

MILLVILLE HOUSING AUTHORITY
 Millville, New Jersey
STATEMENT OF NET POSITION
 At May 31, 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	\$ 341,450	\$ 395,262	\$ 114,379	\$ 851,091	\$ 53,035
Cash - Restricted - CFP	213,758	-	-	213,758	-
Cash - Tenant Security Deposits	10,192	-	-	1,064,849	-
Total Cash	565,400	395,262	114,379	1,075,041	53,035
Tenant A/R (Net of Allowance)	11,702	-	-	11,702	-
Accounts Receivable - Misc	37,750	111,078	1,687	150,515	40,748
Interfund Receivable / Payable	-	60,210	-	60,210	-
Maintenance Inventory	95,791	-	-	95,791	-
Prepaid Expenses	49,871	111,507	3,210	164,588	8,656
Total Current Assets	760,514	678,057	119,276	1,557,847	102,439
<u>FIXED ASSETS</u>					
Land	517,188	-	-	517,188	-
Buildings and Improvements	33,832,830	24,015	-	33,856,845	401,828
Automotive Equipment	45,140	-	-	45,140	-
Furniture, Equipment and Machinery	4,688,655	111,806	7,374	4,807,835	45,952
Construction in Progress	210,218	-	-	210,218	-
Total Fixed Assets	39,294,031	135,821	7,374	39,437,226	447,780
Less: Accumulated Depreciation	(28,219,098)	(100,793)	(7,374)	(28,327,265)	(41,805)
Net Fixed Assets	11,074,933	35,028	-	11,109,961	405,975
Deferred Outflow of Resources	626,330	719,405	82,906	1,428,641	-
Total Assets	\$ 12,461,777	\$ 1,432,490	\$ 202,182	\$ 14,096,449	\$ 508,414

LIABILITIES, DEFERRED INFLOW OF RESOURCES AND NET POSITION

<u>CURRENT LIABILITIES</u>					
Accounts Payable and Accrued Expenses	\$ 110,648	\$ 12,797	\$ 1,440	\$ 124,885	\$ 104,387
Deferred Revenue	57,219	-	-	57,219	4,289
Accrued Wages & Payroll Taxes	10,133	22,120	2,616	34,869	17,788
Tenant Security Deposits	10,131	-	-	10,131	-
Interfund Payable	47,556	-	60,210	107,766	-
Current Portion of Long-Term Debt	150,000	-	-	150,000	-
Compensated Absences	3,778	8,400	1,276	13,454	125
PILOT	132,271	-	-	132,271	-
Accrued Interest Payable	37,928	-	-	37,928	-
Total Current Liabilities	559,664	43,317	65,542	668,523	126,589
<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	27,127	-	-	27,127	-
OPEB	47,992	79,946	5,197	133,135	-
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	3,712,458	2,480,584	279,310	6,472,352	1,123
Total Liabilities	4,272,122	2,523,901	344,852	7,140,875	127,712
Deferred Inflow of Resources	58,344	94,220	9,473	162,037	-
<u>NET POSITION</u>					
Net Investment in Capital Assets	9,227,794	35,028	-	9,262,822	66,119
Restricted	213,758	-	4,722	218,480	-
Unrestricted	(1,310,241)	(1,220,659)	(156,865)	(2,687,765)	314,583
Total Net Position	8,131,311	(1,185,631)	(152,143)	6,793,537	380,702
Total Liabilities and Net Position	\$ 12,461,777	\$ 1,432,490	\$ 202,182	\$ 14,096,449	\$ 508,414

MILLVILLE HOUSING AUTHORITY
PUBLIC HOUSING PROGRAM CONSOLIDATED STATEMENT OF OPERATING REVENUES AND EXPENDITURES (ALL AMPS)
For the Eight Months Ended May 31, 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	\$ 1,080,000	\$ 1,065,665	\$ (14,335)	-1.33%	\$ 135,000	\$ 131,571	\$ (3,429)	-2.54%
Excess Utilities	28,200	18,800	1,980	(16,820)	-89.47%	2,350	140	(2,210)	-94.04%
PFS Operating Subsidy	1,473,391	982,261	1,089,229	106,968	10.89%	122,783	160,236	37,453	30.50%
Investment Income	-	-	-	-	0.00%	-	-	-	0.00%
Transfer from Capital Fund	103,557	69,038	54,548	(14,490)	0.00%	8,630	6,820	(1,810)	0.00%
Other Income/Fees	170,580	113,720	114,440	720	0.63%	14,215	21,288	7,073	49.76%
Total Income	3,395,728	2,263,819	2,325,862	62,043	2.74%	282,977	320,055	37,078	13.10%
EXPENSES									
Administrative Salaries	237,467	158,311	143,142	15,169	9.58%	19,789	12,964	6,825	34.49%
Administrative Benefits	71,109	47,406	52,486	(5,080)	-10.72%	5,926	7,232	(1,306)	-22.04%
Legal	81,050	54,033	26,837	27,196	50.33%	6,754	5,681	1,073	15.89%
Management Fees	398,548	265,699	267,315	(1,616)	-0.61%	33,212	33,037	175	0.53%
Bookkeeping Fees	43,110	28,740	28,195	545	1.90%	3,593	3,510	83	2.30%
Bad Debts	-	-	-	-	0.00%	-	-	-	0.00%
Staff & Commissioner Training	24,100	16,067	5,678	10,389	64.66%	2,008	518	1,490	74.21%
Audit	26,700	17,800	5,823	11,977	67.29%	2,225	(4,800)	7,025	315.73%
Administrative Other:									
Computer Operations	89,100	59,400	84,608	(25,208)	-42.44%	7,425	8,673	(1,248)	-16.81%
Telephone	41,400	27,600	22,830	4,770	17.28%	3,450	3,134	316	9.16%
Dues, Publications, Adv. & Supplies	24,400	16,267	13,016	3,251	19.98%	2,033	1,309	724	35.62%
Other	186,660	124,440	70,888	53,552	43.03%	15,555	10,754	4,801	30.86%
Total Administrative	1,223,644	815,763	720,818	94,945	11.64%	101,970	82,012	19,958	19.57%
Resident services Contracts	20,350	13,567	19,636	(6,069)	-44.74%	1,696	4,770	(3,074)	-181.28%
Total Resident Services	20,350	13,567	19,636	(6,069)	-44.74%	1,696	4,770	(3,074)	-181.28%
Gas	187,600	125,067	160,005	(34,938)	-27.94%	15,633	23,534	(7,901)	-50.54%
Electric	298,700	199,133	189,828	9,305	4.67%	24,892	18,874	6,018	24.18%
Water & Sewer	315,500	210,333	199,948	10,385	4.94%	26,292	25,000	1,292	4.91%
Total Utilities	801,800	534,533	549,781	(15,248)	-2.85%	66,817	67,408	(591)	-0.89%
Maintenance Salaries	189,365	126,243	141,515	(15,272)	-12.10%	15,780	28,064	(12,284)	-77.84%
Benefits	98,358	65,572	63,830	1,742	2.66%	8,197	(1,122)	9,319	113.69%
Overtime	29,000	19,333	18,608	725	3.75%	2,417	1,504	913	37.77%
Materials	212,350	141,567	157,114	(15,547)	-10.98%	17,696	27,008	(9,312)	-52.62%
Uniforms	1,600	1,067	1,293	(226)	-21.22%	133	115	18	13.75%
Exterminating Contract	30,000	20,000	18,381	1,619	8.10%	2,500	4,015	(1,515)	-60.60%
Trash Removal	55,000	36,667	33,102	3,565	9.72%	4,583	5,024	(441)	-9.61%
Plumbing/Electrical Service	93,000	62,000	45,345	16,655	26.86%	7,750	10,660	(2,910)	-37.55%
Painting / Unit Turnaround	24,600	16,400	-	16,400	100.00%	2,050	-	2,050	100.00%
Vehicles	27,150	18,100	8,013	10,087	55.73%	2,263	1,686	577	25.48%
Elevator contract	97,000	64,667	58,117	6,550	10.13%	8,083	9,537	(1,454)	-17.98%
Miscellaneous Contracts	174,000	116,000	200,685	(84,685)	-73.00%	14,500	26,651	(12,151)	-83.80%
	\$ 1,031,423	\$ 687,615	\$ 746,003	\$ (58,388)	-8.49%	\$ 85,952	\$ 113,142	\$ (27,190)	-31.63%
Security/Lease Enforcement Salaries	\$ -	\$ -	\$ 71,646	\$ (71,646)	\$ -	\$ -	\$ 16,589	\$ (16,589)	0.00%
Total Security/Lease Enforcement	\$ -	\$ -	\$ 71,646	\$ (71,646)	\$ -	\$ -	\$ 16,589	\$ (16,589)	\$ -
Insurance	180,600	120,400	97,402	22,998	19.10%	15,050	13,830	1,220	8.11%
PILOT	93,400	62,267	55,717	6,550	10.52%	7,783	10,239	(2,456)	-31.55%
Other	20,000	13,333	12,540	793	0.00%	1,667	1,360	307	0.00%
Total General Expenses	\$ 294,000	\$ 196,000	\$ 165,659	\$ 30,341	15.48%	\$ 24,500	\$ 25,429	\$ (929)	-3.79%
Total Expenses, Excl. Asset Mgt	\$ 3,371,217	\$ 2,247,478	\$ 2,273,543	\$ (26,065)	\$ (0)	\$ 280,935	\$ 309,350	\$ (28,415)	-10.11%
Asset Management	59,040	39,360	37,300	2,060	5.23%	4,920	4,910	10	0.20%
Total Expenses	\$ 3,430,257	\$ 2,286,838	\$ 2,310,843	\$ (24,005)	\$ 0	\$ 285,855	\$ 314,260	\$ (28,405)	-9.94%
Cash Flow from Operations	\$ (34,529)	\$ (23,019)	\$ 15,019	\$ 38,038		\$ (2,877)	\$ 5,795	\$ 8,672	

