

MILLVILLE HOUSING AUTHORITY
Millville, New Jersey
STATEMENT OF NET POSITION
At June 30, 2018

ASSETS AND DEFERRED OUTFLOW OF RESOURCES

	<u>Public Housing</u>	<u>COCC</u>	<u>HCV Program</u>	<u>MHA Total</u>	<u>HCFC</u>
<u>CURRENT ASSETS</u>					
Cash and Cash Equivalents - Unrestricted	\$ 169,322	\$ 529,289	\$ 124,652	\$ 823,263	\$ 49,256
Cash - Restricted - CFP	213,758	-	-	213,758	-
Cash - Tenant Security Deposits	10,192	-	-	1,037,021	-
Total Cash	393,272	529,289	124,652	1,047,213	49,256
Tenant A/R (Net of Allowance)	24,178	-	-	24,178	-
Accounts Receivable - Misc	-	113,561	50	113,611	44,610
Interfund Receivable / Payable	11,133	65,727	-	76,860	-
Maintenance Inventory	95,791	-	-	95,791	-
Prepaid Expenses	116,320	68,324	9,042	193,686	4,993
Total Current Assets	640,694	776,901	133,744	1,551,339	98,859
<u>FIXED ASSETS</u>					
Land	517,188	-	-	517,188	-
Buildings and Improvements	33,833,537	24,015	-	33,857,552	401,828
Automotive Equipment	45,140	-	-	45,140	-
Furniture, Equipment and Machinery	4,692,588	111,806	7,374	4,811,768	45,952
Construction in Progress	237,939	-	-	237,939	-
Total Fixed Assets	39,326,392	135,821	7,374	39,469,587	447,780
Less: Accumulated Depreciation	(28,219,098)	(100,793)	(7,374)	(28,327,265)	(41,805)
Net Fixed Assets	11,107,294	35,028	-	11,142,322	405,975
Deferred Outflow of Resources	(584,827)	719,405	82,906	217,484	-
Total Assets	\$ 11,163,161	\$ 1,531,334	\$ 216,650	\$ 12,911,145	\$ 504,834

LIABILITIES, DEFERRED INFLOW OF RESOURCES AND NET POSITION

<u>CURRENT LIABILITIES</u>					
Accounts Payable and Accrued Expenses	\$ 24,973	\$ 37,178	\$ 343	\$ 62,494	\$ 103,648
Deferred Revenue	12,846	-	-	12,846	11,412
Accrued Wages & Payroll Taxes	5,731	14,993	2,615	23,339	9,788
Tenant Security Deposits	10,131	-	-	10,131	-
Interfund Payable	-	-	76,860	76,860	-
Current Portion of Long-Term Debt	150,000	-	-	150,000	-
Compensated Absences	3,778	8,400	1,276	13,454	125
PILOT	145,879	-	-	145,879	-
Accrued Interest Payable	40,381	-	-	40,381	-
Total Current Liabilities	393,719	60,571	81,094	535,384	124,973
<u>LONG TERM LIABILITIES</u>					
Long-Term CFFP Debt	1,375,000	-	-	1,375,000	-
Long-Term Debt - EPC	295,012	-	-	295,012	-
Lease Payable - Ford Van	25,894	-	-	25,894	-
OPEB	47,542	79,946	5,197	132,685	-
Compensated Absences	34,008	75,601	11,483	121,092	1,123
Pension Liability	1,933,319	2,325,037	262,630	4,520,986	-
Total Long Term Liabilities	3,710,775	2,480,584	279,310	6,470,669	1,123
Total Liabilities	4,104,494	2,541,155	360,404	7,006,053	126,096
Deferred Inflow of Resources	58,344	94,220	9,473	162,037	-
<u>NET POSITION</u>					
Net Investment in Capital Assets	9,261,388	35,028	-	9,296,416	66,119
Restricted	213,758	-	1,412	215,170	-
Unrestricted	(2,474,823)	(1,139,069)	(154,639)	(3,768,531)	312,619
Total Net Position	7,000,323	(1,104,041)	(153,227)	5,743,055	378,738
Total Liabilities and Net Position	\$ 11,163,161	\$ 1,531,334	\$ 216,650	\$ 12,911,145	\$ 504,834

MILLVILLE HOUSING AUTHORITY
PUBLIC HOUSING PROGRAM CONSOLIDATED STATEMENT OF OPERATING REVENUES AND EXPENDITURES (ALL AMPS)
For the Nine Months Ended June 30, 2018

	YEAR TO DATE					CURRENT MONTH			
	Annual Budget	Budget	Actual	Variance Fav. / (Unfav.)	% Variance Fav. / (Unfav.)	Budget	Month	Variance Fav. / (Unfav.)	% Variance Fav. / (Unfav.)
INCOME									
Dwelling Rentals	\$ 1,620,000	\$ 1,215,000	\$ 1,201,272	\$ (13,728)	-1.13%	\$ 135,000	\$ 135,607	\$ 607	0.45%
Excess Utilities	28,200	21,150	5,540	(15,610)	-73.81%	2,350	3,560	1,210	51.49%
PFS Operating Subsidy	1,473,391	1,105,043	1,229,619	124,576	11.27%	122,783	140,390	17,607	14.34%
Investment Income	-	-	18	18	0.00%	-	-	-	0.00%
Transfer from Capital Fund	103,557	77,668	56,963	(20,705)	0.00%	8,630	2,415	(6,215)	0.00%
Other Income/Fees	170,580	127,935	141,217	13,282	10.38%	14,215	26,777	12,562	88.37%
Total Income	3,395,728	2,546,796	2,634,629	87,833	3.45%	282,977	308,749	25,772	9.11%
EXPENSES									
Administrative Salaries	237,467	178,100	156,452	21,648	12.16%	19,789	13,310	6,479	32.74%
Administrative Benefits	71,109	53,332	53,668	(336)	-0.63%	5,926	1,182	4,744	80.05%
Legal	81,050	60,788	28,533	32,255	53.06%	6,754	1,696	5,058	74.89%
Management Fees	398,548	298,911	300,218	(1,307)	-0.44%	33,212	32,903	309	0.93%
Bookkeeping Fees	43,110	32,333	31,690	643	1.99%	3,593	3,495	98	2.71%
Bad Debts	-	-	-	-	0.00%	-	-	-	0.00%
Staff & Commissioner Training	24,100	18,075	6,801	11,274	62.37%	2,008	1,123	885	44.08%
Audit	26,700	20,025	5,822	14,203	70.93%	2,225	(1)	2,226	100.04%
Administrative Other:									
Computer Operations	89,100	66,825	97,566	(30,741)	-46.00%	7,425	12,958	(5,533)	-74.52%
Telephone	41,400	31,050	25,357	5,693	18.33%	3,450	2,527	923	26.75%
Dues, Publications, Adv. & Supplies	24,400	18,300	13,709	4,591	25.09%	2,033	693	1,340	65.92%
Other	186,660	139,995	72,835	67,160	47.97%	15,555	1,947	13,608	87.48%
Total Administrative	1,223,644	917,733	792,651	125,082	13.63%	101,970	71,833	30,137	29.56%
Resident services Contracts	20,350	15,263	20,590	(5,328)	-34.91%	1,696	954	742	43.74%
Total Resident Services	20,350	15,263	20,590	(5,328)	-34.91%	1,696	954	742	43.74%
Gas	187,600	140,700	167,423	(26,723)	-18.99%	15,633	7,418	8,215	52.55%
Electric	298,700	224,025	216,655	7,370	3.29%	24,892	26,827	(1,935)	-7.78%
Water & Sewer	315,500	236,625	225,064	11,561	4.89%	26,292	25,116	1,176	4.47%
Total Utilities	801,800	601,350	609,142	(7,792)	-1.30%	66,817	59,361	7,456	11.16%
Maintenance Salaries	189,365	142,024	159,177	(17,153)	-12.08%	15,780	17,662	(1,882)	-11.92%
Benefits	98,358	73,769	80,401	(6,633)	-8.99%	8,197	16,571	(8,375)	-102.17%
Overtime	29,000	21,750	18,609	3,141	14.44%	2,417	1	2,416	99.96%
Materials	212,350	159,263	163,528	(4,266)	-2.68%	17,696	6,414	11,282	63.75%
Uniforms	1,600	1,200	1,292	(92)	-7.67%	133	(1)	134	100.75%
Exterminating Contract	30,000	22,500	18,971	3,529	15.68%	2,500	590	1,910	76.40%
Trash Removal	55,000	41,250	33,102	8,148	19.75%	4,583	-	4,583	100.00%
Plumbing/Electrical Service	93,000	69,750	49,349	20,401	29.25%	7,750	4,004	3,746	48.34%
Painting / Unit Turnaround	24,600	18,450	2,350	16,100	87.26%	2,050	2,350	(300)	-14.63%
Vehicles	27,150	20,363	9,060	11,303	55.51%	2,263	1,047	1,216	53.72%
Elevator contract	97,000	72,750	92,766	(20,016)	-27.51%	8,083	34,649	(26,566)	-328.65%
Miscellaneous Contracts	174,000	130,500	224,402	(93,902)	-71.96%	14,500	23,717	(9,217)	-63.57%
	\$ 1,031,423	\$ 773,567	\$ 853,007	\$ (79,440)	-10.27%	\$ 85,952	\$ 107,004	\$ (21,052)	-24.49%
Security/Lease Enforcement Salaries	\$ -	\$ -	\$ 75,810	\$ (75,810)	\$ -	\$ -	\$ 4,164	\$ (4,164)	0.00%
Total Security/Lease Enforcement	\$ -	\$ -	\$ 75,810	\$ (75,810)	\$ -	\$ -	\$ 4,164	\$ (4,164)	\$ -
Insurance	180,600	135,450	134,357	1,093	0.81%	15,050	36,955	(21,905)	-145.55%
PILOT	93,400	70,050	59,695	10,355	14.78%	7,783	3,978	3,805	48.89%
Other	20,000	15,000	13,893	1,107	0.00%	1,667	1,353	314	0.00%
Total General Expenses	\$ 294,000	\$ 220,500	\$ 207,945	\$ 12,555	5.69%	\$ 24,500	\$ 42,286	\$ (17,786)	-72.60%
Total Expenses, Excl. Asset Mgt	\$ 3,371,217	\$ 2,528,413	\$ 2,559,145	\$ (30,732)	\$ (0)	\$ 280,935	\$ 285,602	\$ (4,667)	-1.66%
Asset Management	59,040	44,280	42,210	2,070	4.67%	4,920	4,910	10	0.20%
Total Expenses	\$ 3,430,257	\$ 2,572,693	\$ 2,601,355	\$ (28,662)	\$ 0	\$ 285,855	\$ 290,512	\$ (4,657)	-1.63%
Cash Flow from Operations	\$ (34,529)	\$ (25,897)	\$ 33,274	\$ 59,171		\$ (2,877)	\$ 18,237	\$ 21,114	

