

MHA Combined = COCC, CVC, FER, HCB, JCP, MVP, RVE, RVW, SCT

Budget Comparison

Period = Apr 2015

Book = Accrual ; Tree = ysi_is

		PTD Actual	PTD Budget	Variance	% Var	YTD Actual	YTD Budget	Variance	% Var	Annual
3000-00-000 INCOME										
3100-00-000 TENANT INCOME										
3101-00-000	Rental Income									
3111-00-000	Tenant Rent	139,737.50	139,388.33	349.17	0.25	972,172.50	975,718.31	-3,545.81	-0.36	1,672,660.00
3119-00-000	Total Rental Income	<u>139,737.50</u>	<u>139,388.33</u>	<u>349.17</u>	<u>0.25</u>	<u>972,172.50</u>	<u>975,718.31</u>	<u>-3,545.81</u>	<u>-0.36</u>	<u>1,672,660.00</u>
3120-00-000	Other Tenant Income									
3120-00-001	Laundry and Vending	0.00	960.67	-960.67	-100.00	13,047.86	6,724.69	6,323.17	94.03	11,528.00
3120-00-003	Damages	899.58	0.00	899.58	N/A	899.58	0.00	899.58	N/A	0.00
3120-00-006	NSF Charges	0.00	0.00	0.00	N/A	125.00	0.00	125.00	N/A	0.00
3120-00-007	Tenant Owned / Excess Utilities	0.00	0.00	0.00	N/A	180.00	0.00	180.00	N/A	0.00
3120-00-009	Other Misc.Tenant Charges	15.00	1,028.66	-1,013.66	-98.54	664.25	7,200.62	-6,536.37	-90.78	12,344.00
3129-00-000	Total Other Tenant Income	<u>914.58</u>	<u>1,989.33</u>	<u>-1,074.75</u>	<u>-54.03</u>	<u>14,916.69</u>	<u>13,925.31</u>	<u>991.38</u>	<u>7.12</u>	<u>23,872.00</u>
3199-00-000	NET TENANT INCOME	<u>140,652.08</u>	<u>141,377.66</u>	<u>-725.58</u>	<u>-0.51</u>	<u>987,089.19</u>	<u>989,643.62</u>	<u>-2,554.43</u>	<u>-0.26</u>	<u>1,696,532.00</u>
3400-00-000 GRANT INCOME										
3401-00-000	HUD PHA Operating Grants/Subsidy	181,863.00	122,693.42	59,169.58	48.23	882,377.00	858,853.94	23,523.06	2.74	1,472,326.00
3499-00-000	TOTAL GRANT INCOME	<u>181,863.00</u>	<u>122,693.42</u>	<u>59,169.58</u>	<u>48.23</u>	<u>882,377.00</u>	<u>858,853.94</u>	<u>23,523.06</u>	<u>2.74</u>	<u>1,472,326.00</u>
3600-00-000 OTHER INCOME										
3610-00-000	Interest Income	233.42	600.00	-366.58	-61.10	2,974.46	4,200.00	-1,225.54	-29.18	7,200.00
3620-00-114	Computer/IT Support Income	3,802.40	0.00	3,802.40	N/A	28,518.00	0.00	28,518.00	N/A	0.00
3620-50-041	IBS - IT Services Income	425.00	0.00	425.00	N/A	892.50	0.00	892.50	N/A	0.00
3620-50-042	NRTC - Management Services Income	6,215.11	0.00	6,215.11	N/A	51,820.37	0.00	51,820.37	N/A	0.00
3620-99-710	Property Mgnt Fee Income	32,510.73	32,240.00	270.73	0.84	226,498.15	225,680.00	818.15	0.36	386,880.00
3620-99-720	Asset Mgnt Fee Income	4,960.00	4,960.00	0.00	0.00	34,550.00	34,720.00	-170.00	-0.49	59,520.00
3620-99-730	Bookkeeping Fee Income	4,950.00	3,590.00	1,360.00	37.88	34,139.70	25,130.00	9,009.70	35.85	43,080.00