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

	YEAR TO DATE					CURRENT MONTH				YTD PUM Budget	YTD PUM Actual	YTD PUM Fav. / (Unfav.)
	Annual	Variance		% Variance	Budget	Month	Variance		% Variance			
	Budget	Budget	Actual	Fav. / (Unfav.)			Fav. / (Unfav.)	Fav. / (Unfav.)	Fav. / (Unfav.)			
INCOME												
Dwelling Rentals	\$ 211,000	\$ 140,667	\$ 134,233	\$ (6,434)	-4.57%	\$ 17,583	\$ 13,989	\$ (3,594)	-20.44%	\$ 418.65	\$ 399.50	\$ (19.15)
Excess Utilities	6,000	4,000	1,280	(2,720)	0.00%	500	-	(500)	-100.00%	11.90	3.81	(8.10)
PFS Operating Subsidy	229,885	153,257	165,678	12,421	8.10%	19,157	24,475	5,318	27.76%	456.12	493.09	36.97
Investment Income	-	-	-	-	0.00%	-	-	-	0.00%	-	-	-
Transfer from Capital Fund	10,230	6,820	7,224	404	5.92%	853	1,403	551	64.57%	20.30	21.50	1.20
Other Income	100	67	5,420	5,353	8030.00%	8	626	618	7412.00%	0.20	16.13	15.93
Total Income	457,215	304,810	313,835	9,025	2.96%	38,101	40,493	2,392	6.28%	907.17	934.03	26.86
EXPENSES												
Administrative Salaries	15,970	10,647	8,268	2,379	22.34%	1,331	1,218	113	8.48%	31.69	24.61	7.08
Benefits	2,968	1,979	2,838	(859)	-43.43%	247	279	(32)	-12.80%	5.89	8.45	(2.56)
Audit	2,900	1,933	575	1,358	70.26%	242	(800)	1,042	431.03%	5.75	1.71	4.04
Management Fee	36,887	24,591	25,206	(615)	-2.50%	3,074	3,142	(68)	-2.21%	73.19	75.02	(1.83)
Bookkeeping Fee	4,050	2,700	2,768	(68)	-2.52%	338	345	(8)	-2.22%	8.04	8.24	(0.20)
Bad Debts	-	-	-	-	0.00%	-	-	-	0.00%	-	-	-
Telecommunications	3,900	2,600	2,898	(298)	-11.46%	325	354	(29)	-8.92%	7.74	8.63	(0.89)
Computer Support	11,450	7,633	11,154	(3,521)	-46.12%	954	1,158	(204)	-21.36%	22.72	33.20	(10.48)
Legal	14,500	9,667	7,123	2,544	26.31%	1,208	1,456	(248)	-20.50%	28.77	21.20	7.57
Staff Training & Travel	2,500	1,667	1,602	65	3.88%	208	212	(4)	-1.76%	4.96	4.77	0.19
Dues, Publications, Adv. & Supplies	7,600	5,067	5,784	(717)	-14.16%	633	426	207	32.74%	15.08	17.21	(2.13)
Administrative Other	10,400	6,933	11,403	(4,470)	-64.47%	867	2,957	(2,090)	-241.19%	20.63	33.94	(13.30)
Total Administrative	113,125	75,417	79,619	(4,202)	-5.57%	9,427	10,747	(1,320)	-14.00%	224.45	236.96	(12.51)
Resident Services Contracts	1,050	700	719	(19)	-2.71%	88	80	8	8.57%	2.08	2.14	(0.06)
Total Tenant Services	1,050	700	719	(19)	-2.71%	88	80	8	8.57%	2.08	2.14	(0.06)
Gas	37,600	25,067	32,311	(7,244)	-28.90%	3,133	6,317	(3,184)	-101.61%	74.60	96.16	(21.56)
Electric	67,300	44,867	39,055	5,812	12.95%	5,608	4,838	770	13.74%	133.53	116.24	17.30
Water & Sewer	32,000	21,333	21,800	(467)	-2.19%	2,667	3,000	(333)	-12.50%	63.49	64.88	(1.39)
Total Utilities	136,900	91,267	93,166	(1,899)	-2.08%	11,408	14,155	(2,747)	-24.08%	271.63	277.28	(5.65)
Maintenance Salaries	14,198	9,465	9,770	(305)	-3.22%	1,183	1,587	(404)	-34.13%	28.17	29.08	(0.91)
Benefits	10,976	7,317	6,543	774	10.58%	915	242	673	73.54%	21.78	19.47	2.30
Overtime	2,500	1,667	1,838	(171)	-10.28%	208	-	208	100.00%	4.96	5.47	(0.51)
Materials	26,250	17,500	41,565	(24,065)	-137.51%	2,188	7,492	(5,305)	-242.49%	52.08	123.71	(71.62)
Uniforms	200	133	352	(219)	-164.00%	17	150	(133)	-800.00%	0.40	1.05	(0.65)
Exterminating Contract	3,500	2,333	3,005	(672)	-28.79%	292	795	(503)	-172.57%	6.94	8.94	(2.00)
Trash Removal	15,000	10,000	8,583	1,417	-100.00%	1,250	1,241	9	-100.00%	29.76	25.54	4.22
Plumbing/Electrical Service	7,000	4,667	532	4,135	88.60%	583	-	583	100.00%	13.89	1.58	12.31
Painting / Unit Turnaround	1,000	667	-	667	100.00%	83	-	83	100.00%	1.98	-	1.98
Vehicles	3,050	2,033	4,908	(2,875)	-141.38%	254	1,271	(1,017)	-400.07%	6.05	14.61	(8.56)
Miscellaneous Contracts	70,500	47,000	35,338	11,662	24.81%	5,875	4,862	1,013	17.24%	139.88	105.17	34.71
Total Maintenance	154,174	102,783	112,434	(9,651)	-9.39%	12,848	17,640	(4,792)	-37.30%	305.90	334.63	(28.72)
Insurance	21,300	14,200	12,597	1,603	11.29%	1,775	1,999	(224)	-12.62%	42.26	37.49	4.77
PILOT	5,000	3,333	4,165	(832)	-24.95%	417	184	233	55.84%	9.92	12.40	(2.48)
Interest Expense	2,000	1,333	1,235	98	7.37%	167	134	33	19.60%	3.97	3.68	0.29
Total General Expenses	28,300	18,867	17,997	870	4.61%	2,358	2,317	41	1.75%	56.15	53.56	2.59
Total expenses, excl. Asset Mgt	433,549	289,033	303,935	(14,902)	-5.16%	36,129	44,939	(8,810)	-24.38%	860.22	904.57	(44.35)
Asset Management	5,880	3,920	3,920	-	0.00%	490	490	-	0.00%	11.67	11.67	-
Total Expenses	439,429	292,953	307,855	(14,902)	-5.09%	36,619	45,429	(8,810)	-24.06%	871.88	916.24	(44.35)
Cash Flow from Operations	\$ 17,786	\$ 11,857	\$ 5,980	\$ (5,877)		\$ 1,482	\$ (4,936)	\$ (6,418)		14.12	17.80	(17.49)