MILLVILLE HOUSING AUTHORITY
AMP 1 - HOLLY BERRY COURT
STATEMENT OF OPERATING REVENUES AND EXPENDITURES
For the Nine Months Ended June 30, 2018

	YEAR TO DATE					CURRENT MONTH				YTD PUM Budget	YTD PUM Actual	YTD PUM Fav. / (Unfav.)
	Annual Budget	Budget	Actual	Variance Fav. / (Unfav.)	% Variance Fav. / (Unfav.)	Budget	Month	Variance Fav. / (Unfav.)	% Variance Fav. / (Unfav.)			
INCOME												
Dwelling Rentals	\$ 211,000	\$ 158,250	\$ 153,019	\$ (5,231)	-3.31%	\$ 17,583	\$ 18,786	\$ 1,203	6.84%	\$ 418.65	\$ 404.81	\$ (13.84)
Excess Utilities	6,000	4,500	2,840	(1,660)	0.00%	500	1,560	1,060	212.00%	11.90	7.51	(4.39)
PFS Operating Subsidy	229,885	172,414	187,121	14,707	8.53%	19,157	21,443	2,286	11.93%	456.12	495.03	38.91
Investment Income	-	-	5	5	0.00%	-	5	5	0.00%	-	0.01	0.01
Transfer from Capital Fund	10,230	7,673	7,717	45	0.58%	853	493	(360)	-42.17%	20.30	20.42	0.12
Other Income	100	75	5,684	5,609	7478.67%	8	264	256	3068.00%	0.20	15.04	14.84
Total Income	457,215	342,911	356,386	13,475	3.93%	38,101	42,551	4,450	11.68%	907.17	942.82	35.65
EXPENSES												
Administrative Salaries	15,970	11,978	9,651	2,327	19.42%	1,331	1,383	(52)	-3.92%	31.69	25.53	6.15
Benefits	2,968	2,226	3,177	(951)	-42.72%	247	339	(92)	-37.06%	5.89	8.40	(2.52)
Audit	2,900	2,175	575	1,600	73.56%	242	-	242	100.00%	5.75	1.52	4.23
Management Fee	36,887	27,665	28,280	(615)	-2.22%	3,074	3,074	(0)	0.00%	73.19	74.81	(1.63)
Bookkeeping Fee	4,050	3,038	3,105	(68)	-2.22%	338	337	1	0.15%	8.04	8.21	(0.18)
Bad Debts	-	-	-	-	0.00%	-	-	-	0.00%	-	-	-
Telecommunications	3,900	2,925	3,148	(223)	-7.62%	325	250	75	23.08%	7.74	8.33	(0.59)
Computer Support	11,450	8,588	14,167	(5,580)	-64.97%	954	3,013	(2,059)	-215.77%	22.72	37.48	(14.76)
Legal	14,500	10,875	7,700	3,175	29.20%	1,208	577	631	52.25%	28.77	20.37	8.40
Staff Training & Travel	2,500	1,875	1,958	(83)	-4.43%	208	356	(148)	-70.88%	4.96	5.18	(0.22)
Dues, Publications, Adv. & Supplies	7,600	5,700	6,151	(451)	-7.91%	633	367	266	42.05%	15.08	16.27	(1.19)
Administrative Other	10,400	7,800	11,418	(3,618)	-46.38%	867	15	852	98.27%	20.63	30.21	(9.57)
Total Administrative	113,125	84,844	89,330	(4,486)	-5.29%	9,427	9,711	(284)	-3.01%	224.45	236.32	(11.87)
Resident Services Contracts	1,050	788	719	69	8.70%	88	-	88	100.00%	2.08	1.90	0.18
Total Tenant Services	1,050	788	719	69	8.70%	88	-	88	100.00%	2.08	1.90	0.18
Gas	37,600	28,200	32,311	(4,111)	-14.58%	3,133	-	3,133	100.00%	74.60	85.48	(10.88)
Electric	67,300	50,475	40,201	10,274	20.35%	5,608	1,146	4,462	79.57%	133.53	106.35	27.18
Water & Sewer	32,000	24,000	24,300	(300)	-1.25%	2,667	2,500	167	6.25%	63.49	64.29	(0.79)
Total Utilities	136,900	102,675	96,812	5,863	5.71%	11,408	3,646	7,762	68.04%	271.63	256.12	15.51
Maintenance Salaries	14,198	10,649	10,905	(257)	-2.41%	1,183	1,135	48	4.07%	28.17	28.85	(0.68)
Benefits	10,976	8,232	6,855	1,377	16.73%	915	312	603	65.89%	21.78	18.13	3.64
Overtime	2,500	1,875	1,838	37	1.97%	208	-	208	100.00%	4.96	4.86	0.10
Materials	26,250	19,688	43,905	(24,218)	-123.01%	2,188	2,340	(153)	-6.97%	52.08	116.15	(64.07)
Uniforms	200	150	352	(202)	-134.67%	17	-	17	100.00%	0.40	0.93	(0.53)
Exterminating Contract	3,500	2,625	3,005	(380)	-14.48%	292	-	292	100.00%	6.94	7.95	(1.01)
Trash Removal	15,000	11,250	8,583	2,667	-100.00%	1,250	-	1,250	-100.00%	29.76	22.71	7.06
Plumbing/Electrical Service	7,000	5,250	2,737	2,513	47.87%	583	2,205	(1,622)	-278.00%	13.89	7.24	6.65
Painting / Unit Turnaround	1,000	750	850	(100)	-13.33%	83	850	(767)	-920.00%	1.98	2.25	(0.26)
Vehicles	3,050	2,288	4,956	(2,669)	-116.66%	254	48	206	81.11%	6.05	13.11	(7.06)
Miscellaneous Contracts	70,500	52,875	35,673	17,202	32.53%	5,875	335	5,540	94.30%	139.88	94.37	45.51
	154,174	115,631	119,659	(4,029)	-3.48%	12,848	7,225	5,623	43.76%	305.90	316.56	(10.66)
Insurance	21,300	15,975	16,050	(75)	-0.47%	1,775	3,453	(1,678)	-94.54%	42.26	42.46	(0.20)
PILOT	5,000	3,750	5,905	(2,155)	-57.47%	417	1,740	(1,323)	-317.60%	9.92	15.62	(5.70)
Interest Expense	2,000	1,500	1,368	132	8.80%	167	133	34	20.20%	3.97	3.62	0.35
Total General Expenses	28,300	21,225	23,323	(2,098)	-9.88%	2,358	5,326	(2,968)	-125.84%	56.15	61.70	(5.55)
Total expenses, excl. Asset Mgt	433,549	325,162	329,843	(4,681)	-1.44%	36,129	25,908	10,221	28.29%	860.22	872.60	(12.38)
Asset Management	5,880	4,410	4,410	-	0.00%	490	490	-	0.00%	11.67	11.67	-
Total Expenses	439,429	329,572	334,253	(4,681)	-1.42%	36,619	26,398	10,221	27.91%	871.88	884.27	(12.38)
Cash Flow from Operations	\$ 17,786	\$ 13,340	\$ 22,133	\$ 8,794		\$ 1,482	\$ 16,153	\$ 14,671		15.88	58.55	23.26

