

MILLVILLE HOUSING AUTHORITY
AMP 6 - MAURICEVIEW PLAZA & SCATTERED SITES
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	Budget	Actual	Variance Fav. / (Unfav.)	% Variance Fav. / (Unfav.)	Budget	Month	Variance Fav. / (Unfav.)	% Variance Fav. / (Unfav.)			
INCOME												
Dwelling Rentals	\$ 107,000	\$ 35,667	\$ 32,097	\$ (3,570)	-10.01%	\$ 8,917	\$ 9,270	\$ 353	3.96%	\$ 207	\$ 187	\$ (21)
Excess Utilities	-	-	-	-	0.00%	-	-	-	0.00%	-	-	-
PFS Operating Subsidy	166,634	55,545	54,514	(1,031)	-1.86%	13,886	12,258	(1,628)	-11.73%	322.93	316.94	(5.99)
Transfer from Capital Fund	9,814	3,271	1,938	(1,333)	-40.76%	818	-	(818)	-100.00%	19.02	11.27	(7.75)
Other Income	89,620	29,873	25,913	(3,960)	-13.26%	7,468	4,113	(3,355)	-44.93%	173.68	150.66	(23.03)
Total Income	373,068	124,356	114,462	(9,894)	-7.96%	31,089	25,641	(5,448)	-17.52%	723.00	665.48	(57.52)
EXPENSES												
Administrative Salaries	9,883	3,294	2,879	415	12.61%	824	751	73	8.81%	19.15	16.74	2.41
Benefits	5,275	1,758	1,549	209	11.91%	440	1,013	(573)	-130.45%	10.22	9.01	1.22
Audit	3,200	1,067	552	515	48.25%	267	184	83	31.00%	6.20	3.21	2.99
Management Fee	34,427	11,476	11,483	(7)	-0.06%	2,869	2,861	8	0.28%	66.72	66.76	(0.04)
Bookkeeping Fee	3,780	1,260	1,043	217	17.22%	315	263	52	16.51%	7.33	6.06	1.26
Bad Debts	-	-	-	-	0.00%	-	-	-	0.00%	-	-	-
Telecommunications	8,800	2,933	1,706	1,227	41.84%	733	332	401	54.73%	17.05	9.92	7.14
Computer Support	16,150	5,383	5,720	(337)	-6.25%	1,346	1,589	(243)	-18.07%	31.30	33.26	(1.96)
Legal	11,250	3,750	2,595	1,155	30.80%	938	713	225	23.95%	21.80	15.09	6.72
Staff Training & Travel	4,400	1,467	727	740	50.43%	367	61	306	83.36%	8.53	4.23	4.30
Dues, Publications, Adv. & Supplies	2,200	733	391	342	46.68%	183	64	119	65.09%	4.26	2.27	1.99
Administrative Other	16,200	5,400	4,635	765	14.17%	1,350	1,712	(362)	-26.81%	31.40	26.95	4.45
Total Administrative	115,565	38,522	33,280	5,242	13.61%	9,630	9,543	87	0.91%	223.96	193.49	30.47
Resident Services Contracts	1,250	417	715	(298)	-71.60%	104	76	28	27.04%	2.42	4.16	(1.73)
Total Tenant Services	1,250	417	715	(298)	-71.60%	104	76	28	27.04%	2.42	4.16	(1.73)
Gas	38,000	12,667	9,421	3,246	25.62%	3,167	3,812	(645)	-20.38%	73.64	54.77	18.87
Electric	35,500	11,833	10,943	890	7.52%	2,958	3,437	(479)	-16.18%	68.80	63.62	5.18
Water & Sewer	31,000	10,333	10,800	(467)	-4.52%	2,583	2,700	(117)	-4.52%	60.08	62.79	(2.71)
Total Utilities	104,500	34,833	31,164	3,669	10.53%	8,708	9,949	(1,241)	-14.25%	202.52	181.19	21.33
Maintenance Salaries	30,042	10,014	11,166	(1,152)	-11.50%	2,504	1,959	545	21.75%	58.22	64.92	(6.70)
Benefits	12,876	4,292	3,288	1,004	23.39%	1,073	869	204	19.01%	24.95	19.12	5.84
Overtime	4,000	1,333	1,474	(141)	-10.55%	333	390	(57)	-17.00%	7.75	8.57	(0.82)
Materials	48,000	16,000	13,009	2,991	18.69%	4,000	1,772	2,228	55.70%	93.02	75.63	17.39
Uniforms	400	133	-	133	100.00%	33	-	33	100.00%	0.78	-	0.78
Exterminating Contract	3,500	1,167	1,475	(308)	-26.43%	292	295	(3)	-1.14%	6.78	8.58	(1.79)
Trash Removal	4,000	1,333	921	412	-100.00%	333	307	26	-100.00%	7.75	5.35	2.40
Plumbing/Electrical Service	21,000	7,000	2,722	4,278	61.11%	1,750	2,255	(505)	-28.86%	40.70	15.83	24.87
Painting / Unit Turnaround	6,500	2,167	-	2,167	100.00%	542	-	542	100.00%	12.60	-	12.60
Vehicles	5,850	1,950	214	1,736	89.03%	488	37	451	92.41%	11.34	1.24	10.09
Elevator contract	10,000	3,333	1,652	1,681	0.00%	833	-	833	100.00%	19.38	9.60	9.78
Miscellaneous Contracts	12,600	4,200	16,136	(11,936)	-284.19%	1,050	7,933	(6,883)	-655.52%	24.42	93.81	(69.40)
Total Maintenance	158,768	52,923	52,057	866	1.64%	13,231	15,817	(2,586)	-19.55%	307.69	302.66	5.03
Security Labor	-	-	7,008	(7,008)	#DIV/0!	-	268	(268)	#DIV/0!	-	40.74	(40.74)
Total Protective Services	-	-	7,008	(7,008)	#DIV/0!	-	268	(268)	#DIV/0!	-	40.74	(40.74)
Insurance	15,600	5,200	5,179	21	0.40%	1,300	1,295	5	0.38%	30.23	30.11	0.12
PILOT	6,300	2,100	(1,511)	3,611	171.95%	525	1,940	(1,415)	-269.52%	12.21	(8.78)	20.99
Other	-	-	-	-	0.00%	-	-	-	0.00%	-	-	-
Total General Expenses	21,900	7,300	3,668	3,632	49.75%	1,825	3,235	(1,410)	-77.26%	42.44	21.33	21.12
Total expenses, excl. Asset Mgt	401,983	133,994	127,892	6,102	4.55%	33,499	38,888	(5,389)	-16.09%	779.04	743.56	35.48
Asset Management	5,160	1,720	1,720	-	0.00%	430	430	-	0.00%	10.00	10.00	-
Total Expenses	407,143	135,714	129,612	6,102	4.50%	33,929	39,318	(5,389)	-15.88%	789.04	753.56	35.48
Cash Flow from Operations	\$ (34,075)	\$ (11,358)	\$ (15,150)	\$ (3,792)		\$ (2,840)	\$ (13,677)	\$ (10,837)		(66.04)	(88.08)	(22.04)