MILLVILLE HOUSING AUTHORITY
AMP 2 - CEDARVIEW COURT AND FERGUSON COURT
STATEMENT OF OPERATING REVENUES AND EXPENDITURES
For the Eight Months Ended May 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	\$ 403,000	\$ 268,667	\$ 264,161	\$ (4,506)	-1.68%	\$ 33,583	\$ 33,114	\$ (469)	-1.40%	\$ 335.83	\$ 330.20	\$ (5.63)
Excess Utilities	6,000	4,000	-	(4,000)	0.00%	500	-	(500)	-100.00%	5.00	-	(5.00)
PFS Operating Subsidy	217,888	145,259	176,208	30,949	21.31%	18,157	24,570	6,413	35.32%	181.57	220.26	38.69
Investment Income	-	-	-	-	0.00%	-	-	-	0.00%	-	-	-
Transfer from Capital Fund	20,878	13,919	10,053	(3,866)	0.00%	1,740	842	(898)	0.00%	17.40	12.57	(4.83)
Other Income	4,000	2,667	2,266	(401)	-15.03%	333	620	287	86.00%	3.33	2.83	(0.50)
Total Income	651,766	434,511	452,688	18,177	4.18%	54,314	59,146	4,832	8.90%	543.14	565.86	22.72
EXPENSES												
Administrative Salaries	46,866	31,244	28,772	2,472	7.91%	3,906	2,484	1,422	36.40%	39.06	35.97	3.09
Benefits	17,895	11,930	4,542	7,388	61.93%	1,491	795	696	46.69%	14.91	5.68	9.24
Audit	5,800	3,867	1,174	2,693	69.64%	483	(800)	1,283	265.52%	4.83	1.47	3.37
Management Fee	79,512	53,008	54,033	(1,025)	-1.93%	6,626	6,831	(205)	-3.09%	66.26	67.54	(1.28)
Bookkeeping Fee	8,730	5,820	5,933	(113)	-1.94%	728	750	(23)	-3.09%	7.28	7.42	(0.14)
Bad Debts	-	-	-	-	0.00%	-	-	-	0.00%	-	-	-
Telecommunications	10,700	7,133	3,910	3,223	45.19%	892	513	379	42.47%	8.92	4.89	4.03
Computer Support	19,900	13,267	23,396	(10,129)	-76.35%	1,658	2,450	(792)	-47.74%	16.58	29.25	(12.66)
Legal	34,100	22,733	1,447	21,286	93.63%	2,842	212	2,630	92.54%	28.42	1.81	26.61
Staff Training & Travel	4,500	3,000	1,096	1,904	63.47%	375	106	269	71.73%	3.75	1.37	2.38
Dues, Publications, Adv. & Supplies	4,700	3,133	1,652	1,481	47.28%	392	235	157	40.00%	3.92	2.07	1.85
Administrative Other	3,460	2,307	8,244	(5,937)	-257.40%	288	(1,346)	1,634	566.82%	2.88	10.31	(7.42)
Total Administrative	236,163	157,442	134,199	23,243	14.76%	19,680	12,230	7,450	37.86%	196.80	167.75	27.20
Resident Services Contracts	2,100	1,400	1,671	(271)	-19.36%	175	179	(4)	-2.29%	1.75	2.09	(0.34)
Total Tenant Services	2,100	1,400	1,671	(271)	-19.36%	175	179	(4)	-2.29%	1.75	2.09	(0.34)
Gas	49,700	33,133	48,533	(15,400)	-46.48%	4,142	7,616	(3,474)	-83.89%	41.42	60.67	(19.25)
Electric	51,500	34,333	33,728	605	1.76%	4,292	3,802	490	11.41%	42.92	42.16	0.76
Water & Sewer	60,000	40,000	35,700	4,300	10.75%	5,000	2,700	2,300	46.00%	50.00	44.63	5.38
Total Utilities	161,200	107,467	117,961	(10,494)	-9.77%	13,433	14,118	(685)	-5.10%	134.33	147.45	(13.12)
Maintenance Salaries	55,650	37,100	29,218	7,882	21.25%	4,638	5,694	(1,057)	-22.78%	46.38	36.52	9.85
Benefits	31,675	21,117	18,247	2,870	13.59%	2,640	780	1,860	70.45%	26.40	22.81	3.59
Overtime	7,000	4,667	3,751	916	19.62%	583	-	583	100.00%	5.83	4.69	1.14
Materials	27,800	18,533	26,125	(7,592)	-40.96%	2,317	4,083	(1,766)	-76.24%	23.17	32.66	(9.49)
Uniforms	400	267	137	130	48.63%	33	-	33	100.00%	0.33	0.17	0.16
Exterminating Contract	7,000	4,667	3,650	1,017	21.79%	583	1,090	(507)	-86.86%	5.83	4.56	1.27
Trash Removal	20,000	13,333	12,067	1,266	-100.00%	1,667	1,800	(133)	-100.00%	16.67	15.08	1.58
Plumbing/Electrical Service	8,000	5,333	14,337	(9,004)	-168.82%	667	2,889	(2,222)	-333.35%	6.67	17.92	(11.25)
Painting / Unit Turnaround	2,000	1,333	-	1,333	100.00%	167	-	167	100.00%	1.67	-	1.67
Vehicles	5,600	3,733	661	3,072	82.29%	467	52	415	88.86%	4.67	0.83	3.84
Miscellaneous Contracts	39,700	26,467	59,061	(32,594)	-123.15%	3,308	9,253	(5,945)	-179.69%	33.08	73.83	(40.74)
Total Maintenance	204,825	136,550	167,254	(30,704)	-22.49%	17,069	25,641	(8,572)	-50.22%	170.69	209.07	(38.38)
Security Labor	-	-	4,588	(4,588)	0.00%	-	3,782	(3,782)	0.00%	-	5.74	(5.74)
Total Protective Services	-	-	4,588	(4,588)	0.00%	-	3,782	(3,782)	0.00%	-	5.74	(5.74)
Insurance	31,200	20,800	15,118	5,682	27.32%	2,600	1,530	1,070	41.15%	26.00	18.90	7.10
PILOT	26,800	17,867	15,790	2,077	11.62%	2,233	3,070	(837)	-37.46%	22.33	19.74	2.60
Other	6,000	4,000	2,520	1,480	37.00%	500	274	226	45.20%	607.00	3.15	603.85
Total General Expenses	64,000	42,667	33,428	9,239	21.65%	5,333	4,874	459	8.61%	53.33	41.79	613.55
Total expenses, excl. Asset Mgt	668,288	445,525	459,101	(13,576)	-3.05%	55,691	60,824	(5,133)	-9.22%	556.91	573.88	583.18
Asset Management	12,000	8,000	8,000	-	0.00%	1,000	1,000	-	0.00%	10.00	10.00	-
Total Expenses	680,288	453,525	467,101	(13,576)	-2.99%	56,691	61,824	(5,133)	-9.05%	566.91	583.88	583.18
Cash Flow from Operations	\$ (28,522)	\$ (19,015)	\$ (14,413)	\$ 4,602		\$ (2,377)	\$ (2,678)	\$ (301)		(23.77)	(18.02)	605.90

