00			
L. Prevard		\$ 34.00			
M. Rodriguez		\$ 39.00			
F. Ruiz		\$ 1,805.00			
E. Sherban		\$ 452.00			
W. Smith		\$ 1,249.00			
A. Solar		\$ 369.00			
L. Velez		\$ 17,341.00			
E. Viera		\$ 677.00			
D. Whitesell		\$ 7,473.00			
Total liability for accumulated compensated absences per most recent audit (this page only)		\$ 79,355.00			

**2023 HOUSING AUTHORITY BUDGET
FINANCIAL SCHEDULES SECTION**

SUMMARY

Vineland Housing Authority
For the Period: October 01, 2023 to September 30, 2024

	FY 2023 Proposed Budget					FY 2022 Adopted Budget	<i>\$ Increase (Decrease)</i>	<i>% Increase (Decrease)</i>
	Public Housing Management	Section 8	Housing Voucher	Other Programs	Total All Operations	Total All Operations	<i>Proposed vs. Adopted</i>	<i>Proposed vs. Adopted</i>
REVENUES								
Total Operating Revenues	\$ 2,001,140	\$ -	\$ 7,824,000	\$ 4,276,330	\$ 14,101,470	\$ 12,945,840	\$ 1,155,630	8.9%
Total Non-Operating Revenues	24,740	-	1,092,000	1,370,570	2,487,310	2,128,480	358,830	16.9%
Total Anticipated Revenues	2,025,880	-	8,916,000	5,646,900	16,588,780	15,074,320	1,514,460	10.0%
APPROPRIATIONS								
Total Administration	771,980	-	1,045,140	2,306,020	4,123,140	3,659,590	463,550	12.7%
Total Cost of Providing Services	1,200,220	-	7,866,980	2,481,600	11,548,800	10,581,150	967,650	9.1%
Total Principal Payments on Debt Service in Lieu of Depreciation	XXXXXXXXXX	XXXXXXXXXX	XXXXXXXXXX	XXXXXXXXXX	205,730	170,910	34,820	20.4%
Total Operating Appropriations	1,972,200	-	8,912,120	4,787,620	15,877,670	14,411,650	1,466,020	10.2%
Total Interest Payments on Debt	XXXXXXXXXX	XXXXXXXXXX	XXXXXXXXXX	XXXXXXXXXX	233,050	239,280	(6,230)	-2.6%
Total Other Non-Operating Appropriations	-	-	-	383,160	383,160	379,560	3,600	0.9%
Total Non-Operating Appropriations	-	-	-	383,160	616,210	618,840	(2,630)	-0.4%
Accumulated Deficit	-	-	-	-	-	-	-	#DIV/0!
Total Appropriations and Accumulated Deficit	1,972,200	-	8,912,120	5,170,780	16,493,880	15,030,490	1,463,390	9.7%
Less: Total Unrestricted Net Position Utilized	-	-	-	-	-	-	-	#DIV/0!
Net Total Appropriations	1,972,200	-	8,912,120	5,170,780	16,493,880	15,030,490	1,463,390	9.7%
ANTICIPATED SURPLUS (DEFICIT)	\$ 53,680	\$ -	\$ 3,880	\$ 476,120	\$ 94,900	\$ 43,830	\$ 51,070	116.5%

Appropriations Schedule

Vineland Housing Authority
For the Period: October 01, 2023 to September 30, 2024