MILLVILLE HOUSING AUTHORITY
AMP 2 - CEDARVIEW COURT AND FERGUSON COURT
STATEMENT OF OPERATING REVENUES AND EXPENDITURES
For the Nine Months Ended June 30, 2018

	YEAR TO DATE					CURRENT MONTH				YTD PUM Budget	YTD PUM Actual	YTD PUM Fav. / (Unfav.)
	Annual Budget	Budget	Actual	Variance Fav. / (Unfav.)	% Variance 800	Budget	Month	Variance Fav. / (Unfav.)	% Variance Fav. / (Unfav.)			
INCOME												
Dwelling Rentals	\$403,000	\$ 302,250	\$296,802	\$ (5,448)	-1.80%	\$33,583	\$ 32,641	\$ (942)	-2.81%	\$335.83	\$329.78	\$ (6.05)
Excess Utilities	6,000	4,500	2,000	(2,500)	0.00%	500	2,000	1,500	300.00%	5.00	2.22	(2.78)
PFS Operating Subsidy	217,888	163,416	197,736	34,320	21.00%	18,157	21,528	3,371	18.56%	181.57	219.71	38.13
Investment Income	-	-	-	-	0.00%	-	-	-	0.00%	-	-	-
Transfer from Capital Fund	20,878	15,659	10,546	(5,113)	0.00%	1,740	493	(1,247)	0.00%	17.40	11.72	(5.68)
Other Income	4,000	3,000	2,496	(504)	-16.80%	333	230	(103)	-31.00%	3.33	2.77	(0.56)
Total Income	651,766	488,825	509,580	20,756	4.25%	54,314	56,892	2,578	4.75%	543.14	566.20	23.06
EXPENSES												
Administrative Salaries	46,866	35,150	33,022	2,128	6.05%	3,906	4,250	(345)	-8.82%	39.06	36.69	2.36
Benefits	17,895	13,421	5,421	8,000	59.61%	1,491	879	612	41.06%	14.91	6.02	8.89
Audit	5,800	4,350	1,174	3,176	73.01%	483	-	483	100.00%	4.83	1.30	3.53
Management Fee	79,512	59,634	60,728	(1,094)	-1.83%	6,626	6,695	(69)	-1.04%	66.26	67.48	(1.22)
Bookkeeping Fee	8,730	6,548	6,668	(121)	-1.84%	728	735	(8)	-1.03%	7.28	7.41	(0.13)
Bad Debts	-	-	-	-	0.00%	-	-	-	0.00%	-	-	-
Telecommunications	10,700	8,025	4,371	3,654	45.53%	892	461	431	48.30%	8.92	4.86	4.06
Computer Support	19,900	14,925	26,665	(11,740)	-78.66%	1,658	3,269	(1,611)	-97.13%	16.58	29.63	(13.04)
Legal	34,100	25,575	1,833	23,742	92.83%	2,842	386	2,456	86.42%	28.42	2.04	26.38
Staff Training & Travel	4,500	3,375	1,283	2,092	61.99%	375	187	188	50.13%	3.75	1.43	2.32
Dues, Publications, Adv. & Supplies	4,700	3,525	1,978	1,547	43.89%	392	326	66	16.77%		2.20	
Administrative Other	3,460	2,595	9,042	(6,447)	-248.44%	288	798	(510)	-176.76%	2.88	10.05	(7.16)
Total Administrative	236,163	177,122	152,185	24,937	14.08%	19,680	17,986	1,694	8.61%	196.80	169.09	25.99
Resident Services Contracts	2,100	1,575	1,671	(96)	-6.10%	175	-	175	100.00%	1.75	1.86	(0.11)
Total Tenant Services	2,100	1,575	1,671	(96)	-6.10%	175	-	175	100.00%	1.75	1.86	(0.11)
Gas	49,700	37,275	51,603	(14,328)	-38.44%	4,142	3,070	1,072	25.88%	41.42	57.34	(15.92)
Electric	51,500	38,625	38,129	496	1.28%	4,292	4,401	(109)	-2.55%	42.92	42.37	0.55
Water & Sewer	60,000	45,000	41,500	3,500	7.78%	5,000	5,800	(800)	-16.00%	50.00	46.11	3.89
Total Utilities	161,200	120,900	131,232	(10,332)	-8.55%	13,433	13,271	162	1.21%	134.33	145.81	(11.48)
Maintenance Salaries	55,650	41,738	33,994	7,744	18.55%	4,638	4,776	(139)	-2.99%	46.38	37.77	8.60
Benefits	31,675	23,756	19,277	4,479	18.86%	2,640	1,030	1,610	60.98%	26.40	21.42	4.98
Overtime	7,000	5,250	3,752	1,498	28.53%	583	1	582	99.83%	5.83	4.17	1.66
Materials	27,800	20,850	26,703	(5,853)	-28.07%	2,317	578	1,739	75.05%	23.17	29.67	(6.50)
Uniforms	400	300	137	163	54.33%	33	-	33	100.00%	0.33	0.15	0.18
Exterminating Contract	7,000	5,250	3,950	1,300	24.76%	583	300	283	48.57%	5.83	4.39	1.44
Trash Removal	20,000	15,000	12,067	2,933	-100.00%	1,667	-	1,667	-100.00%	16.67	13.41	3.26
Plumbing/Electrical Service	8,000	6,000	15,374	(9,374)	-156.23%	667	1,037	(370)	-55.55%	6.67	17.08	(10.42)
Painting / Unit Turnaround	2,000	1,500	750	750	50.00%	167	750	(583)	-350.00%	1.67	0.83	0.83
Vehicles	5,600	4,200	1,004	3,196	76.10%	467	343	124	26.50%	4.67	1.12	3.55
Miscellaneous Contracts	39,700	29,775	59,550	(29,775)	-100.00%	3,308	489	2,819	85.22%	33.08	66.17	(33.08)
	204,825	153,619	176,558	(22,939)	-14.93%	17,069	9,304	7,765	45.49%	170.69	196.18	(25.49)
Security Labor	-	-	5,858	(5,858)	0.00%	-	1,270	(1,270)	0.00%	-	6.51	(6.51)
Total Protective Services	-	-	5,858	(5,858)	0.00%	-	1,270	(1,270)	0.00%	-	6.51	(6.51)
Insurance	31,200	23,400	22,201	1,199	5.12%	2,600	7,083	(4,483)	-172.42%	26.00	24.67	1.33
PILOT	26,800	20,100	16,757	3,343	16.63%	2,233	967	1,266	56.70%	22.33	18.62	3.71
Other	6,000	4,500	2,792	1,708	37.96%	500	272	228	45.60%	607.00	3.10	603.90
Total General Expenses	64,000	48,000	41,750	6,250	13.02%	5,333	8,322	(2,989)	-56.04%	53.33	46.39	608.94
Total expenses, excl. Asset Mgt	668,288	501,216	509,254	(8,038)	-1.60%	55,691	50,153	5,538	9.94%	556.91	565.84	591.35
Asset Management	12,000	9,000	9,000	-	0.00%	1,000	1,000	-	0.00%	10.00	10.00	-
Total Expenses	680,288	510,216	518,254	(8,038)	-1.58%	56,691	51,153	5,538	9.77%	566.91	575.84	591.35
Cash Flow from Operations	\$ (28,522)	\$ (21,392)	\$ (8,674)	\$ 12,718		\$ (2,377)	\$ 5,739	\$ 8,116		(23.77)	(9.64)	614.41