MILLVILLE HOUSING AUTHORITY
AMP 3 - RIVERVIEW WEST
STATEMENT OF OPERATING REVENUES AND EXPENDITURES
For the Eight Months Ended May 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	\$ 346,000	\$ 230,667	\$ 233,605	\$ 2,938	1.27%	\$ 28,833	\$ 29,426	\$ 593	2.06%	\$ 291	\$ 295	\$ 4
Excess Utilities	11,400	7,600	700	(6,900)	0.00%	950	140	(810)	-85.26%	9.60	0.88	(8.71)
PFS Operating Subsidy	283,499	188,999	203,461	14,462	7.65%	23,625	30,098	6,473	27.40%	238.64	256.90	18.26
Investment Income	-	-	-	-	0.00%	-	-	-	0.00%	-	-	-
Transfer from Capital Fund	20,878	13,919	10,052	(3,867)	-27.78%	1,740	842	(898)	-51.60%	17.57	12.69	(4.88)
Other Income	7,860	5,240	4,710	(530)	-10.11%	655	830	175	26.72%	6.62	5.95	(0.67)
Total Income	669,637	446,425	452,528	6,103	1.37%	55,803	61,336	5,533	9.92%	563.67	571.37	7.71
EXPENSES												
Administrative Salaries	45,327	30,218	27,724	2,494	8.25%	3,777	2,447	1,330	35.22%	38.15	35.01	3.15
Benefits	19,091	12,727	18,751	(6,024)	-47.33%	1,591	3,981	(2,390)	-150.23%	16.07	23.68	(7.61)
Audit	5,000	3,333	1,174	2,159	64.78%	417	(800)	1,217	292.00%	4.21	1.48	2.73
Management Fee	79,512	53,008	54,988	(1,980)	-3.74%	6,626	6,515	111	1.68%	66.93	69.43	(2.50)
Bookkeeping Fee	8,730	5,820	5,798	22	0.38%	728	713	15	1.99%	7.35	7.32	0.03
Bad Debts	-	-	-	-	0.00%	-	-	-	0.00%	-	-	-
Telecommunications	3,200	2,133	3,731	(1,598)	-74.89%	267	552	(285)	-107.00%	2.69	4.71	(2.02)
* Computer Support	14,500	9,667	11,534	(1,867)	-19.32%	1,208	1,240	(32)	-2.62%	12.21	14.56	(2.36)
Legal	9,500	6,333	3,001	3,332	52.62%	792	886	(94)	-11.92%	8.00	3.79	4.21
Staff Training & Travel	4,300	2,867	673	2,194	76.52%	358	(23)	381	106.42%	3.62	0.85	2.77
Dues, Publications, Adv. & Supplies	3,050	2,033	1,394	639	31.44%	254	207	47	18.56%	2.57	1.76	0.81
Administrative Other	41,000	27,333	14,288	13,045	47.73%	3,417	1,795	1,622	47.46%	34.51	18.04	16.47
Total Administrative	233,210	155,473	143,056	12,417	7.99%	19,434	17,513	1,921	9.89%	196.30	180.63	15.68
Resident Services Contracts	6,050	4,033	5,062	(1,029)	-25.50%	504	559	(55)	-10.88%	5.09	6.39	(1.30)
Total Tenant Services	6,050	4,033	5,062	(1,029)	-25.50%	504	559	(55)	-10.88%	5.09	6.39	(1.30)
Gas	34,600	23,067	38,404	(15,337)	-66.49%	2,883	4,397	(1,514)	-52.50%	29.12	48.49	(19.37)
Electric	62,000	41,333	30,074	11,259	27.24%	5,167	4,439	728	14.08%	52.19	37.97	14.22
Water & Sewer	64,000	42,667	39,400	3,267	7.66%	5,333	3,000	2,333	43.75%	53.87	49.75	4.12
Total Utilities	160,600	107,067	107,878	(811)	-0.76%	13,383	11,836	1,547	11.56%	135.19	136.21	(1.02)
Maintenance Salaries	28,479	18,986	23,387	(4,401)	-23.18%	2,373	4,656	(2,283)	-96.19%	23.97	29.53	(5.56)
Benefits	12,294	8,196	3,600	4,596	56.08%	1,025	(3,497)	4,522	441.34%	10.35	4.55	5.80
Overtime	5,000	3,333	3,752	(419)	-12.56%	417	929	(512)	-122.96%	4.21	4.74	(0.53)
Materials	35,900	23,933	16,982	6,951	29.04%	2,992	5,060	(2,068)	-69.14%	30.22	21.44	8.78
Uniforms	200	133	44	89	67.00%	17	-	17	100.00%	0.17	0.06	0.11
Exterminating Contract	5,500	3,667	2,640	1,027	28.00%	458	408	50	10.98%	4.63	3.33	1.30
Trash Removal	6,000	4,000	3,572	428	-100.00%	500	500	-	-100.00%	5.05	4.51	0.54
Plumbing/Electrical Service	18,000	12,000	12,220	(220)	-1.83%	1,500	6,943	(5,443)	-362.87%	15.15	15.43	(0.28)
Painting / Unit Turnaround	5,100	3,400	-	3,400	100.00%	425	-	425	100.00%	4.29	-	4.29
Vehicles	4,050	2,700	740	1,960	72.59%	338	93	245	72.44%	3.41	0.93	2.47
Elevator contract	27,000	18,000	15,200	2,800	0.00%	2,250	2,869	(619)	-27.51%	22.73	19.19	3.54
Miscellaneous Contracts	19,900	13,267	18,955	(5,688)	-42.88%	1,658	2,354	(696)	-41.95%	16.75	23.93	(7.18)
	167,423	111,615	101,092	10,523	9.43%	13,952	20,315	(6,363)	-45.61%	140.93	127.64	13.29
Security Labor	-	-	20,794	(20,794)	0.00%	-	3,058	(3,058)	0.00%	-	26.26	(26.26)
Total Protective Services	-	-	20,794	(20,794)	0.00%	-	3,058	(3,058)	0.00%	-	26.26	(26.26)
Insurance	38,500	25,667	20,679	4,988	19.43%	3,208	3,200	8	0.26%	32.41	26.11	6.30
PILOT	18,600	12,400	13,113	(713)	-5.75%	1,550	2,243	(693)	-44.71%	15.66	16.56	(0.90)
Other	4,000	2,667	2,519	148	5.54%	333	273	60	18.10%	3.37	3.18	0.19
Total General Expenses	61,100	40,733	36,311	4,422	10.86%	5,092	5,716	(624)	-12.26%	51.43	45.85	5.58
Total expenses, excl. Asset Mgt	628,383	418,922	414,193	4,729	1.13%	52,365	58,997	(6,632)	-12.66%	528.94	522.97	5.97
Asset Management	12,000	8,000	5,940	2,060	25.75%	1,000	990	10	1.00%	10.10	7.50	2.60
Total Expenses	640,383	426,922	420,133	6,789	1.59%	53,365	59,987	(6,622)	-12.41%	539.04	530.47	8.57
Cash Flow from Operations	\$ 29,254	\$ 19,503	\$ 32,395	\$ 12,892		\$ 2,438	\$ 1,349	\$ (1,089)		24.62	40.90	16.28