	FY 2023 Proposed Budget				FY 2022 Adopted Budget			<i>\$ Increase (Decrease)</i>	<i>% Increase (Decrease)</i>
	Public Housing Management	Section 8	Housing Voucher	Other Programs	Total All Operations	Total All Operations	All Operations	All Operations	All Operations
								<i>Proposed vs. Adopted</i>	<i>Proposed vs. Adopted</i>
OPERATING APPROPRIATIONS									
<i>Administration</i>									
Salary & Wages	260,000		407,000	885,500	\$ 1,552,500	\$ 1,381,730	\$ 170,770		12.4%
Fringe Benefits	168,210		285,790	479,040	933,040	811,400	121,640		15.0%
Legal	14,010		22,550	42,520	79,080	77,460	1,620		2.1%
Staff Training	4,000		5,000	4,500	13,500	14,000	(500)		-3.6%
Travel	1,750		-	2,250	4,000	4,000	-		0.0%
Accounting Fees	-		-	85,000	85,000	85,000	-		0.0%
Auditing Fees	7,580		30,000	33,930	71,510	55,410	16,100		29.1%
Miscellaneous Administration*	316,430		294,800	773,280	1,384,510	1,230,590	153,920		12.5%
Total Administration	771,980	-	1,045,140	2,306,020	4,123,140	3,659,590	463,550		12.7%
<i>Cost of Providing Services</i>									
Salary & Wages - Tenant Services				64,000	64,000	45,860	18,140		39.6%
Salary & Wages - Maintenance & Operation	321,000			416,000	737,000	694,200	42,800		6.2%
Salary & Wages - Protective Services					-	-	-		#DIV/0!
Salary & Wages - Utility Labor					-	-	-		#DIV/0!
Fringe Benefits	150,160			288,300	438,460	381,620	56,840		14.9%
Tenant Services	15,840			19,830	35,670	126,270	(90,600)		-71.8%
Utilities	266,420			771,290	1,037,710	1,210,320	(172,610)		-14.3%
Maintenance & Operation	288,330		2,220	505,920	796,470	903,090	(106,620)		-11.8%
Protective Services					-	-	-		#DIV/0!
Insurance	81,760		38,260	262,560	382,580	292,060	90,520		31.0%
Payment in Lieu of Taxes (PILOT)	53,810			91,890	145,700	124,710	20,990		16.8%
Terminal Leave Payments					-	-	-		#DIV/0!
Collection Losses	18,900			45,850	64,750	55,300	9,450		17.1%
Other General Expense	4,000		2,500	15,960	22,460	47,720	(25,260)		-52.9%
Rents			7,824,000		7,824,000	6,700,000	1,124,000		16.8%
Extraordinary Maintenance					-	-	-		#DIV/0!
Replacement of Non-Expendible Equipment					-	-	-		#DIV/0!
Property Betterment/Additions					-	-	-		#DIV/0!
Miscellaneous COPS*					-	-	-		#DIV/0!
Total Cost of Providing Services	1,200,220	-	7,866,980	2,481,600	11,548,800	10,581,150	967,650		9.1%
Total Principal Payments on Debt Service in Lieu of Depreciation	XXXXXXXXXX	XXXXXXXXXX	XXXXXXXXXX	XXXXXXXXXX	205,730	170,910	34,820		20.4%
Total Operating Appropriations	1,972,200	-	8,912,120	4,787,620	15,877,670	14,411,650	1,466,020		10.2%
NON-OPERATING APPROPRIATIONS									
Total Interest Payments on Debt	XXXXXXXXXX	XXXXXXXXXX	XXXXXXXXXX	XXXXXXXXXX	233,050	239,280	(6,230)		-2.6%
Operations & Maintenance Reserve					-	-	-		#DIV/0!
Renewal & Replacement Reserve				383,160	383,160	379,560	3,600		0.9%
Municipality/County Appropriation					-	-	-		#DIV/0!
Other Reserves					-	-	-		#DIV/0!
Total Non-Operating Appropriations	-	-	-	383,160	616,210	618,840	(2,630)		-0.4%
TOTAL APPROPRIATIONS	1,972,200	-	8,912,120	5,170,780	16,493,880	15,030,490	1,463,390		9.7%
ACCUMULATED DEFICIT									
TOTAL APPROPRIATIONS & ACCUMULATED DEFICIT	1,972,200	-	8,912,120	5,170,780	16,493,880	15,030,490	1,463,390		9.7%
UNRESTRICTED NET POSITION UTILIZED									
Municipality/County Appropriation	-	-	-	-	-	-	-		#DIV/0!
Other					-	-	-		#DIV/0!
Total Unrestricted Net Position Utilized	-	-	-	-	-	-	-		#DIV/0!
TOTAL NET APPROPRIATIONS	\$ 1,972,200	\$ -	\$ 8,912,120	\$ 5,170,780	\$ 16,493,880	\$ 15,030,490	\$ 1,463,390		9.7%

* Miscellaneous line items may not exceed 5% of total operating appropriations shown below. If amount in miscellaneous is greater than the amount shown below, then the line item must be itemized above.