MILLVILLE HOUSING AUTHORITY
AMP 3 - RIVERVIEW WEST
STATEMENT OF OPERATING REVENUES AND EXPENDITURES
For the Nine Months Ended June 30, 2018

	YEAR TO DATE					CURRENT MONTH				YTD PUM Budget	YTD PUM Actual	YTD PUM Fav. / (Unfav.)
	Annual Budget	Budget	Actual	Variance Fav. / (Unfav.)	% Variance Fav. / (Unfav.)	Budget	Month	Variance Fav. / (Unfav.)	% Variance Fav. / (Unfav.)			
INCOME												
Dwelling Rentals	\$ 346,000	\$ 259,500	\$ 261,946	\$ 2,446	0.94%	\$ 28,833	\$ 28,341	\$ (492)	-1.71%	\$ 291	\$ 294	\$ 3
Excess Utilities	11,400	8,550	700	(7,850)	0.00%	950	-	(950)	-100.00%	9.60	0.79	(8.81)
PFS Operating Subsidy	283,499	212,624	229,831	17,207	8.09%	23,625	26,370	2,745	11.62%	238.64	257.95	19.31
Investment Income	-	-	-	-	0.00%	-	-	-	0.00%	-	-	-
Transfer from Capital Fund	20,878	15,659	10,545	(5,114)	-32.66%	1,740	493	(1,247)	-71.66%	17.57	11.84	(5.74)
Other Income	7,860	5,895	8,276	2,381	40.39%	655	3,566	2,911	444.43%	6.62	9.29	2.67
Total Income	669,637	502,228	511,298	9,070	1.81%	55,803	58,770	2,967	5.32%	563.67	573.85	10.18
EXPENSES												
Administrative Salaries	45,327	33,995	31,537	2,458	7.23%	3,777	3,813	(36)	-0.95%	38.15	35.40	2.76
Benefits	19,091	14,318	19,597	(5,279)	-36.87%	1,591	846	745	46.82%	16.07	21.99	(5.92)
Audit	5,000	3,750	1,174	2,576	68.69%	417	-	417	100.00%	4.21	1.32	2.89
Management Fee	79,512	59,634	61,435	(1,801)	-3.02%	6,626	6,447	179	2.70%	66.93	68.95	(2.02)
Bookkeeping Fee	8,730	6,548	6,503	45	0.68%	728	705	23	3.09%	7.35	7.30	0.05
Bad Debts	-	-	-	-	0.00%	-	-	-	0.00%	-	-	-
Telecommunications	3,200	2,400	4,244	(1,844)	-76.83%	267	513	(246)	-92.38%	2.69	4.76	(2.07)
Computer Support	14,500	10,875	13,119	(2,244)	-20.63%	1,208	1,585	(377)	-31.17%	12.21	14.72	(2.52)
Legal	9,500	7,125	3,431	3,694	51.85%	792	430	362	45.68%	8.00	3.85	4.15
Staff Training & Travel	4,300	3,225	757	2,468	76.53%	358	84	274	76.56%	3.62	0.85	2.77
Dues, Publications, Adv. & Supplies	3,050	2,288	1,394	894	39.06%	254	-	254	100.00%	2.57	1.56	1.00
Administrative Other	41,000	30,750	14,214	16,536	53.78%	3,417	(74)	3,491	102.17%	34.51	15.95	18.56
Total Administrative	233,210	174,908	157,405	17,503	10.01%	19,434	14,349	5,085	26.17%	196.30	176.66	19.64
Resident Services Contracts	6,050	4,538	5,432	(895)	-19.71%	504	370	134	26.61%	5.09	6.10	(1.00)
Total Tenant Services	6,050	4,538	5,432	(895)	-19.71%	504	370	134	26.61%	5.09	6.10	(1.00)
Gas	34,600	25,950	39,648	(13,698)	-52.79%	2,883	1,244	1,639	56.86%	29.12	44.50	(15.37)
Electric	62,000	46,500	37,953	8,547	18.38%	5,167	7,879	(2,712)	-52.50%	52.19	42.60	9.59
Water & Sewer	64,000	48,000	44,900	3,100	6.46%	5,333	5,500	(167)	-3.13%	53.87	50.39	3.48
Total Utilities	160,600	120,450	122,501	(2,051)	-1.70%	13,383	14,623	(1,240)	-9.26%	135.19	137.49	(2.30)
Maintenance Salaries	28,479	21,359	25,889	(4,530)	-21.21%	2,373	2,502	(129)	-5.43%	23.97	29.06	(5.08)
Benefits	12,294	9,221	4,479	4,742	51.42%	1,025	879	146	14.20%	10.35	5.03	5.32
Overtime	5,000	3,750	3,752	(2)	-0.05%	417	-	417	100.00%	4.21	4.21	(0.00)
Materials	35,900	26,925	17,214	9,711	36.07%	2,992	232	2,760	92.25%	30.22	19.32	10.90
Uniforms	200	150	44	106	70.67%	17	-	17	100.00%	0.17	0.05	0.12
Exterminating Contract	5,500	4,125	2,940	1,185	28.73%	458	300	158	34.55%	4.63	3.30	1.33
Trash Removal	6,000	4,500	3,572	928	-100.00%	500	-	500	-100.00%	5.05	4.01	1.04
Plumbing/Electrical Service	18,000	13,500	12,220	1,280	9.48%	1,500	-	1,500	100.00%	15.15	13.71	1.44
Painting / Unit Turnaround	5,100	3,825	-	3,825	100.00%	425	-	425	100.00%	4.29	-	4.29
Vehicles	4,050	3,038	865	2,173	71.52%	338	125	213	62.96%	3.41	0.97	2.44
Elevator contract	27,000	20,250	28,403	(8,153)	0.00%	2,250	13,203	(10,953)	-486.80%	22.73	31.88	(9.15)
Miscellaneous Contracts	19,900	14,925	19,442	(4,517)	-30.26%	1,658	487	1,171	70.63%	16.75	21.82	(5.07)
	167,423	125,567	118,820	6,747	5.37%	13,952	17,728	(3,776)	-27.06%	140.93	133.36	7.57
Security Labor	-	-	20,794	(20,794)	0.00%	-	-	-	0.00%	-	23.34	(23.34)
Total Protective Services	-	-	20,794	(20,794)	0.00%	-	-	-	0.00%	-	23.34	(23.34)
Insurance	38,500	28,875	28,537	338	1.17%	3,208	7,858	(4,650)	-144.92%	32.41	32.03	0.38
PILOT	18,600	13,950	13,944	6	0.04%	1,550	831	719	46.39%	15.66	15.65	0.01
Other	4,000	3,000	2,793	207	6.90%	333	274	59	17.80%	3.37	3.13	0.23
Total General Expenses	61,100	45,825	45,274	551	1.20%	5,092	8,963	(3,871)	-76.03%	51.43	50.81	0.62
Total expenses, excl. Asset Mgt	628,383	471,287	470,226	1,061	0.23%	52,365	56,033	(3,668)	-7.00%	528.94	527.75	1.19
Asset Management	12,000	9,000	6,930	2,070	23.00%	1,000	990	10	1.00%	10.10	7.78	2.32
Total Expenses	640,383	480,287	477,156	3,131	0.65%	53,365	57,023	(3,658)	-6.85%	539.04	535.53	3.51
Cash Flow from Operations	\$ 29,254	\$ 21,941	\$ 34,142	\$ 12,202		\$ 2,438	\$ 1,747	\$ (691)		24.62	38.32	13.69