MILLVILLE HOUSING AUTHORITY
AMP 4 - RIVERVIEW EAST
STATEMENT OF OPERATING REVENUES AND EXPENDITURES
For the Eight Months Ended May 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	\$ 332,000	\$ 221,333	\$ 218,642	\$ (2,691)	-1.22%	\$ 27,667	\$ 26,634	\$ (1,033)	-3.73%	\$ 335.35	\$ 331.28	\$ (4.08)
Excess Utilities	-	-	-	-	0.00%	-	-	-	0.00%	-	-	-
PFS Operating Subsidy	314,265	209,510	220,961	11,451	5.47%	26,189	32,200	6,011	22.95%	317.44	334.79	17.35
Investment Income	-	-	-	-	0.00%	-	-	-	0.00%	-	-	-
Transfer from Capital Fund	22,966	15,311	10,607	(4,704)	-30.72%	1,914	842	(1,072)	-56.00%	23.20	16.07	(7.13)
Other Income	5,800	3,867	3,056	(811)	-20.97%	483	1,159	676	139.79%	5.86	4.63	(1.23)
Total Income	675,031	450,021	453,266	3,245	0.72%	56,253	60,835	4,582	8.15%	681.85	686.77	4.92
EXPENSES												
Administrative Salaries	33,527	22,351	36,655	(14,304)	-63.99%	2,794	2,688	106	3.79%	33.87	55.54	(21.67)
Benefits	19,309	12,873	12,818	55	0.42%	1,609	831	778	48.36%	19.50	19.42	0.08
Audit	5,000	3,333	1,291	2,042	61.27%	417	(800)	1,217	292.00%	5.05	1.96	3.09
Management Fee	89,349	59,566	57,654	1,912	3.21%	7,446	7,241	205	2.75%	90.25	87.35	2.90
Bookkeeping Fee	9,810	6,540	6,330	210	3.21%	818	795	23	2.75%	9.91	9.59	0.32
Bad Debts	-	-	-	-	0.00%	-	-	-	0.00%	-	-	-
Telecommunications	8,400	5,600	3,802	1,798	32.11%	700	555	145	20.71%	8.48	5.76	2.72
Computer Support	14,500	9,667	11,013	(1,346)	-13.93%	1,208	1,174	34	2.84%	14.65	16.69	(2.04)
Legal	5,500	3,667	7,841	(4,174)	-113.85%	458	1,050	(592)	-129.09%	5.56	11.88	(6.32)
Staff Training & Travel	4,200	2,800	674	2,126	75.93%	350	122	228	65.14%	4.24	1.02	3.22
Dues, Publications, Adv. & Supplies	3,850	2,567	1,499	1,068	41.60%	321	223	98	30.49%	3.89	2.27	1.62
Administrative Other	56,900	37,933	16,693	21,240	55.99%	4,742	2,016	2,726	57.48%	57.47	25.29	32.18
Total Administrative	250,345	166,897	156,270	10,627	6.37%	20,862	15,895	4,967	23.81%	252.87	236.77	16.10
Resident Services Contracts	6,050	4,033	8,113	(4,080)	-101.15%	504	3,530	(3,026)	-600.17%	6.11	1,605.00	(1,598.89)
Total Tenant Services	6,050	4,033	8,113	(4,080)	-101.15%	504	3,530	(3,026)	-600.17%	6.11	12.29	(1,598.89)
Gas	26,900	17,933	13,429	4,504	25.12%	2,242	1,834	408	18.19%	27.17	20.35	6.82
Electric	27,200	18,133	15,930	2,203	12.15%	2,267	1,870	397	17.50%	27.47	24.14	3.34
Water & Sewer	71,000	47,333	48,416	(1,083)	-2.29%	5,917	6,800	(883)	-14.93%	71.72	73.36	(1.64)
Total Utilities	125,100	83,400	77,775	5,625	6.74%	10,425	10,504	(79)	-0.76%	126.36	117.84	8.52
Maintenance Salaries	23,954	15,969	19,791	(3,822)	-23.93%	1,996	4,897	(2,901)	-145.32%	24.20	29.99	(5.79)
Benefits	13,538	9,025	7,832	1,193	13.22%	1,128	743	385	34.14%	13.67	11.87	1.81
Overtime	4,500	3,000	4,127	(1,127)	-37.57%	375	-	375	100.00%	4.55	6.25	(1.71)
Materials	42,100	28,067	24,701	3,366	11.99%	3,508	5,433	(1,925)	-54.86%	42.53	37.43	5.10
Uniforms	200	133	160	(27)	-20.00%	17	1	16	94.00%	0.20	0.24	(0.04)
Exterminating Contract	5,500	3,667	3,190	477	13.00%	458	758	(300)	-65.38%	5.56	4.83	0.72
Trash Removal	5,000	3,333	4,040	(707)	-100.00%	417	783	(366)	-100.00%	5.05	6.12	(1.07)
Plumbing/Electrical Service	33,000	22,000	7,482	14,518	65.99%	2,750	-	2,750	100.00%	33.33	11.34	22.00
Painting / Unit Turnaround	4,500	3,000	-	3,000	100.00%	375	-	375	100.00%	4.55	-	4.55
Vehicles	4,550	3,033	536	2,497	82.33%	379	117	262	69.14%	4.60	0.81	3.78
Elevator contract	33,000	22,000	18,783	3,217	0.00%	2,750	4,453	(1,703)	-61.93%	33.33	28.46	4.87
Miscellaneous Contracts	15,800	10,533	17,085	(6,552)	-62.20%	1,317	1,997	(680)	-51.67%	15.96	25.89	(9.93)
	185,642	123,761	107,727	16,034	12.96%	15,470	19,182	(3,712)	-23.99%	187.52	163.22	24.29
Security Labor	-	-	42,971	(42,971)	0.00%	-	9,220	(9,220)	0.00%	-	65.11	(65.11)
Total Protective Services	-	-	42,971	(42,971)	0.00%	-	9,220	(9,220)	0.00%	-	65.11	(65.11)
Insurance	39,000	26,000	21,207	4,793	18.43%	3,250	3,200	50	1.54%	39.39	32.13	7.26
PILOT	19,900	13,267	15,087	(1,820)	-13.72%	1,658	2,613	(955)	-57.57%	20.10	22.86	(2.76)
Other - Interest	4,400	2,933	3,999	(1,066)	-36.33%	367	434	(67)	-18.36%	4.44	6.06	(1.61)
Total General Expenses	63,300	42,200	40,293	1,907	4.52%	5,275	6,247	(972)	-18.43%	63.94	61.05	2.89
Total expenses, excl. Asset Mgt	630,437	420,291	433,149	(12,858)	-3.06%	52,536	64,578	(12,042)	-22.92%	636.81	656.29	(1,612.19)
Asset Management	13,200	8,800	8,800	-	0.00%	1,100	1,100	-	0.00%	13.33	13.33	-
Total Expenses	643,637	429,091	441,949	(12,858)	-3.00%	53,636	65,678	(12,042)	-22.45%	650.14	669.62	(1,612.19)
Cash Flow from Operations	\$ 31,394	\$ 20,929	\$ 11,317	\$ (9,612)		\$ 2,616	\$ (4,843)	\$ (7,459)		31.71	17.15	(1,607.27)