5% of Total Operating Appropriations \$ 98,610.00 \$ - \$ 445,606.00 \$ 239,381.00 \$ 793,883.50

Prior Year Adopted Appropriations Schedule

Vineland Housing Authority

FY 2022 Adopted Budget

	Public Housing Management	Section 8	Housing Voucher	Other Programs	Total All Operations
OPERATING APPROPRIATIONS					
<i>Administration</i>					
Salary & Wages	\$ 309,400		\$ 359,770	\$ 712,560	\$ 1,381,730
Fringe Benefits	114,630		256,610	440,160	811,400
Legal	16,410		21,550	39,500	77,460
Staff Training	4,000		5,000	5,000	14,000
Travel	1,750			2,250	4,000
Accounting Fees				85,000	85,000
Auditing Fees	9,400		12,000	34,010	55,410
Miscellaneous Administration*	238,970		250,190	741,430	1,230,590
Total Administration	694,560	-	905,120	2,059,910	3,659,590
<i>Cost of Providing Services</i>					
Salary & Wages - Tenant Services				45,860	45,860
Salary & Wages - Maintenance & Operation	364,300			329,900	694,200
Salary & Wages - Protective Services					-
Salary & Wages - Utility Labor					-
Fringe Benefits	147,600			234,020	381,620
Tenant Services	67,840			58,430	126,270
Utilities	271,620			938,700	1,210,320
Maintenance & Operation	369,770		2,220	531,100	903,090
Protective Services					-
Insurance	108,020		19,350	164,690	292,060
Payment in Lieu of Taxes (PILOT)	53,140			71,570	124,710
Terminal Leave Payments					-
Collection Losses	28,300			27,000	55,300
Other General Expense	10,800		3,900	33,020	47,720
Rents			6,700,000		6,700,000
Extraordinary Maintenance					-
Replacement of Non-Expendible Equipment					-
Property Betterment/Additions					-
Miscellaneous COPS*					-
Total Cost of Providing Services	1,421,390	-	6,725,470	2,434,290	10,581,150
Total Principal Payments on Debt Service in Lieu of Depreciation	XXXXXXXXXXXXXXXX	XXXXXXXXXXXXXXXX	XXXXXXXXXXXXXXXX	XXXXXXXXXXXXXXXX	170,910
Total Operating Appropriations	2,115,950	-	7,630,590	4,494,200	14,411,650
NON-OPERATING APPROPRIATIONS					
Total Interest Payments on Debt	XXXXXXXXXXXXXXXX	XXXXXXXXXXXXXXXX	XXXXXXXXXXXXXXXX	XXXXXXXXXXXXXXXX	239,280
Operations & Maintenance Reserve					-
Renewal & Replacement Reserve				379,560	379,560
Municipality/County Appropriation					-
Other Reserves					-
Total Non-Operating Appropriations	-	-	-	379,560	618,840
TOTAL APPROPRIATIONS	2,115,950	-	7,630,590	4,873,760	15,030,490
ACCUMULATED DEFICIT					-
TOTAL APPROPRIATIONS & ACCUMULATED DEFICIT	2,115,950	-	7,630,590	4,873,760	15,030,490
UNRESTRICTED NET POSITION UTILIZED					
Municipality/County Appropriation	-	-	-	-	-
Other					-
Total Unrestricted Net Position Utilized	-	-	-	-	-
TOTAL NET APPROPRIATIONS	\$ 2,115,950	\$ -	\$ 7,630,590	\$ 4,873,760	\$ 15,030,490

* Miscellaneous line items may not exceed 5% of total operating appropriations shown below. If amount in miscellaneous is greater than the amount shown below, then the line item must be itemized above.