3620-99-740	Prog Mgnt Fee Inc - JCP Antenna Rental 10%	304.37	437.00	-132.63	-30.35	2,654.27	3,059.00	-404.73	-13.23	5,244.00
3620-99-741	Prog Mgnt Fee Inc - JCP Office Space Rental 10%	96.00	191.50	-95.50	-49.87	576.00	1,340.50	-764.50	-57.03	2,298.00
3620-99-742	Prog Mgnt Fee Inc - RVW Office Space Rental 10%	24.00	24.00	0.00	0.00	144.00	168.00	-24.00	-14.29	288.00
3620-99-743	Prog Mgnt Fee Inc - MVP Office Space Rental 10%	500.00	500.00	0.00	0.00	3,500.00	3,500.00	0.00	0.00	6,000.00
3620-99-744	Prog Mgnt Fee Inc - Capital Fund 8%	4,392.83	4,392.00	0.83	0.02	30,749.81	30,744.00	5.81	0.02	52,704.00
3620-99-745	Prog Mgnt Fee Inc - HCFC 10% NetInc	0.00	0.00	0.00	N/A	96.85	1,000.00	-903.15	-90.32	2,000.00
3620-99-746	Prog Mgnt Fee Inc - HCPM 10% NetInc	194.61	100.00	94.61	94.61	1,083.86	600.00	483.86	80.64	1,200.00
3620-99-747	Prog Mgnt Fee Inc - Wildwood HA	6,800.00	6,666.00	134.00	2.01	47,200.01	46,666.00	534.01	1.14	80,000.00
3620-99-748	Prog Mgnt Fee Inc - S8 Admin 10%	1,148.90	990.00	158.90	16.05	7,770.10	6,930.00	840.10	12.12	11,880.00
3620-99-749	Prog Mgnt Fee Inc - Salem HA	13,768.33	11,305.00	2,463.33	21.79	86,526.31	79,135.00	7,391.31	9.34	135,664.00
3620-99-760	Lease Enforcement Fee For Service Income	3,155.60	2,114.00	1,041.60	49.27	23,667.00	16,886.00	6,781.00	40.16	28,500.00
3620-99-765	Maintenance Fee For Service Income	9,898.08	7,410.00	2,488.08	33.58	75,797.27	59,278.00	16,519.27	27.87	100,032.00
3620-99-770	Caring Licensing Fee	1,216.07	1,650.00	-433.93	-26.30	7,045.72	11,550.00	-4,504.28	-39.00	19,800.00
3620-99-800	Prog Mgnt Fee Inc - NRTC	0.00	16,250.00	-16,250.00	-100.00	0.00	113,750.00	-113,750.00	-100.00	195,000.00
3650-00-000	Miscellaneous Other Income	1,160.23	2,290.00	-1,129.77	-49.33	22,168.99	14,330.00	7,838.99	54.70	24,080.00
3650-00-002	Misc Other Income-Buck St Office Rental	5,060.00	5,000.00	60.00	1.20	35,240.00	35,000.00	240.00	0.69	60,000.00
3650-00-004	Misc Other Income-Office Space Rental	4,200.00	3,955.00	245.00	6.19	21,000.00	27,685.00	-6,685.00	-24.15	47,460.00
3650-00-302	Misc Income-Antenna Rental	3,043.65	4,370.00	-1,326.35	-30.35	26,542.41	30,590.00	-4,047.59	-13.23	52,440.00
3699-00-000	TOTAL OTHER INCOME	<u>108,059.33</u>	<u>109,034.50</u>	<u>-975.17</u>	<u>-0.89</u>	<u>771,155.78</u>	<u>771,941.50</u>	<u>-785.72</u>	<u>-0.10</u>	<u>1,321,270.00</u>
3999-00-000	TOTAL INCOME	<u>430,574.41</u>	<u>373,105.58</u>	<u>57,468.83</u>	<u>15.40</u>	<u>2,640,621.97</u>	<u>2,620,439.06</u>	<u>20,182.91</u>	<u>0.77</u>	<u>4,490,128.00</u>