MILLVILLE HOUSING AUTHORITY
AMP 5 - JAYCEE PLAZA
STATEMENT OF OPERATING REVENUES AND EXPENDITURES
For the Eight Months Ended May 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	\$ 221,000	\$ 147,333	\$ 145,147	\$ (2,186)	-1.48%	\$ 18,417	\$ 18,348	\$ (69)	-0.37%	\$ 204.63	\$ 201.59	\$ (3.04)
Excess Utilities	4,800	3,200	-	(3,200)	0.00%	400	-	(400)	-100.00%	4.44	-	(4.44)
PFS Operating Subsidy	261,220	174,147	195,372	21,225	12.19%	21,768	29,435	7,667	35.22%	241.87	271.35	29.48
Investment Income	-	-	-	-	0.00%	-	-	-	0.00%	-	-	-
Transfer from Capital Fund	18,791	12,527	9,498	(3,029)	-24.18%	1,566	1,144	(422)	-26.94%	17.40	13.19	(4.21)
Other Income	63,200	42,133	47,758	5,625	13.35%	5,267	11,128	5,861	111.29%	58.52	66.33	7.81
Total Income	569,011	379,341	397,775	18,434	4.86%	47,418	60,055	12,637	26.65%	526.86	552.47	25.60
EXPENSES												
Administrative Salaries	85,894	57,263	33,273	23,990	41.89%	7,158	2,627	4,531	63.30%	79.53	46.21	33.32
Benefits	6,571	4,381	9,772	(5,391)	-123.07%	548	854	(306)	-55.96%	6.08	13.57	(7.49)
Audit	4,800	3,200	1,057	2,143	66.97%	400	(800)	1,200	300.00%	4.44	1.47	2.98
Management Fee	78,861	52,574	52,191	383	0.73%	6,572	6,412	160	2.43%	73.02	72.49	0.53
Bookkeeping Fee	8,010	5,340	5,258	82	1.54%	668	645	23	3.37%	7.42	7.30	0.11
Bad Debts	-	-	-	-	0.00%	-	-	-	0.00%	-	-	-
Telecommunications	6,400	4,267	6,009	(1,742)	-40.84%	533	944	(411)	-77.00%	5.93	8.35	(2.42)
Computer Support	12,600	8,400	12,912	(4,512)	-53.71%	1,050	1,280	(230)	-21.90%	11.67	17.93	(6.27)
Legal	6,200	4,133	3,946	187	4.53%	517	1,856	(1,339)	-259.23%	5.74	5.48	0.26
Staff Training & Travel	4,200	2,800	772	2,028	72.43%	350	101	249	71.14%	3.89	1.07	2.82
Dues, Publications, Adv. & Supplies	3,000	2,000	1,531	469	23.45%	250	189	61	24.40%	2.78	2.13	0.65
Administrative Other	58,700	39,133	7,685	31,448	80.36%	4,892	4,441	451	9.21%	54.35	10.67	43.68
Total Administrative	275,236	183,491	134,406	49,085	26.75%	22,936	18,549	4,387	19.13%	254.85	186.68	68.17
Resident Services Contracts	3,850	2,567	3,061	(494)	-19.26%	321	359	(38)	-11.90%	3.56	4.25	(0.69)
Total Tenant Services	3,850	2,567	3,061	(494)	-19.26%	321	359	(38)	-11.90%	3.56	4.25	(0.69)
Gas	800	533	711	(178)	-33.31%	67	90	(23)	-35.00%	0.74	0.99	(0.25)
Electric	55,200	36,800	47,053	(10,253)	-27.86%	4,600	2,435	2,165	47.07%	51.11	65.35	(14.24)
Water & Sewer	57,500	38,333	39,332	(999)	-2.61%	4,792	5,000	(208)	-4.35%	53.24	54.63	(1.39)
Total Utilities	113,500	75,667	87,096	(11,429)	-15.10%	9,458	7,525	1,933	20.44%	105.09	120.97	(15.87)
Maintenance Salaries	37,042	24,695	33,821	(9,126)	-36.96%	3,087	6,460	(3,373)	-109.28%	34.30	46.97	(12.68)
Benefits	16,999	11,333	17,994	(6,661)	-58.78%	1,417	745	672	47.41%	15.74	24.99	(9.25)
Overtime	6,000	4,000	3,377	623	15.58%	500	-	500	100.00%	5.56	4.69	0.87
Materials	32,300	21,533	29,652	(8,119)	-37.70%	2,692	3,562	(870)	-32.33%	29.91	41.18	(11.28)
Uniforms	200	133	509	(376)	-281.75%	17	-	17	100.00%	0.19	0.71	(0.52)
Exterminating Contract	5,000	3,333	2,646	687	20.62%	417	374	43	10.24%	4.63	3.68	0.95
Trash Removal	5,000	3,333	2,654	679	-100.00%	417	384	33	-100.00%	4.63	3.69	0.94
Plumbing/Electrical Service	6,000	4,000	6,339	(2,339)	-58.48%	500	2	498	99.60%	5.56	8.80	(3.25)
Painting / Unit Turnaround	5,500	3,667	-	3,667	100.00%	458	-	458	100.00%	5.09	-	5.09
Vehicles	4,050	2,700	688	2,012	74.52%	338	153	185	54.67%	3.75	0.96	2.79
Elevator contract	27,000	18,000	18,253	(253)	0.00%	2,250	2,502	(252)	-11.20%	25.00	25.35	(0.35)
Miscellaneous Contracts	15,500	10,333	22,215	(11,882)	-114.98%	1,292	(6)	1,298	100.46%	14.35	30.85	(16.50)
Total Maintenance	160,591	107,061	138,148	(31,087)	-29.04%	13,383	14,176	(793)	-5.93%	148.70	191.87	(43.18)
Insurance	35,000	23,333	19,722	3,611	15.48%	2,917	3,000	(83)	-2.86%	32.41	27.39	5.02
PILOT	16,800	11,200	6,715	4,485	40.04%	1,400	1,591	(191)	-13.64%	15.56	9.33	6.23
Other-Interest	3,600	2,400	2,267	133	5.54%	300	245	55	18.33%	3.33	3.15	0.18
Total General Expenses	55,400	36,933	28,704	8,229	22.28%	4,617	4,836	(219)	-4.75%	51.30	39.87	11.43
Total expenses, excl. Asset Mgt	608,577	405,718	391,415	14,303	3.53%	50,715	45,445	5,270	10.39%	563.50	543.63	19.87
Asset Management	10,800	7,200	7,200	-	0.00%	900	900	-	0.00%	10.00	10.00	-
Total Expenses	619,377	412,918	398,615	14,303	3.46%	51,615	46,345	5,270	10.21%	573.50	553.63	19.87
Cash Flow from Operations	\$ (50,366)	\$ (33,577)	\$ (840)	\$ 32,737		\$ (4,197)	\$ 13,710	\$ 17,907		(62.18)	(1.56)	45.47

