

MILLVILLE HOUSING AUTHORITY
AMP 1 - HOLLY BERRY COURT
STATEMENT OF OPERATING REVENUES AND EXPENDITURES
For the Four Months Ended January 31, 2018

	YEAR TO DATE					CURRENT MONTH				YTD PUM Budget	YTD PUM Actual	YTD PUM Fav. / (Unfav.)
	Annual	Budget	Actual	Variance	% Variance	Budget	Month	Variance	% Variance			
	Budget			Fav. / (Unfav.)	Fav. / (Unfav.)			Fav. / (Unfav.)	Fav. / (Unfav.)			
INCOME												
Dwelling Rentals	\$ 211,000	\$ 70,333	\$ 67,030	\$ (3,303)	-4.70%	\$ 17,583	\$ 17,448	\$ (135)	-0.77%	\$ 358.84	\$ 341.99	\$ (16.85)
Excess Utilities	6,000	2,000	920	(1,080)	0.00%	500	-	(500)	-100.00%	10.20	4.69	(5.51)
PFS Operating Subsidy	229,885	76,628	76,467	(161)	-0.21%	19,157	18,073	(1,084)	-5.66%	390.96	390.14	(0.82)
Investment Income	-	-	2	2	0.00%	-	-	-	0.00%	-	0.01	0.01
Transfer from Capital Fund	10,230	3,410	2,021	(1,389)	-40.73%	853	1	(852)	-99.88%	17.40	10.31	(7.09)
Other Income	100	33	5	(28)	-85.00%	8	-	(8)	-100.00%	0.17	0.03	(0.14)
Total Income	457,215	152,405	146,445	(5,960)	-3.91%	38,101	35,522	(2,579)	-6.77%	777.58	747.17	(30.41)
EXPENSES												
Administrative Salaries	15,970	5,323	4,482	841	15.80%	1,331	1,016	315	23.66%	27.16	22.87	4.29
Benefits	2,968	989	1,797	(808)	-81.64%	247	997	(750)	-303.10%	5.05	9.17	(4.12)
Audit	2,900	967	575	392	40.52%	242	191	51	20.97%	4.93	2.93	2.00
Management Fee	36,887	12,296	12,706	(410)	-3.34%	3,074	3,211	(137)	-4.46%	62.73	64.83	(2.09)
Bookkeeping Fee	4,050	1,350	1,395	(45)	-3.33%	338	352	(15)	-4.30%	6.89	7.12	(0.23)
Bad Debts	-	-	-	-	0.00%	-	-	-	0.00%	-	-	-
Telecommunications	3,900	1,300	2,729	(1,429)	-109.95%	325	616	(291)	-89.63%	6.63	13.93	(7.29)
Computer Support	11,450	3,817	4,773	(956)	-25.04%	954	1,220	(265)	-27.81%	19.47	24.35	(4.88)
Legal	14,500	4,833	3,060	1,773	36.69%	1,208	1,027	181	15.01%	24.66	15.61	9.05
Staff Training & Travel	2,500	833	599	234	28.11%	208	42	166	79.80%	4.25	3.06	1.20
Dues, Publications, Adv. & Supplies	7,600	2,533	3,652	(1,118)	-44.14%	633	140	494	77.97%	12.93	18.63	(5.71)
Administrative Other	10,400	3,467	2,652	815	23.50%	867	2,179	(1,312)	-151.42%	17.69	13.53	4.16
Total Administrative	113,125	37,708	38,419	(711)	-1.89%	9,427	10,990	(1,563)	-16.58%	192.39	196.02	(3.63)
Resident Services Contracts	1,050	350	341	9	2.57%	88	85	3	2.86%	1.79	1.74	0.05
Total Tenant Services	1,050	350	341	9	2.57%	88	85	3	2.86%	1.79	1.74	0.05
Gas	37,600	12,533	12,053	480	3.83%	3,133	5,837	(2,704)	-86.29%	63.95	61.49	2.45
Electric	67,300	22,433	20,140	2,293	10.22%	5,608	4,779	829	14.79%	114.46	102.76	11.70
Water & Sewer	32,000	10,667	10,800	(133)	-1.25%	2,667	2,700	(33)	-1.25%	54.42	55.10	(0.68)
Total Utilities	136,900	45,633	42,993	2,640	5.79%	11,408	13,316	(1,908)	-16.72%	232.82	219.35	13.47
Maintenance Salaries	14,198	4,733	5,047	(314)	-6.64%	1,183	560	623	52.67%	24.15	25.75	(1.60)
Benefits	10,976	3,659	3,118	541	14.78%	915	827	88	9.61%	18.67	15.91	2.76
Overtime	2,500	833	1,537	(704)	-84.44%	208	407	(199)	-95.36%	4.25	7.84	(3.59)
Materials	26,250	8,750	27,590	(18,840)	-215.31%	2,188	6,105	(3,918)	-179.09%	44.64	140.77	(96.12)
Uniforms	200	67	-	67	100.00%	17	-	17	100.00%	0.34	-	0.34
Exterminating Contract	3,500	1,167	1,275	(108)	-9.29%	292	195	97	33.14%	5.95	6.51	(0.55)
Trash Removal	15,000	5,000	3,617	1,383	-100.00%	1,250	1,206	44	-100.00%	25.51	18.45	7.06
Plumbing/Electrical Service	7,000	2,333	125	2,208	94.64%	583	125	458	78.57%	11.90	0.64	11.27
Painting / Unit Turnaround	1,000	333	-	333	100.00%	83	-	83	100.00%	1.70	-	1.70
Vehicles	3,050	1,017	1,342	(326)	-32.03%	254	828	(574)	-225.88%	5.19	6.85	(1.66)
Miscellaneous Contracts	70,500	23,500	8,222	15,278	65.01%	5,875	1,945	3,930	66.90%	119.90	41.95	77.95
Total Maintenance	154,174	51,391	51,873	(481)	-0.94%	12,848	12,198	650	5.06%	262.20	264.66	(2.46)
Insurance	21,300	7,100	7,097	3	0.04%	1,775	1,777	(2)	-0.11%	36.22	36.21	0.02
PILOT	5,000	1,667	3,478	(1,811)	-108.68%	417	721	(304)	-73.04%	8.50	17.74	(9.24)
Interest Expense	2,000	667	699	(32)	-4.85%	167	268	(101)	-60.80%	3.40	3.57	(0.16)
Total General Expenses	28,300	9,433	11,274	(1,841)	-19.51%	2,358	2,766	(408)	-17.29%	48.13	57.52	(9.39)
Total expenses, excl. Asset Mgt	433,549	144,516	144,900	(384)	-0.27%	36,129	39,355	(3,226)	-8.93%	737.33	739.29	(1.96)
Asset Management	5,880	1,960	1,960	-	0.00%	490	490	-	0.00%	10.00	10.00	-
Total Expenses	439,429	146,476	146,860	(384)	-0.26%	36,619	39,845	(3,226)	-8.81%	747.33	749.29	(1.96)
Cash Flow from Operations	\$ 17,786	\$ 5,929	\$ (415)	\$ (6,344)		\$ 1,482	\$ (4,323)	\$ (5,805)		7.06	(2.12)	(32.37)