MILLVILLE HOUSING AUTHORITY
AMP 4 - RIVERVIEW EAST
STATEMENT OF OPERATING REVENUES AND EXPENDITURES
For the Nine Months Ended June 30, 2018

	YEAR TO DATE					CURRENT MONTH				YTD PUM Budget	YTD PUM Actual	YTD PUM Fav. / (Unfav.)
	Annual Budget	Budget	Actual	Variance Fav. / (Unfav.)	% Variance Fav. / (Unfav.)	Budget	Month	Variance Fav. / (Unfav.)	% Variance Fav. / (Unfav.)			
INCOME											738	
Dwelling Rentals	\$ 332,000	\$ 249,000	\$ 246,165	\$ (2,835)	-1.14%	\$ 27,667	\$ 27,523	\$ (144)	-0.52%	\$ 337.40	\$ 333.56	\$ (3.84)
Excess Utilities	-	-	-	-	0.00%	-	-	-	0.00%	-	-	-
PFS Operating Subsidy	314,265	235,699	249,173	13,474	5.72%	26,189	28,212	2,023	7.73%	319.38	337.63	18.26
Investment Income	-	-	-	-	0.00%	-	-	-	0.00%	-	-	-
Transfer from Capital Fund	22,966	17,225	11,100	(6,125)	-35.56%	1,914	493	(1,421)	-74.24%	23.34	15.04	(8.30)
Other Income	5,800	4,350	3,056	(1,294)	-29.75%	483	-	(483)	-100.00%	5.89	4.14	(1.75)
Total Income	675,031	506,273	509,494	3,221	0.64%	56,253	56,228	(25)	-0.04%	686.01	690.37	4.36
EXPENSES												
Administrative Salaries	33,527	25,145	39,786	(14,641)	-58.22%	2,794	3,131	(337)	-12.06%	34.07	53.91	(19.84)
Benefits	19,309	14,482	14,571	(89)	-0.62%	1,609	1,753	(144)	-8.94%	19.62	19.74	(0.12)
Audit	5,000	3,750	1,291	2,459	65.57%	417	-	417	100.00%	5.08	1.75	3.33
Management Fee	89,349	67,012	64,963	2,049	3.06%	7,446	7,309	137	1.84%	90.80	88.03	2.78
Bookkeeping Fee	9,810	7,358	7,133	225	3.05%	818	803	15	1.77%	9.97	9.67	0.30
Bad Debts	-	-	-	-	0.00%	-	-	-	0.00%	-	-	-
Telecommunications	8,400	6,300	4,305	1,995	31.67%	700	503	197	28.14%	8.54	5.83	2.70
Computer Support	14,500	10,875	12,648	(1,773)	-16.30%	1,208	1,635	(427)	-35.31%	14.74	17.14	(2.40)
Legal	5,500	4,125	8,133	(4,008)	-97.16%	458	292	166	36.29%	5.59	11.02	(5.43)
Staff Training & Travel	4,200	3,150	1,031	2,119	67.27%	350	357	(7)	-2.00%	4.27	1.40	2.87
Dues, Publications, Adv. & Supplies	3,850	2,888	1,499	1,389	48.09%	321	-	321	100.00%	3.91	2.03	1.88
Administrative Other	56,900	42,675	16,837	25,838	60.55%	4,742	144	4,598	96.96%	57.83	22.81	35.01
Total Administrative	250,345	187,759	172,197	15,562	8.29%	20,862	15,927	4,935	23.66%	254.42	233.33	21.09
Resident Services Contracts	6,050	4,538	8,557	(4,020)	-88.58%	504	444	60	11.93%	6.15	1,605.00	(1,598.85)
Total Tenant Services	6,050	4,538	8,557	(4,020)	-88.58%	504	444	60	11.93%	6.15	11.59	(1,598.85)
Gas	26,900	20,175	14,553	5,622	27.87%	2,242	1,124	1,118	49.86%	27.34	19.72	7.62
Electric	27,200	20,400	17,921	2,479	12.15%	2,267	1,991	276	12.16%	27.64	24.28	3.36
Water & Sewer	71,000	53,250	52,116	1,134	2.13%	5,917	3,700	2,217	37.46%	72.15	70.62	1.54
Total Utilities	125,100	93,825	84,590	9,235	9.84%	10,425	6,815	3,610	34.63%	127.13	114.62	12.51
Maintenance Salaries	23,954	17,966	21,873	(3,908)	-21.75%	1,996	2,082	(86)	-4.30%	24.34	29.64	(5.29)
Benefits	13,538	10,154	16,398	(6,245)	-61.50%	1,128	8,566	(7,438)	-659.28%	13.76	22.22	(8.46)
Overtime	4,500	3,375	4,127	(752)	-22.28%	375	-	375	100.00%	4.57	5.59	(1.02)
Materials	42,100	31,575	25,677	5,898	18.68%	3,508	976	2,532	72.18%	42.78	34.79	7.99
Uniforms	200	150	159	(9)	-6.00%	17	(1)	18	106.00%	0.20	0.22	(0.01)
Exterminating Contract	5,500	4,125	3,180	945	22.91%	458	(10)	468	102.18%	5.59	4.31	1.28
Trash Removal	5,000	3,750	4,040	(290)	-100.00%	417	-	417	-100.00%	5.08	5.47	(0.39)
Plumbing/Electrical Service	33,000	24,750	7,482	17,268	69.77%	2,750	-	2,750	100.00%	33.54	10.14	23.40
Painting / Unit Turnaround	4,500	3,375	-	3,375	100.00%	375	-	375	100.00%	4.57	-	4.57
Vehicles	4,550	3,413	700	2,713	79.49%	379	164	215	56.75%	4.62	0.95	3.68
Elevator contract	33,000	24,750	28,403	(3,653)	0.00%	2,750	9,620	(6,870)	-249.82%	33.54	38.49	(4.95)
Miscellaneous Contracts	15,800	11,850	19,276	(7,426)	-62.67%	1,317	2,191	(874)	-66.41%	16.06	26.12	(10.06)
	185,642	139,232	131,315	7,917	5.69%	15,470	23,588	(8,118)	-52.47%	188.66	177.93	10.73
Security Labor	-	-	44,999	(44,999)	0.00%	-	2,028	(2,028)	0.00%	-	60.97	(60.97)
Total Protective Services	-	-	44,999	(44,999)	0.00%	-	2,028	(2,028)	0.00%	-	60.97	(60.97)
Insurance	39,000	29,250	29,400	(150)	-0.51%	3,250	8,193	(4,943)	-152.09%	39.63	39.84	(0.20)
PILOT	19,900	14,925	16,157	(1,232)	-8.25%	1,658	1,070	588	35.48%	20.22	21.89	(1.67)
Other - Interest	4,400	3,300	4,427	(1,127)	-34.15%	367	428	(61)	-16.73%	4.47	6.00	(1.53)
Total General Expenses	63,300	47,475	49,984	(2,509)	-5.28%	5,275	9,691	(4,416)	-83.72%	64.33	67.73	(3.40)
Total expenses, excl. Asset Mgt	630,437	472,828	491,642	(18,814)	-3.98%	52,536	58,493	(5,957)	-11.34%	640.69	666.18	(1,618.90)
Asset Management	13,200	9,900	9,900	-	0.00%	1,100	1,100	-	0.00%	13.41	13.41	-
Total Expenses	643,637	482,728	501,542	(18,814)	-3.90%	53,636	59,593	(5,957)	-11.11%	654.10	679.60	(1,618.90)
Cash Flow from Operations	\$ 31,394	\$ 23,546	\$ 7,952	\$ (15,594)		\$ 2,616	\$ (3,365)	\$ (5,981)		31.90	10.78	(1,614.53)