5% of Total Operating Appropriations \$ 105,797.50 \$ - \$ 381,529.50 \$ 224,710.00 \$ 720,582.50

Debt Service Schedule - Principal

Vineland Housing Authority

If authority has no debt check this box:

Fiscal Year Ending in

	Date of Local Finance Board Approval	<i>Fiscal Year Ending in</i>										Total Principal Outstanding
		2023 (Adopted Budget)	2024 (Proposed Budget)	2025	2026	2027	2028	2029	Thereafter			
Housing Revenue Bond #1		\$ 85,160	\$ 89,460	\$ 94,590	\$ 99,690	\$ 105,080	\$ 110,520	\$ 116,720	\$ 1,321,670	\$	\$	1,937,730.00
Capital Leveraging		\$ 90,000	\$ 95,000	\$ 100,000	\$ 50,000							245,000.00
Housing Revenue Bond #2		\$ 85,750	\$ 116,270	\$ 112,260	\$ 126,130	\$ 131,200	\$ 136,180	\$ 141,930	\$ 2,410,030	\$	\$	3,174,000.00
												\$ -
												\$ -
												\$ -
												\$ -
												\$ -
												\$ -
TOTAL PRINCIPAL		260,910	300,730	306,850	275,820	236,280	246,700	258,650	3,731,700			5,356,730
LESS: HUD SUBSIDY		90,000	95,000	100,000	50,000							245,000
NET PRINCIPAL		\$ 170,910	\$ 205,730	\$ 206,850	\$ 225,820	\$ 236,280	\$ 246,700	\$ 258,650	\$ 3,731,700	\$	\$	5,111,730

Indicate the Authority's most recent bond rating and the year of the rating by ratings service.

	<u>Moody's</u>	<u>Fitch</u>	<u>Standard & Poors</u>
Bond Rating	N/A	N/A	N/A
Year of Last Rating	N/A	N/A	N/A

If no rating, type "Not Applicable".

Debt Service Schedule - Interest

Vineland Housing Authority

If authority has no debt check this box:

Fiscal Year Ending in

	2023 (Adopted Budget)	2024 (Proposed Budget)	2025	2026	2027	2028	2029	Thereafter	Total Interest Payments Outstanding
Housing Revenue Bond #1	109,320	105,010	99,890	94,780	89,390	83,950	77,740	353,960	904,720
Capital Leveraging	14,690	10,460	5,870	1,180					17,510
Housing Revenue Bond #2	129,960	128,040	132,030	118,160	113,100	108,120	102,360	710,640	1,412,450
									-
									-
									-
									-
									-
TOTAL INTEREST	253,970	243,510	237,790	214,120	202,490	192,070	180,100	1,064,600	2,334,680
LESS: HUD SUBSIDY	14,690	10,460	5,870	1,180					17,510
NET INTEREST	\$ 239,280	\$ 233,050	\$ 231,920	\$ 212,940	\$ 202,490	\$ 192,070	\$ 180,100	\$ 1,064,600	\$ 2,317,170

Net Position Reconciliation

Vineland Housing Authority

For the Period: October 01, 2023 to September 30, 2024

FY 2023 Proposed Budget

	Public Housing Management	Section 8	Housing Voucher	Other Programs	Total All Operations
TOTAL NET POSITION BEGINNING OF CURRENT YEAR (1)	\$ 2,208,971.00	\$ -	\$ (1,265,462)	\$ 9,657,595	\$ 10,601,104
Less: Invested in Capital Assets, Net of Related Debt (1)	3,211,970			6,049,798	9,261,768
Less: Restricted for Debt Service Reserve (1)				5,662,945	5,662,945
Less: Other Restricted Net Position (1)					-
Total Unrestricted Net Position (1)	(1,002,999)	-	(1,265,462)	(2,055,148)	(4,323,609)
Less: Designated for Non-Operating Improvements & Repairs					-
Less: Designated for Rate Stabilization					-
Less: Other Designated by Resolution					-
Plus: Accrued Unfunded Pension Liability (1)	573,697		352,359	1,961,061	2,887,117
Plus: Accrued Unfunded Other Post-Employment Benefit Liability (1)	1,709,431		1,599,041	5,380,546	8,689,018
Plus: Estimated Income (Loss) on Current Year Operations (2)	53,680		3,880	37,340	94,900
Plus: Other Adjustments (attach schedule)					-
UNRESTRICTED NET POSITION AVAILABLE FOR USE IN PROPOSED BUDGET	1,333,809	-	689,818	5,323,799	7,347,426
Unrestricted Net Position Utilized to Balance Proposed Budget	-	-	-	-	-
Unrestricted Net Position Utilized in Proposed Capital Budget	-	-	-	-	-
Appropriation to Municipality/County (3)	-	-	-	-	-
Total Unrestricted Net Position Utilized in Proposed Budget	-	-	-	-	-
PROJECTED UNRESTRICTED UNDESIGNATED NET POSITION AT END OF YEAR (4)	\$ 1,333,809	\$ -	\$ 689,818	\$ 5,323,799	\$ 7,347,426