MILLVILLE HOUSING AUTHORITY
AMP 6 - MAURICEVIEW PLAZA & SCATTERED SITES
STATEMENT OF OPERATING REVENUES AND EXPENDITURES
For the Eight Months Ended May 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	\$ 71,333	\$ 69,877	\$ (1,456)	-2.04%	\$ 8,917	\$ 10,060	\$ 1,143	12.82%	\$ 276	\$ 271	\$ (6)
Excess Utilities	-	-	-	-	0.00%	-	-	-	0.00%	-	-	-
PFS Operating Subsidy	166,634	111,089	127,549	16,460	14.82%	13,886	19,458	5,572	40.13%	430.58	494.38	63.80
Transfer from Capital Fund	9,814	6,543	7,114	571	8.73%	818	1,747	929	113.61%	25.36	27.57	2.21
Other Income	89,620	59,747	51,230	(8,517)	-14.25%	7,468	6,925	(543)	-7.28%	231.58	198.57	(33.01)
Total Income	373,068	248,712	255,770	7,058	2.84%	31,089	38,190	7,101	22.84%	964.00	991.36	27.36
EXPENSES												
Administrative Salaries	9,883	6,589	8,450	(1,861)	-28.25%	824	1,500	(676)	-82.13%	25.54	32.75	(7.21)
Benefits	5,275	3,517	3,765	(248)	-7.06%	440	492	(52)	-11.92%	13.63	14.59	(0.96)
Audit	3,200	2,133	552	1,581	74.13%	267	(800)	1,067	400.00%	8.27	2.14	6.13
Management Fee	34,427	22,951	23,243	(292)	-1.27%	2,869	2,896	(27)	-0.94%	88.96	90.09	(1.13)
Bookkeeping Fee	3,780	2,520	2,108	412	16.35%	315	262	53	16.83%	9.77	8.17	1.60
Bad Debts	-	-	-	-	0.00%	-	-	-	0.00%	-	-	-
Telecommunications	8,800	5,867	2,480	3,387	57.73%	733	216	517	70.55%	22.74	9.61	13.13
Computer Support	16,150	10,767	14,599	(3,832)	-35.59%	1,346	1,371	(25)	-1.87%	41.73	56.59	(14.85)
Legal	11,250	7,500	3,479	4,021	53.61%	938	221	717	76.43%	29.07	13.48	15.59
Staff Training & Travel	4,400	2,933	861	2,072	70.65%	367	-	367	100.00%	11.37	3.34	8.03
Dues, Publications, Adv. & Supplies	2,200	1,467	1,156	311	21.18%	183	29	154	84.18%	5.68	4.48	1.20
Administrative Other	16,200	10,800	12,575	(1,775)	-16.44%	1,350	891	459	34.00%	41.86	48.74	(6.88)
Total Administrative	115,565	77,043	73,268	3,775	4.90%	9,630	7,078	2,552	26.50%	298.62	283.98	14.63
Resident Services Contracts	1,250	833	1,010	(177)	-21.20%	104	63	41	39.52%	3.23	3.91	(0.68)
Total Tenant Services	1,250	833	1,010	(177)	-21.20%	104	63	41	39.52%	3.23	3.91	(0.68)
Gas	38,000	25,333	26,617	(1,284)	-5.07%	3,167	3,280	(113)	-3.58%	98.19	103.17	(4.98)
Electric	35,500	23,667	23,988	(321)	-1.36%	2,958	1,490	1,468	49.63%	91.73	92.98	(1.25)
Water & Sewer	31,000	20,667	15,300	5,367	25.97%	2,583	4,500	(1,917)	-74.19%	80.10	59.30	20.80
Total Utilities	104,500	69,667	65,905	3,762	5.40%	8,708	9,270	(562)	-6.45%	270.03	255.45	14.58
Maintenance Salaries	30,042	20,028	25,528	(5,500)	-27.46%	2,504	4,770	(2,267)	-90.53%	77.63	98.95	(21.32)
Benefits	12,876	8,584	9,614	(1,030)	-12.00%	1,073	(135)	1,208	112.58%	33.27	37.26	(3.99)
Overtime	4,000	2,667	1,763	904	33.89%	333	575	(242)	-72.50%	10.34	6.83	3.50
Materials	48,000	32,000	18,089	13,911	43.47%	4,000	1,378	2,622	65.55%	124.03	70.11	53.92
Uniforms	400	267	91	176	65.88%	33	(36)	69	208.00%	1.03	0.35	0.68
Exterminating Contract	3,500	2,333	3,250	(917)	-39.29%	292	590	(298)	-102.29%	9.04	12.60	(3.55)
Trash Removal	4,000	2,667	2,186	481	-100.00%	333	316	17	-100.00%	10.34	8.47	1.86
Plumbing/Electrical Service	21,000	14,000	4,435	9,565	68.32%	1,750	826	924	52.80%	54.26	17.19	37.07
Painting / Unit Turnaround	6,500	4,333	-	4,333	100.00%	542	-	542	100.00%	16.80	-	16.80
Vehicles	5,850	3,900	480	3,420	87.69%	488	-	488	100.00%	15.12	1.86	13.26
Elevator contract	10,000	6,667	5,881	786	0.00%	833	(287)	1,120	134.44%	25.84	22.79	3.05
Miscellaneous Contracts	12,600	8,400.00	48,031	(39,631)	-471.80%	1,050	8,191	(7,141)	-680.10%	32.56	186.17	(153.61)
Total Maintenance	158,768	105,845	119,348	(13,503)	-12.76%	13,231	16,188	(2,957)	-22.35%	410.25	462.59	(52.34)
Security Labor	-	-	3,293	(3,293)	0.00%	-	529	(529)	0.00%	-	12.76	(12.76)
Total Protective Services	-	-	3,293	(3,293)	0.00%	-	529	(529)	0.00%	-	12.76	(12.76)
Insurance	15,600	10,400	8,079	2,321	22.32%	1,300	901	399	30.69%	40.31	31.31	9.00
PILOT	6,300	4,200	847	3,353	79.83%	525	538	(13)	-2.48%	16.28	3.28	13.00
Other	-	-	-	-	0.00%	-	-	-	0.00%	-	-	-
Total General Expenses	21,900	14,600	8,926	5,674	38.86%	1,825	1,439	386	21.15%	56.59	34.60	21.99
Total expenses, excl. Asset Mgt	401,983	267,989	271,750	(3,761)	-1.40%	33,499	34,567	(1,068)	-3.19%	1,038.72	1,053.29	(14.58)
Asset Management	5,160	3,440	3,440	-	0.00%	430	430	-	0.00%	13.33	13.33	-
Total Expenses	407,143	271,429	275,190	(3,761)	-1.39%	33,929	34,997	(1,068)	-3.15%	1,052.05	1,066.63	(14.58)
Cash Flow from Operations	\$ (34,075)	\$ (22,717)	\$ (19,420)	\$ 3,297		\$ (2,840)	\$ 3,193	\$ 6,033		(88.05)	(75.27)	12.78

**MILLVILLE HOUSING AUTHORITY
CENTRAL OFFICE COST CENTER
STATEMENT OF OPERATING REVENUES AND EXPENDITURES
For the Eight Months Ended May 31, 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	\$ 465,087	\$ 447,025	\$ (18,062)	-3.88%	\$ 58,136	\$ 41,167	\$ (16,969)	-29.19%
Bookkeeping Fees	60,120	40,080	38,980	(1,100)	-2.74%	5,010	3,970	(1,040)	-20.76%
Public Housing Asset Mgt Fees	59,040	39,360	39,990	630	1.60%	4,920	5,920	1,000	20.33%
Investment Income	2,000	1,333	1,608	275	20.60%	167	198	31	18.80%
Front Line Service Fees	78,000	52,000	54,250	2,250	4.33%	6,500	7,000	500	7.69%
Other Fees	100,200	66,800	53,631	(13,169)	-19.71%	8,350	4,049	(4,301)	-51.51%
Total Income	996,990	664,660	635,484	(29,176)	-4.39%	83,083	62,304	(20,779)	-25.01%
EXPENSES									
Administrative Salaries	584,568	389,712	326,927	62,785	16.11%	48,714	39,660	9,054	18.59%
Administrative Benefits	215,868	143,912	131,984	11,928	8.29%	17,989	10,410	7,579	42.13%
Legal	24,000	16,000	18,599	(2,599)	-16.24%	2,000	1,591	409	20.45%
Staff & Commissioner Training	9,000	6,000	1,585	4,415	73.58%	750	190	560	74.67%
Travel / Meetings	25,000	16,667	15,949	718	4.31%	2,083	234	1,849	88.77%
Accounting	-	-	45,100	(45,100)	0.00%	-	4,950	(4,950)	0.00%
Audit	12,000	8,000	5,800	2,200	27.50%	1,000	-	1,000	100.00%
Administrative Other:									
Computer Operations	13,400	8,933	16,018	(7,085)	-79.31%	1,117	1,959	(842)	-75.43%
Telephone	2,000	1,333	7,757	(6,424)	-481.78%	167	849	(682)	-409.40%
Office Equipment	-	-	-	-	0.00%	-	-	-	0.00%
Dues, Publications, Adv. & Supplies	16,700	11,133	7,180	3,953	0.00%	1,392	1,051	341	-100.00%
Other	49,000	32,667	27,796	4,871	14.91%	4,083	1,212	2,871	70.32%
Total Administrative	951,536	634,357	604,695	29,662	4.68%	79,295	62,106	17,189	21.68%
Electric	1,200	800	-	800	100.00%	100	-	100	100.00%
Water & Sewer	600	400	-	400	100.00%	50	-	50	100.00%
Total Utilities	1,800	1,200	-	1,200	100.00%	150	-	150	100.00%
Insurance	38,000	25,333	24,545	788	3.11%	3,167	-	3,167	100.00%
Other	-	-	-	-	0.00%	-	-	-	0.00%
Total General Expenses	38,000	25,333	24,545	788	3.11%	3,167	-	3,167	100.00%
Total Expenses	991,336	660,891	629,240	31,651	4.79%	82,611	62,106	20,505	24.82%
Cash Flow from Operations	\$ 5,654	\$ 3,769	\$ 6,244	\$ 2,475		\$ 471	\$ 198	\$ (273)	