MILLVILLE HOUSING AUTHORITY
AMP 5 - JAYCEE PLAZA
STATEMENT OF OPERATING REVENUES AND EXPENDITURES
For the Nine Months Ended June 30, 2018

	YEAR TO DATE					CURRENT MONTH				YTD PUM Budget	YTD PUM Actual	YTD PUM Fav. / (Unfav.)
	Annual Budget	Budget	Actual	Variance Fav. / (Unfav.)	% Variance Fav. / (Unfav.)	Budget	Month	Variance Fav. / (Unfav.)	% Variance Fav. / (Unfav.)			
INCOME												
Dwelling Rentals	\$ 221,000	\$ 165,750	\$ 163,564	\$ (2,186)	-1.32%	\$ 18,417	\$ 18,417	\$ 0	0.00%	\$ 204.63	\$ 201.93	\$ (2.70)
Excess Utilities	4,800	3,600	-	(3,600)	0.00%	400	-	(400)	-100.00%	4.44	-	(4.44)
PFS Operating Subsidy	261,220	195,915	221,161	25,246	12.89%	21,768	25,789	4,021	18.47%	241.87	273.04	31.17
Investment Income	-	-	-	-	0.00%	-	-	-	0.00%	-	-	-
Transfer from Capital Fund	18,791	14,093	9,901	(4,192)	-29.75%	1,566	403	(1,163)	-74.26%	17.40	12.22	(5.18)
Other Income	63,200	47,400	53,561	6,161	13.00%	5,267	5,803	536	10.18%	58.52	66.12	7.61
Total Income	569,011	426,758	448,187	21,429	5.02%	47,418	50,412	2,994	6.31%	526.86	553.32	26.46
EXPENSES												
Administrative Salaries	85,894	64,421	33,132	31,289	48.57%	7,158	(141)	7,299	101.97%	79.53	40.90	38.63
Benefits	6,571	4,928	6,955	(2,027)	-41.13%	548	(2,817)	3,365	614.44%	6.08	8.59	(2.50)
Audit	4,800	3,600	1,056	2,544	70.67%	400	(1)	401	100.25%	4.44	1.30	3.14
Management Fee	78,861	59,146	58,604	542	0.92%	6,572	6,413	159	2.42%	73.02	72.35	0.67
Bookkeeping Fee	8,010	6,008	5,903	105	1.74%	668	645	23	3.37%	7.42	7.29	0.13
Bad Debts	-	-	-	-	0.00%	-	-	-	0.00%	-	-	-
Telecommunications	6,400	4,800	6,570	(1,770)	-36.88%	533	561	(28)	-5.19%	5.93	8.11	(2.19)
Computer Support	12,600	9,450	14,547	(5,097)	-53.94%	1,050	1,635	(585)	-55.71%	11.67	17.96	(6.29)
Legal	6,200	4,650	3,946	704	15.14%	517	-	517	100.00%	5.74	4.87	0.87
Staff Training & Travel	4,200	3,150	772	2,378	75.49%	350	-	350	100.00%	3.89	0.95	2.94
Dues, Publications, Adv. & Supplies	3,000	2,250	1,531	719	31.96%	250	-	250	100.00%	2.78	1.89	0.89
Administrative Other	58,700	44,025	8,611	35,414	80.44%	4,892	926	3,966	81.07%	54.35	10.63	43.72
Total Administrative	275,236	206,427	141,627	64,800	31.39%	22,936	7,221	15,715	68.52%	254.85	174.85	80.00
Resident Services Contracts	3,850	2,888	3,201	(314)	-10.86%	321	140	181	56.36%	3.56	3.95	(0.39)
Total Tenant Services	3,850	2,888	3,201	(314)	-10.86%	321	140	181	56.36%	3.56	3.95	(0.39)
Gas	800	600	795	(195)	-32.50%	67	84	(17)	-26.00%	0.74	0.98	(0.24)
Electric	55,200	41,400	54,819	(13,419)	-32.41%	4,600	7,766	(3,166)	-68.83%	51.11	67.68	(16.57)
Water & Sewer	57,500	43,125	43,832	(707)	-1.64%	4,792	4,500	292	6.09%	53.24	54.11	(0.87)
Total Utilities	113,500	85,125	99,446	(14,321)	-16.82%	9,458	12,350	(2,892)	-30.57%	105.09	122.77	(17.68)
Maintenance Salaries	37,042	27,782	38,211	(10,430)	-37.54%	3,087	4,390	(1,303)	-42.22%	34.30	47.17	(12.88)
Benefits	16,999	12,749	22,934	(10,185)	-79.89%	1,417	4,940	(3,523)	-248.73%	15.74	28.31	(12.57)
Overtime	6,000	4,500	3,377	1,123	24.96%	500	-	500	100.00%	5.56	4.17	1.39
Materials	32,300	24,225	30,621	(6,396)	-26.40%	2,692	969	1,723	64.00%	29.91	37.80	(7.90)
Uniforms	200	150	509	(359)	-239.33%	17	-	17	100.00%	0.19	0.63	(0.44)
Exterminating Contract	5,000	3,750	2,646	1,104	29.44%	417	-	417	100.00%	4.63	3.27	1.36
Trash Removal	5,000	3,750	2,654	1,096	-100.00%	417	-	417	-100.00%	4.63	3.28	1.35
Plumbing/Electrical Service	6,000	4,500	7,101	(2,601)	-57.80%	500	762	(262)	-52.40%	5.56	8.77	(3.21)
Painting / Unit Turnaround	5,500	4,125	500	3,625	87.88%	458	500	(42)	-9.09%	5.09	0.62	4.48
Vehicles	4,050	3,038	909	2,129	70.07%	338	221	117	34.52%	3.75	1.12	2.63
Elevator contract	27,000	20,250	25,740	(5,490)	0.00%	2,250	7,487	(5,237)	-232.76%	25.00	31.78	(6.78)
Miscellaneous Contracts	15,500	11,625	34,271	(22,646)	-194.80%	1,292	12,056	(10,764)	-833.37%	14.35	42.31	(27.96)
	160,591	120,443	169,473	(49,030)	-40.71%	13,383	31,325	(17,942)	-134.07%	148.70	209.23	(60.53)
Insurance	35,000	26,250	26,433	(183)	-0.70%	2,917	6,711	(3,794)	-130.09%	32.41	32.63	(0.23)
PILOT	16,800	12,600	6,411	6,189	49.12%	1,400	(304)	1,704	121.71%	15.56	7.91	7.64
Other-Interest	3,600	2,700	2,513	187	6.93%	300	246	54	18.00%	3.33	3.10	0.23
Total General Expenses	55,400	41,550	35,357	6,193	14.90%	4,617	6,653	(2,036)	-44.11%	51.30	43.65	7.65
Total expenses, excl. Asset Mgt	608,577	456,433	449,104	7,329	1.61%	50,715	57,689	(6,974)	-13.75%	563.50	554.45	9.05
Asset Management	10,800	8,100	8,100	-	0.00%	900	900	-	0.00%	10.00	10.00	-
Total Expenses	619,377	464,533	457,204	7,329	1.58%	51,615	58,589	(6,974)	-13.51%	573.50	564.45	9.05
Cash Flow from Operations	\$ (50,366)	\$ (37,775)	\$ (9,017)	\$ 28,758		\$ (4,197)	\$ (8,177)	\$ (3,980)		(69.95)	(16.70)	35.50