(1) Total of all operations for this line item must agree to audited financial statements.

(2) Include budgeted and unbudgeted use of unrestricted net position in the current year's operations.

(3) Amount may not exceed 5% of total operating appropriations. See calculation below.

Maximum Allowable Appropriation to Municipality/County	\$ 98,610	\$ -	\$ 445,606	\$ 239,381	\$ 793,884
--	-----------	------	------------	------------	------------

(4) If Authority is projecting a deficit for any operation at the end of the budget period, the Authority must attach a statement explaining its plan to reduce the deficit, including the timeline for elimination of the deficit, if not already detailed in the budget narrative section.

2023

Vineland Housing Authority

(Housing Authority Name)

**2023 HOUSING AUTHORITY
CAPITAL BUDGET / PROGRAM**

2023 CERTIFICATION OF AUTHORITY CAPITAL BUDGET / PROGRAM

Vineland Housing Authority

(Housing Authority Name)

Fiscal Year: October 01, 2023 to September 30, 2024

Place an "X" in the box for the applicable statement below:

- It is hereby certified that the Housing Authority Capital Budget/Program annexed hereto is a true the Capital Budget/Program approved, pursuant to N.J.A.C. 5:31-2.2, along with the Annual Budget, of governing body of the Vineland Housing Authority, on July 20, 2023.
- It is hereby certified that the governing body of the Vineland Housing Authority have elected **NOT** to adopt and Capital Budget/Program for the aforesaid fiscal year, pursuant to N.J.A.C. 5:31-2.2, along with the Annual Budget by the governing body of the Vineland Housing Authority, for the following reason(s):

Officer's Signature:	Jacqueline S Jones
Name:	Jacqueline S Jones
Title:	Executive Director
Address:	191 W Chestnut Ave
	Vineland, NJ 08360
Phone Number:	856-691-4099
Fax Number:	856-691-8404
E-mail Address:	jjones@vha.org

2023 CAPITAL BUDGET/PROGRAM MESSAGE

Vineland Housing Authority

Fiscal Year: October 01, 2023 to September 30, 2024

Answer all questions below using the space provided.

This section is included in the Capital Budget pursuant to N.J.A.C. 5:31-2. It does not in itself confer any authorization to raise or expend fund. Rather, it is a document used as part of the Housing Authority's planning and management system. Specific authorization to spend funds for the purposes described in this section must be granted elsewhere, by a separate financing agreement, security agreement, by resolution appropriating funds from the Renewal and Replacement Reserve, or other lawful means.

1. Has each municipality or county affected by the actions of the authority participated in the development of the capital plan and reviewed or approved the plans or projects included within the Capital Budget/Program (this may include the governing body or certain officials such as planning boards, Construction Code Officials) as to these projects?

2. Has each capital project/project financing been developed from a specific plan or report and have the full life cycle costs of each been calculated?

3. Has a long-term (5 years or more) infrastructure needs and other capital items (vehicles, equipment) needs assessment been prepared?

4. If amounts are on Page CB-3 in the column "Debt Authorizations", indicate the primary source of funding the debt service for the Debt Authorizations (example - HUD).

5. Have the current capital projects been reviewed and approved by HUD?

Provide additional documentation as necessary.