MHA Combined = COCC, CVC, FER, HCB, JCP, MVP, RVE, RVW, SCT

Budget Comparison

Period = Apr 2015

Book = Accrual ; Tree = ysi_is

		PTD Actual	PTD Budget	Variance	% Var	YTD Actual	YTD Budget	Variance	% Var	Annual
4000-00-000 EXPENSES										
4100-00-000 ADMINISTRATIVE EXPENSES										
4100-99-000	Administrative Salaries									
4110-00-000	Administrative Salaries	64,573.12	61,046.32	-3,526.80	-5.78	463,094.95	488,372.38	25,277.43	5.18	824,128.15
4110-00-001	Administrative Overtime	0.00	0.00	0.00	N/A	2,553.52	0.00	-2,553.52	N/A	500.00
4110-00-002	Additional Compensation	0.00	321.92	321.92	100.00	0.00	2,253.44	2,253.44	100.00	3,863.04
4110-00-003	Compensated Absences	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	9,000.00
4110-00-004	Employee Benefit-Health/Dental/Eye	10,238.20	8,262.01	-1,976.19	-23.92	57,963.96	57,834.07	-129.89	-0.22	99,144.12
4110-99-000	Total Administrative Salaries	74,811.32	69,630.25	-5,181.07	-7.44	523,612.43	548,459.89	24,847.46	4.53	936,635.31
4130-00-000	Legal Expense									
4130-00-002	Credit/Criminal Background Checks	0.00	467.73	467.73	100.00	656.52	2,874.11	2,217.59	77.16	4,812.88
4130-00-004	General Legal Expense	4,285.00	6,793.81	2,508.81	36.93	46,994.00	47,556.67	562.67	1.18	81,525.72
4131-00-000	Total Legal Expense	4,285.00	7,261.54	2,976.54	40.99	47,650.52	50,430.78	2,780.26	5.51	86,338.60
4139-00-000	Other Admin Expenses									
4140-00-000	Staff Training	98.99	2,892.94	2,793.95	96.58	3,333.99	22,250.58	18,916.59	85.02	39,714.98
4140-00-001	Staff Training - Travel Expenses	281.20	247.86	-33.34	-13.45	4,891.63	4,735.02	-156.61	-3.31	8,974.32
4150-00-000	Staff Travel	1,531.16	3,979.40	2,448.24	61.52	13,073.34	26,855.80	13,782.46	51.32	45,752.92
4170-00-000	Accounting Fees	0.00	909.64	909.64	100.00	10,041.25	7,367.48	-2,673.77	-36.29	12,415.70
4171-00-000	Auditing Fees	1,915.35	1,950.00	34.65	1.78	13,407.45	13,650.00	242.55	1.78	23,400.00
4173-00-001	Management Fee - POOL	0.00	61.05	61.05	100.00	0.00	427.35	427.35	100.00	732.55
4174-00-000	Licenses/Fees/Permits	0.00	844.43	844.43	100.00	6,010.00	4,711.01	-1,298.99	-27.57	7,733.15
4180-00-000	Office Rent	1,800.00	1,800.00	0.00	0.00	12,600.00	12,600.00	0.00	0.00	21,600.00
4184-00-000	Professional Fees/Services	1,245.00	3,564.17	2,319.17	65.07	7,047.50	20,449.19	13,401.69	65.54	33,769.80