\$ 16,032 gl

\$ 25,049

MILLVILLE HOUSING AUTHORITY
AMP 6 - MAURICEVIEW PLAZA & SCATTERED SITES
STATEMENT OF OPERATING REVENUES AND EXPENDITURES
For the Nine Months Ended June 30, 2018

	YEAR TO DATE					CURRENT MONTH				YTD PUM Budget	YTD PUM Actual	YTD PUM Fav. / (Unfav.)
	Annual Budget	Budget	Actual	Variance Fav. / (Unfav.)	% Variance Fav. / (Unfav.)	Budget	Month	Variance Fav. / (Unfav.)	% Variance Fav. / (Unfav.)			
INCOME												
Dwelling Rentals	\$ 107,000	\$ 80,250	\$ 79,776	\$ (474)	-0.59%	\$ 8,917	\$ 9,899	\$ 982	11.02%	\$ 311	\$ 309	\$ (2)
Excess Utilities	-	-	-	-	0.00%	-	-	-	0.00%	-	-	-
PFS Operating Subsidy	166,634	124,976	144,597	19,622	15.70%	13,886	17,048	3,162	22.77%	484.40	560.45	76.05
Transfer from Capital Fund	9,814	7,361	7,154	(207)	-2.81%	818	40	(778)	-95.11%	28.53	27.73	(0.80)
Other Income	89,620	67,215	68,144	929	1.38%	7,468	16,914	9,446	126.48%	260.52	264.12	3.60
Total Income	373,068	279,801	299,671	19,870	7.10%	31,089	43,901	12,812	41.21%	1,084.50	1,161.52	77.02
EXPENSES												
Administrative Salaries	9,883	7,412	9,324	(1,912)	-25.79%	824	874	(50)	-6.12%	28.73	36.14	(7.41)
Benefits	5,275	3,956	3,947	9	0.23%	440	182	258	58.60%	15.33	15.30	0.04
Audit	3,200	2,400	552	1,848	77.00%	267	-	267	100.00%	9.30	2.14	7.16
Management Fee	34,427	25,820	26,208	(388)	-1.50%	2,869	2,965	(96)	-3.35%	100.08	101.58	(1.50)
Bookkeeping Fee	3,780	2,835	2,378	457	16.12%	315	270	45	14.29%	10.99	9.22	1.77
Bad Debts	-	-	-	-	0.00%	-	-	-	0.00%	-	-	-
Telecommunications	8,800	6,600	2,719	3,881	58.80%	733	239	494	67.41%	25.58	10.54	15.04
Computer Support	16,150	12,113	16,420	(4,308)	-35.56%	1,346	1,821	(475)	-35.31%	46.95	63.64	(16.70)
Legal	11,250	8,438	3,490	4,948	58.64%	938	11	927	98.83%	32.70	13.53	19.18
Staff Training & Travel	4,400	3,300	1,000	2,300	69.70%	367	139	228	62.09%	12.79	3.88	8.91
Dues, Publications, Adv. & Supplies	2,200	1,650	1,156	494	29.94%	183	-	183	100.00%	6.40	4.48	1.91
Administrative Other	16,200	12,150	12,713	(563)	-4.63%	1,350	138	1,212	89.78%	47.09	49.28	(2.18)
Total Administrative	115,565	86,674	79,907	6,767	7.81%	9,630	6,639	2,991	31.06%	335.94	309.72	26.23
Resident Services Contracts	1,250	938	1,010	(73)	-7.73%	104	-	104	100.00%	3.63	3.91	(0.28)
Total Tenant Services	1,250	938	1,010	(73)	-7.73%	104	-	104	100.00%	3.63	3.91	(0.28)
Gas	38,000	28,500	28,513	(13)	-0.05%	3,167	1,896	1,271	40.13%	110.47	110.52	(0.05)
Electric	35,500	26,625	27,632	(1,007)	-3.78%	2,958	3,644	(686)	-23.18%	103.20	107.10	(3.90)
Water & Sewer	31,000	23,250	18,416	4,834	20.79%	2,583	3,116	(533)	-20.62%	90.12	71.38	18.74
Total Utilities	104,500	78,375	74,561	3,814	4.87%	8,708	8,656	52	0.60%	303.78	289.00	14.78
Maintenance Salaries	30,042	22,532	28,305	(5,774)	-25.62%	2,504	2,777	(274)	-10.92%	87.33	109.71	(22.38)
Benefits	12,876	9,657	10,458	(801)	-8.29%	1,073	844	229	21.34%	37.43	40.53	(3.10)
Overtime	4,000	3,000	1,763	1,237	41.23%	333	-	333	100.00%	11.63	6.83	4.79
Materials	48,000	36,000	19,408	16,592	46.09%	4,000	1,319	2,681	67.03%	139.53	75.22	64.31
Uniforms	400	300	91	209	69.67%	33	-	33	100.00%	1.16	0.35	0.81
Exterminating Contract	3,500	2,625	3,250	(625)	-23.81%	292	-	292	100.00%	10.17	12.60	(2.42)
Trash Removal	4,000	3,000	2,186	814	-100.00%	333	-	333	-100.00%	11.63	8.47	3.16
Plumbing/Electrical Service	21,000	15,750	4,435	11,315	71.84%	1,750	-	1,750	100.00%	61.05	17.19	43.86
Painting / Unit Turnaround	6,500	4,875	250	4,625	94.87%	542	250	292	53.85%	18.90	0.97	17.93
Vehicles	5,850	4,388	626	3,762	85.73%	488	146	342	70.05%	17.01	2.43	14.58
Elevator contract	10,000	7,500	10,220	(2,720)	0.00%	833	4,339	(3,506)	-420.68%	29.07	39.61	(10.54)
Miscellaneous Contracts	12,600	9,450	56,190	(46,740)	-494.60%	1,050	8,159	(7,109)	-677.05%	36.63	217.79	(181.16)
Total	158,768	119,076	137,182	(18,106)	-15.21%	13,231	17,834	(4,603)	-34.79%	461.53	531.71	(70.18)
Security Labor	-	-	4,159	(4,159)	0.00%	-	866	(866)	0.00%	-	16.12	(16.12)
Total Protective Services	-	-	4,159	(4,159)	0.00%	-	866	(866)	0.00%	-	16.12	(16.12)
Insurance	15,600	11,700	11,736	(36)	-0.31%	1,300	3,657	(2,357)	-181.31%	45.35	45.49	(0.14)
PILOT	6,300	4,725	521	4,204	88.97%	525	(326)	851	162.10%	18.31	2.02	16.29
Other	-	-	-	-	0.00%	-	-	-	0.00%	-	-	-
Total General Expenses	21,900	16,425	12,257	4,168	25.38%	1,825	3,331	(1,506)	-82.52%	63.66	47.51	16.16
Total expenses, excl. Asset Mgt	401,983	301,487	309,076	(7,589)	-2.52%	33,499	37,326	(3,827)	-11.43%	1,168.56	1,197.97	(29.41)
Asset Management	5,160	3,870	3,870	-	0.00%	430	430	-	0.00%	15.00	15.00	-
Total Expenses	407,143	305,357	312,946	(7,589)	-2.49%	33,929	37,756	(3,827)	-11.28%	1,183.56	1,212.97	(29.41)
Cash Flow from Operations	\$ (34,075)	\$ (25,556)	\$ (13,275)	\$ 12,281		\$ (2,840)	\$ 6,145	\$ 8,985		(99.06)	(51.45)	47.60