**MILLVILLE HOUSING AUTHORITY
HOUSING CHOICE VOUCHER PROGRAM
STATEMENT OF OPERATING REVENUES AND EXPENDITURES
For the Eight Months Ended May 31, 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	\$ 900,000	\$ 913,760	\$ 13,760	1.53%	\$ 112,500	\$ 122,039	\$ 9,539	8.48%
Admin Fee Subsidy	140,000	93,333	87,254	(6,079)	-6.51%	11,667	10,954	(713)	-6.11%
Investment Income	-	-	-	-	0.00%	-	-	-	0.00%
Fraud Revenue	2,000	1,333	3,900	2,567	192.50%	167	632	465	279.20%
Other Income	20,800	13,867	9,895	(3,972)	-28.64%	1,733	1,678	(55)	-3.19%
Total Income	1,512,800	1,008,533	1,014,809	6,276	0.62%	126,067	135,303	9,236	7.33%
EXPENSES									
Administrative Salaries	93,126	62,084	47,235	14,849	23.92%	7,761	5,332	2,429	31.29%
Benefits	19,780	13,187	19,563	(6,376)	-48.35%	1,648	1,251	397	24.11%
Audit	2,500	1,667	1,440	227	13.60%	208	180	28	13.60%
Management Fee	-	-	10,261	(10,261)	0.00%	-	1,294	(1,294)	0.00%
Bookkeeping Fee	16,000	10,667	10,178	489	4.58%	1,333	1,275	58	4.37%
Telecommunications	2,100	1,400	780	620	44.29%	175	88	87	49.71%
Computer Support	7,900	5,267	7,533	(2,266)	-43.03%	658	990	(332)	-50.38%
Legal	2,400	1,600	540	1,060	66.25%	200	12	188	94.00%
Staff Training & Travel	3,000	2,000	532	1,468	73.40%	250	94	156	62.40%
Dues, Publications, Adv. & Supplies	1,600	1,067	668	399	37.38%	133	255	(122)	-91.25%
Administrative Other	14,800	9,867	5,345	4,522	45.83%	1,233	545	688	55.81%
Total Administrative	163,206	108,804	104,075	4,729	4.35%	13,601	11,316	2,285	16.80%
Vehicles	1,860	1,240	427	813	65.56%	155	68	87	56.13%
	1,860	1,240	427	813	65.56%	155	68	87	56.13%
Insurance	11,500	7,667	3,957	3,710	48.39%	958	(2,500)	3,458	360.87%
Total General Expenses	11,500	7,667	3,957	3,710	48.39%	958	(2,500)	3,458	360.87%
Total Expenses	176,566	117,711	108,459	9,252	7.86%	14,714	8,884	5,830	39.62%
Housing Assistant Payments	1,351,000	900,667	952,430	(51,763)	-5.75%	112,583	120,647	(8,064)	-7.16%
Total Expenses	1,527,566	1,018,377	1,060,889	(42,512)	-	127,297	129,531	(2,234)	-
Income from Operations	\$ (14,766)	\$ (9,844)	\$ (46,080)	\$ (36,236)		\$ (1,231)	\$ 5,772	\$ 7,003	
Incr. (Decr.) in Restricted Net Assets	-	-	(36,720)			-	1,708	17,835	
Incr. (Decr.) in Unrestricted Net Assets	(14,766)	(9,844)	(9,360)			(1,231)	4,064	(10,833)	

**MILLVILLE HOUSING AUTHORITY
HOLLY CITY FAMILY CENTER
STATEMENT OF OPERATING REVENUES AND EXPENDITURES
For the Eight Months Ended May 31, 2018**

	YEAR TO DATE					CURRENT MONTH			
	Annual	Variance			% Variance	Variance			% Variance
	Budget	Budget	Actual	Fav. / (Unfav.)	Fav. / (Unfav.)	Budget	Month	Fav. / (Unfav.)	Fav. / (Unfav.)
INCOME									
Investment Income	\$ 48	\$ 32	\$ 65	\$ 33	103.13%	\$ 4	\$ 6	\$ 2	50.00%
Other Income	468,150	312,100	322,163	10,063	3.22%	39,013	39,058	46	0.12%
Total Income	468,198	312,132	322,228	10,096	3.23%	39,017	39,064	48	0.12%
EXPENSES									
Administrative Salaries	14,000	9,333	5,523	3,810	40.83%	1,167	1,263	(96)	-8.26%
Audit	2,000	1,333	3,429	(2,096)	-157.18%	167	762	(595)	-357.20%
Telecommunications	3,120	2,080	3,409	(1,329)	-63.89%	260	285	(25)	-9.62%
Legal	600	400	1,026	(626)	-156.50%	50	128	(78)	-156.00%
Dues, Publications, Adv. & Supplies	1,100	733	945	(212)	-28.86%	92	-	92	100.00%
Administrative Other	16,260	10,840	18,768	(7,928)	-73.14%	1,355	388	967	71.37%
Total Administrative	37,080	24,720	33,100	(8,380)	-33.90%	3,090	2,826	264	8.54%
Resident Services Salaries	201,000	134,000	123,489	10,511	7.84%	16,750	13,908	2,842	16.97%
Benefits	29,600	19,733	17,672	2,061	10.45%	2,467	2,057	410	16.61%
Staff Training & Travel	800	533	1,917	(1,384)	-259.44%	67	1,079	(1,012)	-1518.50%
Marketing & Membership Dues	1,800	1,200	1,318	(118)	-9.83%	150	-	150	100.00%
Resident Services Materials	12,600	8,400	19,643	(11,243)	-133.85%	1,050	1,670	(620)	-59.05%
Exterm. & HVAC Contracts	8,000	5,333	6,889	(1,556)	-29.17%	667	564	103	15.40%
P/R & Professional Services	6,680	4,453	4,587	(134)	-3.00%	557	1,478	(921)	-165.51%
Total Tenant Services	260,480	173,653	175,515	(1,862)	(4)	21,707	20,756	951	(16)
Gas	4,000	2,667	4,341	(1,674)	-62.79%	333	354	(21)	-6.20%
Electric	52,000	34,667	31,349	3,318	9.57%	4,333	3,658	675	15.58%
Water & Sewer	-	-	-	-	0.00%	-	-	-	0.00%
Total Utilities	56,000	37,333	35,690	1,643	4.40%	4,667	4,012	655	14.03%
Maintenance Salaries	72,000	48,000	41,979	6,021	12.54%	6,000	4,247	1,753	29.22%
Materials	4,200	2,800	4,377	(1,577)	-56.32%	350	816	(466)	-133.14%
Exterminating Contract	-	-	-	-	0.00%	-	-	-	0.00%
Contract Plumbing Services	600	400	989	(589)	-147.25%	50	989	(939)	-1878.00%
Contract Electrical Services	600	400	-	400	100.00%	50	-	50	100.00%
	77,400	51,600	47,345	4,255	8.25%	6,450	6,052	398	6.17%
Insurance	24,000	16,000	11,503	4,497	28.11%	2,000	1,084	916	45.80%
Other	420	280	118	162	57.86%	35	-	35	100.00%
Total General Expenses	24,420	16,280	11,621	4,659	28.62%	2,035	1,084	951	46.73%
Total expenses, excl. Asset Mgt	455,380	303,587	303,271	316	0.10%	37,948	34,730	3,218	8.48%
Total Expenses	455,380	303,587	303,271	316	0.10%	37,948	34,730	3,218	8.48%
Cash Flow from Operations	\$ 12,818	\$ 8,545	\$ 18,957	\$ 10,412		\$ 1,068	\$ 4,334	\$ 3,266	