4189-00-000	Total Other Admin Expenses	6,871.70	16,249.49	9,377.79	57.71	70,405.16	113,046.43	42,641.27	37.72	194,093.42
4190-00-000	Miscellaneous Admin Expenses									
4190-00-002	Publications/Subscriptions	465.90	111.39	-354.51	-318.26	1,495.50	979.73	-515.77	-52.64	1,736.50
4190-00-004	Membership Dues and Fees	80.00	236.74	156.74	66.21	877.50	2,107.18	1,229.68	58.36	3,441.02
4190-00-006	Telephone	1,611.17	1,785.31	174.14	9.75	10,900.03	12,497.17	1,597.14	12.78	21,423.54
4190-00-008	Office Supplies	1,358.12	939.84	-418.28	-44.51	12,779.12	7,578.88	-5,200.24	-68.61	13,277.96
4190-00-010	Copier and Supplies	2,240.04	1,154.54	-1,085.50	-94.02	9,375.91	8,081.78	-1,294.13	-16.01	13,854.18
4190-00-012	Cell Phones/Pagers	1,712.88	2,012.55	299.67	14.89	12,599.56	14,087.85	1,488.29	10.56	24,150.78
4190-00-014	Payroll Services	474.47	505.00	30.53	6.05	3,729.45	3,795.00	65.55	1.73	6,450.00
4190-00-016	Postage/Express	1,637.22	753.30	-883.92	-117.34	9,391.54	6,023.10	-3,368.44	-55.93	10,539.60
4190-00-018	Legal Ads	86.46	476.32	389.86	81.85	2,101.35	3,474.24	1,372.89	39.52	5,995.72
4190-00-020	Printer Supplies	0.00	19.69	19.69	100.00	115.60	137.83	22.23	16.13	236.16
4190-00-022	Internet	1,255.00	1,862.70	607.70	32.62	8,926.77	13,038.90	4,112.13	31.54	22,352.10
4190-00-024	Answering Service/Voicemail	561.71	539.59	-22.12	-4.10	3,154.34	3,777.13	622.79	16.49	6,474.96
4190-00-026	Other Misc Admin Expenses	330.00	124.50	-205.50	-165.06	4,059.01	871.50	-3,187.51	-365.75	1,493.76
4190-00-028	Employee Services	423.50	526.30	102.80	19.53	1,022.73	4,284.10	3,261.37	76.13	7,515.62
4190-00-029	Employee Services - Health	0.00	150.00	150.00	100.00	0.00	450.00	450.00	100.00	600.00
4190-00-030	Commissioner Meetings	0.00	0.00	0.00	N/A	2,729.48	0.00	-2,729.48	N/A	0.00
4190-00-031	Commissioner Training	0.00	3,309.78	3,309.78	100.00	0.00	5,168.46	5,168.46	100.00	6,717.28
4190-00-032	Commissioner Travel	5,375.70	3,526.88	-1,848.82	-52.42	12,171.05	6,688.16	-5,482.89	-81.98	9,322.68
4190-00-034	Sponsorships	0.00	0.00	0.00	N/A	995.00	0.00	-995.00	N/A	0.00
4190-00-036	Marketing/Promotions/Advertising	300.00	245.44	-54.56	-22.23	555.96	2,118.08	1,562.12	73.75	3,745.16
4190-00-038	Bank/Credit Card Fees	86.56	440.00	353.44	80.33	888.56	3,080.00	2,191.44	71.15	5,280.00
4190-00-040	Meetings / Seminars	0.00	194.64	194.64	100.00	26.00	1,962.48	1,936.48	98.68	3,535.50