**MILLVILLE HOUSING AUTHORITY
CENTRAL OFFICE COST CENTER
STATEMENT OF OPERATING REVENUES AND EXPENDITURES
For the Nine Months Ended June 30, 2018**

	YEAR TO DATE					CURRENT MONTH			
	Annual Budget	Budget	Actual	Variance Fav. / (Unfav.)	% Variance Fav. / (Unfav.)	Budget	Month	Variance Fav. / (Unfav.)	% Variance Fav. / (Unfav.)
INCOME									
Management Fees	\$ 697,630	\$ 523,223	\$ 498,095	\$ (25,128)	-4.80%	\$ 58,136	\$ 51,070	\$ (7,066)	-12.15%
Bookkeeping Fees	60,120	45,090	45,000	(90)	-0.20%	5,010	6,020	1,010	20.16%
Public Housing Asset Mgt Fees	59,040	44,280	43,890	(390)	-0.88%	4,920	3,900	(1,020)	-20.73%
Investment Income	2,000	1,500	1,764	264	17.60%	167	156	(11)	-6.40%
Front Line Service Fees	78,000	58,500	64,750	6,250	10.68%	6,500	10,500	4,000	61.54%
Other Fees	100,200	75,150	54,343	(20,807)	-27.69%	8,350	712	(7,638)	-91.47%
Total Income	996,990	747,743	707,842	(39,901)	-5.34%	83,083	72,358	(10,725)	-12.91%
EXPENSES									
Administrative Salaries	584,568	438,426	378,815	59,611	13.60%	48,714	51,888	(3,174)	-6.52%
Administrative Benefits	215,868	161,901	142,348	19,553	12.08%	17,989	10,364	7,625	42.39%
Legal	24,000	18,000	19,718	(1,718)	-9.54%	2,000	1,119	881	44.05%
Staff & Commissioner Training	9,000	6,750	1,585	5,165	76.52%	750	-	750	100.00%
Travel / Meetings	25,000	18,750	16,289	2,461	13.13%	2,083	340	1,743	83.68%
Accounting	-	-	49,950	(49,950)	0.00%	-	4,850	(4,850)	0.00%
Audit	12,000	9,000	6,400	2,600	28.89%	1,000	600	400	40.00%
Administrative Other:									
Computer Operations	13,400	10,050	16,018	(5,968)	-59.38%	1,117	-	1,117	100.00%
Telephone	10,000	7,500	8,379	(879)	-11.72%	833	622	211	25.36%
Office Equipment	-	-	-	-	0.00%	-	-	-	0.00%
Dues, Publications, Adv. & Supplies	16,700	12,525	7,595	4,930	0.00%	1,392	415	977	-100.00%
Other	41,000	30,750	28,827	1,923	6.25%	3,417	1,031	2,386	69.82%
Total Administrative	951,536	713,652	675,924	37,728	5.29%	79,295	71,229	8,066	10.17%
Electric	1,200	900	-	900	100.00%	100	-	100	100.00%
Water & Sewer	600	450	-	450	100.00%	50	-	50	100.00%
Total Utilities	1,800	1,350	-	1,350	100.00%	150	-	150	100.00%
Insurance	38,000	28,500	28,529	(29)	-0.10%	3,167	3,984	(817)	-25.81%
Other	-	-	-	-	0.00%	-	-	-	0.00%
Total General Expenses	38,000	28,500	28,529	(29)	-0.10%	3,167	3,984	(817)	-25.81%
Total Expenses	991,336	743,502	704,453	39,049	5.25%	82,611	75,213	7,398	8.96%
Cash Flow from Operations	\$ 5,654	\$ 4,241	\$ 3,389	\$ (852)		\$ 471	\$ (2,855)	\$ (3,326)	

**MILLVILLE HOUSING AUTHORITY
HOUSING CHOICE VOUCHER PROGRAM
STATEMENT OF OPERATING REVENUES AND EXPENDITURES
For the Nine Months Ended June 30, 2018**

	YEAR TO DATE					CURRENT MONTH			
	Annual Budget	Budget	Actual	Variance Fav. / (Unfav.)	% Variance Fav. / (Unfav.)	Budget	Month	Variance Fav. / (Unfav.)	% Variance Fav. / (Unfav.)
INCOME									
HAP Subsidy	\$ 1,350,000	\$ 1,012,500	\$ 1,030,106	\$ 17,606	1.74%	\$ 112,500	\$ 116,346	\$ 3,846	3.42%
Admin Fee Subsidy	140,000	105,000	100,675	(4,325)	-4.12%	11,667	13,421	1,754	15.04%
Investment Income	-	-	13	13	0.00%	-	13	13	0.00%
Fraud Revenue	2,000	1,500	3,900	2,400	160.00%	167	-	(167)	-100.00%
Other Income	20,800	15,600	15,350	(250)	-1.60%	1,733	5,455	3,722	214.71%
Total Income	1,512,800	1,134,600	1,150,044	15,444	1.36%	126,067	135,235	9,168	7.27%
EXPENSES									
Administrative Salaries	93,126	69,845	56,215	13,630	19.51%	7,761	8,980	(1,220)	-15.71%
Benefits	19,780	14,835	20,828	(5,993)	-40.40%	1,648	1,265	383	23.26%
Audit	2,500	1,875	1,620	255	13.60%	208	180	28	13.60%
Management Fee	-	-	10,261	(10,261)	0.00%	-	-	-	0.00%
Bookkeeping Fee	16,000	12,000	10,178	1,822	15.18%	1,333	-	1,333	100.00%
Telecommunications	2,100	1,575	808	767	48.70%	175	28	147	84.00%
Computer Support	7,900	5,925	7,932	(2,007)	-33.87%	658	399	259	39.39%
Legal	2,400	1,800	540	1,260	70.00%	200	-	200	100.00%
Staff Training & Travel	3,000	2,250	563	1,687	74.98%	250	31	219	87.60%
Dues, Publications, Adv. & Supplies	1,600	1,200	1,050	150	12.50%	133	382	(249)	-186.50%
Administrative Other	14,800	11,100	5,828	5,272	47.50%	1,233	483	750	60.84%
Total Administrative	163,206	122,405	115,823	6,582	5.38%	13,601	11,748	1,853	13.62%
Vehicles	1,860	1,395	508	887	63.58%	155	81	74	47.74%
	1,860	1,395	508	887	63.58%	155	81	74	47.74%
Insurance	11,500	8,625	8,791	(166)	-1.92%	958	4,834	(3,876)	-404.42%
Total General Expenses	11,500	8,625	8,791	(166)	-1.92%	958	4,834	(3,876)	-404.42%
Total Expenses	176,566	132,425	125,122	7,303	5.51%	14,714	16,663	(1,949)	-13.25%
Housing Assistant Payments	1,351,000	1,013,250	1,072,086	(58,836)	-5.81%	112,583	119,656	(7,073)	-6.28%
Total Expenses	1,527,566	1,145,675	1,197,208	(51,534)	-	127,297	136,319	(9,022)	-
Income from Operations	\$ (14,766)	\$ (11,075)	\$ (47,164)	\$ (36,090)		\$ (1,231)	\$ (1,084)	\$ 146	
Incr. (Decr.) in Restricted Net Assets	-	-	(40,030)			-	(3,310)	10,835	
Incr. (Decr.) in Unrestricted Net Assets	(14,766)	(11,075)	(7,134)			(1,231)	2,226	(10,689)	