Proposed Capital Budget

Vineland Housing Authority

For the Period: October 01, 2023 to September 30, 2024

	Estimated Total Cost	Funding Sources				
		Unrestricted Net Position Utilized	Renewal & Replacement Reserve	Debt Authorization	Capital Grants	Other Sources
<i>Public Housing Management</i>						
Maintenance Equipment	\$ 85,000				\$ 85,000	
	-					
	-					
Total	85,000	-	-	-	85,000	-
<i>Section 8</i>						
	-					
	-					
	-					
Total	-	-	-	-	-	-
<i>Housing Voucher</i>						
	-					
	-					
	-					
Total	-	-	-	-	-	-
<i>Other Programs</i>						
RAD-Fire Pump/Roof Replacement	1,720,000		\$ 1,720,000			
RAD-Improvements	-		-			
COCC-Camera Replacements	80,000		80,000			
COCC-Building Improvements	220,000		220,000			
Total	2,020,000	-	2,020,000	-	-	-
TOTAL PROPOSED CAPITAL BUDGET	\$ 2,105,000	\$ -	\$ 2,020,000	\$ -	\$ 85,000	\$ -

Enter brief description of up to four projects for each operation above. For operations with more than four budgeted projects, please attach additional schedules. Input total amount of all projects for the operation on single line and enter "See Attached Schedule" instead of project description.

5 Year Capital Improvement Plan

Vineland Housing Authority
For the Period: October 01, 2023 to September 30, 2024

		<i>Fiscal Year Beginning in</i>					
	Estimated Total Cost	Current Budget Year 2023	2024	2025	2026	2027	2028
<i>Public Housing Management</i>							
Maintenance Equipment	\$ 85,000	\$ 85,000					
	-	-					
	-	-					
Total	85,000	85,000	-	-	-	-	-
<i>Section 8</i>							
	-	-					
	-	-					
	-	-					
Total	-	-	-	-	-	-	-
<i>Housing Voucher</i>							
	-	-					
	-	-					
	-	-					
Total	-	-	-	-	-	-	-
<i>Other Programs</i>							
RAD-Fire Pump/Roof Replaceme	1,720,000	1,720,000					
RAD-Improvements	1,220,000	-	175,000	325,000	140,000	265,000	315,000
COCC-Camera Replacements	80,000	80,000					
COCC-Building Improvements	220,000	220,000					
Total	3,240,000	2,020,000	175,000	325,000	140,000	265,000	315,000
TOTAL	\$ 3,325,000	\$ 2,105,000	\$ 175,000	\$ 325,000	\$ 140,000	\$ 265,000	\$ 315,000

Project descriptions entered on Page CB-3 will carry forward to Pages CB-4 and CB-5. No need to re-enter project descriptions above.

5 Year Capital Improvement Plan Funding Sources

Vineland Housing Authority

For the Period: October 01, 2023 to September 30, 2024

		<i>Funding Sources</i>					
		Estimated Total	Unrestricted Net	Renewal & Replacement	Debt		
		Cost	Position Utilized	Reserve	Authorization	Capital Grants	Other Sources
<i>Public Housing Management</i>							
Maintenance Equipment	\$	85,000	\$ 85,000				
		-					
		-					
Total		85,000	-	-	-	85,000	-
<i>Section 8</i>							
		-					
		-					
		-					
Total		-	-	-	-	-	-
<i>Housing Voucher</i>							
		-					
		-					
		-					
Total		-	-	-	-	-	-
<i>Other Programs</i>							
RAD-Fire Pump/Roof Replacem		1,720,000	\$ 1,720,000				
RAD-Improvements		1,220,000	1,220,000				
COCC-Camera Replacements		80,000	80,000				
COCC-Building Improvements		220,000	220,000				
Total		3,240,000	-	3,240,000	-	-	-
TOTAL	\$	3,325,000	\$	3,240,000	\$	85,000	\$
Total 5 Year Plan per CB-4	\$	3,325,000					
Balance check			- If amount is other than zero, verify that projects listed above match projects listed on CB-4.				

Project descriptions entered on Page CB-3 will carry forward to Pages CB-4 and CB-5. No need to re-enter project descriptions above.