MHA Combined = COCC, CVC, FER, HCB, JCP, MVP, RVE, RVW, SCT

Budget Comparison

Period = Apr 2015

Book = Accrual ; Tree = ysi_is

		PTD Actual	PTD Budget	Variance	% Var	YTD Actual	YTD Budget	Variance	% Var	Annual
4190-00-050	Cable TV	232.16	172.18	-59.98	-34.84	1,447.60	1,205.26	-242.34	-20.11	2,065.86
4190-00-111	Computer Hardware	0.00	1,000.00	1,000.00	100.00	808.99	3,000.00	2,191.01	73.03	4,000.00
4190-00-112	Computer Software	0.00	0.00	0.00	N/A	283.00	600.00	317.00	52.83	1,200.00
4190-00-113	Computer Supplies	400.00	100.00	-300.00	-300.00	2,413.96	400.00	-2,013.96	-503.49	600.00
4190-00-114	Computer/IT Support Expense	3,776.75	3,900.00	123.25	3.16	31,062.50	27,300.00	-3,762.50	-13.78	46,800.00
4190-00-115	Computer System Support	2,279.76	1,925.00	-354.76	-18.43	15,394.60	13,475.00	-1,919.60	-14.25	23,100.00
4190-00-400	Caring, Inc. misc	-827.84	0.00	827.84	N/A	279.83	0.00	-279.83	N/A	0.00
4190-00-600	HCPM - Mgmt Fee Expense	1,679.66	1,865.00	185.34	9.94	14,977.46	13,885.00	-1,092.46	-7.87	24,040.00
4190-99-710	Property Mgmt Fee Expense	33,010.73	32,240.17	-770.56	-2.39	226,998.15	225,685.19	-1,312.96	-0.58	386,892.00
4190-99-720	Asset Mgmt Fee Expense	4,460.00	4,960.00	500.00	10.08	34,220.00	34,720.00	500.00	1.44	59,520.00
4190-99-730	Bookkeeping Fee Expense	3,622.50	3,592.00	-30.50	-0.85	25,737.50	25,144.00	-593.50	-2.36	43,104.00
4190-99-740	Prog Mgmt Fee Exp - JCP Antenna Rental 1	304.37	437.00	132.63	30.35	2,654.27	3,059.00	404.73	13.23	5,244.00
4190-99-741	Prog Mgmt Fee Exp - JCP Office Space Rent	96.00	191.50	95.50	49.87	576.00	1,340.50	764.50	57.03	2,298.00
4190-99-742	Prog Mgmt Fee Exp - RVW Office Space Rent	24.00	24.00	0.00	0.00	144.00	168.00	24.00	14.29	288.00
4190-99-743	Prog Mgmt Fee Exp - MVP Office Space Rent	500.00	500.00	0.00	0.00	3,000.00	3,500.00	500.00	14.29	6,000.00
4190-99-750	HCPM-Contract - Fee For Service Expense	3,841.50	7,124.00	3,282.50	46.08	35,646.00	53,430.00	17,784.00	33.28	92,612.00
4191-00-000	Total Miscellaneous Admin Expenses	71,398.32	76,945.36	5,547.04	7.21	493,538.32	507,113.52	13,575.20	2.68	865,906.38
4199-00-000	TOTAL ADMINISTRATIVE EXPENSES	157,366.34	170,086.64	12,720.30	7.48	1,135,206.43	1,219,050.62	83,844.19	6.88	2,082,973.71
4200-00-000 TENANT SERVICES										
4220-00-003	Tenant Svcs - Tenant Participation	94.60	100.43	5.83	5.80	9,164.60	703.01	-8,461.59	-1,203.62	1,205.28
4220-00-004	Tenant Svcs - HCFC Activities-	2,071.83	859.00	-1,212.83	-141.19	14,931.58	6,013.00	-8,918.58	-148.32	10,308.00
4220-00-008	Tenant Svcs - Food/Snacks	0.00	19.69	19.69	100.00	159.75	137.83	-21.92	-15.90	236.16
4220-00-018	Tenant Svcs - Recreation/Education	0.00	3.42	3.42	100.00	0.00	23.94	23.94	100.00	41.00
4220-00-022	Tenant Svcs - Monitoring Services	0.00	19.86	19.86	100.00	0.00	139.02	139.02	100.00	238.16
4220-00-028	Tenant Svcs - Moving Expenses	1,006.97	0.00	-1,006.97	N/A	1,006.97	0.00	-1,006.97	N/A	0.00
4299-00-000	TOTAL TENANT SERVICES EXPENSES	3,173.40	1,002.40	-2,171.00	-216.58	25,262.90	7,016.80	-18,246.10	-260.03	12,028.60
4300-00-000 UTILITY EXPENSES										
4310-00-000	Water & Sewer	28,140.84	25,368.72	-2,772.12	-10.93	193,353.07	177,581.04	-15,772.03	-8.88	304,424.54
4320-00-000	Electricity	28,895.74	30,383.33	1,487.59	4.90	195,087.32	212,683.31	17,595.99	8.27	364,600.00
4320-00-001	Electricity-Vacant Units	0.00	197.21	197.21	100.00	515.31	1,380.47	865.16	62.67	2,366.55
4330-00-000	Gas	28,295.09	13,443.16	-14,851.93	-110.48	167,045.76	94,102.12	-72,943.64	-77.52	161,318.00
4330-00-001	Gas-Vacant Units	0.00	123.53	123.53	100.00	0.00	864.71	864.71	100.00	1,482.30
4399-00-000	TOTAL UTILITY EXPENSES	85,331.67	69,515.95	-15,815.72	-22.75	556,001.46	486,611.65	-69,389.81	-14.26	834,191.39
4400-00-000 MAINTENANCE EXPENSES										
4400-99-000	General Maint Expense									
4400-99-765	Maintenance Fee For Service Expense	10,710.80	7,383.00	-3,327.80	-45.07	75,351.25	55,080.00	-20,271.25	-36.80	95,295.00
4410-00-000	Maintenance Salaries	20,109.78	19,999.08	-110.70	-0.55	150,257.43	153,251.00	2,993.57	1.95	260,557.66
4410-00-001	Maintenance Labor Overtime	2,524.23	1,239.70	-1,284.53	-103.62	29,244.01	8,677.90	-20,566.11	-236.99	14,876.46
4410-00-003	Compensated Absences-Maintenance	0.00	0.00	0.00	N/A	0.00	0.00	0.00	N/A	9,600.00
4410-00-004	Employee Benefit-Health/Dental/Eye	1,834.96	5,975.46	4,140.50	69.29	11,573.55	41,828.22	30,254.67	72.33	71,705.52
4411-00-000	Maintenance Uniforms	224.99	289.18	64.19	22.20	4,597.07	2,024.26	-2,572.81	-127.10	3,470.04
4413-00-000	Vehicle Gas, Oil, Repairs, Supplies	1,374.51	1,180.18	-194.33	-16.47	9,175.80	8,261.26	-914.54	-11.07	14,162.04
4414-00-000	Vehicle Title/Registration	0.00	41.32	41.32	100.00	295.00	289.24	-5.76	-1.99	495.72
4419-00-000	Total General Maint Expense	36,779.27	36,107.92	-671.35	-1.86	280,494.11	269,411.88	-11,082.23	-4.11	470,162.44
4420-00-000	Materials									
4420-00-002	Materials-Electrical	653.30	514.88	-138.42	-26.88	1,696.02	2,354.16	658.14	27.96	3,678.44

MHA Combined = COCC, CVC, FER, HCB, JCP, MVP, RVE, RVW, SCT

Budget Comparison

Period = Apr 2015

Book = Accrual ; Tree = ysi_is

		PTD Actual	PTD Budget	Variance	% Var	YTD Actual	YTD Budget	Variance	% Var	Annual
4420-00-004	Materials-Plumbing	789.98	1,055.42	265.44	25.15	7,234.24	7,637.94	403.70	5.29	13,165.16
4420-00-006	Materials-Heating	2,231.42	826.60	-1,404.82	-169.95	11,387.04	6,036.20	-5,350.84	-88.65	10,419.26
4420-00-007	Materials-Flooring	1,888.50	391.89	-1,496.61	-381.90	9,189.85	2,993.23	-6,196.62	-207.02	5,202.80
4420-00-008	Materials-Paint	131.37	778.02	646.65	83.11	4,282.89	5,696.14	1,413.25	24.81	9,836.18
4420-00-010	Materials-Janitorial/Cleaning	295.68	264.47	-31.21	-11.80	3,537.45	2,101.29	-1,436.16	-68.35	3,673.58
4420-00-012	Materials-Lumber	450.00	601.14	151.14	25.14	1,290.15	2,957.98	1,667.83	56.38	4,713.62
4420-00-014	Materials-Maintenance Supplies	0.00	39.37	39.37	100.00	1,189.54	275.59	-913.95	-331.63	472.32
4420-00-016	Materials-Grounds	2,025.51	505.84	-1,519.67	-300.42	13,555.78	3,790.88	-9,764.90	-257.59	6,570.14
4420-00-018	Materials-Miscellaneous	0.00	727.37	727.37	100.00	1,758.97	5,341.59	3,582.62	67.07	9,228.56
4420-00-022	Materials-Equipment Repairs	428.75	466.17	37.42	8.03	14,477.11	3,263.19	-11,213.92	-343.65	5,593.86
4420-00-024	Materials-Appliance Parts	39.00	99.23	60.23	60.70	1,485.67	694.61	-791.06	-113.89	1,190.70
4420-00-026	Materials-Safety Equipment	730.00	859.42	129.42	15.06	15,657.09	6,265.94	-9,391.15	-149.88	10,812.92
4420-00-028	Materials-Hardware	1,128.95	143.78	-985.17	-685.19	2,101.25	1,256.46	-844.79	-67.24	2,225.30
4420-00-030	Materials-Glass/Screens	148.00	351.14	203.14	57.85	14,941.90	2,707.98	-12,233.92	-451.77	4,713.62
4420-00-032	Materials-Doors / Keys	906.46	729.51	-176.95	-24.26	7,555.60	3,856.57	-3,699.03	-95.92	6,254.24
4420-00-034	Materials-Drywall/Plaster	0.00	82.62	82.62	100.00	1,400.59	828.34	-572.25	-69.08	1,491.44
4420-00-036	Materials-Extermination/Pest Control	11.60	82.62	71.02	85.96	11.60	828.34	816.74	98.60	1,491.44
4420-00-038	Materials-Tools	11.57	272.56	260.99	95.76	1,367.52	2,157.92	790.40	36.63	3,770.78
4420-00-040	Materials-Cabinets	0.00	247.86	247.86	100.00	0.00	1,735.02	1,735.02	100.00	2,974.32
4429-00-000	Total Materials	11,870.09	9,039.91	-2,830.18	-31.31	114,120.26	62,779.37	-51,340.89	-81.78	107,478.68
4430-00-000	Contract Costs									
4430-00-002	Contract-Elevator Monitoring	3,286.32	2,425.00	-861.32	-35.52	39,191.45	16,975.00	-22,216.45	-130.88	29,100.00
4430-00-004	Contract-Trash Removal	3,915.08	3,680.00	-235.08	-6.39	27,460.41	25,760.00	-1,700.41	-6.60	44,160.00
4430-00-006	Contract-Extermination/Pest Control	1,281.00	1,212.58	-68.42	-5.64	9,042.00	8,488.06	-553.94	-6.53	14,550.84
4430-00-007	Contract-Extermination/Bed Bug	1,050.00	0.00	-1,050.00	N/A	5,100.00	0.00	-5,100.00	N/A	0.00
4430-00-008	Contract-Grounds	0.00	3,719.53	3,719.53	100.00	21,038.72	26,036.71	4,997.99	19.20	44,634.24
4430-00-012	Contract-Fire Alarm	0.00	2,033.11	2,033.11	100.00	0.00	14,231.77	14,231.77	100.00	24,397.20
4430-00-014	Contract-Boilers	0.00	206.56	206.56	100.00	0.00	1,445.92	1,445.92	100.00	2,478.60
4430-00-018	Contract-Floor Covering	0.00	0.00	0.00	N/A	1,962.00	0.00	-1,962.00	N/A	0.00
4430-00-020	Contract-HVAC	0.00	867.92	867.92	100.00	0.00	6,075.44	6,075.44	100.00	10,414.98
4430-00-022	Contract-Janitorial/Cleaning	0.00	206.56	206.56	100.00	0.00	1,445.92	1,445.92	100.00	2,478.60
4430-00-024	Contract-Alarm System Monitoring	733.51	954.19	220.68	23.13	20,162.25	7,079.33	-13,082.92	-184.80	12,050.16
4430-00-030	Contract-Electrical	0.00	339.02	339.02	100.00	10,553.61	2,773.14	-7,780.47	-280.57	4,667.82
4430-00-032	Contract-Plumbing	6,569.55	1,786.79	-4,782.76	-267.67	55,993.45	11,507.53	-44,485.92	-386.58	19,641.48
4430-00-034	Contract-Roofing	370.00	264.18	-105.82	-40.06	2,245.00	1,849.26	-395.74	-21.40	3,170.04
4430-00-036	Contract-Painting	0.00	458.32	458.32	100.00	19,200.00	3,408.24	-15,791.76	-463.34	6,099.66
4439-00-000	Total Contract Costs	17,205.46	18,153.76	948.30	5.22	211,948.89	127,076.32	-84,872.57	-66.79	217,843.62
4499-00-000	TOTAL MAINTENANCE EXPENSES	65,854.82	63,301.59	-2,553.23	-4.03	606,563.26	459,267.57	-147,295.69	-32.07	795,484.74

4500-00-000 GENERAL EXPENSES

4510-00-000	Insurance	18,277.20	16,810.00	-1,467.20	-8.73	126,315.63	117,670.00	-8,645.63	-7.35	201,720.00
4520-00-000	PILOT-Payments in Lieu of Taxes	7,045.44	7,300.00	254.56	3.49	49,318.08	51,100.00	1,781.92	3.49	87,600.00
4540-00-000	Employee Benefits-Health/Dental/Optical	862.97	500.00	-362.97	-72.59	10,758.86	3,500.00	-7,258.86	-207.40	6,000.00
4541-00-000	Employee Benefits-Pension	11,482.90	9,735.00	-1,747.90	-17.95	63,557.92	68,145.00	4,587.08	6.73	116,820.00
4545-00-000	Employer Tax Expense	9,505.17	7,153.75	-2,351.42	-32.87	56,215.14	56,494.25	279.11	0.49	95,472.00
4570-00-000	Bad Debt-Tenant Rents	0.00	375.00	375.00	100.00	0.00	2,625.00	2,625.00	100.00	4,500.00
4570-00-001	Bad Debt-Other	0.00	1,041.67	1,041.67	100.00	0.00	7,291.69	7,291.69	100.00	12,500.00
4580-00-000	Security/Lease Enforcement Fee For Service	1,785.02	1,750.00	-35.02	-2.00	13,387.57	13,125.00	-262.57	-2.00	22,750.00
4580-99-760	Lease Enforcement Fee For Service Expense	3,155.60	1,993.00	-1,162.60	-58.33	23,667.00	14,954.00	-8,713.00	-58.27	25,922.00

MHA Combined = COCC, CVC, FER, HCB, JCP, MVP, RVE, RVW, SCT

Budget Comparison

Period = Apr 2015

Book = Accrual ; Tree = ysi_is

		PTD Actual	PTD Budget	Variance	% Var	YTD Actual	YTD Budget	Variance	% Var	Annual
4590-00-000	Other General Expense	0.00	233.31	233.31	100.00	0.00	1,933.17	1,933.17	100.00	3,400.00
4599-00-000	TOTAL GENERAL EXPENSES	52,114.30	46,891.73	-5,222.57	-11.14	343,220.20	336,838.11	-6,382.09	-1.89	576,684.00
4700-00-000 HOUSING ASSISTANCE PAYMENTS										
4715-00-101	Port-Out URP-Tenant Utility Reimbursement Pa	0.00	20.42	20.42	100.00	0.00	142.94	142.94	100.00	245.00
4715-10-001	URP-PH-Tenant Utility Reimbursement-Public I	241.00	172.92	-68.08	-39.37	1,430.00	1,210.44	-219.56	-18.14	2,075.00
4799-00-000	TOTAL HOUSING ASSISTANCE PAYMENTS	241.00	193.34	-47.66	-24.65	1,430.00	1,353.38	-76.62	-5.66	2,320.00
4800-00-000 FINANCING EXPENSE										
4855-00-000	Interest Expense - Energy Performance Contra	2,236.39	2,238.00	1.61	0.07	15,878.05	15,666.00	-212.05	-1.35	26,856.00
4899-00-000	TOTAL FINANCING EXPENSES	2,236.39	2,238.00	1.61	0.07	15,878.05	15,666.00	-212.05	-1.35	26,856.00
8000-00-000	TOTAL EXPENSES	366,317.92	353,229.65	-13,088.27	-3.71	2,683,562.30	2,525,804.13	-157,758.17	-6.25	4,330,538.44
9000-00-000	NET INCOME	64,256.49	19,875.93	44,380.56	223.29	-42,940.33	94,634.93	-137,575.26	-145.37	159,589.56